The Corporation of the City of Kawartha Lakes

By-Law 2019 -

A By-Law To Amend The Township of Emily Zoning By-Law No. 1996-30 To Rezone Land Within The City Of Kawartha Lakes


Recitals:

1. Section 34 of the Planning Act, R.S.O. 1990, c.P.13 authorizes Council to determine the appropriate zoning categories and provisions assigned to land.

2. Council has received an application to amend the categories and provisions relating to a specific parcel of land to permit a residential detached dwelling and associated accessory uses on a portion of the subject land and rezone the balance of the subject land to not permit development within the environmentally protected area.

3. A public meeting to solicit public input has been held.

4. Council deems it appropriate to rezone the Property.

Accordingly, the Council of The Corporation of the City of Kawartha Lakes enacts this By-law 2019-__.

Section 1:00 Zoning Details

1.01 Property Affected: The Property affected by this by-law is described as Block C, Plan 466, geographic Township of Emily, City of Kawartha Lakes.

1.02 Textual Amendment: By-law No. 1996-30 of the Township of Emily is further amended to add the following section to Section 12.3:

12.3.13 Rural Residential Type Three Exception Thirteen (RR3-13) Zone

12.3.13.1 Notwithstanding Part 2 – Definition for Lot Area and Sections 3.1.2, 3.13, 3.18.1.1 and 12.2, lands zoned “RR3-13” shall also be subject to the following provisions:

(a) Lot Frontage (min.) along Cardinal Road 10.3 m

(c) Minimum setback for buildings and structures from lands zoned “EP” 0 m

(c) The zone boundary between the “RR3-13” and “EP” zones shall be considered a lot line for the purposes of
interpreting and applying the “zone” and “general provisions” of the By-law.

1.03 **Schedule Amendment**: Schedule ‘A’ to By-law No. 1996-30 of the Township of Emily is further amended to change the zone category from the Community Facility Exception One (CF-1) Zone to the Rural Residential Type Three Exception Thirteen (RR3-13) Zone and to the Environmental Protection (EP) Zone for the land referred to as ’RR3-13’ and ‘EP’, as shown on Schedule ‘A’ attached to this By-law.

**Section 2:00 Effective Date**

2.01 **Effective Date**: This By-law shall come into force and take effect on the date it is finally passed, subject to the provisions of Section 34 of the Planning Act R.S.O. 1990, c.P.13.

By-law read a first, second and third time, and finally passed, this ** day of ***, 2019.

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Andy Letham, Mayor

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Cathie Ritchie, City Clerk