

The Corporation of the City of Kawartha Lakes

By-Law 2019 -

A By-Law To Amend The Township of Ops Zoning By-Law No. 93-30 To Rezone Land Within The City Of Kawartha Lakes

File D06-2019-023, Report PLAN2019-070, respecting Part Lot 22, Concession 7, Parts 1-3, 57R-10704, geographic Township of Ops, identified as 396 Highway 36 – Mike Redmond Septic Service Ltd.

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 add a self-storage facility use to the list of permitted uses on the subject land.
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 Part Lot 22, Concession 7, Parts 1-3, 57R-10704, geographic Township of Ops, City of Kawartha Lakes.

1.02 **Textual Amendment:** By-law No. 93-30 of the Township of Ops is further amended to add the following section to Section 10.3:

“10.3.17 Highway Commercial Exception Sixteen (CH-16) Zone

In addition to the permitted non-residential uses listed in Section 10.1.2, a mini-storage establishment is also a permitted use.”

1.03 **Textual Amendment:** By-law No. 93-30 of the Township of Ops is further amended to add the following definition to Section 19:

“Mini-Storage Establishment

A building containing separate, individual self-storage units divided from the floor to the ceiling by a wall with an independent entrance from the exterior of the building or from a common hallway, designed to be rented or leased on a

short-term basis to the general public for private storage of personal goods, materials and equipment.”

- 1.03 **Schedule Amendment**: Schedule ‘A’ to By-law No. 93-30 of the Township of Ops is further amended to change the zone category from Highway Commercial (CH) Zone to Highway Commercial Exception Sixteen (CH-16) Zone for the land referred to as ‘CH-16’, 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.

Andy Letham, Mayor

Cathie Ritchie, City Clerk

THE CORPORATION OF THE CITY OF

KAWARTHA LAKES

THIS IS SCHEDULE 'A' TO BY-LAW _____ PASSED

THIS _____ DAY OF _____ 2019.

MAYOR _____

CITY CLERK _____

