

The Corporation of the City of Kawartha Lakes

By-Law 2020 -

A By-Law to Amend the Township of Eldon Zoning By-Law No. 94-14 To Rezone Land Within the City Of Kawartha Lakes

[File D06-2020-021, Report PLAN2020-034, respecting Part of Lot 32, Concessions 9 and 10 and Part Lots 49 to 54, North Portage Road, geographic Township of Eldon, identified as 188 Talbot River Road – Kirkfield Lake Resort Inc.]

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. Section 39 of the Planning Act authorizes Council to permit temporary uses on lands in a By-law that is passed under Section 34.
2. Council has received an application to permit a temporary use of a commercial off-grid rental cabin facility consisting of a maximum of 5 small scale cabins, 6 tent sites and 1 common building for washroom facilities.
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 2020-__.

Section 1:00 Zoning Details

- 1.01 **Property Affected:** The Property affected by this by-law is described as Part of Lot 32, Concessions 9 and 10 and Part Lots 49 to 54, North Portage Road, geographic Township of Eldon, City of Kawartha Lakes, identified as 188 Talbot River Road.
- 1.02 **Textual Amendment:** By-law No. 94-14 of the Township of Eldon is further amended to add the following section to Section 7.3:
 - 7.3.31 AGRICULTURAL EXCEPTION THIRTY-ONE (A1-31) ZONE
 - 7.3.31.1 Notwithstanding the zone requirements for the A1 Zone, on land zoned A1-31 the following is permitted through a Temporary Use By-law under Section 39 of the Planning Act, R.S.O., 1990, c.P 13, as amended:
 - a) a commercial off-grid rental cabin facility consisting of a maximum of 5 small scale cabins each to a maximum of 18 sq.m., 6 tent sites for sleeping accommodation and that are located in one concentrated area and having a maximum tent

size of 10 sq.m., 1 common building for washroom facilities to a maximum of 20 sq.m., an internal private road which utilizes the existing internal road on the property, private docks for the cabins and a communal dock and pavilion for common waterfront access for water-based recreational activities. No other site alterations related to the temporary use are permitted on the property.

This By-law is passed in accordance with Section 39(2) of the Planning Act, R.S.O., 1990, c.P.13 and shall be in effect for a temporary period of time, until September 15, 2023.

- 1.04 **Schedule Amendment:** Schedule 'A' to By-law No. 94-14 of the Township of Verulam is further amended to change the zone category from the 'Agricultural (A1) Zone' to the 'Agricultural Exception Thirty-one (A1-31) Zone' for the land referred to as 'A1-31' 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 Sections 34 and 39 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 ***, 2020.

Andy Letham, Mayor

Cathie Ritchie, City Clerk