

# **The Corporation of the City of Kawartha Lakes**

## **By-Law 2022-**

### **A By-law to Amend The Township of Manvers Zoning By-law No. 87-06 To Rezone Land within the City of Kawartha Lakes**

File D06-2021-028, Report PLAN2022-003, respecting Part of Lots 12 and 13, Concession 13, geographic Township of Manvers, being 702 Golf Course Road.

#### **Recitals**

1. Section 34 of the Planning Act, R.S.O. 1990, c.P.13 authorizes Council to determine the appropriate zone categories and provisions assigned to land.
2. The Director of Development Services as delegated by Council has required the subject lands be rezoned in order to sever a farmhouse deemed surplus to the needs of an agricultural operation as a result of the consolidation of agricultural land as a condition of provisional consent application D03-2020-014.
3. Council has received an application to amend the categories and provisions relating to a specific parcel of land in accordance with the provisional consent conditions.
4. A public meeting to solicit public input has been held.
5. Council deems it appropriate to rezone the property.

**Accordingly, the Council of The Corporation of the City of Kawartha Lakes enacts this By-law 2022-.**

#### **Section 1.00: Zoning Details**

- 1.01 **Property Affected:** The Property affected by this by-law is described as Part of Lots 12 and 13, Concession 13, geographic Township of Manvers, identified as 702 Golf Course Road, City of Kawartha Lakes.
- 1.02 **Textual Amendment:** By-law No. 87-06 of the Township of Manvers Zoning By-law is further amended by adding the following to subsection 3.3:

“w. Notwithstanding subsection 3.2(a) and (b), lands zoned RR1-S23 shall have a minimum lot area of 8,000 square metres and a minimum lot frontage of 28 metres.

All other requirements of the RR1 Zone and the By-law shall apply to lands zoned RR1-S23.”
- 1.03 **Schedule Amendment:** Schedule ‘A’ to By-law No. 87-06 of the Township of Manvers is further amended to change the zone category on:



- (a) A portion of the property from 'Rural General (A1) Zone' to 'Rural Residential Type One Special Twenty Three (RR1-S23) Zone' as shown on Schedule 'A' attached to this By-law; and
- (b) On the balance of the lands zoned 'Rural General (A1) Zone' to 'Rural General Special Thirty-Three (A1-S33) Zone' 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 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 \_\_\_\_\_, 2022.

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Andy Letham, Mayor

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Cathie Ritchie, City Clerk



THE CORPORATION OF THE CITY OF

## KAWARTHA LAKES

THIS IS SCHEDULE 'A' TO BY-LAW \_\_\_\_\_ PASSED

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2022.

MAYOR \_\_\_\_\_ CLERK \_\_\_\_\_

