

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-018

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 34 of the *Planning Act*, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Agricultural" (A) Zone and "Rural" (RU) Zone to "Agricultural – Special Exception 42" (A-42), "Agricultural – Special Exception 43" (A-43), and "Rural – Special Exception 38" RU-38 for the lands identified on the attached Schedule 'A', which are legally described as RAMSAY CON 12 PT LOT 6; RP 26R44 PT PART 1, Ramsey Ward, Municipality of Mississippi Mills.
2. That Section 11 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 11.3:

"11.3.42 Notwithstanding their 'A' Zoning designation, on those lands delineated as 'A-42' on Schedule 'A' to this By-law, may be used in compliance with the A zone provisions contained in this by-law, excepting however, that:

 - i) *the minimum lot frontage shall be 13 metres*
3. That Section 11 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 11.3:

"11.3.43 Notwithstanding their 'A' Zoning designation, on those lands delineated as 'A-43' on Schedule 'A' to this By-law, may be used in compliance with the A zone provisions contained in this by-law, excepting however, that:

 - i) *the minimum lot area of an agricultural use shall be 37 hectares*
 - ii) *all residential uses shall be prohibited*
4. That Section 12 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 12.3:

"12.3.38 Notwithstanding their 'RU' Zoning designation, on those lands delineated as 'RU-38' on Schedule 'A' to this By-law, may be used in compliance with the A zone provisions contained in this by-law, excepting however, that:


 - i) *the minimum lot area of an agricultural use shall be 16*

hectares

ii) all residential uses shall be prohibited

5. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **19th day of April 2022**.



Christa Lowry, Mayor



Jeanne Harfield, Clerk



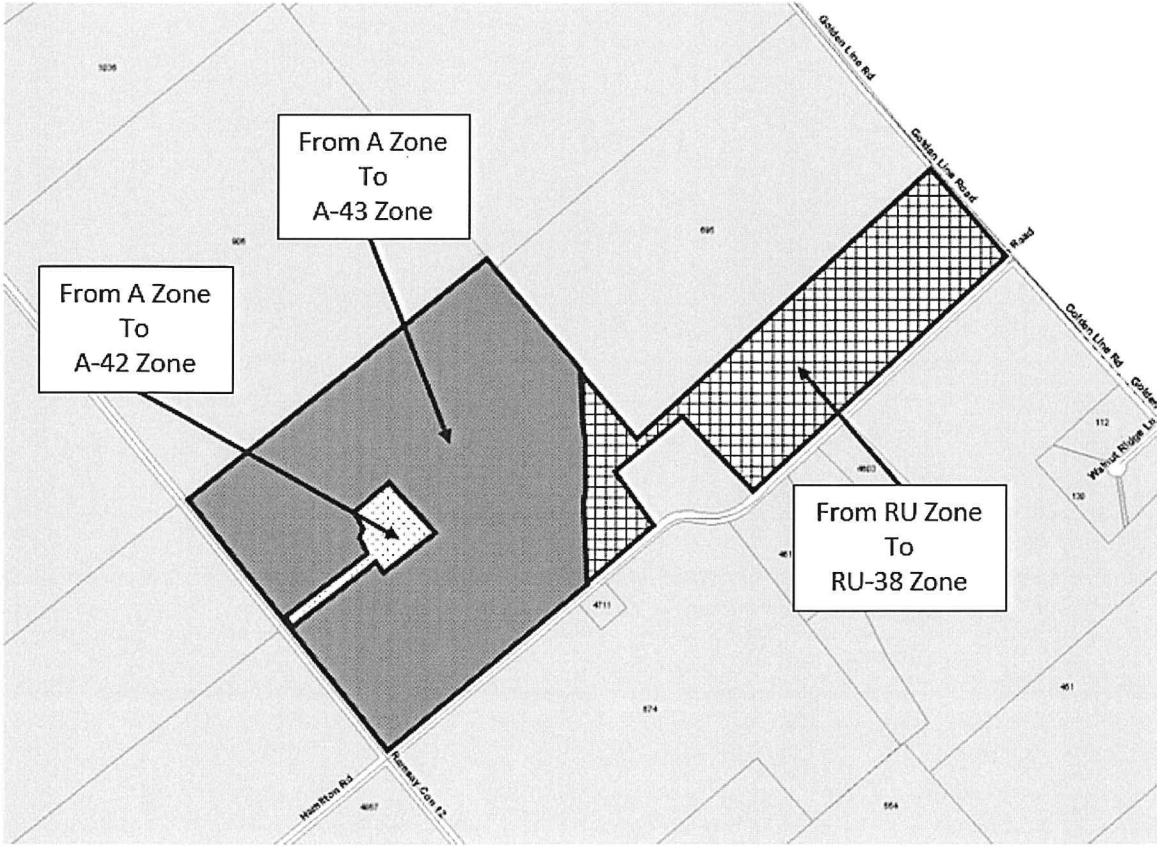
**By-law No. 22-018
Schedule "A"**

Lands Subject to the Amendment.

RAMSAY CON 12 PT LOT 6; RP 26R44 PT PART 1, Ramsey Ward, Municipality of



LOCATION MAP
Zoning Amendment Application Z-16-21
RAMSAY CON 12 PT LOT 6 AND; RP 26R44 PT PART 1
Ramsey Ward, Mississippi Mills



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-022

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

WHEREAS at its meeting on December 21, 2021, the Council of the Corporation of Mississippi Mills passed By-law 21-107 implementing a holding provision on the lot zoned LSR-25-h;

WHEREAS By-law 21-107 did not provide information regarding the parameters to lift the holding provision;

WHEREAS no further notice be given under subsection 34(17) of the *Planning Act*;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 34 of the *Planning Act*, R.S.O. 1990, Chapter P.13, repeals By-law 21-107 and enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Rural" (RU) Zone to "Rural – Special Exception" (RU-37), and "Rural" (RU) Zone to "Limited Service Residential – Special Exception" (LSR-25-h) for the lands identified on the attached Schedule 'A', which are legally described as CON 6 W PT LOTS 3 AND 4, Ramsay Ward, Municipality of Mississippi Mills.
2. That Section 12 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 12.3:

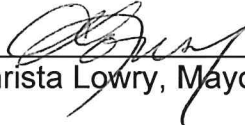
"11.3.37 Notwithstanding their 'RU' Zoning designation, on those lands delineated as 'RU-37' on Schedule 'A' to this By-law, may be used in compliance with the RU zone provisions contained in this by-law, excepting however that the performance standards shall be set out by Schedule 'B' of this by-law.
3. That Section 18 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 18.3:

"11.3.25 Notwithstanding their 'LSR' Zoning designation, on those lands delineated as 'LSR-25-h' on Schedule 'A' to this By-law, may be used in compliance with the LSR zone provisions contained in this by-law, excepting however that the performance standards shall be set out by Schedule 'B' of this by-law.


The Holding Provision (-h) shall prohibit further construction of new buildings on the site. The Holding Provision shall be lifted upon approval of the following to the satisfaction of the Municipality:

- a) The holding provision will require that the Owners enter into a Site Plan Agreement with the Municipality in order to register an agreement on title regarding use, maintenance and liability agreement regarding the private road and limited services provided by the Municipality.
4. That By-law No. 11-83, as amended, is hereby further amended by adding the following Section, following Section 41, being;
"Section 42 – Zoning Schedules"
5. That Section 42 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection:
"Section 42.1"
6. That Section 42.1 to By-law No. 11-83, as amended, is hereby further amended by adding Schedule 'B' of this By-law to Section 42.1:
7. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **3RD**, day of **May, 2022**.



Christa Lowry, Mayor



Jeanne Harfield, Clerk



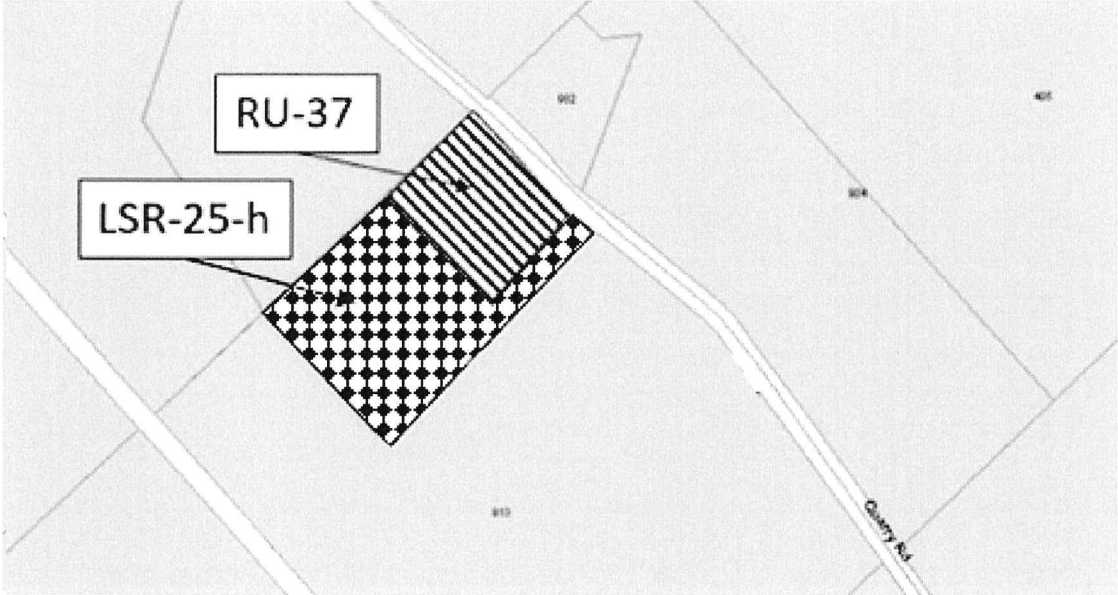
**By-law No. 22-022
Schedule "A"**

Lands Subject to the Amendment.

Con 6 W Pt Lot 3 and 4, 27R6172 Parts 2 to 13, Ramsey Ward, Municipality of Mississippi Mills

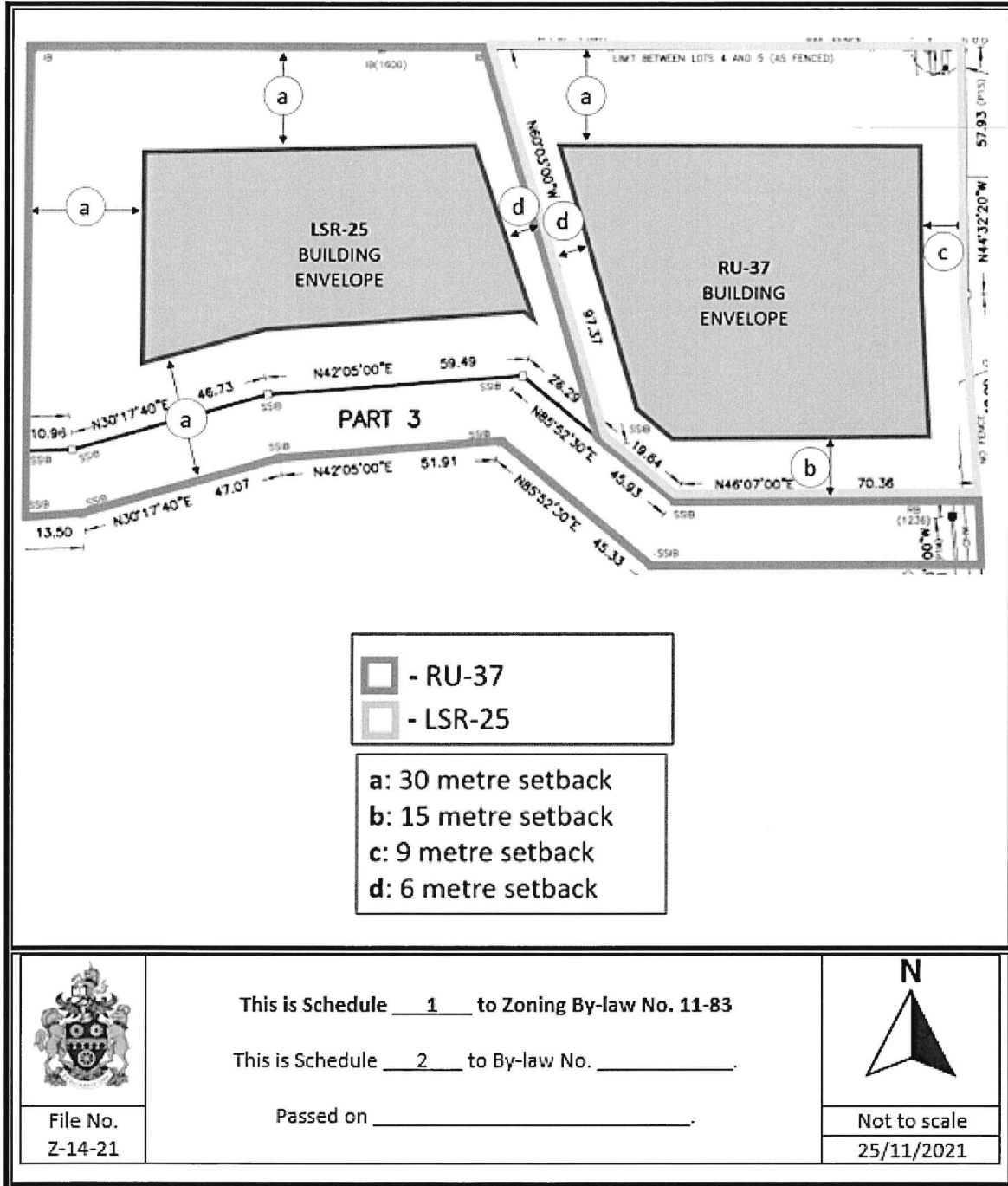


LOCATION MAP
Zoning Amendment Application Z-14-21
CON 6 W PT LOTS 3 AND 4 RP; 27R6172 PARTS 2 TO 13
Ramsay Ward, Mississippi Mills



**Bylaw 22-022
Schedule "B"**

Zoning Schedule



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-035

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

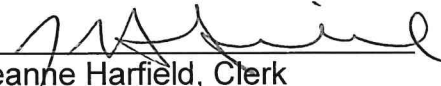
NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 34 of the *Planning Act*, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Agricultural" (A-31) Zone and "Limited Service Residential" (LSR) Zone to "Agricultural – Special Exception 44" (A-44)" for the lands identified on the attached Schedule 'A', which are municipally described as 3232 12th Concession Pakenham, Municipality of Mississippi Mills.
2. That Section 11 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 11.3:
"11.3.44 Notwithstanding their 'A' Zoning, on those lands delineated as 'A-44' on Schedule 'A' to this By-law, may be used in compliance with the A zone provisions contained in this by-law, excepting however, that:
 - i) *Notwithstanding Section 6.24, the minimum setback from the top of bank is 15 metres.*
 - ii) *the minimum lot frontage is 12 metres.*
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **7th day of June, 2022.**



Christa Lowry, Mayor



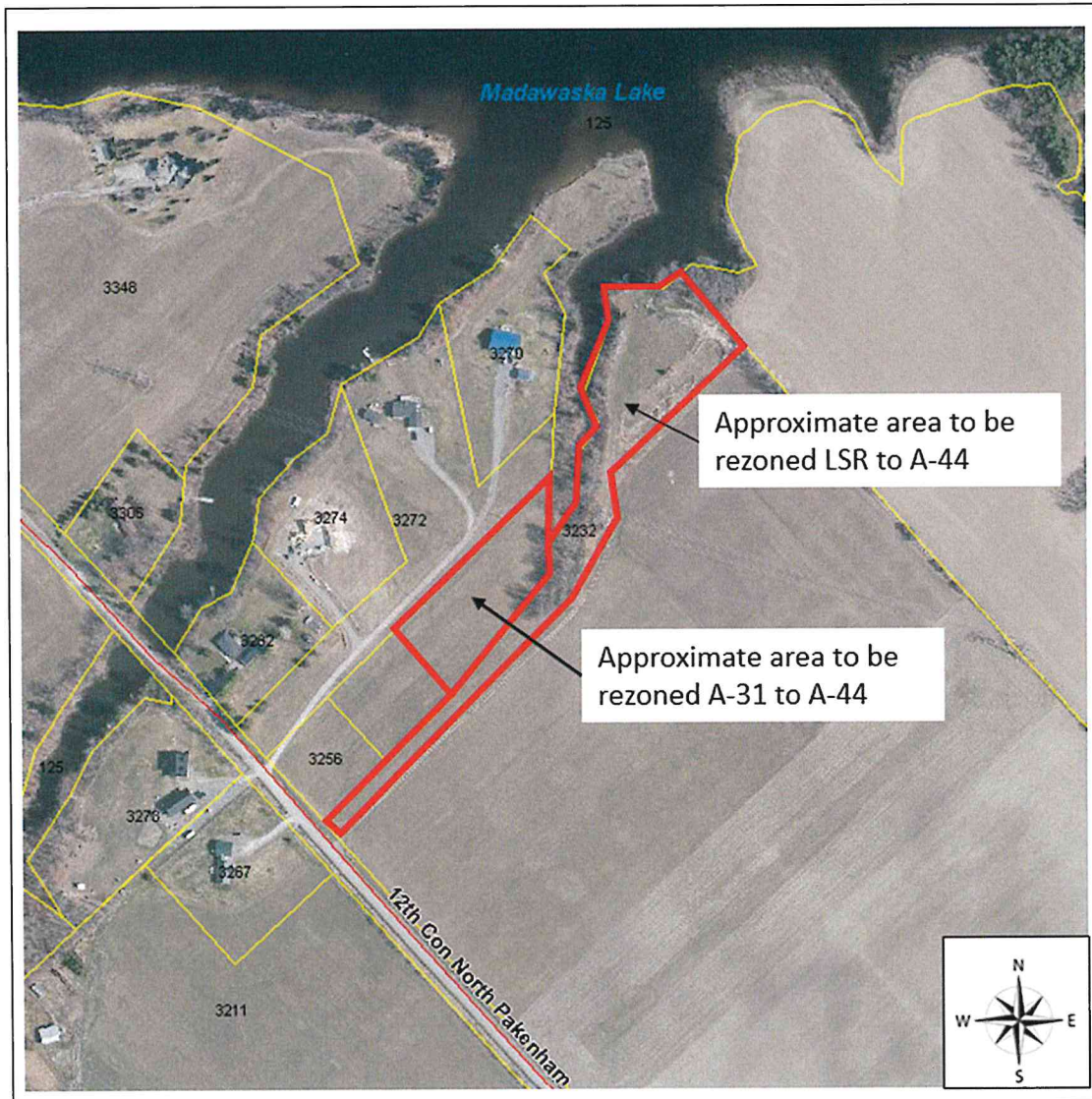
Jeanne Harfield, Clerk



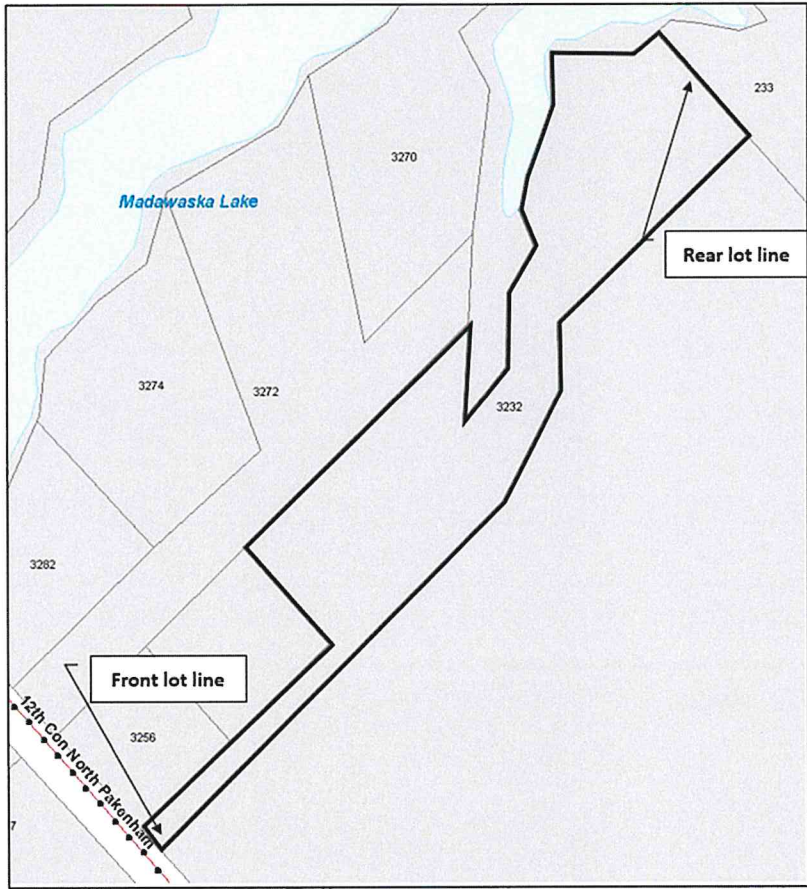
**By-law No. 22-035
Schedule "A"**

Lands Subject to the Amendment.

CON 12 PT LOTS 25; AND 26
26R-99 PART 5 27R-9218 PART 4, 27R-11237; PARTS 1 TO 7
Pakenham Ward, Municipality of Mississippi Mills
Municipally known as 3232 12th Concession, Pakenham North



**By-law No. 22-035
Schedule "B"**



Zoning Details
 Unless otherwise noted on this Schedule, all required setbacks are per Section 12 of Zoning By-law #11-83

Minimum lot frontage: 12 metres

Minimum setback from top of bank: 15 metres

Unless otherwise identified on this Schedule, all lot lines are considered interior lot lines



This is Schedule 1 to Zoning By-law No. 11-83

This is Schedule B to By-law No. _____.



File No.
Z-02-22

Passed on _____.

Not to scale
X/XX/20XX

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-046

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

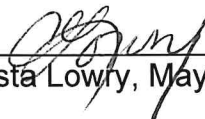
WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the *Planning Act*, R.S.O. 1990, Chapter P.13, enacts as follows:


1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Rural Commercial" (C5) Zone to "Rural Commercial Special Exception (C5-13) for the lands identified in Schedule 'A', which are legally described as Concession 8 West Part Lot 1, Ramsay Ward, Municipality of Mississippi Mills and municipally known as 7307 and 7317 County Road 29 Road, Municipality of Mississippi Mills.
2. That Section 23 to By-law No. 11-83, as amended, is hereby further amended by adding the following:

"23.3.13 On those lands zoned 'C5-13', in addition to the permitted Non-Residential Uses, the following use shall also be permitted:
 - *Automotive Sales Establishment"*
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **21st day of June, 2022.**



Christa Lowry, Mayor



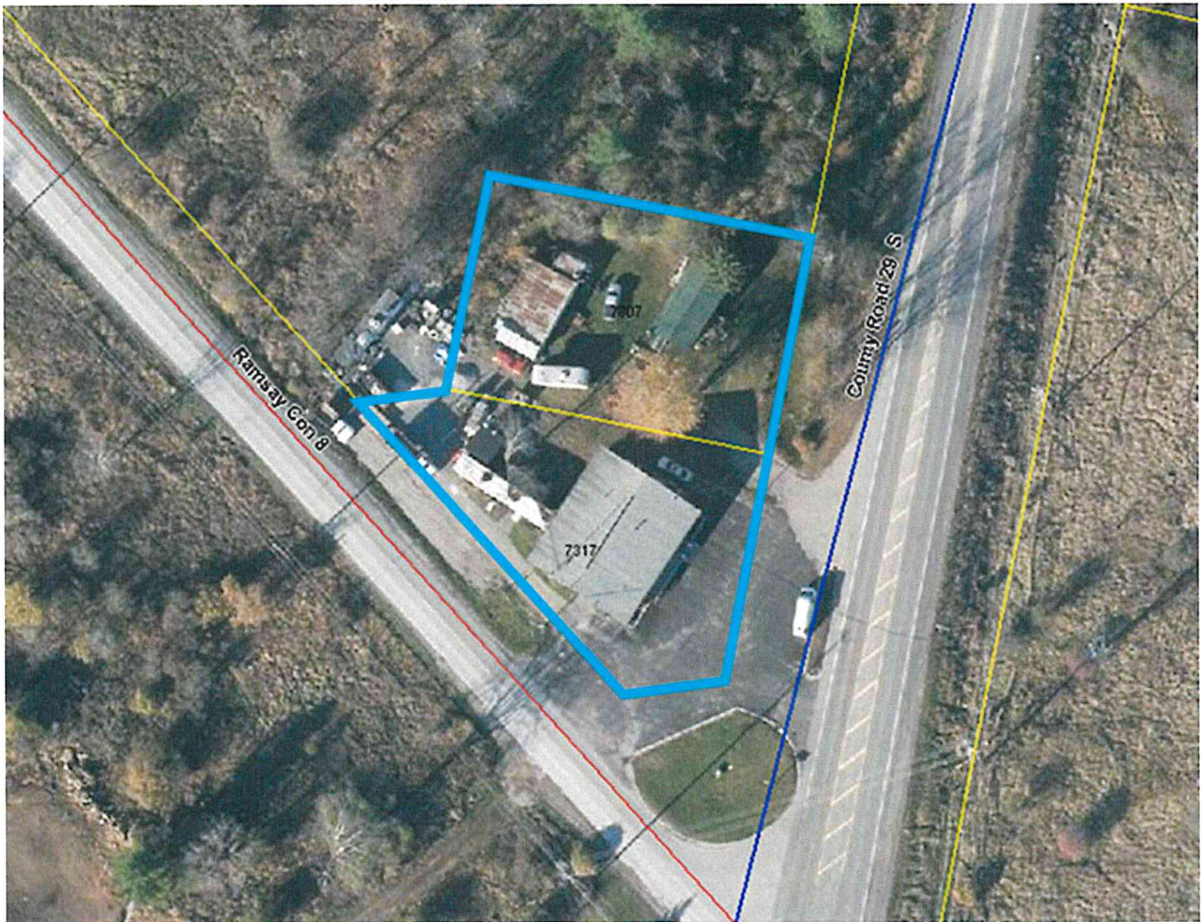
Jeanne Harfield, Clerk




**By-law No. 22-046
Schedule "A"**

Lands Subject to the Amendment

Concession 8 West Part Lot 1, Ramsay Ward, Municipality of Mississippi Mills and municipally known as 7307 and 7317 County Road 29 Road



 Area to be rezoned from *Rural Commercial Zone (C5)* to *Rural Commercial Special Exception Zone (C5-13)*

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-047

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the *Planning Act*, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Rural" (RU) Zone to "Rural Special Exception 39 (RU-39) for the lands identified in Schedule 'A', which are legally described as Concession 12 West Part Lot 12 Ramsay Ward, Municipality of Mississippi Mills.
2. That Section 12 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 12.3:

"12.3.39 Notwithstanding their 'RU' zoning, on those lands delineated as 'RU-39' on Schedule 'A' to this By-law, may be used in compliance with the RU zone provisions contained in this by-law, excepting however, that:
 - i. *The minimum rear yard setback is 30 metres*
 - ii. *The minimum southerly interior side yard setback is 30 metres*
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **21st day of June, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk




**By-law No. 22-047
Schedule "A"**

Lands Subject to the Amendment

Concession 12 West Part Lot 12 Ramsay Ward, Municipality of Mississippi Mills



 Area to be rezoned from *Rural Zone* (RU) to *Rural Special Exception Zone* (RU-39)

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-048

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the *Planning Act*, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Section 5 to By-law No. 11-83, as amended, is hereby further amended by deleting the definition for "SECONDARY DWELLING UNIT" and replacing it with the following:

"SECONDARY DWELLING UNIT" means a separate dwelling unit subsidiary to an associated principal dwelling unit in size and located either within the same building as the associated principal dwelling unit or in a building or structure ancillary to the associated principal dwelling unit.

2. That Section 6.1 (6) to By-law No. 11-83, as amended, is deleted.
3. That Section 6.1 (7) to By-law No. 11-83, as amended, is renumbered to Section 6.1 (6).
4. That Table 9.2 to By-law No. 11-83, as amended, is further amended, by replacing the Minimum Number of Parking Spaces Required for a Secondary Dwelling Unit in all areas with the following:

"One (1) per secondary dwelling unit, on a lot containing a single detached dwelling or semi-detached dwelling and in all other cases, one (1) per secondary dwelling unit which can be located in tandem to the required principal dwelling unit parking rate.

5. That Section 8.16 to By-law No. 11-83, as amended, is deleted and replaced with the following:

"8.16 SECONDARY DWELLING UNITS

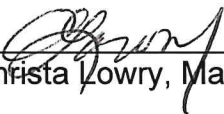
- (1) *A secondary dwelling unit is permitted in any detached, semi-detached, vertically separated triplex or fourplex, townhouse or duplex dwelling, or in a building or structure ancillary to a detached, semi-detached or duplex*

dwelling in any zone that permits any one or more of these dwelling types subject to the following provisions:

- a) The entrance (doorway) to the Secondary Dwelling Unit contained within a single detached dwelling or semi-detached dwelling is provided in the side or rear yard and is not permitted within the front wall of the principal dwelling unit. For the purpose of single detached or semi-detached dwelling on an exterior lot, the location of the entrance to the principal dwelling is considered the front wall;*
- b) The secondary dwelling unit is located on the same lot as a principal dwelling unit and is not a standalone, principal use capable of being severed;*
- c) The lot containing the principal dwelling unit and secondary dwelling unit has frontage on a road which is an improved road and is part of the Corporation's approved road system;*
- d) A maximum of one secondary dwelling unit is permitted per lot, except in the case of vertically attached principal dwelling units, one secondary dwelling unit is permitted per principal dwelling unit.*
- e) The gross floor area of a secondary dwelling unit located at or above grade is limited to an amount equal to 40% of the gross floor area of the principal dwelling unit except in the case of a secondary dwelling unit located in a basement, with only the entrance at grade, may occupy the entire basement.*
- f) The principal dwelling unit shall be considered whichever dwelling unit has the greatest gross floor area.*
- g) A detached secondary dwelling unit must be located within 40 metres of the principal dwelling unit and is subject to the performance standards outlined in Table 6.1 – Provisions for Accessory Uses, Buildings or Structures.*
- h) The secondary dwelling unit must be connected to the existing public or private water and sewer services for the principal dwelling unit subject to the following:*
 - i. In the case of a lot connected to municipal services, servicing of the secondary dwelling unit must be provided through the principal dwelling unit; or*
 - ii. In the case of private services (well and septic system), at least one of the private services must be shared with the principal dwelling unit.*

- (2) *A secondary dwelling unit is not permitted on a lot that is legally non-complying with respect to lot width or lot area.*
 - (3) *A secondary dwelling unit is not permitted where the existing residential use is a legal non-conforming use.*
 - (4) *Where a secondary dwelling unit is located on a lot, neither a garden suite nor any rooming units are permitted on that lot.*
6. That Section 8.7 Garden Suites is amended by adding the following after (4):
- (5) *A garden suite is not permitted on a lot containing a secondary dwelling unit.*
7. That Section 8.15 Rooming Units in Private Dwellings is amended by adding the following after (4):
- (5) *Rooming units are not permitted on a lot containing a secondary dwelling unit.*
8. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **21st day of June, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-053

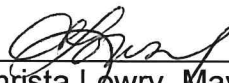
BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;


NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 34 of the *Planning Act*, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by removing the holding (h) symbol from the "Community Facility – Special Exception Zone (I-6h)" Zone for the lands identified on the attached Schedule 'A', which are legally known as Part of the East ¼, Lot 14, Concession 10, Almonte Ward, Municipality of Mississippi Mills.
2. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **9th day of August, 2022.**



Christa Lowry, Mayor



Jeanne Harfield Clerk

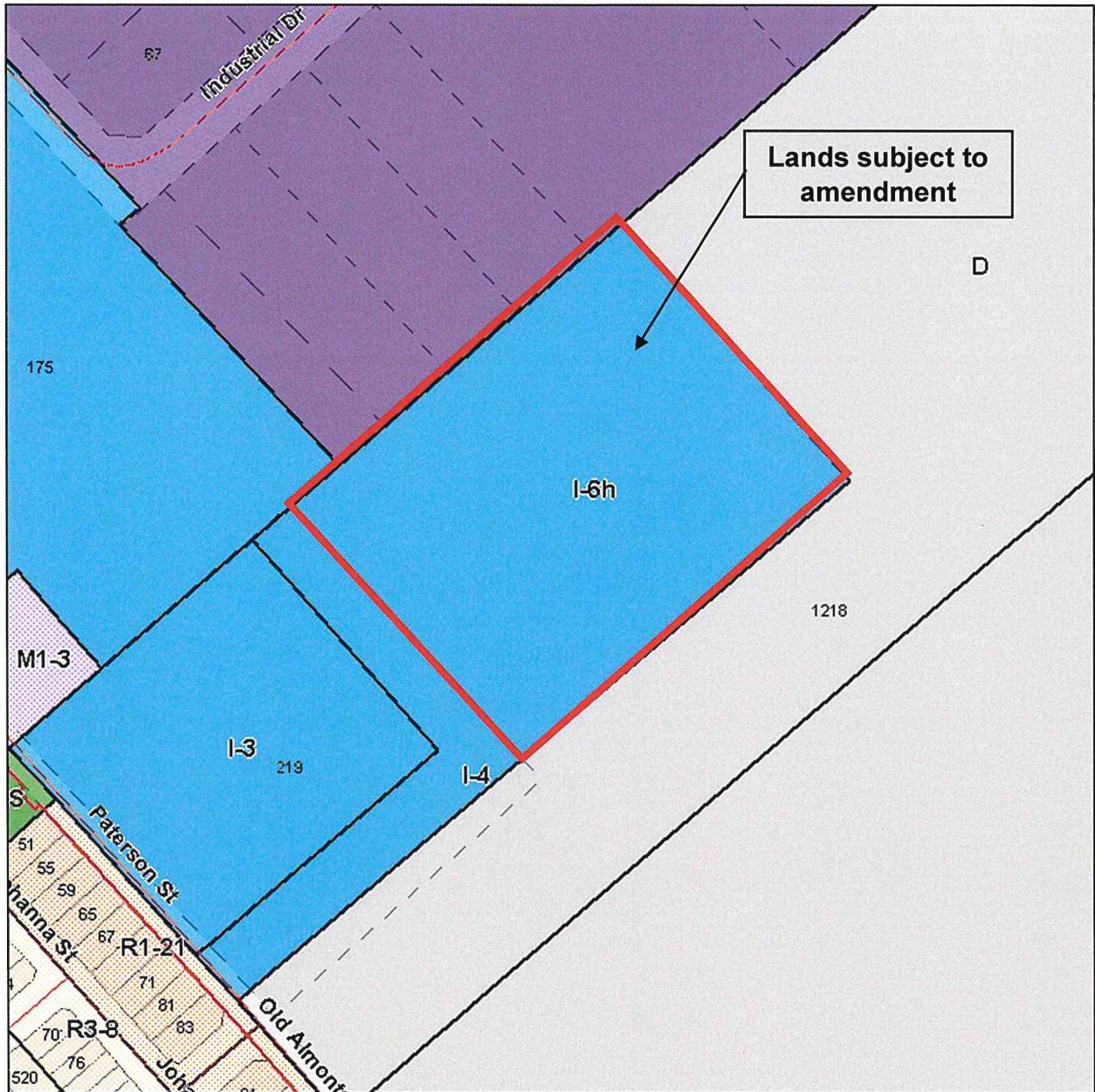
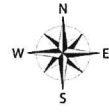


By-law 22-053

Schedule 'A'

Lands Subject to the Amendment

Zoning Amendment Application Z-01-22
Part of the East ½, Lot 14 on Concession 10
Almonte Ward, Municipality of Mississippi Mills



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-060

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the *Planning Act*, R.S.O. 1990, Chapter P.13, enacts as follows:


1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Rural" (RU) Zone to "Rural Special Exception 40 (RU-40) for the lands identified in Schedule 'A', which are legally described as Part of Lot 11, Concession 9, former geographic Township of Almonte, Municipality of Mississippi Mills.
2. That Section 12 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 12.3:

"12.3.40 Notwithstanding the 'RU' zoning, on those lands delineated as 'RU-40' on Schedule 'A' to this By-law, may be used in compliance with the RU zone provisions contained in this by-law, excepting however, that:
 - i. *The minimum frontage is 20 metres*
 - ii. *The minimum lot area is 1.5 ha.*
 - iii. *All residential uses are prohibited.*
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the *Planning Act*, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **23rd day of August 2022.**



Christa Lowry, Mayor

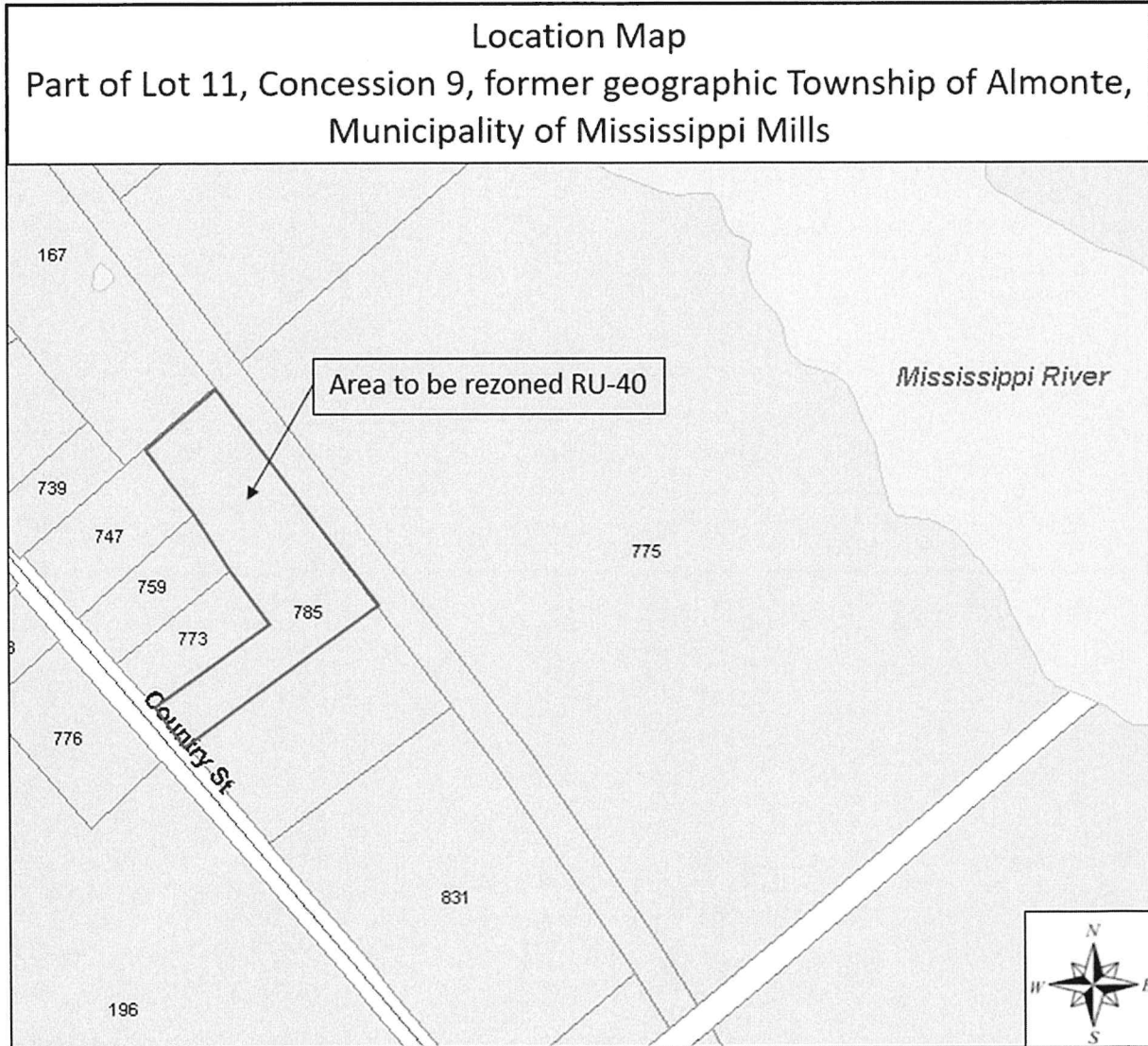


Jeanne Harfield, Clerk



**By-law No. 22-060
Schedule "A"**

Lands Subject to the Amendment



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-062

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Environmental Hazard Special Exception a" (EH-a) Zone to "Environmental Hazard Special Exception 4" (EH-4) for the lands identified in Schedule 'A', which are legally described as Concession 4, Part Lot 1, Ramsay Ward, Municipality of Mississippi Mills.
2. That Section 37 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 37.4:

"37.4.6 Notwithstanding their 'EH' zoning, on those lands delineated as 'EH-4' on Schedule 'A' to this By-law, may be used in compliance with the EH-a zone provisions contained in this by-law, excepting however, that:

 - i. The minimum front yard setback is 6.9 metres
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **6th day of September, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk



BY-LAW NO. 22-062

Schedule "A"

Lands Subject to the Amendment

Concession 4, Part Lot 1
Ramsay Ward, Municipality of Mississippi Mills
Municipally known as 125 Montgomery Park Road



Area to be rezoned from *Environmental Hazard Special Exception 'a'* (EH-a) to *Environmental Hazard Special Exception 4* (EH-4)

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-063

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Rural" (RU) Zone to "Rural Special Exception 41" (RU-41) for the lands identified in Schedule 'A', which are legally described as Concession 5, Part Lot 10; Parts 7, 8, 10 and 11 on Plan 27R-5214, Ramsay Ward, Municipality of Mississippi Mills.
2. That Section 12 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 12.3:

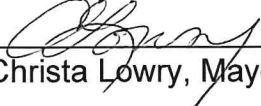
"12.3.41 Notwithstanding their 'RU' zoning, on those lands delineated as 'RU-41' on Schedule 'A' to this By-law, a single detached dwelling shall be permitted in accordance with RU zone provisions contained in this by-law, excepting however, the 30 metre setbacks set out by Schedule 'B' of this by-law."

3. That Section 42 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection:

"Section 42.2"

4. That Section 42.2 to By-law No. 11-83, as amended, is hereby further amended by adding Schedule 'B' of this By-law to Section 42.2.
5. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **6th day of September, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk

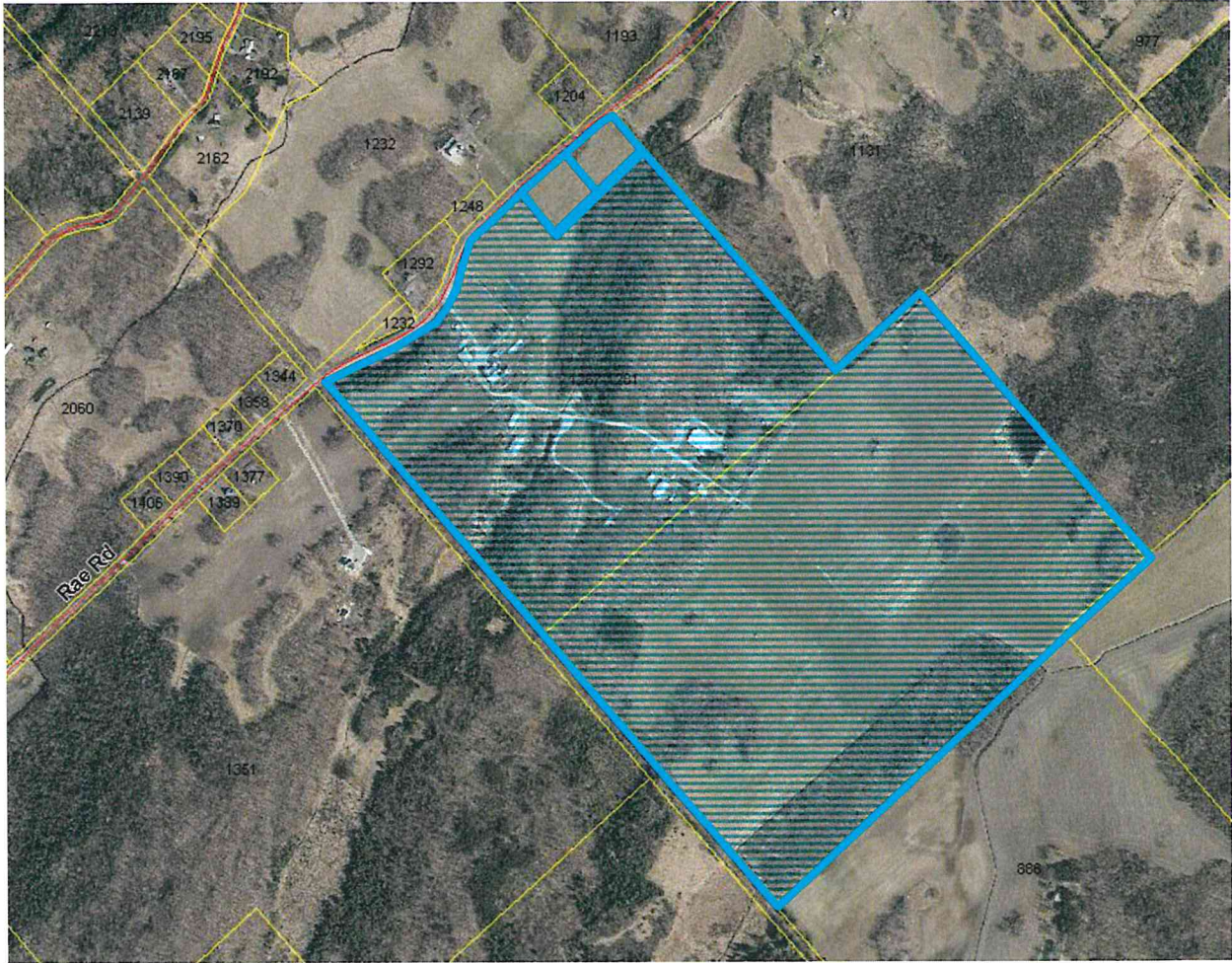



BY-LAW NO. 22-061

Schedule "A"

Lands Subject to the Amendment

Concession 5, Part Lot 10; Parts 7, 8, 10 and 11 on Plan 27R-5214, Ramsay Ward,
Municipality of Mississippi Mills

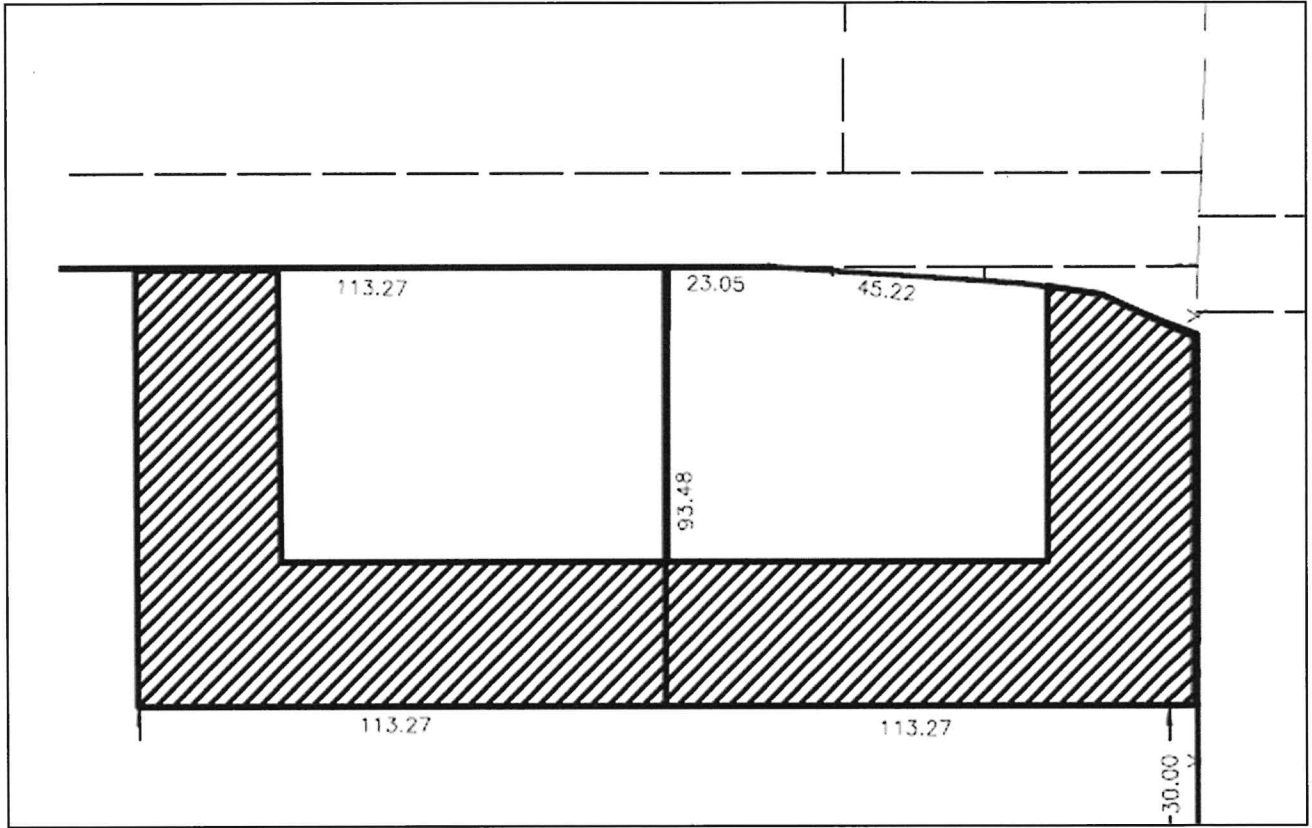


 Area to be rezoned from *Rural Zone (RU)* to *Rural Special Exception 41 Zone (RU-41)*

BY-LAW NO. 22-061

Schedule "B"

Zoning Schedule



 30 metre setback

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-069

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Environmental Hazard Special Exception a" (EH-a) Zone to "Environmental Hazard Special Exception 5" (EH-5) for the lands identified in Schedule 'A', which are legally described as Concession 4, Part Lot 1, Ramsay Ward, Municipality of Mississippi Mills.
2. That Section 37 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 37.4:

"37.4.7 Notwithstanding their 'EH' zoning, on those lands delineated as 'EH-5' on Schedule 'A' to this By-law, may be used in compliance with the EH-a zone provisions contained in this by-law, excepting however, that:

 - i. The minimum rear yard setback is 6.94 metres;
 - ii. The minimum front yard setback is 5.20 metres;
 - iii. The minimum side yard setback is 1.07 metres;
 - iv. The maximum lot coverage is 31%; and,
 - v. The maximum permitted projection into a required yard is 3.03 metres for a deck in the rear yard.
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **6th day of September, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk




BY-LAW NO. 22-069

Schedule "A"

Lands Subject to the Amendment

Concession 4, Part Lot 1
Ramsay Ward, Municipality of Mississippi Mills
Municipally known as 121 Montgomery Park Road



 Area to be rezoned from *Environmental Hazard Special Exception 'a'* (EH-a) to *Environmental Hazard Special Exception 5* (EH-5)

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-088


BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Rural Commercial" (C5) Zone to "Rural" (RU) for the lands identified in Schedule 'A', which are legally described as Pakenham Concession 10, Part of Lot 10, Plan 27R8541, Parts 1 and 2, Plan 27R10395, Part 1, Municipality of Mississippi Mills.
2. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20th day of December, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk

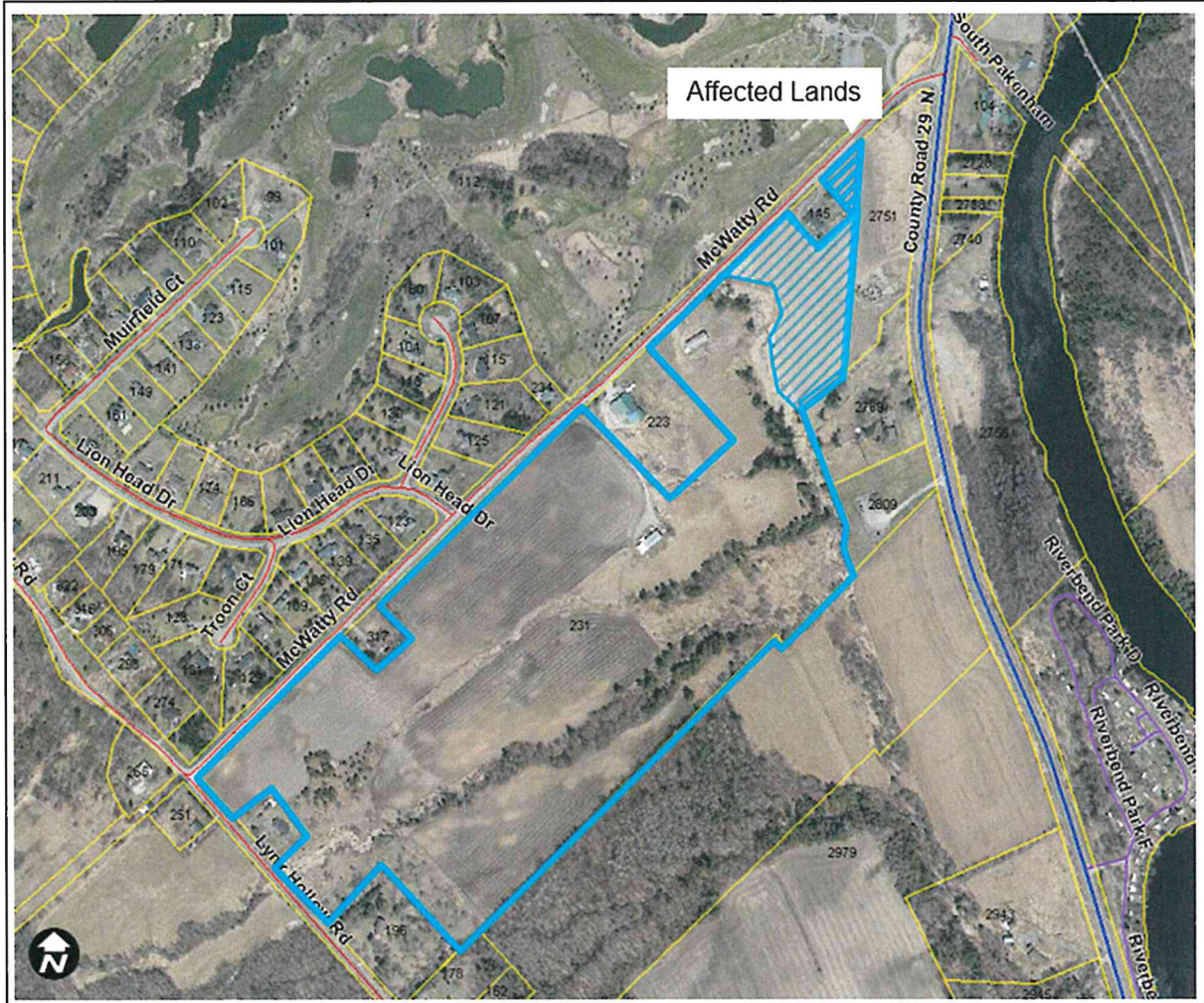





BY-LAW NO. 22-088

Schedule "A"

Lands Subject to the Amendment

Pakenham Concession 10 , Part of Lot 10, Plan 27R8541, Parts 1 and 2, Plan 27R10395, Part 1, Municipality of Mississippi Mills



-  Area to be rezoned from Rural Commercial (C5) to Rural (RU) as a result of lot addition.
-  Additional area to be rezoned from Rural Commercial (C5) to Rural (RU)
-  Overall property

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-090

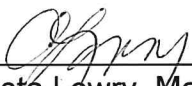
BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;


NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Table 6.1 to By-law No. 11-83, as amended, is deleted and replaced by the tables identified as Table 6.1A and Table 6.2B on the attached Schedule 'A'
2. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20th day of December, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk



BY-LAW NO. 22-090

Schedule "A"

Table 6.1A and Table 6.2B

TABLE 6.1A – PROVISIONS FOR ACCESSORY USES, BUILDINGS OR STRUCTURES

| I Zoning Mechanism | | II R1, R2, R3, LSR, V, RR | III RU, A, C1, C5, M3, M4, MP, MQ, MR | IV All Other Zones | V Endnotes |
|---|--|--|--|-----------------------------------|-----------------------|
| (1) Minimum Front Lot Line Setback | | Same as required for principal building | | | 1, 4, 6 |
| (2) Minimum Exterior Side Yard Setback and Minimum Rear Yard Setback Where the Rear Lot Line Abuts a Street | | Same as required for principal building | | | 1, 4, 6 |
| (3) Minimum Side Yard Setback | (i) In an Interior Side Yard or Exterior Side Yard | Same as required for principal building | | 0.6 m | 1, 2, 3, 4, 6 |
| | (ii) In a Rear Yard | 1.2 m | 1 m | 0.6 m | 1, 2, 3, 4, 6 |
| (4) Minimum Rear Lot Line Setback Where the Rear Lot Line Does Not Abut a Street | | 1.2 m | 1 m | 0.6 m | 1, 4, 6 |
| (5) Maximum Height | | 4.5 m | (a) A and RU zones: 12 m | 6 m | 4, 6 |
| | | | (b) All other zones: 6 m | | 6 |

| | | | | |
|---|--|--|-----------------|------|
| (6) Maximum Cumulative Area of All Accessory Buildings Combined | The lesser of 55 m ² or 50% of the area of the yard in which they are located | The greater of 150 m ² or 5% of the area of the total lot | No restrictions | 6 |
| (7) Maximum Number of Accessory Buildings Permitted on a Lot | 2 | 3 | 3 | 6 |
| (8) Maximum Number of Agricultural Accessory Buildings Permitted on a Lot | Not permitted | No restrictions | Not permitted | 6 |
| (9) Minimum Required Distance from Any Other Building Located on the Same Lot | 1.2 m | | | 5, 6 |

TABLE 6.1B – ADDITIONAL PROVISIONS FOR ACCESSORY USES, BUILDINGS OR STRUCTURES

| Endnotes | |
|---------------------------------|--|
| I Endnote Number | II Additional Provision |
| 1 | For a marine facility where it abuts a watercourse, no setback is required from the watercourse |
| 2 | For shared garages or carports erected on a common side lot line, the side lot line setback for the shared garages or carports may be 0 m. |
| 3 | <p>(i) For children’s play structure, aboveground swimming pools, hot tubs, and swimming pools/hot tubs located within a building or structure (note: for the purposes of this provision the height of a play structure means the highest point designed for a child to safely stand, sit or climb): Abutting a residential zone: a distance equal to the height of the structure; no less than 1.5 metres from a lot line for a pool or hot tub</p> <p>(ii) For children’s play structure, aboveground swimming pools, hot tubs, and swimming pools/hot tubs located within a building or structure (note: for the purposes of this provision the height of a play structure means the highest point designed for a child to safely stand, sit or climb):</p> |

| | |
|---|--|
| | Not abutting a residential zone: 0.6 m; no less than 1.5 metres from a lot line for a pool or hot tub |
| 4 | <p>(a) wind turbine with a power rating of 1 kilowatt or less – setback equal to height above grade</p> <p>(b) wind turbines with a power rating higher than 1 kilowatt but less than 3 kilowatt – not permitted any zones except the RU, A, C1, C5, M3, M4, MP, MQ, MR zones, subject to the following additional restrictions:</p> <ul style="list-style-type: none"> (i) from any dwelling unit or residential zone: the greater of 500 m or a distance equal to seven times the rotor diameter, and (ii) 30 m from any lot line <p>(c) See Green Energy Act, 2009 – Renewable Energy Approvals (REA) process for other situations</p> <p>(d) wind turbines are exempt from maximum height restrictions</p> |
| 5 | Except in the case of a hot tub, where no minimum distance from any other building located on the same lot applies |
| 6 | No accessory uses, buildings or structures are permitted in the EP zone |

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-091

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Sections 27.1 to 27.3.1 are deleted in their entirety and replaced with the following:

27.1 USES PERMITTED

(1) The following uses are permitted subject to the provisions of 27.2 (1) to 27.2 (3) and provided that the uses comply with Section 6.32 and do not store/handle quantities of more than threshold of 25 Litres (L) of dense non aqueous phase liquids (DNAPLs), or are otherwise exempted from this requirement by the applicable source water protection policies:

- business office
- business and government services
- communication and information establishment
- computer, electronic or data processing establishment
- drive-through facility
- education and training facility
- equipment rental outlet
- factory outlet
- garden centre
- home furnishing retail
- hotel
- light industrial uses
- lodging facility
- medical facility
- motel
- public use
- repair and service establishment

- research and development centre
- restaurant
- retail store
- scientific or technological establishment
- showroom
- training centre
- warehousing
- wholesale outlet
- wholesaling and distribution centre
- uses permitted in Sections 21 and 28

27.2 ZONE PROVISIONS

(1) No person shall within any E1 Zone use any lot or erect, alter or use any building or structure except in accordance with the following provisions:

TABLE 27.2 – E1 ZONE PROVISIONS

| I ZONING MECHANISMS | II PROVISIONS |
|---|---|
| (a) Lot Area, minimum (m ²) | No minimum |
| (b) Lot Width, minimum (m) | No minimum |
| (c) Lot Coverage, maximum | 65% |
| (d) Front Yard Setback, minimum (m) | 6 m |
| (e) Exterior Side Yard Setback, minimum (m) | 3 m |
| (f) Side Yard Setback, minimum (m) | (i) Abutting a Residential Zone: 15 m (ii) In all other cases: 3 m |
| (g) Rear Yard Setback, minimum (m) | (i) Abutting a Residential Zone: 15 m (ii) In all other cases: 3 m |
| (h) Width of Landscaped Area, minimum (m) | (i) Abutting a Residential Zone: 3 m (ii) Abutting a street: 3 m (iii) In all other cases: no minimum |
| (i) Building Height, maximum (m) | (i) Within 20 m of a residential zone: 11 m (ii) In all other cases: 14 m |

(2) Open Storage

Notwithstanding any other provisions in this By-law, open storage shall only be permitted in the provided rear yard and subject to the following:


- (i) open storage is an accessory use;
- (ii) open storage complies with the exterior side yard and side yard provisions of Table 27.2;
- (iii) any portion of the area used for open storage is concealed from view by an opaque fence; and
- (iv) open storage shall be located a minimum of 20 m from a Residential Zone.

(3) Building and Site Design

(a) The primary entrance of the main building shall face the street and have direct pedestrian connection via a sidewalk to the street.

2. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Business Park, Special Exception 1" (E1-1) Zone to "Business Park" (E1) Zone for the lands identified in Schedule 'A'.
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20th day of December, 2022.**



Christa Lowry, Mayor



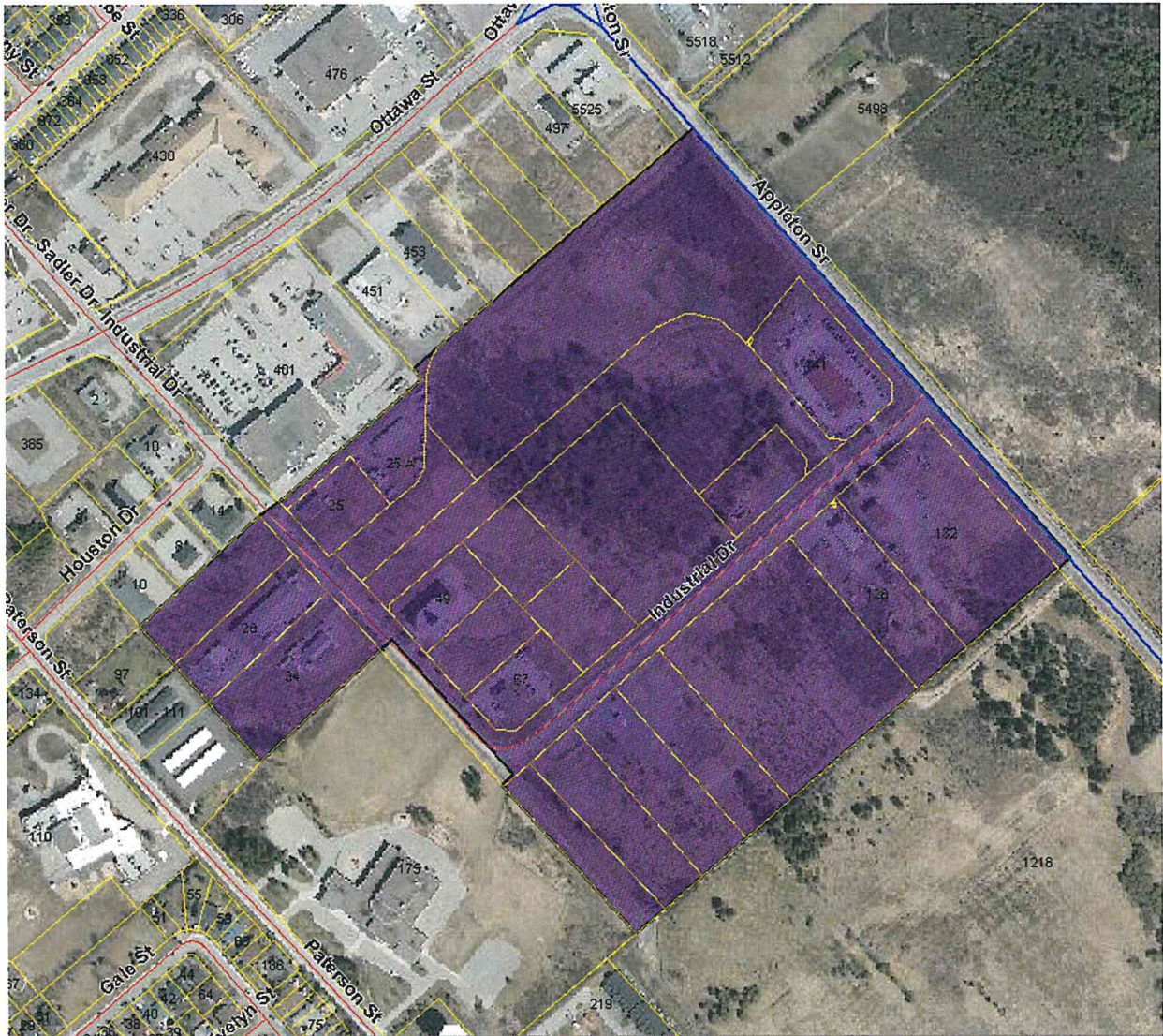
Jeanne Harfield, Clerk



BY-LAW NO. 22-091

Schedule "A"

Lands Subject to the Amendment



Area to be rezoned from "Business Park, Special Exception 1" (E1-1) Zone to "Business Park" (E1) Zone

THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-092

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That the term “zoning designation” be deleted and replaced with “zoning” throughout By-law No. 11-83, as amended.
2. That the term “designated” be deleted and replaced with “zoned” throughout By-law No. 11-83, as amended, except in those areas where “designated” refers to the Community Official Plan designation.
3. That the term “road” be deleted and replaced with “street” throughout By-law No. 11-83, as amended.
4. That the term “roadway” be deleted and replaced with “street” throughout By-law No. 11-83, as amended.
5. That the term “highway” be deleted and replaced with “street” throughout By-law No. 11-83, as amended.
6. That the Definition of “STREET, OPEN PUBLIC” be amended by deleting “public lanes and” from the last sentence, in By-law No. 11-83, as amended.
7. That the term “Ski Resort (limited services)” be deleted and replaced with “Ski Resort” in Table 33.3A of By-law No. 11-83, as amended.
8. That Endnote 3 in Table 33.3B of By-law No. 11-83, as amended, is deleted and subsequent endnotes renumbered.
9. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20TH DAY OF DECEMBER 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-093

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Table 13.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Floor Area, Minimum (m²)'.
2. That Table 17.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Floor Area, Minimum (m²)'.
3. That Table 14.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Dwelling Unit Area, Minimum (m²)'.
4. That Table 15.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Dwelling Unit Area, Minimum (m²)'.
5. That Section 16.2 (b) to By-law No. 11-83, as amended, is hereby further amended by deleting in its entirety and renumbering the Section accordingly.
6. That Section 18.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision "Minimum floor area 75 m² (807 ft²)"
7. That Section 7.3.2 to By-law No. 11-83, as amended, is deleted, and replaced with the following:

"Hold for future use"
8. That Section 20.2 (2) to By-law No. 11-83, as amended, is deleted, and replaced by the following:

"Accessory detached dwellings in accordance with Section 7.3.3."

9. That Section 23.2 (2) to By-law No. 11-83, as amended, is deleted, and replaced by the following:

“Accessory detached dwellings in accordance with Section 7.3.3.”

10. That Section 24.2 (2) to By-law No. 11-83, as amended, is deleted, and replaced by the following:

“Accessory detached dwellings in accordance with Section 7.3.3.”

11. That Section 25.2 (2) to By-law No. 11-83, as amended, is deleted, and replaced by the following:

“Accessory detached dwellings in accordance with Section 7.3.3.”


12. That Section 26.2 (2) to By-law No. 11-83, as amended, is deleted, and replaced by the following:

“Accessory detached dwellings in accordance with Section 7.3.3.”

13. That Section 5 to By-law No. 11-83, as amended, is further amended by deleting the definition for “dwelling unit floor area”.

14. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20th day of December, 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-095

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Table 20.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Exterior Side Yard, Minimum (m), 12' replacing it with the following:

"Exterior Side Yard, Minimum (m), nil"

2. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20th day of December 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-095

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;


NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Table 20.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Exterior Side Yard, Minimum (m), 12' replacing it with the following:

"Exterior Side Yard, Minimum (m), nil"

2. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20th day of December 2022.**



Christa Lowry, Mayor



Jeanne Harfield, Clerk



THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

BY-LAW NO. 22-096

BEING a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

WHEREAS the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

NOW THEREFORE the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Table 9.2 to By-law No. 11-83, as amended, is hereby further amended by adding the following:

“Semi-detached dwelling: 1 per dwelling unit
Duplex dwelling: 1 per dwelling unit
Fourplex dwelling: 1 per dwelling unit”

2. That Section 9.3.6 to By-law No. 11-83, as amended, is hereby further amended by adding the following:

e) Notwithstanding the parking space size requirements listed above, for a parking lot with five or more spaces, 20% of the parking spaces may be provided as compact vehicle parking spaces. Where compact vehicle parking spaces are provided, they must be signed as such and consist of a minimum width of 2.4 m and a minimum length of 4.6 m.

3. That Table 13.2 to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for ‘Lot Area, Minimum (m²), No Municipal Water or Sewer, 2000 (c)’ and replacing it with the following:

“Lot Area, Minimum (m²), No Municipal Water or Sewer, 4000 (c)”

4. That Section 14.1 (1) to By-law No. 11-83, as amended, is hereby further amended by deleting the permitted use ‘dwelling, detached’ and replacing it with the following:

“dwelling, detached, in accordance with the R1 zone provisions”

5. That Table 14.2A to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Lot Frontage, Minimum (m), Dwelling, Triplex, 18' and replacing it with the following:

"Lot Frontage, Minimum (m), Dwelling, Triplex, 18 (a)"

6. That Table 14.2A to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Lot Area, Minimum (m²), Dwelling, Triplex, 690' and replacing it with the following:

"Lot Area, Minimum (m²), Dwelling, Triplex, 230 (a)"

7. That Table 15.2A to By-law No. 11-83, as amended, is hereby further amended by deleting the provision for 'Lot Frontage, Minimum (m), Fourplex, Dwelling, 20' and replacing it with the following:

"Lot Frontage, Minimum (m), Fourplex, Dwelling, 20 (a)"

8. That Table 15.2A to By-law No. 11-83, as amended, is hereby further amended by deleting footnote a) and replacing it with the following footnote:

a) Where fourplex dwelling units are vertically separated, the minimum lot frontage for townhouse dwelling units shall be 5.5 m

9. That Table 15.3A to By-law No. 11-83, as amended, is hereby further amended by adding following:

"Lot Frontage, Minimum (m), Row A, End Notes, 4"

10. That Table 15.3B to By-law No. 11-83, as amended, is hereby further amended by adding the following footnote:

4. Where fourplex dwelling units are vertically separated, the minimum lot frontage for townhouse dwelling units shall be 5.5 m

11. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

BY-LAW read, passed, signed and sealed in open Council this **20th day of December 2022**.



Christa Lowry, Mayor



Jeanne Harfield, Clerk

