

**The Corporation of the Municipality of West Grey**  
**By-law Number 118 - 2018**

**Being,** a By-law to amend Zoning By-law No. 37-2006, for the Municipality of West Grey;

**Whereas,** the Council of the Corporation of the Municipality of West Grey deems it in the public interest to pass a By-law to amend By-law No. 37-2006;

**And whereas,** pursuant to the provisions of Section 34 of the Planning Act, R.S.O. 1990, as amended, By-laws may be amended by Councils of Municipalities;

**Now Therefore the Council of the Corporation of the Municipality of West Grey enacts as follows:**

1. Schedule "11" to By-law No. 37-2006, is hereby amended by changing the zoning of the severed (enlarged) lot described as Plan 1097, Lot 11 & Part Lot 14, Geographic Township of Bentinck, Municipality of West Grey, from the 'ER' (Estate Residential Zone) to the 'ER-393' (Estate Residential Exception Zone), and rezone the retained lot described as Plan 1097, Part Lot 14, Geographic Township of Bentinck, Municipality of West Grey, from the 'ER' (Estate Residential Zone) to the 'ER-394' (Estate Residential Exception Zone), as shown on Schedule "11G", attached to and forming part of this by-law.
2. Section 35 to By-law No. 37-2006 is hereby further amended by adding the following subsections:

**"ER-393**  
Notwithstanding Subsection 15.2.1 of By-law No. 37-2006, as amended, the following provision, in addition to any other provisions pertaining to the 'ER' (Estate Residential Zone), shall apply to the lands zoned 'ER-393' (Estate Residential Exception Zone), and shown on Schedule "11G" affixed hereto:

Minimum Lot Area – 0.55 hectares."
3. Section 35 to By-law No. 37-2006 is hereby further amended by adding the following subsections:

**"ER-394**  
Notwithstanding Subsection 15.2.1 of By-law No. 37-2006, as amended, the following provision, in addition to any other provisions pertaining to the 'ER' (Estate Residential Zone), shall apply to the lands zoned 'ER-394' (Estate Residential Exception Zone), and shown on Schedule "11G" affixed hereto:

Minimum Lot Area – 0.37 hectares."
4. THAT THIS By-law Amendment shall come into effect upon the final passing thereof pursuant to Section 34(21) and Section 34(22) of The Planning Act, R.S.O., 1990, as amended, or where applicable, pursuant to Sections 34(30) and (31) of the Planning Act, R.S.O., 1990, as amended.

**Read a first and second time this 15<sup>th</sup> day of October, 2018.**

**Read a third time and finally passed this 15<sup>th</sup> day of October, 2018.**

**(Signed)**  
\_\_\_\_\_  
**Kevin Eccles, Mayor**

**(Signed)**  
\_\_\_\_\_  
**Mark Turner, Clerk**

**Notice of the Passing of a Zoning By-law**  
**By the Corporation of the Municipality of West Grey**

**Take notice** that the Council of the Corporation of the Municipality of West Grey passed By-law Number 118 - 2018 on the 15<sup>th</sup> day of October, 2018, under Section 34 of the Planning Act R.S.O. 1990, as amended.

**And take notice** that the Zoning By-law may be appealed to the Local Planning Appeal Tribunal by filing with the Clerk of the Corporation of the Municipality of West Grey not later than the 6<sup>th</sup> day of November, 2018, a notice of appeal setting out the objection to the By-law and the reasons in support of the objection, accompanied by the fee prescribed under the Local Planning Appeal Tribunal Act.

**Only** individuals, corporations and public bodies may appeal a Zoning By-law to the Local Planning Appeal Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However a notice of appeal may be filed in the name of an individual who is a member of the association or group on its behalf.

**If** a person, corporation or public body did not make oral submissions at the public meeting or make a written submission to the Municipality of West Grey before the bylaw was passed, the person, corporation or public body is not entitled to appeal the decision of the Municipality of West Grey Council to the Local Planning Appeal Tribunal. If a person, corporation or public body did not make oral submissions at a public meeting or make a written submission to the Municipality of West Grey before the bylaw was passed, the person, corporation or public body may not be added as a party to the hearing of an appeal before the Local Planning Appeal Tribunal unless, in the opinion of the Tribunal, there are reasonable grounds to do so.

**An explanation** of the purpose and effect of the By-law, describing the lands to which the By-law applies, and a Key Map showing the location of the lands to which the By-law applies are attached.

**Dated at the Municipality of West Grey**  
**This 17<sup>th</sup> day of October, 2018.**

Mark Turner, Clerk  
Municipality of West Grey  
402813 Grey Road 4  
R.R. 2, Durham, ON., NOG 1R0  
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**Explanatory Note**

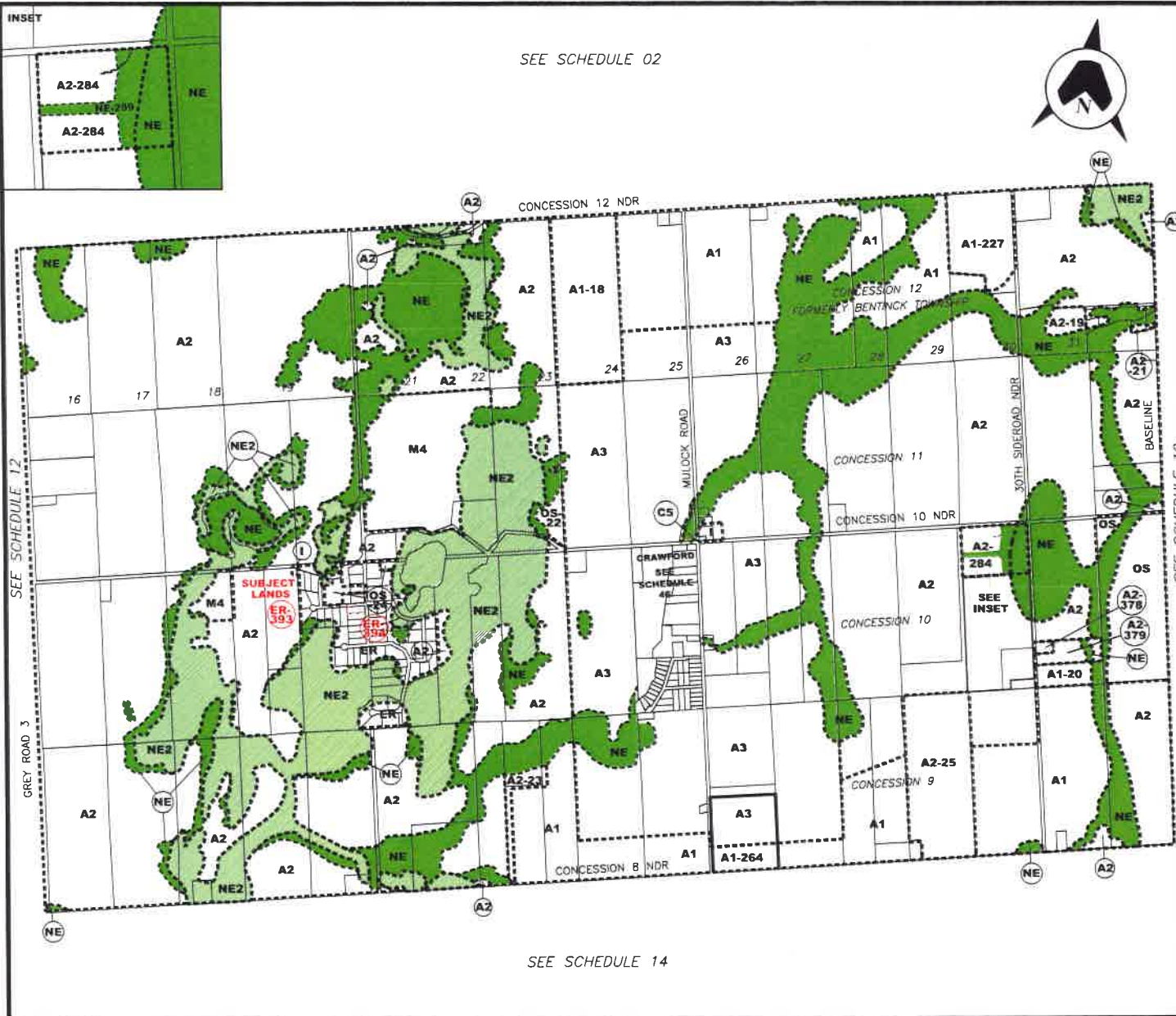
The purpose of the Zoning By-law Amendment is to rezone the severed (enlarged) lot described as Plan 1097, Lot 11 & Part Lot 14, Geographic Township of Bentinck, Municipality of West Grey, from the 'ER' (Estate Residential Zone) to the 'ER-393' (Estate Residential Exception Zone), and rezone the retained lot described as Plan 1097, Part Lot 14, Geographic Township of Bentinck, Municipality of West Grey, from the 'ER' (Estate Residential Zone) to the 'ER-394' (Estate Residential Exception Zone) The Amendment will recognize the deficient lot area of the severed (enlarged) lot and retained lot.

The subject lands are designated 'Rural' on Schedule A to the Municipality of West Grey Official Plan.

JAKO Developments Inc. - ZA-14-18/B08/2018 – Property Roll #4205 280 007 01440  
0000 & #4205 280 007 01443 0000

The Council of the Municipality of West Grey has adopted this By-law and is now circulating it in accordance with Provincial Regulations. Please be advised that all written and oral submissions received regarding this application were considered, the effect of which helped make an informed recommendation and decision.

SEE SCHEDULE 02



SEE SCHEDULE 14

# MUNICIPALITY OF WEST GREY ZONING SCHEDULE 11G




By-Law Number 118-2018

Date Passed October 15, 2018

Mayor Ken Ecker

Clerk [Signature]

### ZONES

- A1** Agricultural
- A2** Rural
- A3** Restricted Rural
- R1A** Unserviced Residential
- R1B** Residential
- R2** Residential
- R3** Residential
- ER** Estate Residential
- MH** Mobile Home Park
- C1** General Commercial
- C2** Highway Commercial
- C3** Neighbourhood Commercial
- C4** Space Extensive Commercial
- C5** Hamlet Commercial
- C6** Rural Commercial
- MU1** Mixed Use
- M1** Industrial
- M2** Restricted Industrial
- M3** Rural Industrial
- M4** Extractive Industrial
- I** Institutional
- OS** Open Space
- FD** Future Development
- NE** Natural Environment
- NE2** Natural Environment 2
- FL** Flood Way
-  Flood Fringe Overlay
-  Regional Storm Floodline
-  Regulation Limit
- 1** Zone Exception

