

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 No. 59 - 2011 on the 15th day of August, 2011 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 Ontario Municipal Board by filing with the Clerk of the Corporation of the Municipality of West Grey not later than the 6th day of September, 2011, 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 Ontario Municipal Board Act.

ONLY individuals, corporations and public bodies may appeal a Zoning By-law to the Ontario Municipal Board. 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.

A person or public body that did not make oral submissions at a public meeting or make written submissions to the Municipality of West Grey with regard to the Zoning By-law Amendment prior to the Amendment being adopted is not entitled to appeal the Zoning By-law Amendment. Also, a person or public body that did not make oral submissions at a public meeting or make written submissions to the Municipality of West Grey with regard to the Zoning By-law Amendment prior to the Amendment being adopted may not be added as a party to the hearing of an appeal before the Ontario Municipal Board unless, in the opinion of the Board, 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 16th DAY OF AUGUST, 2011.

Mark Turner, Clerk
Municipality of West Grey
402813 Grey Road 4
R.R. 2, Durham
Ontario, NOG 1R0
Ph: (519) 369-2200
Fax: (519) 369-5962

EXPLANATORY NOTE

The proposed By-law applies to lands described as Part of Block 71, Plan 813, Geographic Township of Glenelg, Municipality of West Grey, as shown on the attached map.

The purpose of the Zoning By-law Amendment is to rezone a portion of the above-noted property from Open Space (OS) to Estate Residential Exception (ER-298) in order to facilitate the severance of three residential lots having reduced lot areas, and rezone another portion of the subject property from Open Space (OS) to Estate Residential (ER) to facilitate the severance of a fourth residential lot. The balance of the property will remain zoned Natural Environmental (NE) and Open Space (OS).

The lands subject to rezoning are also subject to an application to amend the County of Grey Official Plan.

The Council of the Municipality of West Grey has adopted this By-law and is now circulating it in accordance with Provincial Regulations.

THE CORPORATION OF THE MUNICIPALITY OF WEST GREY

BY-LAW NUMBER 59 - 2011

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. By-law No. 37-2006 is hereby amended by changing the zoning of those lands described as Part of Block 71, Plan 813, Geographic Township of Glenelg, Municipality of West Grey from the Open Space (OS) Zone and Natural Environment (NE) Zone to the Estate Residential (ER) Zone, Estate Residential Exception (ER-298) Zone, Open Space (OS) Zone and Natural Environment (NE) Zone, as shown more particularly on Schedule 50D.
2. Section 35 to By-law No. 37-2006 is hereby further amended by adding the following subsections:
"35-298
Notwithstanding Section 15 of By-law No. 37-2006, as amended, those lands zoned ER-298 shall be used in accordance with the ER zone provisions excepting however that:
 - (1) The 'minimum lot area' shall be 0.45 hectares."
 - (2) Notwithstanding subsection 6.20.2 to the contrary, lands within the Natural Environment (NE) Zone shall be included in the calculation of lot area for the lands subject to this By-law."
3. 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 15th day of August, 2011.

Read a third time and finally passed this 15th day of August, 2011.


Kevin Eccles, Mayor


Christine Robinson, CAO



