

THE CORPORATION OF THE TOWNSHIP OF ADJALA-TOSORONTIO

NOTICE OF PASSING OF ZONING BY-LAW

**Part of Lot 26, Concession 1
8944 County Road 12
Geographic Township of Tosorontio
Township of Adjala-Tosorontio**

TAKE NOTICE that the Council of the Corporation of the Township of Adjala-Tosorontio passed **By-law No. 18-62** on **November 13th, 2018** under section 34 of the Planning Act, R.S.O. 1990, Chapter P.13, as amended.

AND TAKE NOTICE that any person or agency may appeal to the Local Planning Appeals Tribunal (LPAT) in respect of the By-law by filing with the Clerk of the Corporation of the Township of Adjala-Tosorontio, not later than the

10th DAY OF DECEMBER 2018

a Notice of Appeal setting out the objection to the By-law and the reasons in support of the objection, to be accompanied by the required fee to the LPAT (\$300.00 cheque or money order payable to the Minister of Finance). Township fees will also apply.

The purpose and effect of the By-law is to prohibit residential development on the farm portion of the property, and, to reduce frontage requirements and recognize the size and location of existing accessory structures as meeting residential requirements on the balance of the lands.

The following information is attached with this notice:

- A copy of the Zoning Amendment By-law; and,
- A map showing the location of the lands to which the By-law applies.

For further information, please contact the Municipal Office during regular office hours.

Only individuals, corporations and public bodies may appeal a by-law to the LPAT. 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 the group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the LPAT, there are reasonable grounds to add the person or public body as a party.

DATED at the Township of Adjala-Tosorontio this 20th day of November, 2018.

Jacque Tschekalin, Director of Planning
Township of Adjala-Tosorontio,
7855 Sideroad 30,
Alliston, Ontario, L9R 1V1

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The Corporation of The Township of Adjala-Tosorontio

By-law No. 18-62

A By-law to amend Zoning By-law 03-57, as amended, of the Township of Adjala-Tosorontio

Part of Lot 26, Concession 1, geographic Township of Tosorontio
8944 County Road 12 (4301-020-003-02300)

Whereas Zoning By-law No. 03-57, as amended, constitutes the comprehensive Zoning By-law for the Township of Adjala-Tosorontio save and except those lands within the Oak Ridges Moraine area;

AND WHEREAS it is deemed necessary and desirable to further amend By-law No. 03-57, as amended;

AND WHEREAS this amendment will conform to the Official Plan of the Township of Adjala-Tosorontio;

Now Therefore the Council of The Corporation of The Township of Adjala-Tosorontio enacts as follows:

1. **THAT** Schedule "A-7" of By-law No. 03-57, as amended, is hereby further amended by changing the zoning on Part of Lot 26, Concession 1, geographic Township of Tosorontio, from an Agricultural (A) Zone to an Agricultural Exception 113 (A-113) Zone, as shown hatched on Schedule "A", attached hereto, and an Agricultural Exception 113 (A-114) Zone, as shown cross-hatched on Schedule "A", attached hereto.

2. **THAT** Section 4.4.27 - Zone Exceptions for the Agricultural (A) Zone in By-law No. 03-57, as amended, is hereby further amended by adding the following:

Section 4.4.113 (A-113 Zone)

Notwithstanding anything to the contrary found in this By-law, residential uses are not permitted. All other provisions of the Agricultural zone continue to apply.

3. **THAT** Section 4.4.27 - Zone Exceptions for the Agricultural (A) Zone in By-law No. 03-57, as amended, is hereby further amended by adding the following:

Section 4.4.114 (A-114 Zone)

Notwithstanding anything to the contrary found in the By-law, a minimum lot frontage of 48m is permitted, and further, the four (4)

existing agricultural structures (ranging in size from 105m² to 240m² and totaling 675m²) are deemed to meet size, height and yard requirements, provided they are used for accessory residential purposes only. All other provisions of the Agricultural zone continue to apply.


4. **THAT** Schedule "A" is hereby declared to form part of this By-law.

THAT this By-law shall come into force on the date of passage and take effect the day after the last date for filing a notice of appeal where no notice of appeal is received, or, where a notice of appeal is received, upon the approval of the Local Planning Appeal Tribunal, and, in either case, in accordance with the provisions of the Planning Act, R.S.O. 1990, Ch. P.13, as amended.

THAT notwithstanding anything contrary to the rules of procedure, this By-law, having been introduced and read a first and second time, be considered read a third time and finally passed this 13th day of November, 2018.



Mary Small Brett, Mayor



Kathryn Pearl, Acting Clerk

Schedule "A"
to
By-law No. 18 -62

