



THE CORPORATION OF THE TOWNSHIP OF ADJALA-TOSORONTIO

NOTICE OF COMPLETE APPLICATION, PARTICULARS AND PUBLIC ACCESS
For Applications Filed under the Planning Act, R.S.O. 1990

ZONING BY-LAW AMENDMENT APPLICATION Z/19/21

SYNOPSIS: To permit an existing detached accessory structure to be in-front of the proposed detached single-family dwelling.

IN FULFILLMENT of Section 34(12) of the Planning Act, please be advised that an application has been received concerning a proposed zoning by-law amendment, as indicated below.

AN EXPLANATION of the Purpose and Effect of the proposed amendment, describing the lands to which it applies, and a key map showing the location of the lands, accompany this notice.

INFORMATION relating to the proposed zoning by-law amendment is available from the Planning Department during regular office hours (8:30am to 4:30pm), 7855 Sideroad 30, Alliston, Ontario, L9R 1V1, Telephone (705) 434-5055.

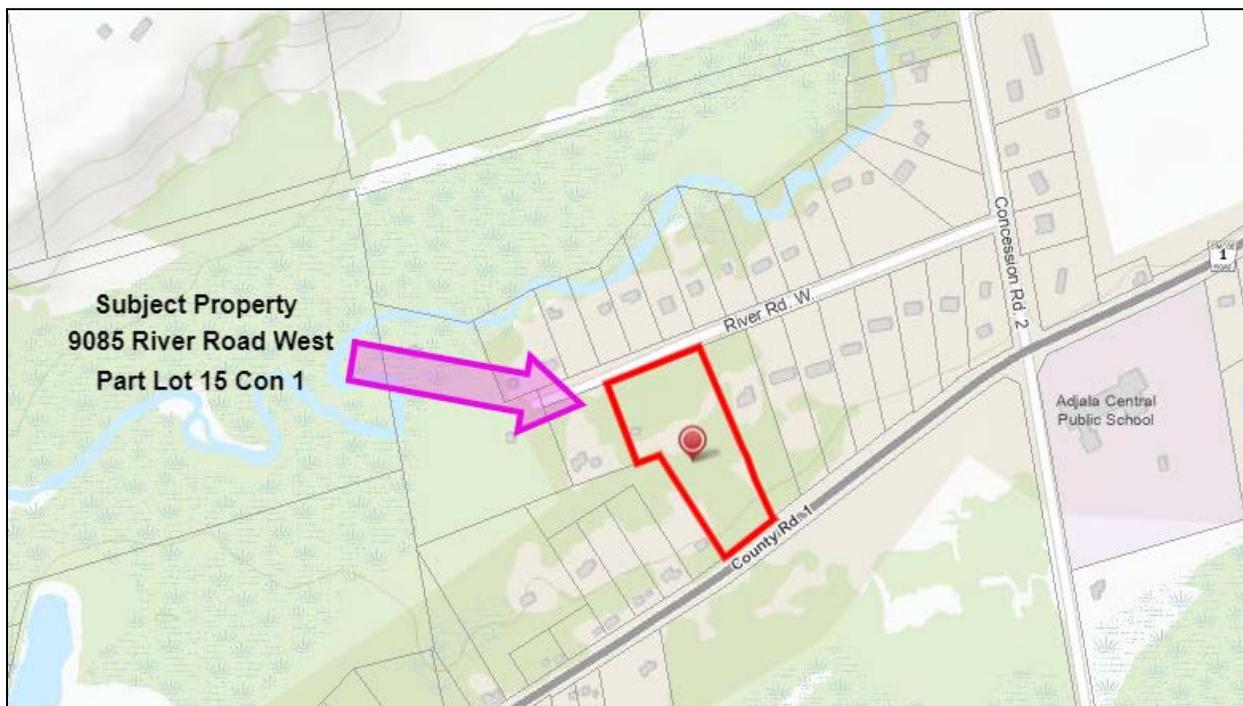
IF YOU WISH TO MAKE ANY COMMENTS or have any questions, please contact the Planning Department by **December 10, 2021**.

NOTICE of Public Meetings for these applications, as required by Section 34 of the Planning Act, will be given at a future date.

Dated at the Township of Adjala-Tosorontio this 19th day of Novemebr 2021.

**EXPLANATION OF THE PURPOSE AND EFFECT
OF THE PROPOSED ZONING AMENDMENT
Z/19/21 (9085 River Road West)**

Application has been made for rezoning (Z/19/21) on lands located on Part Lot 15 Concession 1, Township of Adjala-Tosorontio. The proposal is to amend the zoning of the property for a site-specific reason to permit the existing detached accessory structure to be located in-front of the proposed detached single-family dwelling in the Hamlet Residential One (HR1) Zone. (Part Lot 15, Concession 1).



The Corporation of The Township of Adjala-Tosorontio

By-law No. 22- XX

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

Part of Lot 15, Concession 1, on Reference Plan, geographic Township of Adjala, 9085 River Road West, (4301-010-005-08300)

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 "B-2" of By-law No. 03-57, as amended, is hereby further amended by changing the zoning on Part of Lot 15, Concession 1, geographic Township of Adjala, on Reference Plan from a Hamlet Residential One (HR1) Zone to Hamlet Residential One Exception 32 (HR1-32) Zone, as shown cross-hatched on Schedule "A", attached hereto.
2. **THAT** Section 18.3 – Zone Exceptions for the Hamlet Residential One (HR1) Zone in By-law No. 03-57, as amended, is hereby further amended by adding the following:

Section 18.3.32 (HR1-32 Zone)

Schedule B-2, Part of Lot 15, Concession 1, geographic Township of Adjala.

Notwithstanding any provisions to the contrary of this By-law, the following altered and additional provisions shall apply to the lands zoned **HR1-32**:

- i. That one (1) detached accessory structure shall be permitted in front of the single-family dwelling.

All other provisions of the Hamlet Residential One (HR1) Zone continue to apply.

Schedule "A"
To
By-law No. 22 -

