

THE CORPORATION OF THE MUNICIPALITY OF MAGNETAWAN

BY-LAW No. 2004 - 31

Being a Temporary Use BY-LAW

To Amend By-Law No. 2001-26, as amended the Comprehensive Zoning By-Law for the Corporation of the Municipality of Magnetawan with respect to Lot 7, Concession 11, in the geographic Township of Chapman, now in the Municipality of Magnetawan

WHEREAS the Council of the Corporation of the Municipality of Magnetawan is empowered to pass Temporary Use By-Laws to regulate the use of land pursuant to Section 39 of the *Planning Act, R.S.O. 1990*;

AND WHEREAS Section 4.17 of the proposed Official Plan permits Garden Suites in the Rural and Community designations;

AND WHEREAS the owner of Lot 7, Concession 11, in the geographic Township of Chapman, now in the Municipality of Magnetawan has filed an application with the Municipality of Magnetawan to amend By-law No. 2001-26, as amended;

AND WHEREAS it is deemed appropriate to amend By-law No. 2001-26, as amended, to rezone the subject lands to permit a temporary Garden Suite;

NOW THEREFORE BE IT ENACTED as a By-law of this Corporation as follows:

- 1) The lands shown on Schedule 'A' attached to and forming part of this By-Law, are hereby rezoned from the Rural (RU) Zone to the Rural Exception One (RU-1) Zone.
- 2) Section 4.6.3 Exceptions, is hereby amended to delete Section 4.6.3.1 and replace it with the following:

4.6.3.1 Rural Exception One (RU-1) Zone

Notwithstanding Section 3.6, Dwelling Units on a Lot, to the contrary, a Garden Suite shall be permitted within the RU-1 Zone as shown on Schedule 'A'.

- 3) This By-law remains in full force and effect for a maximum of ten (10) years from the date of passage hereof.

This By-law shall come into effect upon the date of passage hereof and take effect on the day after the last day for filing appeals, subject to the provisions of Section 34 of the *Planning Act, R.S.O. 1990*, as amended. Where objections to the By-law are received in accordance with the provisions of the *Planning Act*, the By-law shall come into effect upon approval of the Ontario Municipal Board.

Passed in open Council as read a First, Second and Third time,
this 28th day of July, 2004

Sam Dunnett, Mayor

Brenda J. Fraser, Clerk/Administrator