

**THE CORPORATION OF THE MUNICIPALITY OF MAGNETAWAN**

**BY-LAW No. 2006 - 06**

Being a By-law to amend By-law No. 2001-26 as amended, the Zoning By-law for the Municipality of Magnetawan with respect to lands located at 139 Windmill Lane and legally described as Part of Lot 75, Concession B in the former geographic Township of Spence, now in the Municipality of Magnetawan.

WHEREAS the Council of the Corporation of the Municipality of Magnetawan is empowered to pass By-laws to regulate the use of land pursuant to Section 34 of the Planning Act, R.S.O. 1990;

AND WHEREAS the owner of the subject lands has filed an application with the Municipality of Magnetawan to amend By-law No. 2001-26 as amended;

AND WHEREAS the Council of the Corporation of the Municipality of Magnetawan deems it advisable to amend By-Law 2001-26 as amended;

NOW THEREFORE the Council of the Corporation of the Municipality of Magnetawan enacts as follows:

1. Schedule 'A', to Zoning By-law No. 2001-26 as amended, is hereby further amended by zoning lands legally described as Part of Lot 75, Concession B, in the former geographic Township of Spence, now in the Municipality of Magnetawan from the Agricultural (A) and Shoreline Residential (RS) Zones to the Shoreline Residential Exception (RS-11) and Shoreline Residential (RS-12) Zones as shown on Schedule 'A-1' attached hereto and forming part of this By-law.

2. And furthermore, the following subsections shall be added after subsection 4.2.4.10:

***4.2.4.11 Shoreline Residential Exception (RS-11) Zone***

*Notwithstanding the provisions of Section 4.2.2 (ii), on lands within the RS-11 Zone the minimum lot frontage shall be 86.5 metres.*

*For the purpose of this exception, lot frontage shall be defined as the linear distance measured along the controlled water's edge between the side lot lines.*

***4.2.4.12 Shoreline Residential Exception (RS-12) Zone***

*Notwithstanding the provisions of Section 4.2.2 (ii), on lands within the RS-12 Zone the minimum lot frontage shall be 86.5 metres.*

*For the purpose of this exception, lot frontage shall be defined as the linear distance measured along the controlled water's edge between the side lot lines. Permitted uses in the RS-12 Zone include all uses permitted in the RS Zone, subject to the zone requirements of the RS Zone.*

*In addition the minimum front yard shall be 20 metres and all uses set out in Section 4.7.1., with the exception of a farm dwelling or accessory farm dwelling shall also be permitted on lands zoned RS-12, provided they maintain a minimum setback of 300 metres from the shoreline. Uses permitted under Section 4.7.1 shall also adhere to the regulations set out in Section 4.7.2 or elsewhere in Comprehensive Zoning By-law 2001-26.*

3. In all other respects the provisions of By-law 2001-26, as amended, shall apply.

4. By-law No. 2005-29 is hereby repealed.

Passed in open Council as read a First, Second and Third time,  
this 22<sup>nd</sup> day of February, 2006.

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Sam Dunnett, Mayor

Brenda J. Fraser, *Clerk/Administrator*