The Corporation of the Town of South Bruce Peninsula

By-Law Number 60-2017

Being a By-Law to Amend By-Law Number 122-2009, as Amended, Being the Comprehensive Zoning By-Law for the Town of South Bruce Peninsula for Part Lot 21 Concession 5 WBR (Albemarle)

Whereas the Planning Act, RSO 1990 Section 34 provides for the passing of zoning by-laws;

And whereas in accordance with the Planning Act, application has been received to change the zoning for Part Lot 21 Concession 5 WBR (Albemarle).

Now therefore the Corporation of the Town of South Bruce Peninsula enacts as follows:

1. That Schedule 'A' to the Town of South Bruce Peninsula Comprehensive Zoning By-Law 122-2009 as amended, is hereby further amended by changing therein the zoning category of Part Lot 21 Concession 5 WBR (Albemarle) Town of South Bruce Peninsula from 'RU1 - General Rural' to 'R2-60-2017a - Resort Residential Special' and 'R2-60-2017b - Resort Residential Special' as shown on the Schedule 'A' attached hereto and forming part of this by-law.

2. That the Town of South Bruce Peninsula Comprehensive Zoning By-Law 122-2009 as amended, is hereby further amended by adding the following to 'Section 12.5 Special Provisions – R2 Resort Residential' thereof as follows:

"R2-60-2017a - Resort Residential Special, Part Lot 21 Concession 5 WBR (Albemarle).

(i) The lands are designated as a site plan control area under Section 41 of the Planning Act, R.S.O. 1990
(ii) Basements/cellars are prohibited below existing grade

"R2-60-2017b - Resort Residential Special, Part Lot 21 Concession 5 WBR (Albemarle).

(i) All development including grading and site alterations is prohibited.
(ii) The lands are designated as a site plan control area under Section 41 of the Planning Act, R.S.O. 1990

3. That this by-law shall come into force and effect on the final passing thereof by the Council of the Town of South Bruce Peninsula, and in compliance with the provisions of the Planning Act, R.S.O. 1990, as amended.
Read a first and second time this 20th day of June, 2017.

[Signature]
Mayor

[Signature]
Clerk

Read a third time and finally passed this 20th day of June, 2017.

[Signature]
Mayor

[Signature]
Clerk
Schedule 'A'
Pt Lot 21 Concession 5 WBR, RP 3R1820 Part 1 (85 Hea Rd)
Town of South Bruce Peninsula (Albermarle)

This is Schedule 'A' to the zoning by-law amendment number Z-3Q-17.59, passed this 20th day of June, 2017.

Mayor
Clerk

File: Z-3Q-17.59
Applicant: Redhawk Construction Co. Ltd.
c/o Roger Howard

Date: May, 2017