



TOWNSHIP OF MELANCTHON

A G E N D A - SPECIAL COUNCIL MEETING

Wednesday, November 21, 2018 - 8:00 a.m.

- 1. Call to Order**
- 2. General Business**
 1. Notice of Intent to Pass By-law
 1. Hoover/Bauman Zoning By-law Amendment - Part of Lot 32, Concession 3 NE & 4 NE
- 3. Confirmation By-law**
- 4. Adjournment**

THE CORPORATION OF THE TOWNSHIP OF MELANCTHON

BY-LAW NO. _____

(Owen Hoover (Enos Bauman) – November 16, 2018)

Being a By-law to amend By-law No. 12-79, as amended, the Zoning By-law for the Township of Melancthon for lands located in Part of Lot 32, Concessions 3 and 4, N.E.T.S.R

WHEREAS the Council of the Corporation of the Township of Melancthon is empowered to pass By-laws to regulate the temporary use of land pursuant to Section 39 of the Planning Act, 1990;

AND WHEREAS the owner of the subject lands has obtained a prior zoning by-law amendment for the subject lands to permit an on-farm diversified use, referred to as By-law 13-2011;

AND WHEREAS the owner of the subject lands has requested permission to conduct an additional on-farm diversified use on a temporary basis;

AND WHEREAS the Council of the Corporation of the Township of Melancthon deems it advisable to amend By-Law 12-79, as amended;

NOW THEREFORE the Council of the Corporation of the Township of Melancthon enacts as follows:

1. That Schedule 'A' to By-law 12-79, as amended, is further amended by rezoning lands located in Part Lot 32, Concessions 3 and 4, N.E.T.S.R from an existing General Agricultural Exception (A1-116) and the General Agricultural (A1) Zone to a revised General Agricultural Exception (A1-116) Zone as shown on Schedule A-1 attached hereto and forming part of this By-law.
2. And furthermore By-law 12-79 is hereby further amended by deleting sub-section 4.7 ggggg) and replacing it with the following new sub-section:

ggggg) In addition to the permitted uses of the A1 Zone, on lands located in Part of Lot 32, Concessions 3 and 4, N.E.T.S.R and located in the A1-116 Zone, an existing welding shop having a floor area of 185.8 square metres (2,000 square feet) shall be a permissible use within an existing agricultural building. For the purpose of the A1-116 Zone, any expansion, renovation, alteration, change to or relocation of the existing welding shop shall only be undertaken in compliance with Section 3.13 3) of the Zoning By-law (On-Farm Diversified Uses), with the exception that the maximum floor area of the welding shop shall not exceed 575 square metres.

And furthermore, Notwithstanding By-law 12-79 as amended, in the A1-116 Zone, a portion of an existing workshop located closest to County Road 9 may be utilized on a temporary basis for one additional on-farm diversified use consisting of a small-scale assembly facility that is independent of and unrelated to the operations of the welding shop. The assembly facility shall be entirely located in an existing storage building and shall utilize no more than 46.45 square metres of the storage building. The assembly facility shall be operated by no more than one individual. In accordance with Section 39 of the Planning Act the assembly facility shall cease and desist on or prior to the 3-year anniversary of the passage of this By-law, which is November 21, 2021.

3. In all other respects, the provisions of By-law 12-79, as amended shall apply.

This By-law shall come into effect upon the date of passage hereof, subject to the provisions of Section 34 (30) and (31) of the Planning Act (Ontario).

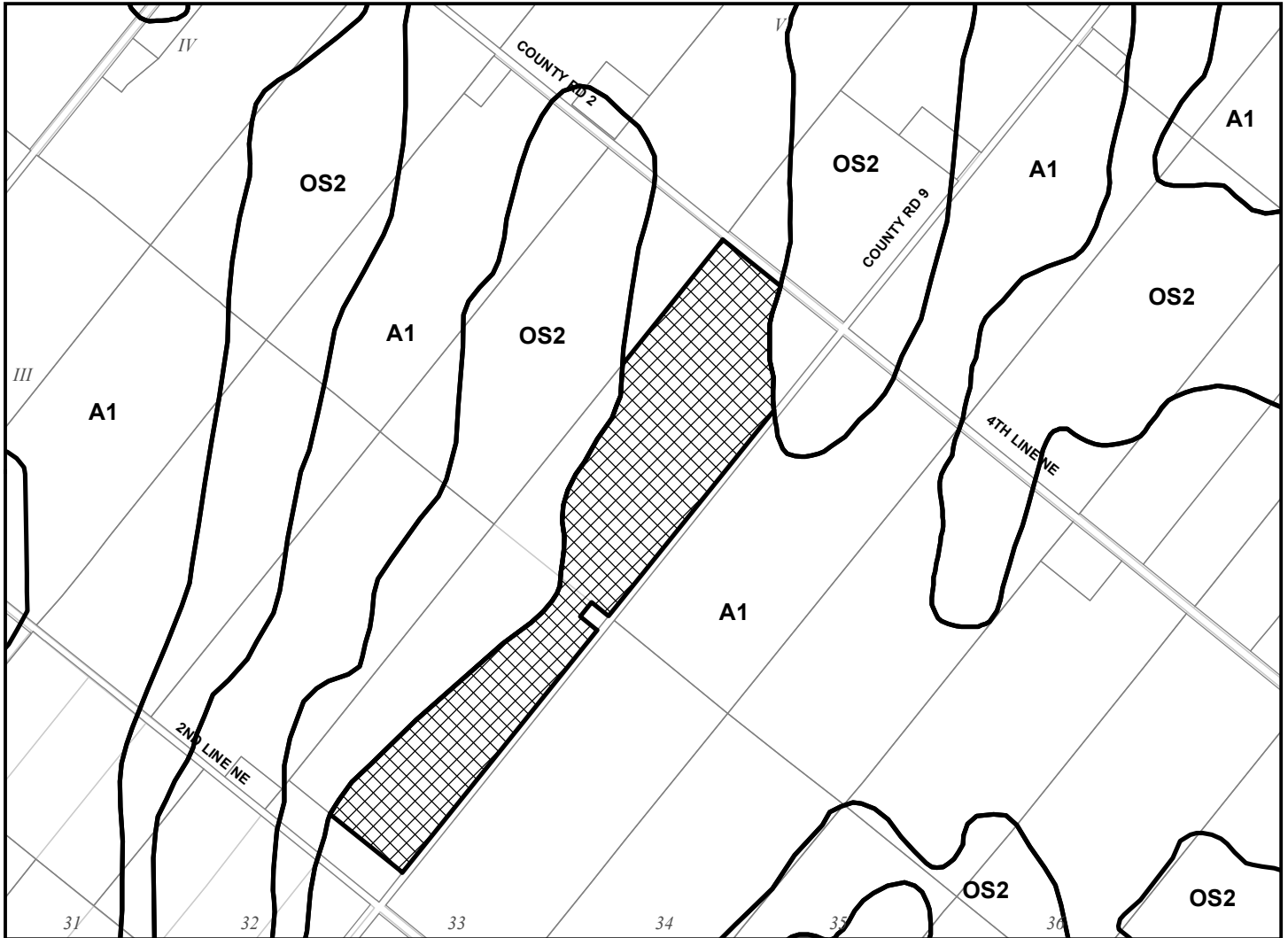
READ A FIRST AND SECOND TIME on the 21st day of November 2018.

READ A THIRD TIME and finally passed this 21st day of November 2018.

Mayor

Clerk

Schedule 'A-1'
By-law 2018-_____
Part of Lot 32, Concessions 3 & 4 North East of
Toronto and Sydenham Road
Township of Melancthon



Lands to be rezoned to a new General Agricultural Exception (A1-116) Zone

This is Schedule 'A-1' to By-law _____

Passed this _____ day of _____, 2018.

Mayor

Clerk