

The Corporation of the Township of Douro-Dummer

By-law Number 202X-XX

**Being a By-law to amend By-law Number 10-1996, as amended,
otherwise known as "The Township of Douro-Dummer
Comprehensive Zoning By-law"**

Whereas By-law Number 10-1996, as amended, regulates the use of land and the use and erection of buildings and structures within the Township of Douro-Dummer;

And Whereas Section 34 of The Planning Act, RSO 1990, as amended, permits the Council to pass an amending Zoning By-law;

And Whereas the Council of the Township of Douro-Dummer requires the rezoning of the subject lands as a condition of Draft Plan Approval for Peterborough County Subdivision Application 15T-21006;

And Whereas the Council of the Township of Douro-Dummer deems it advisable to amend By-law No. 10-1996 as amended;

Now Therefore the Council of the Township of Douro-Dummer hereby enacts as follows:

1. Schedule B2 to By-law No. 10-1996, as amended, is hereby further amended by changing the zone category on lands known municipally as 162 County Road 4 and described as Part Lot 2 and Part Lot 3, Concession 10 of the Douro Ward from the Rural Zone (RU) to the Hamlet Residential Zone (HR), the Environmental Conservation Zone (EC), the Special District 171 Zone (S.D. 171) and the Special District 254 Zone (S.D. 254) as shown on Schedule "1" attached hereto and forming part of this By-law.
2. Section 21 - Special Districts is amended by deleting subsection "21.171 Special District 171 Zone (S.D. 171) - Reserved" immediately following subsection "21.170 Special District 170 Zone (S.D. 170)" and replacing it with the following:

21.171 Special District 171 Zone (S.D. 171) – Roll No. -010-004-10100

No person shall, within any Special District 171 Zone (S.D. 171), use any land, or erect, alter or use any building or structure except in accordance with the following provisions:

21.171.1 Permitted Uses

21.171.1.1 an agricultural use, farm or hobby farm excluding buildings or structures used for barns and/or dwellings.

21.171.1.2 a conservation or forestry use.

21.171.2 Regulations for Uses Permitted in Section 21.171.1.1 and 21.171.1.2

- | | |
|-------------------------|--------|
| a) Minimum Lot Area | 1.5 ha |
| b) Minimum Lot Frontage | 0 m |

3. Section 21 - Special Districts is amended by the addition of a new subsection, namely subsection "21.254 Special District 254 Zone (S.D. 254)" immediately following subsection "21.253 Special District 253 Zone (S.D. 253)" which shall read as follows:

21.254 Special District 254 Zone (S.D. 254) – Roll No. -010-004-10100

No person shall, within any Special District 254 Zone (S.D. 254), use any land, or erect, alter or use any building or structure except in accordance with the following provisions:

21.254.1 Permitted Uses

- 21.254.1.1** all uses permitted in the Environmental Conservation Zone (EC).

- 21.254.1.2** a stormwater management facility.

21.254.2 Regulations for Uses Permitted in Section 21.254.1

All provisions and regulations of the Environmental Conservation Zone (EC) of By-law 10-1996, as amended, shall apply.

4. All other relevant provisions of By-law 10-1996, as amended, shall apply.

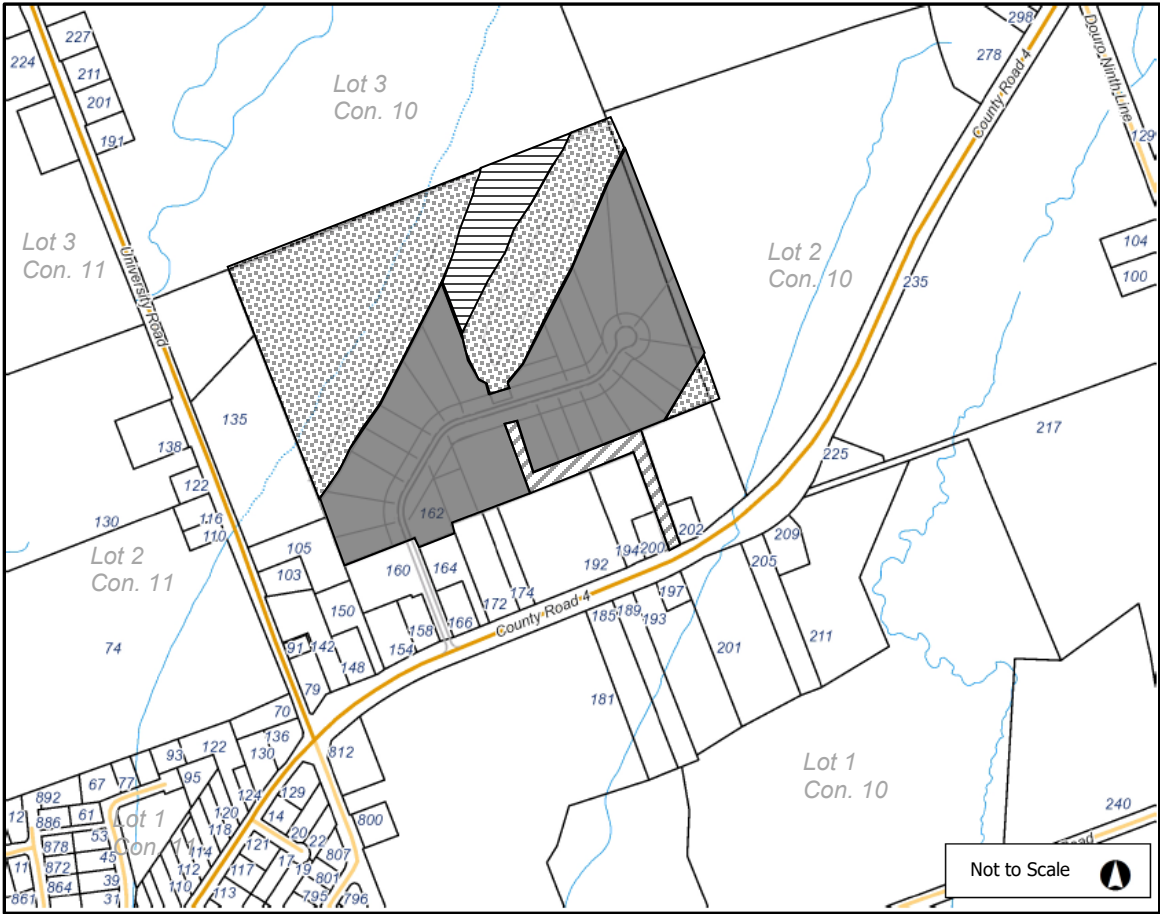
If no notice of objection is filed with the Clerk within the time provided, this By-law shall become effective on the date of passing hereof, subject to the provisions of The Planning Act, RSO 1990, as amended.





Passed in Open Council this XX day of XXXX, 202X.

Mayor, Heather Watson

Clerk, Martina Chait-Hartwig

Schedule "1" to By-law 202X-XX



-  Rezone from the 'Rural Zone (RU)' to the 'Hamlet Residential Zone (HR)'
-  Rezone from the 'Rural Zone (RU)' to the 'Environmental Conservation Zone (EC)'
-  Rezone from 'Rural Zone (RU)' to the 'Special District 254 Zone (S.D. 254)'
-  Rezone from the 'Rural Zone (RU)' to the 'Special District 171 Zone (S.D. 171)'

This is Schedule 'A' to By-law No. 202X-XX passed this XX day of XXXX, 202X.

Mayor, Heather Watson

Clerk, Martina Chait-Hartwig