THE CORPORATION OF THE
TOWNSHIP OF NORWICH

BY-LAW NUMBER 18-2017-Z


WHEREAS the Municipal Council of the Corporation of the Township of Norwich deems it advisable to amend By-Law Number 07-2003-Z, as amended.

THEREFORE, the Municipal Council of the Corporation of the Township of Norwich, enacts as follows:

1. That Schedule “A” to By-law Number 07-2003-Z, as amended, is hereby amended by changing to ‘RR-22’ the zone symbol of the lands so designated ‘RR-22’ on Schedule “A” attached hereto.

2. That Section 9.5 to By-law Number 07-2003-Z, as amended, is hereby amended by adding the following subsections at the end thereof.

“9.5.22 LOCATION: Part of Lot 7, Concession 1 (East Oxford) RR-22 (Key Map 6)

9.5.22.1 Notwithstanding any provisions of this Zoning By-Law to the contrary, no person shall within any RR-22 Zone use any lot, or erect, alter or use any building or structure for any purpose except the following:

all uses permitted in Section 9.1 of this Zoning By-Law;

9.5.22.2 Notwithstanding any provisions of this Zoning By-Law to the contrary, no person shall within any RR-22 Zone use any lot, or erect, alter or use any building or structure except in accordance with the following provisions:

9.5.22.2.1 LOT AREA

Minimum 2,498 m² (26,889 ft²)

9.5.22.2.2 LOT FRONTAGE

Minimum 24 m (78.7 ft)

9.5.22.2.3 LOT DEPTH

Minimum 63 m (206.7 ft)

9.5.22.2.4 MINIMUM DISTANCE SEPARATION REQUIREMENT FROM LIVESTOCK BARS AND MANURE STORAGE STRUCTURES

Minimum 40 m (131.2 ft)

9.5.22.3 That all the provisions of the RR Zone in Section 9.2 to the Zoning By-law, as amended, shall apply, and further that all the other provisions of this Zoning By-law,
3. That Schedule “A” to By-law Number 07-2003-Z, as amended, is hereby further amended by changing to ‘RR-23’ the zone symbol of the lands so designated ‘RR-23’ on Schedule “A” attached hereto.

4. That Section 9.5 to By-law Number 07-2003-Z, as amended, is hereby amended by adding the following subsections at the end thereof.

9.5.23  LOCATION: Part of Lot 7, Concession 1 (East Oxford) RR-23 (Key Map 6)

9.5.23.1 Notwithstanding any provisions of this Zoning By-Law to the contrary, no person shall within any RR-23 Zone use any lot, or erect, alter or use any building or structure for any purpose except the following:

all uses permitted in Section 9.1 of this Zoning By-Law;

9.5.23.2 Notwithstanding any provisions of this Zoning By-Law to the contrary, no person shall within any RR-23 Zone use any lot, or erect, alter or use any building or structure except in accordance with the following provisions:

9.5.23.2.1 LOT AREA

Minimum 1,598 m² (17,222.8 ft)

9.5.23.2.2 LOT DEPTH

Minimum 40 m (131.2 ft)

9.5.23.2.3 FRONT YARD

Minimum Depth 9.1 m (29.8 ft)

9.5.23.2.4 MINIMUM DISTANCE SEPARATION REQUIREMENT FROM LIVESTOCK BARNS AND MANURE STORAGE STRUCTURES

Minimum 40 m (131.2 ft)

9.5.23.3 That all the provisions of the RR Zone in Section 9.2 to the Zoning By-law, as amended, shall apply, and further that all the other provisions of this Zoning By-law, as amended, that are consistent with the provisions contained herein shall continue to apply, mutatis mutandis."
This By-Law comes into force in accordance with Sections 34(21) and (30) of the Planning Act, R.S.O. 1990, as amended.

READ a first and second time this 12th day of December, 2017.

READ a third time and finally passed this 12th day of December, 2017.

Larry Martin – Mayor

Kyle Kruger – CAO/Clerk
SCHEDULE "A"
TO BY-LAW No. 18-2017-Z

PART OF LOT 7, CONCESSION 1 (EAST OXFORD)
TOWNSHIP OF NORWICH

N78°32'00"E 24.97
N78°32'00"E 40.23
N78°32'00"E 40.23
N78°32'00"E 40.23

IRR-22
AREA OF ZONE CHANGE TO RR-22
IRR-23
AREA OF ZONE CHANGE TO RR-23
NOTE: ALL DIMENSIONS IN METRES

THIS IS SCHEDULE "A" TO
BY-LAW No. 18-2017-Z, PASSED
THE 12th DAY OF DECEMBER, 2017

__________________________
MAYOR

__________________________
CAO/CLERK
TOWNSHIP OF NORWICH
BY-LAW NUMBER 18-2017-Z

EXPLANATORY NOTE

The purpose of By-law 18-2017-Z is to rezone the subject lands from 'Residential Existing Lot Zone (RE)' to 'Special Rural Residential Zone (RR-22)' and 'Special Rural Residential Zone (RR-23)' to recognize a number of deficiencies that will result from a recently approved severance, being Consent Application B17-59-3, approved by the County Land Division Committee on November 2, 2017.

Specifically, By-law 18-2017-Z will rezone the lot to be severed from 'RE' to 'RR-22' to recognize a reduced lot area of 2,498 m² (26,889 ft²), a reduced lot frontage of 24 m (78.7 ft), a reduced lot depth of 63 m (206.7 ft) and a reduced Minimum Distance Separation requirement of 40 m (131.2 ft). By-law 18-2017-Z will also rezone the lot to be retained from 'RE' to 'RR-23' to recognize a reduced lot area of 1,598 m² (17,222.8 ft²), a reduced lot depth of 40 m (131.2 ft), a reduced front yard depth of 9.1 m (29.8 ft) and a reduced Minimum Distance Separation requirement of 40 m (131.2 ft).

The subject property is described as Part Lot 7, Concession 1 (East Oxford), Township of Norwich. The property is located on the southwest corner of Subway Line and Highway 2 and is municipally known as 774989 Subway Line.

The Township of Norwich, after conducting the public hearing necessary to consider the application, adopted the amending By-law Number 18-2017-Z. The public hearing was held on November 14, 2017. No public input was received respecting this application.

Mr. Kyle Kruger
CAO/Clerk
Township of Norwich
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File: ZN 3-17-17 (Plumadore)
Report No: 2017-314