THE CORPORATION OF THE
TOWNSHIP OF NORWICH
BY-LAW NUMBER 12-2017-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 Section 6.5.1 to By-law Number 07-2003-Z, as amended, is hereby deleted
and replaced with the following.

"6.5.1 LOCATION: Part Lot 21, Concession 10 (South Norwich), A1-1 (Key Map 72)

6.5.1.1 Notwithstanding any provisions of this Zoning By-Law to the contrary, no
person shall within any A1-1 Zone use any lot, or erect, alter or use any
building or structure for any purpose except the following:

a single detached dwelling if accessory to a farm;
a farm;
a farm implement dealer;
a seasonal fruit, vegetable, flower or farm products sales outlet, provided
such produce is the product of the farm on which such sales outlet is located;
a home occupation;
a service and repair shop for agricultural vehicles.

6.5.1.2 Notwithstanding any provisions of this Zoning By-Law to the contrary, no
person shall within any A1-1 Zone use any lot, or erect, alter or use any
building or structure except in accordance with the following provisions:

6.5.1.2.1 LOT AREA

Minimum 5.3 ha (13.1 ac)

6.5.1.2.1 That all the provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as
amended, shall apply, and further that all other provisions of this Zoning
By-Law, as amended, that are consistent with the provisions herein contained
shall continue to apply mutatis mutandis.

6.5.1.2.2 LOCATION OF FARM IMPLEMENT DEALER

To the west of the dwelling existing as of October 10, 2017.
6.5.1.2.3 **LOCATION OF OUTSIDE DISPLAY AREA FOR NEW FARM IMPLEMENTS**

   Between the *building* used for the *farm implement dealer* and Cornell Road, but not within the required *exterior side yard*.

2. 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 10\textsuperscript{th} day of October, 2017.

READ a third time and finally passed this 10\textsuperscript{th} day of October, 2017.

________________________________________________________________________

Larry Martin - Mayor

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Kyle Kruger – CAO/Clerk
TOWNSHIP OF NORWICH

BY-LAW NUMBER 12-2017-Z

EXPLANATORY NOTE

The purpose of By-law Number 12-2017-Z is to amend the existing ‘Special Limited Agricultural Zone (A1-1)’ that applies to the property to permit an entrance onto Oxford Road 13 and a new storage and repair shop south of the existing dwelling. A special provision is also required to ensure no open storage is located within the required 15 m (49.2 ft) exterior side yard.

The subject property is described as Part Lot 21, Concession 10 (South Norwich), Part 2, 41R-5193, Township Norwich. The property is located on the southeast corner of Cornell Road and Oxford Road 13, and is municipally known as 185022 Cornell Road.

As the by-law only proposes textual amendments to the Zoning By-law, no mapping schedules are attached.

The Township of Norwich, after conducting the public hearing necessary to consider the application, adopted the amending By-law Number 12-2017-Z. The public hearing was held on October 10, 2017. No public input was received respecting this application.

Mr. Kyle Kruger
CAO/Clerk
Township of Norwich
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File: ZN 3-17-14 (Dey's Equipment Centre Inc.)
Report No: 2017-299