

**TOWNSHIP OF SOUTH FRONTENAC
BY-LAW 2022-17**

BEING A BY-LAW TO AMEND BY-LAW 2003-75, AS AMENDED, TO REZONE LAND FROM RURAL (RU) TO RURAL – SPECIAL PROVISION (RU-65) ON LANDS DESCRIBED AS 3579 QUINN ROAD EAST, PART OF LOT 5, CONCESSION 3, DISTRICT OF PORTLAND: CUMMING

WHEREAS pursuant to the provisions of Section 34 of the *Planning Act*, RSO 1990 as amended, the Council of a Municipality may enact by-laws regulating the use of land and the erection, location and use of buildings and structures thereon;

AND WHEREAS By-law 2003-75 being the Zoning By-law regulates the use of land and the erection, location and use of buildings and structures within the Township of South Frontenac;

AND WHEREAS the Council of the Corporation of the Township of South Frontenac considered all written and oral submissions received on this application, the effect of which helped Council make an informed decision;

AND that there be no further notice pursuant to Section 34 (17) of the *Planning Act*;

NOW THEREFORE, the Council of the Corporation of the Township of South Frontenac, hereby enacts as follows:

1. **THAT** Schedule "A", to Zoning By-law Number 2003-75 as amended, is hereby further amended by changing the zoning from Rural (RU) to Rural – Special Provision (RU-65) for the lands shown on Schedule "1".
2. **THAT** Zoning By-law number 2003-75 as amended is hereby further amended by adding a new section RU-65 (3579 Quinn Road East, Part of Lot 5, Concession 3, District of Portland - Cumming) immediately after the last Rural – Special Provision section to read as follows:

RU-65 (3579 Quinn Road East, Part of Lot 5, Concession 3, District of Portland - Cumming)

Notwithstanding the provisions of Section 7 or any other provision of this By-law to the contrary, on the lands zoned Special Rural (RU-65), the following provisions apply:

- *The existing single detached dwelling may be enlarged to include a secondary dwelling unit.*
- *The primary and secondary dwelling units within the single detached dwelling shall be accessed by the same driveway, and be serviced by a shared sewage system and/or well.*

All other provisions of this by-law shall apply.

3. **THIS BY-LAW** shall come into force in accordance with Section 34 of the *Planning Act*, 1990, as amended, either upon the date of passage or as otherwise provided by said Section 34.

Dated at the Township of South Frontenac this 15th day of February, 2022.

Read a first and second time this 15th day of February, 2022.

Read a third time and finally passed this 15th day of February, 2022.

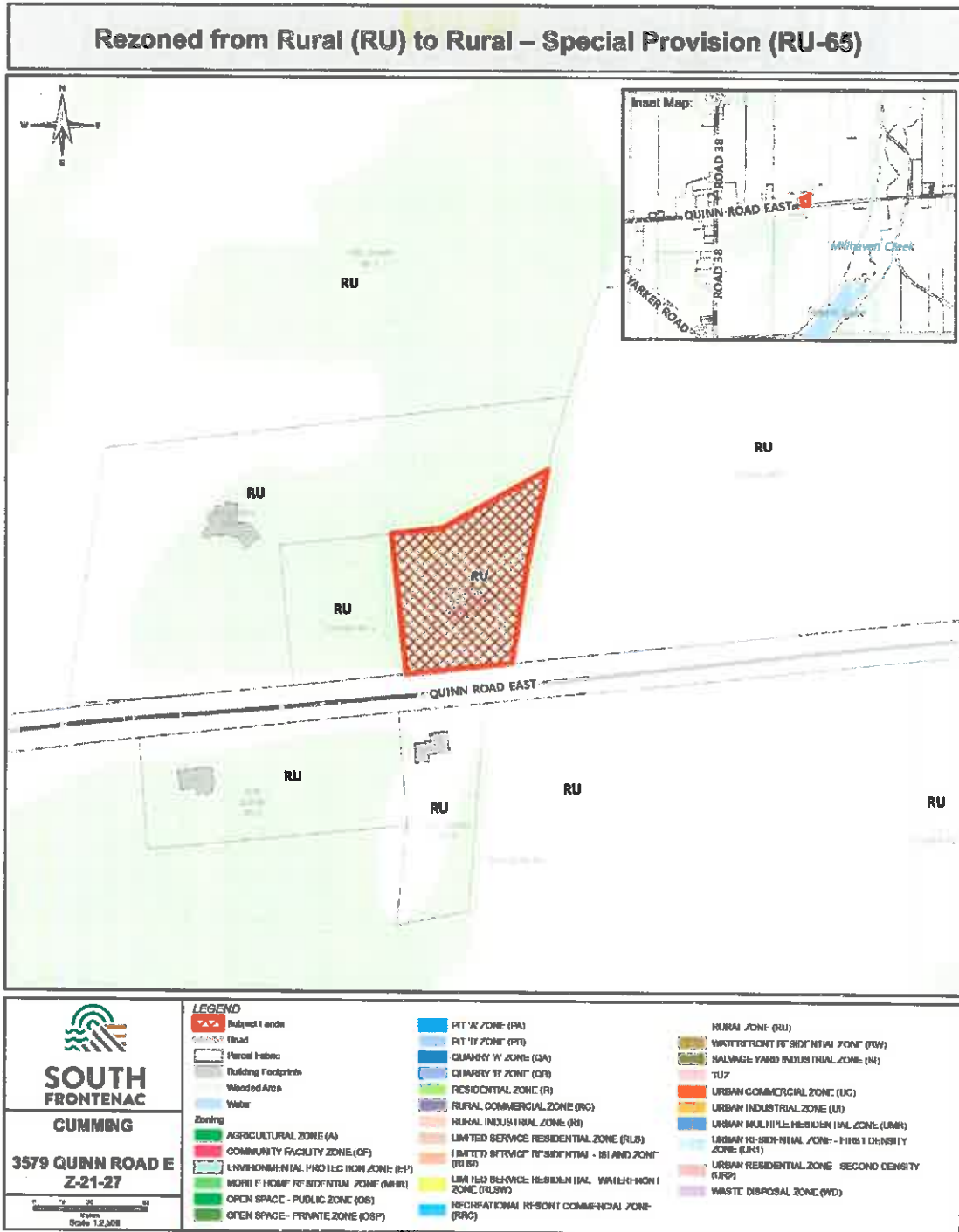
**THE CORPORATION OF THE
TOWNSHIP OF SOUTH FRONTENAC**

Ron Vandewal
Ron Vandewal, Mayor

Angela Maddocks
Angela Maddocks, Clerk

Schedule 1

This is Schedule "1" to By-law No. 2022-17.



Passed this 15th day of February, 2022

Ron Vandewal, Mayor

Angela Maddocks, Clerk