

CORPORATION OF THE TOWNSHIP OF WESTMEATH



BY-LAW NUMBER 85 -12

A By-Law to amend By-Law Number 81-9

Whereas By-Law # 81-9 regulates the use of lands and the creation, location and use of buildings and structures within the Township of Westmeath.


And whereas Council deems it appropriate to amend By-Law No. 81-9.

Now therefore the Council of the Corporation of the Township of Westmeath enacts as follows:-

1. The area affected by this By-Law is composed of part of Lot 2 Concession EFB and is approximately 2 ha.
2. By-Law Number 81-9 is hereby amended as follows:-
 - (a) i) the lands identified with shaded tone  on schedule A to this by-law shall henceforth be zoned General Commercial (C)
 - ii) The lands identified with shaded tone  on schedule A to this by-law shall henceforth be zoned General Residential (R)
- (b) Schedule "A" Map 2 to By-Law 81-9 is amended in accordance with the provisions of this by-law.

This By-Law shall become effective on the date of passing hereof.

Read a first and second time this 19th day of June 1985.


Deputy Reeve


Clerk

Read a third time and finally passed this 19th day of June 1985.

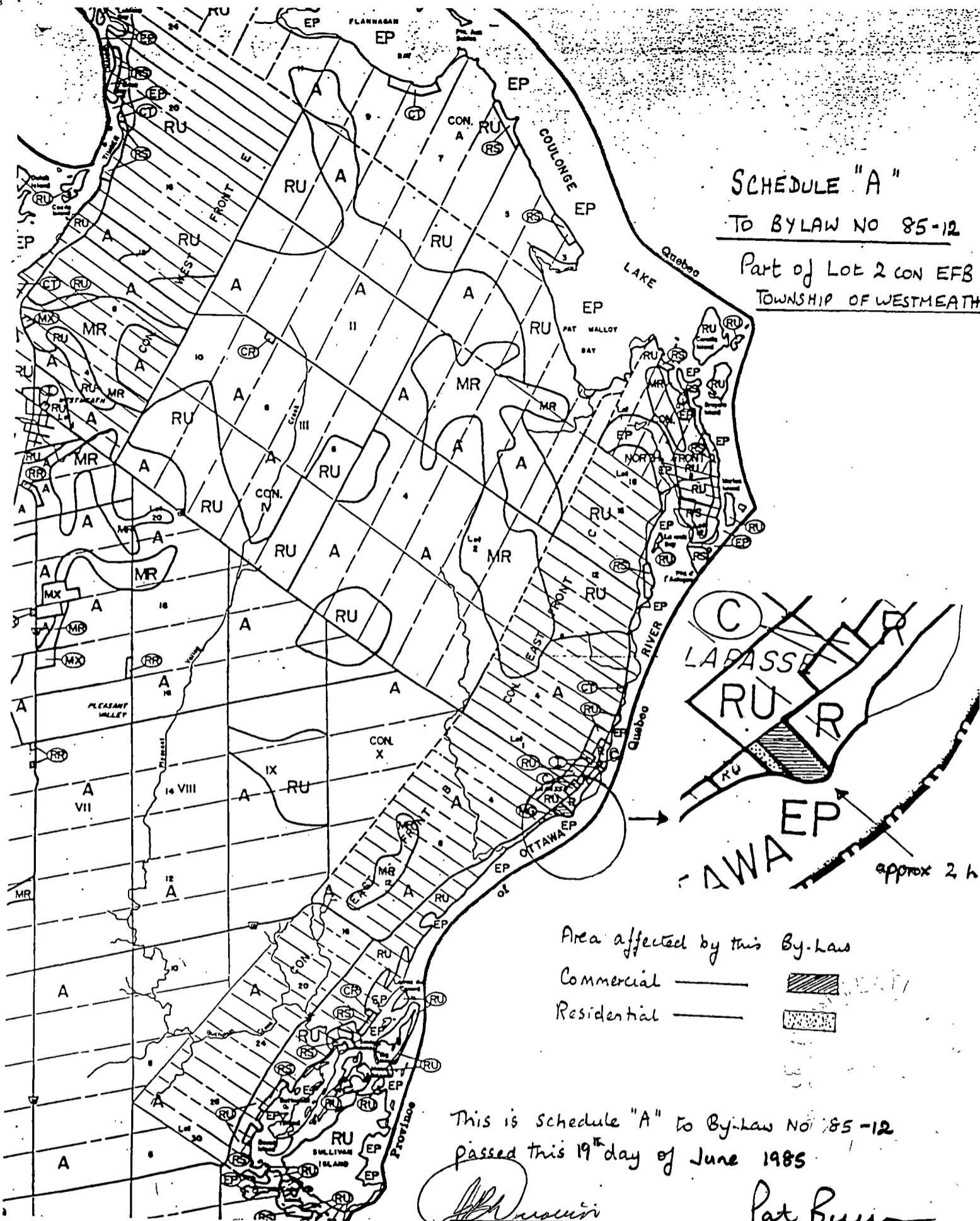

Deputy Reeve


Clerk

SCHEDULE "A"

TO BYLAW NO 85-12

Part of LOT 2 CON EFB
TOWNSHIP OF WESTMEATH



Area affected by this By-Law

- Commercial — [diagonal hatching]
- Residential — [stippled]

This is schedule "A" to By-law No 85-12
passed this 19th day of June 1985

[Signature]
Deputy Reeve

[Signature]
Clerk

FORM 1

Planning Act 1983

Notice of the passing of a Zoning by-law amendment by the Township of Westmeath.

Take notice that the Council of the Corporation of the Township of Westmeath passed by-law 85-12 on the 19th day of June 1985 under section 34 of the Planning Act 1983.

And take notice that any person or agency may appeal to the Ontario Municipal Board in respect of the By-law by filing with the Clerk of the Township of Westmeath no later than the 23rd day of July 1985, a notice of appeal setting out the objection to the by-law and the reasons in support of the objection.

An explanation of the purpose and effect of the by-law, a description of the land to which the by-law applies, and a copy of the by-law are attached.

Dated at the Township of Westmeath this 20th day of June 1985.

Pat Burn

Pat Burn
Clerk-Treasurer
Township of Westmeath
Westmeath, Ontario
K0J 2L0

EXPLANATORY NOTE

This By-Law amends the Comprehensive Zoning By-Law, in order to rezone Part of Lot 2 Concession EFB from General Industrial (MG) and Rural (RU), to General Commercial (C) and General Residential (R)

In the Comprehensive By-Law 81-9, passed in 1981, all of the subject land was zoned Rural (RU). Later it was noticed that an existing industrial use on part of the land had been overlooked and a part of the subject land was rezoned General Industrial (MG) by by-law 82-05, passed in 1982. Part remained Rural (RU).

Later in 1982 Council attempted to rezone part of the lot to Tourist Commercial exception (C-1) to accomodate a proposed development. The development never materialised and the zoning amendment was not completed or approved by the Ontario Municipal Board.

At the present time a commercial use on the previously General Industrial section of the land is proposed, with uses including:- a service station, coin wash, boat rentals, pool tables and a restaurant, and this amendment would accomodate this use. A section of land comprising approximately 0.35 ha at the south end of the lot is to be zoned General Residential (R) so that at a later date one residence could be erected.

The proposed use of the land conforms with the Official Plan of the Township as all of the land lies within the hamlet designation and it is Councils' opinion that this amendment reflects sound planning for this area.

PUBLIC INVOLVEMENT

A public meeting was held on June 19th, 1985 to permit interested persons an opportunity to make representation in support of, or in opposition to this By-Law. The meeting was advertised in accordance with the provisions of the Planning Act and regulations. The results of the meeting are as follows:-

The Public meeting was attended by Mr. Leonard Blemkie and Mrs. Anita Roy who were there to support the application. No-one spoke in opposition to the amendment.