

THE CORPORATION OF THE TOWNSHIP OF WESTMEATH

BY-LAW NO. 87-15

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

WHEREAS By-Law No. 81-9 regulates the use of lands and the erection, location and use of buildings and structures within the Township of Westmeath;

and WHEREAS Council deems it appropriate to further 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 1, Concession 1, EML, Township of Westmeath, as indicated on the attached schedule 'A' which forms part of this By-Law.
- 2) By-Law No. 81-9 is hereby amended as follows:
 - a) The lands identified with shaded tone on Schedule 'A' to this By-Law shall henceforth be zoned Rural Residential Special Exception One (RR-1)
 - b) Schedule 'A' Map 1, to By-Law No. 81-9 is amended in accordance with the provisions of this By-Law.
 - c) By-Law No. 81-9, as amended, is further amended by adding the following new subsection to Section 6:

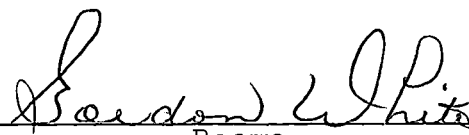
"(3) SPECIAL RR ZONES

(a) RR-1, REDUCED FRONT YARD

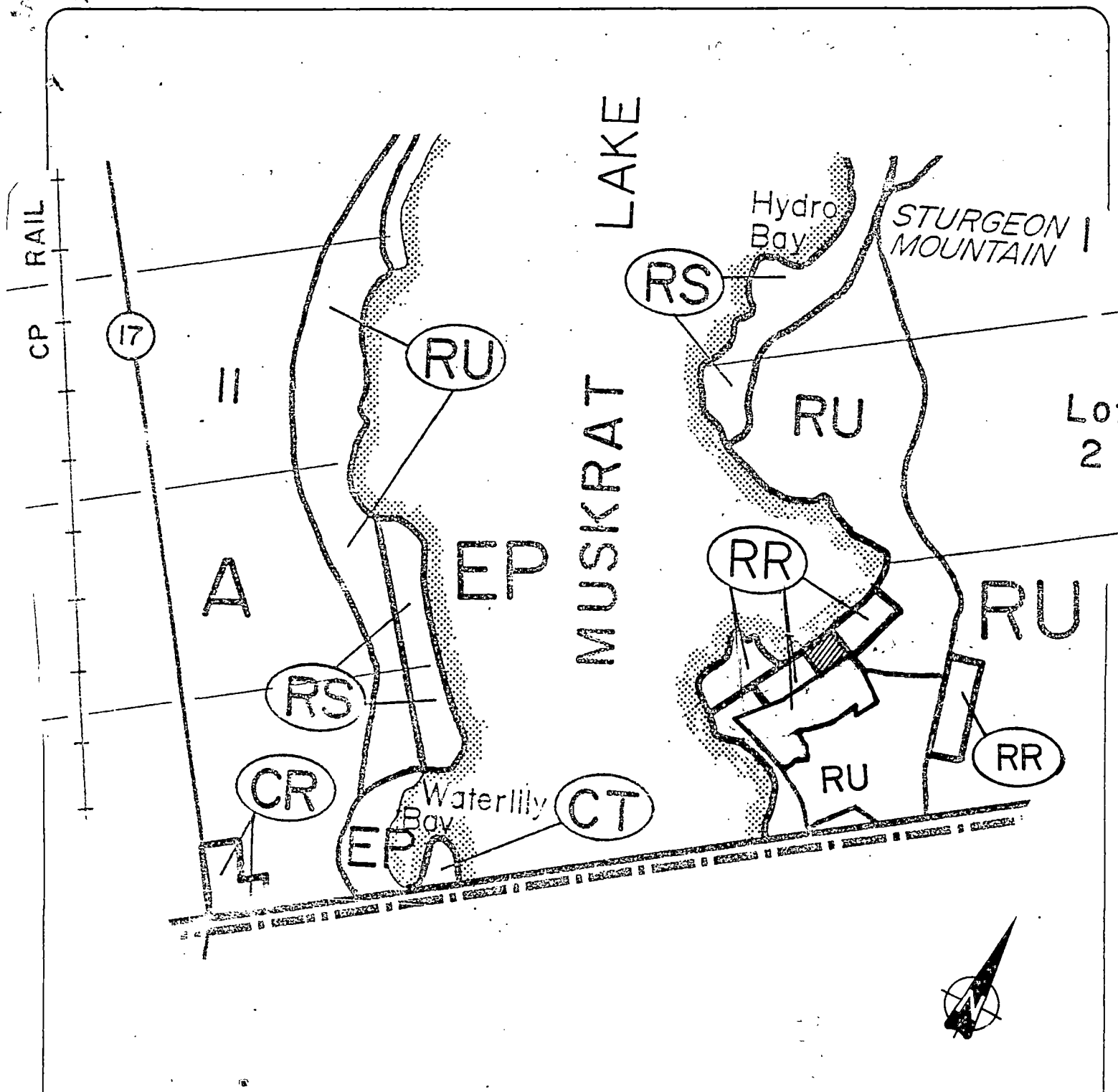
Notwithstanding any provisions of Sections 6(2)(e) and 3(25)(c) to the contrary, on the lands identified as Rural Residential, Special Exception One (RR-1), the Building Setback, Front (minimum) shall be 5.0 metres."

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


PASSED and ENACTED this 22nd day of July, 1987.


Reeve


Clerk



Area(s) Affected by this By-Law

Rural Residential - special exception One (RR-1) 

Certificate of Authentication

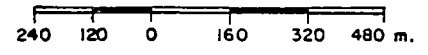
This is Schedule 'A' to By-Law No. 87-15, passed this 22 day of July, 1987

Sorden White *Pat Burn*
Reeve Clerk

Schedule 'A' to By Law No 87-15

Pt. Lot 1, Con. I E.M.L.
Township of Westmeath

Prepared: 1987-05-22 Scale: 1:16 000



J.L. Richards & Associates Limited
Consulting Engineers & Planners

~~10-0024~~

Toner, Jonathan Berna

~~10-00241~~

~~10-00242~~

~~10-00234~~

~~10-00210~~

~~10-00226~~

~~10-00230~~

Ken Bart ✓

Robert

Phyllis Mowatt ✓

EXPLANATORY NOTE

The subject property is a lot within the Rural Residential zone in part of Lot 1, Concession 1, EML and abuts Muskrat Lake. The normal front building setback for the R.R zone is 12.0 metres. Due to an error in siting the building approximately in line with other neighbouring dwellings, the actual location of the existing house is only 5.13 metres from the Township road allowance.

The purpose of this By-law is to amend the RR zone regulations for this lot in order to recognize this existing location.

The resultant change will permit title problems to be cleared up and has the additional benefit of confirming a development site which is further removed from the water's edge, reducing impacts on the lake.

No traffic hazard is anticipated as a result of the building being closer to the road than normally permitted due to the existing road pattern being relatively straight and flat.

PUBLIC INVOLVEMENT

Prior to the passing of this By-law, a Public meeting was held in order 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 the Regulations, with the following results:

MARTY PRICE, owner of the property was present at the meeting to support his application. No-one else was present.

GORDON WHITE, Reeve
P.R. 1, Beachburg, Ont.
K0J 1C0
613 - 582-3508

CORPORATION OF
The Township of Westmeath
A Perfect Blend, Agriculture, Tourism, Industry
OFFICE OF THE CLERK-TREASURER
613 - 587-4464

PAT BURN, Clerk-Treasurer
Westmeath, Ontario
K0J 2L0
613 - 587-4464

August 26th 1987

Affidavit

By-Law # 87-15

No objections to this By-Law have been received at the Clerk's office.

Pat Burn

Clerk-Treasurer

August 26th 1987

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 87-15 on the 22nd day of July, 1987 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 25th day of August 1987, 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 23rd day of July, 1987.



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