

THE CORPORATION OF THE TOWNSHIP OF *Westmeath*

I, *PAT BURW*, hereby certify that the notice for By-law No. *89-20* of the Township of *Westmeath* passed by the Council of the Corporation on the *19th* day of *July, 1989* was given in the manner and form and to the persons and agencies prescribed by Regulation 404/83, made under subsection 17 of Section 34 of the Planning Act, 1983.

I also certify that the 35 day objection period expired on *August 23, rd* *1989* and to this date no notice of appeal has been filed by any person or agency in the office of the Clerk.

DATED THIS *24th* DAY OF *August, 1989*

Pat Burw

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 89-20 on the 19th day of JULY 1989 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 August 1989, 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 and a copy of the By-Law are attached.

Dated at the Township of Westmeath this 20th day of July

Pat Burn

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

(613) 587-4464

THE CORPORATION OF THE TOWNSHIP OF WESTMEATH

BY-LAW NUMBER 89-20

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 amends By-law No. 81-9 as follows;

1. The area affected by this By-law is composed of Part of Lot 18, Concession East Front 'B', Township of Westmeath, as indicated on the attached Schedule 'A' which forms a part of this By-law.
2. The lands identified with shaded tone on Schedule 'A' to this By-law shall henceforth be zoned Environmental Protection, Special Exception Four (EP-4).
3. Schedule 'A', Map 2, to By-law No. 81-9 is amended in accordance with the provisions of this By-law.
4. By-law No. 81-9, as amended, is further amended by adding the following new subsection to section 15(3), Special EP zones:

"(d) EP-4

Notwithstanding any provision of sections 15(1) and 15(2) to the contrary, on the lands identified as Environmental Protection, Special Exception Four (EP-4), the following shall apply:

Permitted Uses:

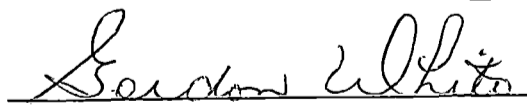
- only a fully detached dwelling house, provided no building openings such as doors or windows are located below the 108.8 m (375 ft.) geodetic elevation.

Zone Provisions:

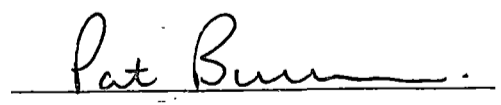
- in accordance with section 6(2), Zone provisions for the Rural Residential (RR) zone except that notwithstanding the provision of section 6(2)(e) to the contrary the BUILDING SETBACK, FRONT (minimum) shall be 6.0 m."

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

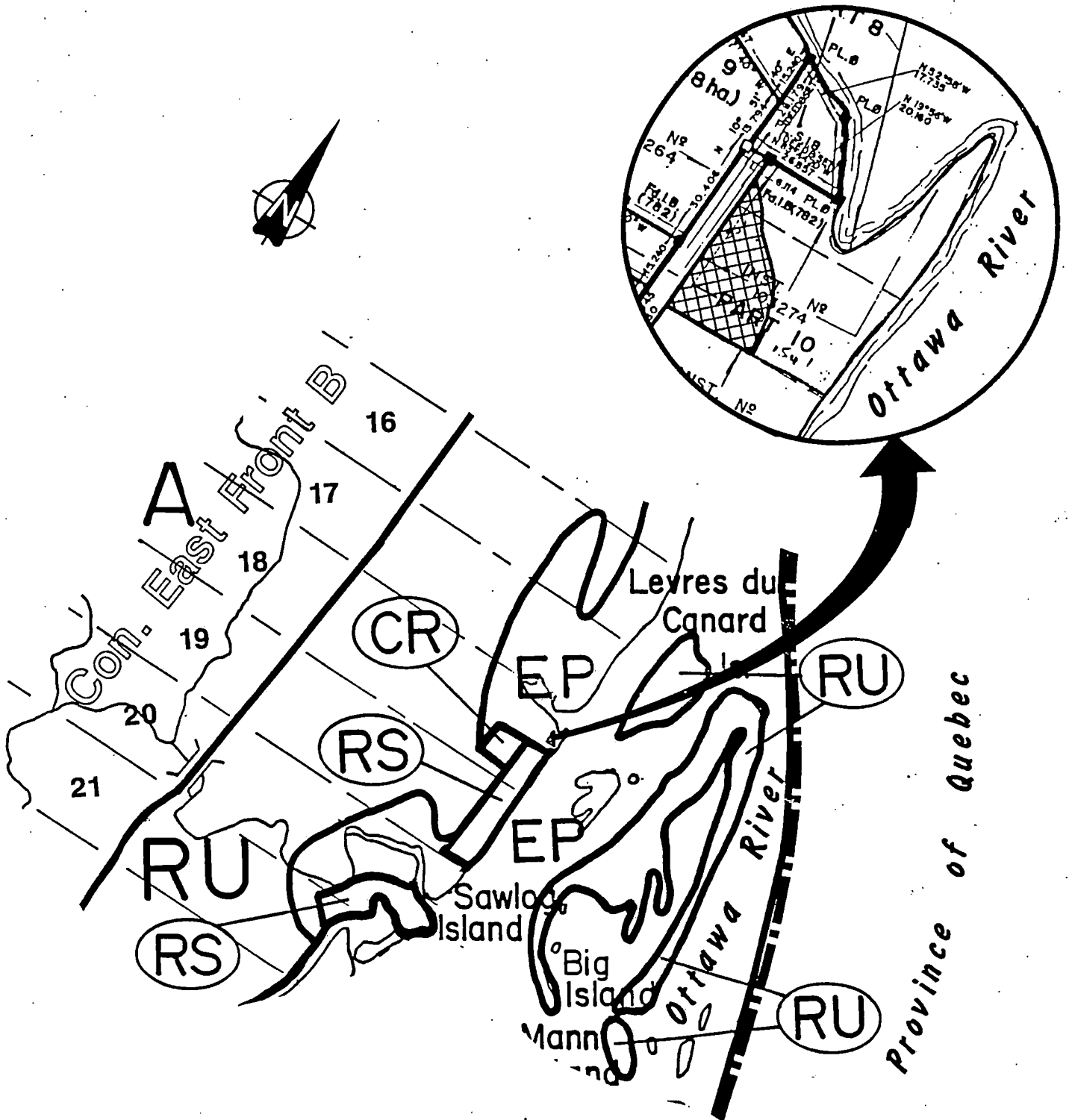
PASSED and ENACTED this 19th day of July, 1989.



Reeve



Clerk



Area(s) Affected by this By-Law

Environmental Protection
 - special exception four (EP-4) 

Certificate of Authentication

This is Schedule 'A' to
 By-Law No. 89-20 passed this
19 day of July 1989

Lesdon White
 Reeve

Pat Bunn
 Clerk

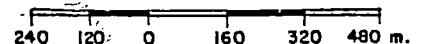
**Schedule 'A'
 to By Law No. 89-20**

Part of Lot 18, Con. East Front B
 Township of Westmeath

Prepared:

Scale: 1:16 000

89/05/12



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

EXPLANATORY NOTE

The subject property is a lot abutting the Ottawa River and is entirely within the Sensitive Areas designation of the Official Plan and the Environmental Protection Zone of By-law #81-9, recognizing the flood susceptibility of the area. As set out in section 11(1)(c) of the Official Plan, the Ministry of Natural Resources has agreed in a letter from Mr. G.D. Yarranton dated May 1, 1989, that development can occur on the property, subject to several conditions. No Official Plan amendment is required since existing lots can otherwise be built upon.

A portion of the lot will remain zoned EP since it is subject to extreme flooding. The balance of the lot will be placed in a special exception category which will allow development only if it is floodproofed to a level above the 1:100 year flood elevation plus .3 m (1 foot) to recognize wave uprush.

The approach being used is not identical to that proposed in the MNR letter but was discussed with them on May 10, 1989 and is equally acceptable.

Health Unit approval for the sewage disposal facilities was granted on May 1, 1989.

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 representations 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 result:

Mrs. Ellis, the wife of the applicant attended the meeting to support the proposed amendment.

Letters from the Renfrew County & District Health Unit, The Ministry of the Environment and the Ministry of Natural Resources were read, expressing no objections to, or concerns with the amendment.

No one else attended the meeting.