

**NOTICE OF THE PASSING
OF A ZONING BY-LAW
BY THE MUNICIPALITY OF NORTH PERTH**

TAKE NOTICE that the Council of The Municipality of North Perth passed By-law No. 75-2024 on the 26th day of August, 2024, under Section 34 of the *Planning Act, R.S.O. 1990*.

AND TAKE NOTICE that any person or agency may appeal to the Ontario Land Tribunal in respect of the By-law by filing with the Clerk of the Municipality of North Perth not later than the 18th, day of September, 2024, a notice of appeal setting out the objection to the By-law and the reasons in support of the objection and accompanied by the proper fee.

An explanation of the purpose and effect of the By-law, describing the lands to which the By-law applies, and a key map showing the location of the lands to which the By-law applies are attached. The complete By-law be provided in an accessible format upon request.

DATED at the Municipality of North Perth this 28th day of August, 2024.

Sarah Carter, Acting Clerk
Municipality of North Perth
330 Wallace Avenue North
Listowel, ON N4W 1L3
Telephone: (519) 292-2062
Email: scarter@northperth.ca

NOTE: Only individuals, corporations and public bodies may appeal a by-law to the Ontario Land Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the By-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the Council or, in the opinion of the Ontario Land Tribunal, there are reasonable grounds to add the person or public body as a party.

**THE MUNICIPALITY OF NORTH PERTH
BY-LAW NO. 75-2024**

Being a By-law to amend By-law No. 6-ZB-1999, as amended, which may be cited as "The Zoning By-law of the Municipality of North Perth", and which is a By-law to regulate the use of land and the character, erection, location and use of buildings and structures and to prohibit certain buildings, structures and uses in various defined areas of the Municipality of North Perth.

WHEREAS the Council of the Municipality of North Perth deems it necessary in the public interest to pass a By-law to amend By-law No. 6-ZB-1999, as amended;

AND WHEREAS pursuant to the provisions of Section 34 of the Planning Act, as amended, By-laws may be passed by Councils of municipalities for prohibiting or regulating the use of land and the erection, location, or use of buildings or structures within the municipality for or except for such purposes as may be set out in the By-law, and for regulating in certain respects buildings or structures to be erected or located within the municipality;

NOW THEREFORE THE COUNCIL OF THE MUNICIPALITY OF NORTH PERTH ENACTS AS FOLLOWS:

1. **THAT** the area shown in hatching on the attached map, Schedule "A", and described as Concession 17, Part Lot 17, Elma Ward, Municipality of North Perth is rezoned from the "Agriculture (A) Zone" to "Special Agriculture Zone (A-62)", and shall be subject to the provisions of Section 6.8.62 (A-62) of By-law No. 6-ZB-1999. The zoning on this land shall be shown as "A-62", on Key Map 19 of Schedule "A" to By-law No. 6-ZB-1999 as amended.
2. **THAT** the area shown in stippling on the attached map, Schedule "A", and described as Concession 17, Part Lot 17, Elma Ward, Municipality of North Perth is rezoned from the "Agriculture (A) Zone" to "Special Agriculture Zone (A-1)", and shall be subject to the provisions of Section 6.8.1 (A-1) of By-law No. 6-ZB-1999. The zoning on this land shall be shown as "A-1" on Key Map 19 of Schedule "A" to By-law No. 6-ZB-1999 as amended.
3. **THAT** all other provisions of this By-law, as amended, shall apply.
4. **THAT** the Clerk is hereby authorized and directed to provide notice of the passing of this By-law in accordance with the Planning Act, as amended, and to Regulations thereunder.
5. **THAT** the By-law shall come into force on the date that it was passed, pursuant to the Planning Act, and to Regulations thereto.

PASSED THIS 26TH DAY OF AUGUST, 2024.

"Original signed by Todd Kasenberg"

Todd Kasenberg, Mayor

"Original signed by Sarah Carter"

Sarah Carter, Acting Clerk

Certified a true copy of By-law No. 75-2024 passed by the Council of the Municipality of North Perth, August 26, 2024.

"Sarah Carter"

Sarah Carter, Acting Clerk

THE MUNICIPALITY OF NORTH PERTH

BY-LAW NO. 75-2024

EXPLANATORY NOTE

By-law No. 75-2024 of the Corporation of the Municipality of North Perth is an amendment to the Municipality of North Perth Zoning By-law No. 6-ZB-1999 and affects lands in the Municipality of North Perth described as Concession 17 Part Lot 17, Elma Ward, Municipality of North Perth.

By-law No. 75-2024 rezones the severed lands from "A" to the "A-1" zone which restricts the permitted uses to a non-farm residential use and accessory buildings, and structures (shown in stippling on the attached map). The zoning on this land shall be shown as "A-1" on Key Map 19 of Schedule "A" to the By-law.

By-law No. 75-2024 rezones the retained lands from "A" to the "A-62" zone, which prohibits any dwelling or mobile home from being established on the property, (shown in hatching on the attached map). The zoning on this land shall be shown as "A-62"; on Key Map 19 of Schedule "A" to the By-law.

By-law No. 75-2024 was adopted by the Municipality of North Perth Council on the basis of an application submitted by the proponent. The Zoning By-law Amendment is a condition of County of Perth Consent Application B17-24.

Schedule "A" to the attached By-law No. 75-2024 is a map showing the location and zoning of the subject lands.

THIS IS SCHEDULE "A"
TO BY-LAW NO. 75-2024
OF THE MUNICIPALITY OF NORTH PERTH
PASSED THIS 26th DAY OF August , 2024

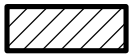
"Original signed by Todd Kasenberg"

"Original signed by Sarah Carter"

Todd Kasenberg, Mayor

Sarah Carter, Acting Clerk

AREA AFFECTED BY THIS BY-LAW



The retained lands shall remain in the "Agricultural Zone (A)" of the Municipality of North Perth Zoning By-law, By-law No. 6-ZB-1999 as amended and shall be subject to the provisions of Section 6.8.62 (A-62). The "A-62" zone is such that no dwelling or mobile home shall be established.



The severed lands shall remain in the "Agricultural Zone (A)" of the Municipality of North Perth Zoning By-law, By-law No. 6-ZB-1999 as amended and shall be subject to the provisions of Section 6.8.1 (A-1). The "A-1" zone shall permit only a dwelling and accessory uses, buildings and structures.

