WHEREAS the Municipal Council of the Corporation of the Municipality of Morris-Turnberry considers it advisable to amend Morris-Turnberry Zoning By-law 45-2014 of the Corporation of the Municipality of Morris-Turnberry and;

NOW, THEREFORE, the Council of the Corporation of the Municipality of Morris-Turnberry, ENACTS as follows:

1. The purpose and effect of this application is to change the zoning on Concession 6 Part North Part Lot 15 as Registered Plan 22R5228 Part 1 former Township of Morris from AG1 (General Agricultural) and NE2 (Natural Environment Limited Protection) to AG4 (Agricultural Small Holdings).

2. By-law 45-2014 is hereby amended by changing the zoning on the subject land from AG1 (General Agricultural) and NE2 (Natural Environment Limited Protection) to AG4 (Agricultural Small Holdings) as shown on the attached Schedule A. The Conservation Authority Notification Area shall apply to the land being amended from NE2 to AG4. The Conservation Authority Notification Area is not a zone.

3. Key Map Morris (Southwest), By-law 45-2014 is hereby replaced by the amended Key Map Morris (Southwest) attached hereto which is declared to be part of this by-law.

4. Schedule A detailing the location of the lands to which this amendment applied is attached hereto which is declared to be part of this by-law.

5. This by-law shall come into effect upon final passing, pursuant to Section 34(21) of the Planning Act, RSO 1990, as amended.

READ A FIRST TIME ON THE 5th DAY OF January, 2016.
READ A THIRD TIME AND PASSED THIS 5th DAY OF January, 2016.

Paul Gowing, Mayor

Nancy Michie, Administrator Clerk-Treasurer
By-law No. 1 - 2016 has the following purpose and effect:

1. The purpose and effect of this application is to change the zoning on Concession 6 Part North Part Lot 15 as Registered Plan 22R5228 Part 1 former Township of Morris from AG1 (General Agricultural) and NE2 (Natural Environment Limited Protection) to AG4 (Agricultural Small Holdings). The subject property has an area of 2.4 ha (approx. 6 acres). The land that is changed from NE2 to AG4 will be identified as “Conservation Authority Notification Areas”. “Conservation Authority Notification Areas” are not a zone.

The zoning by-law amendment is proposed to allow a residence and accessory building on a lot of record which has been created by a natural severance. The natural severance exists with respect to the Middle Maitland River that flows along the southern edge of the subject property, effectively separating it from the remainder of the property.

This by-law amends the Municipality of Morris-Turnberry Zoning By-law 45-2014.

2. The map showing the location of the lands to which this by-law applies is shown on the following page and is entitled 'Location Map'.
Municipality of Morris-Turnberry
Schedule A
Location Map

Area to which this Zoning By-law amendment applies
Schedule A - Showing the Area Subject to the Amendment
CORPORATION OF THE MUNICIPALITY OF MORRIS-TURNBERRY
BY-LAW No. 1 -2016

Municipality of Morris-Turnberry
Schedule A
Key Map - Morris (Southwest)

Property Subject to Zoning
By-law Amendment
Amendments

- Zone change from AG1 (General Agriculture) to AG4 (Agricultural Small Holding)
- Zone change from NE2 (Natural Environment-Limited Protection) to AG4 (Agricultural Small Holding) and Conservation Authority Notification Area

Revision Date: July 15, 2015

Municipality of Morris-Turnberry
Schedule A

Key Map - Morris (Southwest)