CORPORATION OF THE MUNICIPALITY OF MORRIS-TURNBERRY

BY-LAW NO. 94-2019

Being a by-law to amend by-law 45-2014 of the Municipality of Morris-Turnberry.

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, as amended, 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. This by-law shall apply to part of PLAN 410 LOTS 76 TO 78 87 TO 89 PT LANE AND RP 22R6307; PART 2 (180 Augusta Street) in the Municipality of Morris-Turnberry and is comprised of Schedules 1-3.

2. By-law 45-2014 is hereby amended by changing from VR1 (Village Residential- Low Density) to VR1-15 (Village Residential- Low Density- Special Provisions). The zone symbol of the lands identified as ‘zone change to VR1-15’ on the attached Schedule 3.

3. Section 14.7 By-law 45-2014 is hereby amended by the addition of the following:

   14.7.15 VR1-15
   Notwithstanding the provisions of Section 3.36.3 to the contrary, on the lands zoned VR1-15, no building or structure shall be erected closer than 14 metres from the top-of-bank of a natural watercourse.

4. Key Map – Lowertown, By-law 45-2014 is hereby amended as shown on the attached Schedule 3 of this by-law.

5. All other provisions of By-law 45-2014 shall apply.

6. This by-law shall come into force pursuant to Section 34(21) of the Planning Act, RSO 1990, as amended.

Read a FIRST and SECOND time this 5th day of November 2019

Read a THIRD time and FINALLY PASSED this 5th day of November 2019

[Signatures]

Mayor, Jamie Huffer

[Signatures]

Clark, Trevor Hallam
SCHEDULE 1
CORPORATION OF THE MUNICIPALITY OF
MORRIS-TURNBERRY
BY-LAW 94 - 2019

By-law 94 - 2019 has the following purpose and effect:

1. This application proposes to rezone 180 Augusta Street (PLAN 410 LOTS 76 TO 78 87 TO 89 PT LANE AND RP 22R6507; PART 2) from VR1 (Village Residential- Low Density) to VR1-15 (Village Residential- Low Density- Special Provisions) to reduce the top-of-bank setback from the required 30m to 14m to allow for residential development. This rezoning is a condition of consent applications C62/19 and C63/19. The area being rezoned is .97 hectares (2.4 acres) and is currently vacant.

2. This by-law amends the Municipality of Morris-Turnberry Zoning By-law 45-2014. All other zone provisions apply.

3. The location map and key map showing the location to which this by-law applies are found on the following pages and are entitled Schedule 2 and Schedule 3.
Zone change from VR1 (Village Residential) to VR1-15 (Village Residential - Special Zones)