

**THE CORPORATION OF THE MUNICIPALITY OF EAST FERRIS
BY-LAW NO. 2019-14**

**BEING A BY-LAW TO AMEND
BY-LAW NO. 1284 AS AMENDED**

WHEREAS pursuant to the provisions of the Planning Act, RSO 1990, Section 34, the Council of a Municipality may enact By-laws regulating the use of lands and the erection of buildings and structures thereon;

AND WHEREAS By-law No. 1284 regulates the use of land and the use and erection of buildings and structures within the Municipality of East Ferris;

AND WHEREAS the Council of the Corporation of the Municipality of East Ferris deems it advisable to amend By-Law No. 1284, as hereinafter set forth;

NOW THEREFORE the Council of the Corporation of the Municipality of East Ferris enacts as follows:

1. That Schedule 18 of By-law No. 1576, a By-law to amend Zoning By-law No. 1284, is amended by changing the zoning of certain lands shown on Schedule "A" from the Recreational Special 1286 (O1S 1286) Zone to the Estate Residential Special (2019-14) (RE Sp. 2019-14) Zone.
2. That Section 20 – Special Provisions of By-law No. 1284 is amended by adding the following:

20.1002 Estate Residential Special (2019-14) (RE Sp. 2019-14)

20.1002.1 Special Zone Standards

Notwithstanding the provisions of Schedule B to By-law No. 1284 as amended, within the Estate Residential Special (2019-14) (RE Sp. 2019-14) Zone the following special zone requirements shall apply:

Special Zone Requirements

Setbacks:

- | | |
|-------------------------------|------|
| • Minimum front yard setback | 60 m |
| • Minimum rear yard setback | 15 m |
| • Northerly side yard setback | 10 m |

Vegetative Buffer:

- A vegetative buffer must be maintained along the northerly side yard of the property.

In all other respects, the zone requirements of the Estate Residential Zone shall apply.

READ A FIRST AND SECOND time this 9th day of April, 2019.

READ A THIRD TIME, AND FINALLY passed this 9th day of April, 2019.

Mayor
Pauline Rochefort

Monica L. Hawkins
Clerk

Clerk
Monica L. Hawkins