

The Corporation of the Township of Southgate  
By-law Number 2021-092  
**being a by-law to amend Zoning By-law No. 19-2002, entitled the  
"Township of Southgate Zoning By-law"**

**Whereas** the Council of the Corporation of the Township of Southgate deems it necessary to pass a by-law to amend Zoning By-law No. 19-2002; and

**Whereas** pursuant to the provisions of Section 34 of the Planning Act, R.S.O. 1990, as amended, by-laws may be amended by Councils of municipalities.

**Now therefore be it resolved that** the Council of the Corporation of the Township of Southgate enacts as follows:  
Con 1, Pt lot 40, Geographic Township of Proton,  
Civic Address: 26735 Highway 89

- That** Schedule "47" to Zoning By-law No. 19-2002 is hereby amended by changing the zone symbols on a portion of the lands described as CON 1, PT LOT 40, geographic Township of Proton, in the Township of Southgate and shown on Schedule "A", affixed hereto, from:

  - Agricultural (A1-115) to Agricultural Exception (A1-148)**
- That** Section 33 to By-law No. 19-2002 is hereby amended by replacing section 33.115 with the following:

<b>"33-115 Con 1, Pt lot 40 (Proton)</b>	<b>A1-148</b>	Notwithstanding the provisions of Section 6.0 or any other provisions to the contrary, lands within the Agricultural (A1-115) Zone, shall be subject to the following zone provisions:
	Minimum Lot Area	1.3 ha.
	Minimum Lot Frontage	97 m
- That** Schedule "A" and all other notations thereon are hereby declared to form part of this by-law; and
- That** this by-law shall come into force and take effect upon being passed by Council subject to any approval necessary pursuant to the Planning Act R.S.O. 1990, as amended.

**Read** a first, second, and third time and finally passed this 7<sup>th</sup> day of July 2021.

\_\_\_\_\_  
John Woodbury – Mayor

\_\_\_\_\_  
Lindsey Green – Clerk

### **Explanatory Note**

This by-law applies only to those lands described as CON 1, PT LOT 40 geographic Township of Proton, in the Township of Southgate. The purpose of the zoning bylaw amendment is to implement a condition of consent for a lot addition. Parcel A on the sketch included with the consent file B10-20 will be rezoned to recognize a reduced lot frontage and lot area. Parcel B which will be merged with the agricultural lot, will be rezoned to reflect the same zoning as the agricultural parcel.

The effect of the zoning by-law amendment would be to change the zoning symbol on a portion of the property for parcel B from A1-115 to A1-148 to have the parcel reflect the same zone standards as the agricultural parcel that it is being added to. Parcel A will remain zoned Agricultural exception (A1-115) but the provisions of the bylaw will be altered to reflect a smaller lot size of 1.3 ha and a smaller lot frontage of 99m.

The Township of Southgate Official Plan designates the subject lands Rural and Hazard lands.

Schedule "A"

By-Law No. \_\_\_\_\_

Amending By-Law No. 19-2002

Township of Southgate  
(Geographic Township of Proton)

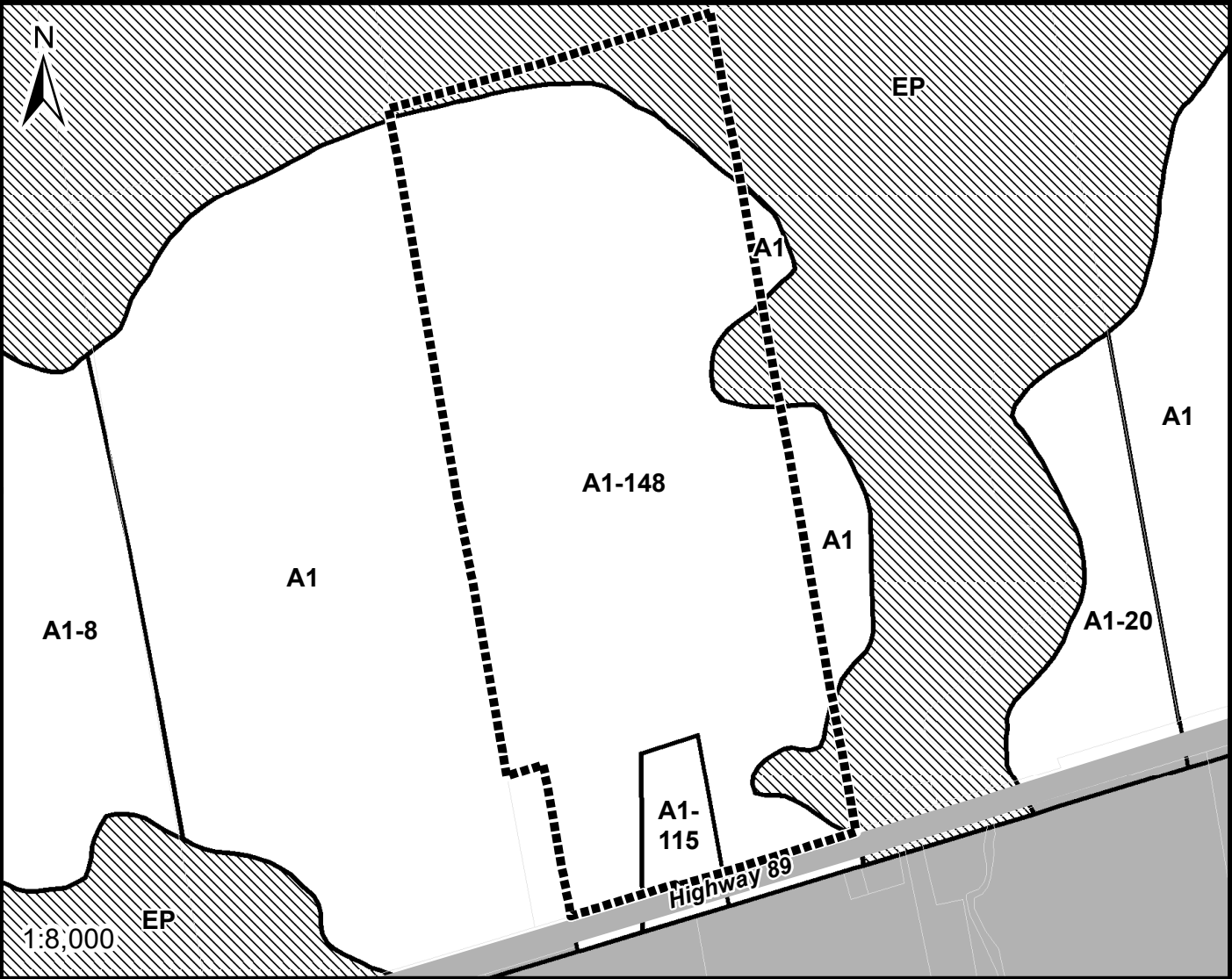
Date Passed: \_\_\_\_\_

Signed: \_\_\_\_\_

John Woodbury, Mayor

\_\_\_\_\_

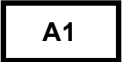
Lindsey Green, Clerk



Legend



Lands subject to amendment



Agricultural



Environmental Protection