

The Corporation of the Township of Southgate  
By-law Number 2020-050

**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:

1. **That** this by-law applies to those lands described as Plan 110 Lot 22, Pt lot 11, Con 2 Pt lot 41, Mill St, RP 16R6145 parts 1,2,3 Main St W. Geographic Township of Egremont. The lands are alternatively described as 392046 Grey Road 109, in the Township of Southgate and shown on Schedule "A", affixed hereto.

2. **That** Section 33 to By-law No. 19-2002 is hereby amended by replacing section 33.212 with the following subsection:

<b>"33-212</b>	<b>C2-212</b>	<b>Notwithstanding the provisions of Section 16.0 or any other provisions to the contrary, the land zoned C2-212 shall be subject to the following additional regulations:</b>
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- |      |  |
|------|--|
| a)   | <b>Additional permitted uses to the C2 zone include:</b>   |
| i.   | <b>The storage and retail sale of fuels, such as propane,</b>  |
| ii.  | <b>Minimum Front Yard set back of 1.2m (4ft)</b>   |
| iii. | <b>The parking space requirements of Section 5.7 shall be deemed to have been met on those lands zoned C2-212.</b> |

3. **That** Schedule "A" and all other notations thereon are hereby declared to form part of this by-law; and
4. **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 3<sup>rd</sup> day of June 2020.

\_\_\_\_\_  
John Woodbury – Mayor

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Lindsey Green – Acting Clerk

### **Explanatory Note**

This by-law applies only to those lands described as Plan 110 Lot 22, Pt lot 11, Con 2 Pt lot 41, Mill St, RP 16R6145 parts 1,2,3 Main St W. Geographic Township of Egremont. The lands are alternatively described as 392046 Grey Road 109, in the Township of Southgate. The purpose of the zoning by-law amendment is to add an additional permitted use being the storage and sale of fuels, (propane). All other provisions of the by-law will apply.

The effect of the proposed zoning by-law amendment would be to add to the list of permitted uses of the General Commercial exception zone (C2-212). There is no change to the zone symbol. The EP boundaries will remain the same.

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

Schedule "A"

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

Amending By-Law No. 19-2002

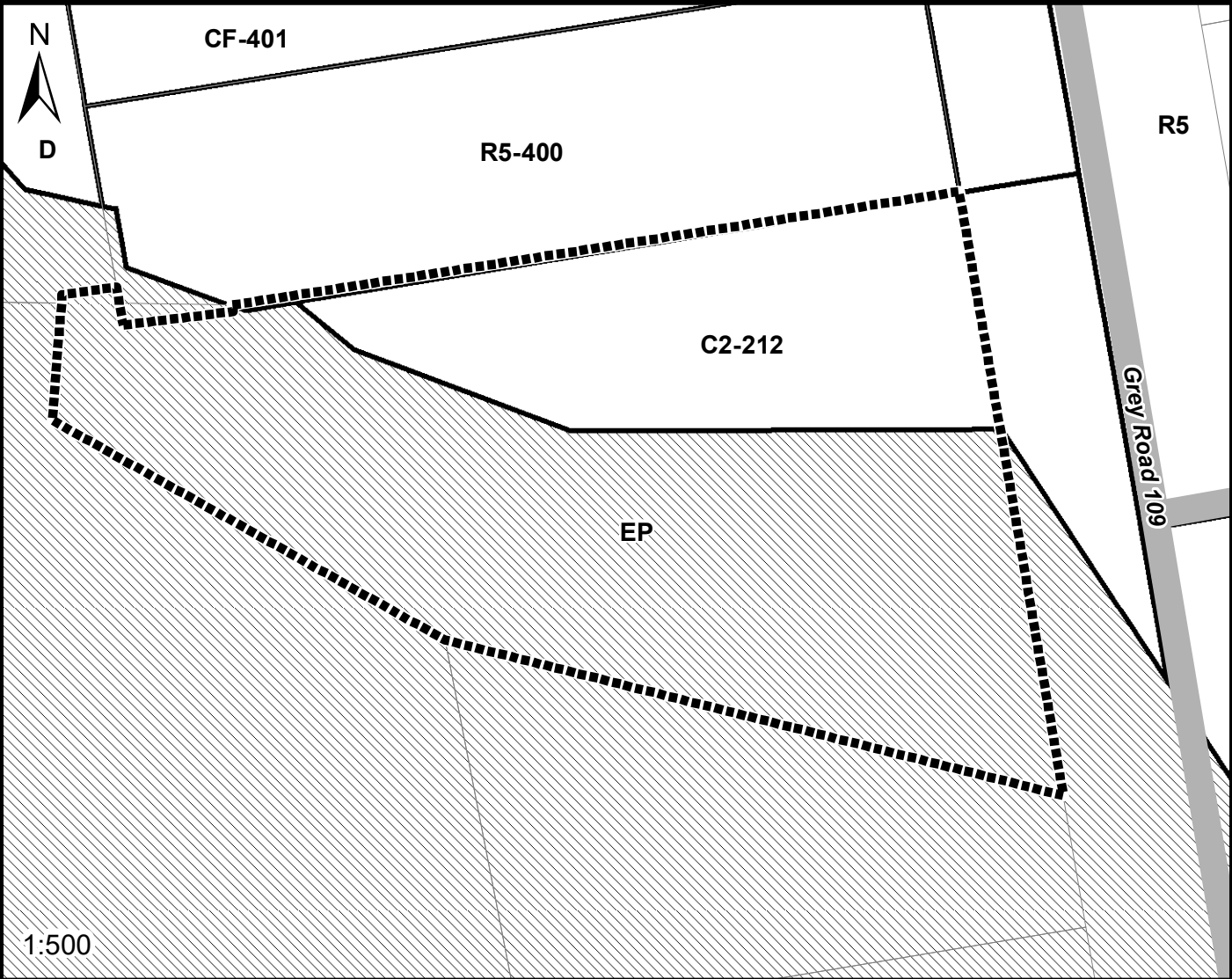
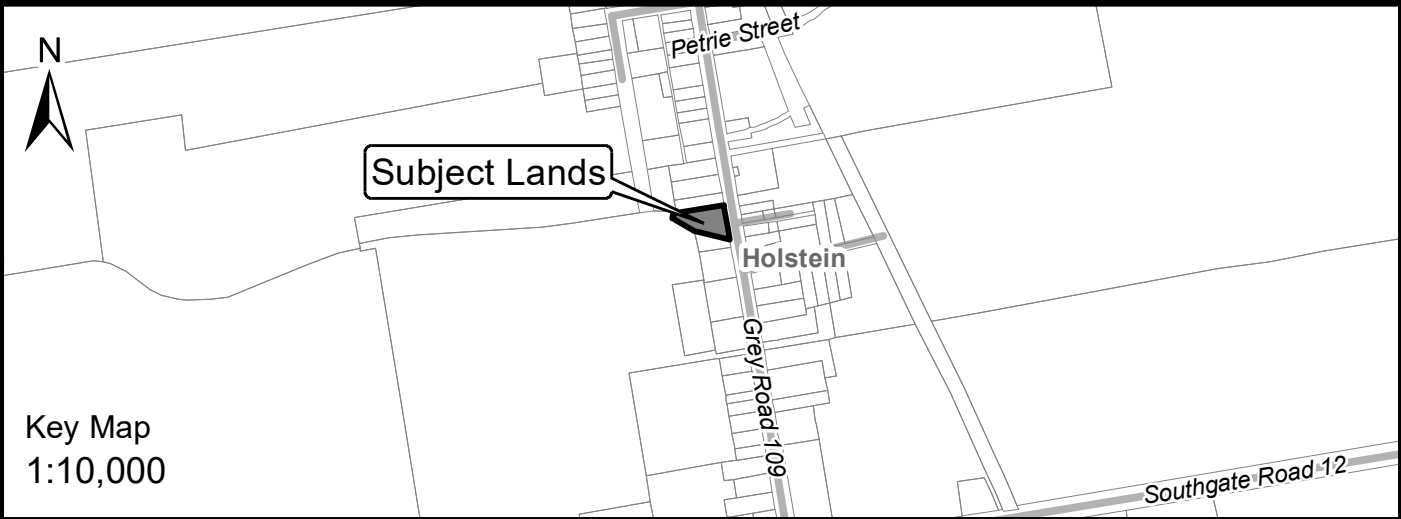
Township of Southgate  
(Geographic Township of Egremont)

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

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

John Woodbury, Mayor

Lindsey Green, Deputy Clerk



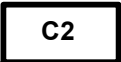
Legend



Lands subject to amendment



Residential Type 5



General Commercial



Deferred Development



Community Facility



Environmental Protection