

The Corporation of the Township of North Kawartha

By-Law 2025-

Being a by-law of the Corporation of the Township of North Kawartha under the provisions of Section 34 of the Planning Act R.S.O. 1990, chap. P.13, as amended, to amend Zoning By-Law #26-2013, with respect to certain lands described as Part Lots 7 & 8, Concession 5, in the geographic area of Burleigh, in the County of Peterborough, Roll # 1536-020-001-51210

Whereas Zoning By-Law #26-2013 as otherwise amended, was passed under the authority of a predecessor of Section 34 of the Planning Act, R.S.O. 1990, Chap. P. 13, as amended.

And Whereas the matters herein are in conformity with the provisions of the Official Plan of the County of Peterborough as approved by the Ministry of Municipal Affairs and Housing;

And Whereas the Council of the Corporation of the Township of North Kawartha conducted a public hearing in regard to this application, as required by Section 34(12) of the Planning Act, R.S. O. 1990, Chap. P. 13, as amended.

And Whereas the Council of the Corporation of the Township of North Kawartha deems it advisable to amend Zoning By-law #26-2013 as otherwise amended, with respect to the above described lands, and under the provisions of the Planning Act has the authority to do so.

Now Therefore the Council of the Corporation of the Township of North Kawartha do hereby enact as follows:

THAT the proposed amendment will upon coming into force and effect, serve to amend Zoning By-law #26-2013, as amended, as follows:

That the proposed amendment will upon coming into force and effect, serve to amend By-law 26-2013, as amended, by amending the zone provisions of the RU-271 zone category for certain lands located in Part Lots 7 & 8, Concession 5, in the geographic area of Burleigh, in the County of Peterborough, Roll # 1536-020-001-51210 as follows:

1. from 'Rural - Exception 271 (RU-271) to 'Rural – Exception 348 (RU-348)' as follows:
2. Notwithstanding their RU-271, on lands zoned RU-271, the following additional zoning provision shall apply. Notwithstanding Sections 2.76 and 2.188 to the contrary
 - a. Notwithstanding any of the provisions in the Zoning By-law to the contrary, an accessory building (detached garage) may be permitted to be larger than a main building located on the same lot.
 - b. A habitable room may be permitted in a detached garage.
 - c. Prior to the construction of the garage, the applicant is required to enter into a development agreement with the Township to implement the mitigation measures outlined in the Environmental Impact Study Briefing Note prepared by Dòigh Nàdair Consulting. The agreement is to be registered on title to the lands.
3. All other provisions in all other respects as set out in the General Provisions and the Provisions of the Zone shall apply and be complied with as identified in By-Law #26-2013.

THAT this by-law shall come into force and effect on the day it is passed by the Council of the Corporation of the Township of North Kawartha, subject to the applicable provisions of the Planning Act, Statutes of Ontario, 1990 Chap. P. 13, as amended.

This by-law shall come into effect on the 20th day of May 2025.

Read and Adopted in open Council on the 20th day of May 2025.

Carolyn Amyotte, Mayor

Connie Parent, Clerk

