

BY-LAW NUMBER xxx-21

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THE CORPORATION OF THE COUNTY OF BRANT

To amend By-Law Number 61-16, the Zoning By-Law for the County of Brant, as amended, (Andrzej and Malgorzata Paluch, 602 Mount Pleasant Road).

WHEREAS an application was received from George Ziotek on behalf of Andrzej and Malgorzata Paluch, Owner of lands described as RANGE 1 EMP PT LOT 9 RP 2R-5907 PT 2 IRREG 1.27AC 122.53FR D, in the geographic Township of Brantford, known as 602 Mount Pleasant Road, County of Brant, proposes to rezone the retained lands from Agriculture (A) to Suburban Residential with site specific provision 57 (SR-57) to permit a frontage of approximately 18.6 metres (61 feet), whereas a minimum of 20 metres (65.6 feet) is required, and to rezone the severed from Agriculture (A) to holding – Suburban Residential with site specific provision 58 (h-SR-58), and to permit a lot frontage of approximately 18.6 metres (61 feet), whereas a minimum of 20 metres (65.6 feet) is required.

AND WHEREAS the *Planning Act* empowers a municipality to pass By-Laws prohibiting the use of land and the erection, location and use of buildings or structures, except as set out in the By-Law;

AND WHEREAS this By-Law is in conformity with the Official Plan for the County of Brant (2012);

AND WHEREAS the Planning and Development Committee of the Corporation of the County of Brant has recommended approval of this By-Law;

AND WHEREAS the Council of the Corporation of the County of Brant deems it to be desirable for the future development and use of the lands described above;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE COUNTY OF BRANT HEREBY ENACTS as follows:

1. **THAT** Schedule 'A' of By-Law Number 61-16, Key Map 130, is hereby amended by changing the zoning on the retained lands from Agriculture (A) to Suburban Residential with site specific provision 57 (SR-57) to permit a frontage of approximately 18.6 metres (61 feet), whereas a minimum of 20 metres (65.6 feet) is required, as shown on the Schedule attached to this By-Law.
2. **THAT** Section 9.3 Special Exceptions SR Zone, is hereby amended by adding the following: SR-57
 - To permit a frontage of approximately 18.6 metres along Mount Pleasant Road, whereas a minimum of 20 metres (65.6 feet) is required.
 - All other provisions of the By-Law apply.
3. **THAT** Schedule 'A' of By-Law Number 61-16, Key Map 130, is hereby amended by changing the zoning on the subject lands on the severed from Agriculture (A) to holding – Suburban Residential with site specific provision 58 (h-SR-58), and to permit a lot frontage of approximately 18.6 metres (61 feet), whereas a minimum of 20 metres (65.6 feet) is required, as shown on the Schedule attached to this By-Law.

4. **THAT** Section 9.3 Special Exceptions SR Zone, is hereby amended by adding the following: h-SR-58
- To rezone the retained lands with a holding due to capacity restraints
 - To permit a frontage of approximately 18.6 metres along Mount Pleasant Road, whereas a minimum of 20 metres (65.6 feet) is required.
 - All other provisions of the By-Law apply.
5. **THAT** this By-Law shall come into force on the day it is passed by the Council of the Corporation of the County of Brant.

READ a first and second time, this 26th day of October 2021.

READ a third time and finally passed in Council, 26th day of October 2021.

THE CORPORATION OF THE COUNTY OF BRANT

David Bailey, Mayor

Heather Boyd, Clerk

