

BY-LAW NUMBER xxx-22

- of -

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, (Robert & Meaghan Innes, 729 Mount Pleasant Road).

WHEREAS an application was received from Robert & Meaghan Innes, Owners of lands described as RANGE 1 WMP PT LOT 4 IRREG 0.73AC 138.70FR D, in the Former Township of Brantford, known as 729 Mount Pleasant Road, County of Brant, proposes to rezone the retained lands from Suburban Residential (SR) to holding - Suburban Residential with site specific provision 59 (h-SR-59) to permit a frontage of approximately 17 metres (55.8 feet), whereas a minimum of 20 metres (65.6 feet) is required, and to place a holding on the severed parcel.

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 149, is hereby amended by changing the zoning on the subject lands on the severed from Suburban Residential (SR) to holding – Suburban Residential with site specific provision 59 (h-SR-59), and to permit a lot frontage of approximately 17 metres (55.8 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: h-SR-59
 - To rezone the retained lands with a holding due to servicing capacity restraints
 - To permit a frontage of approximately 17 metres (55.8 feet) 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** this By-Law shall come into force on the day it is passed by the Council of the Corporation of the County of Brant.

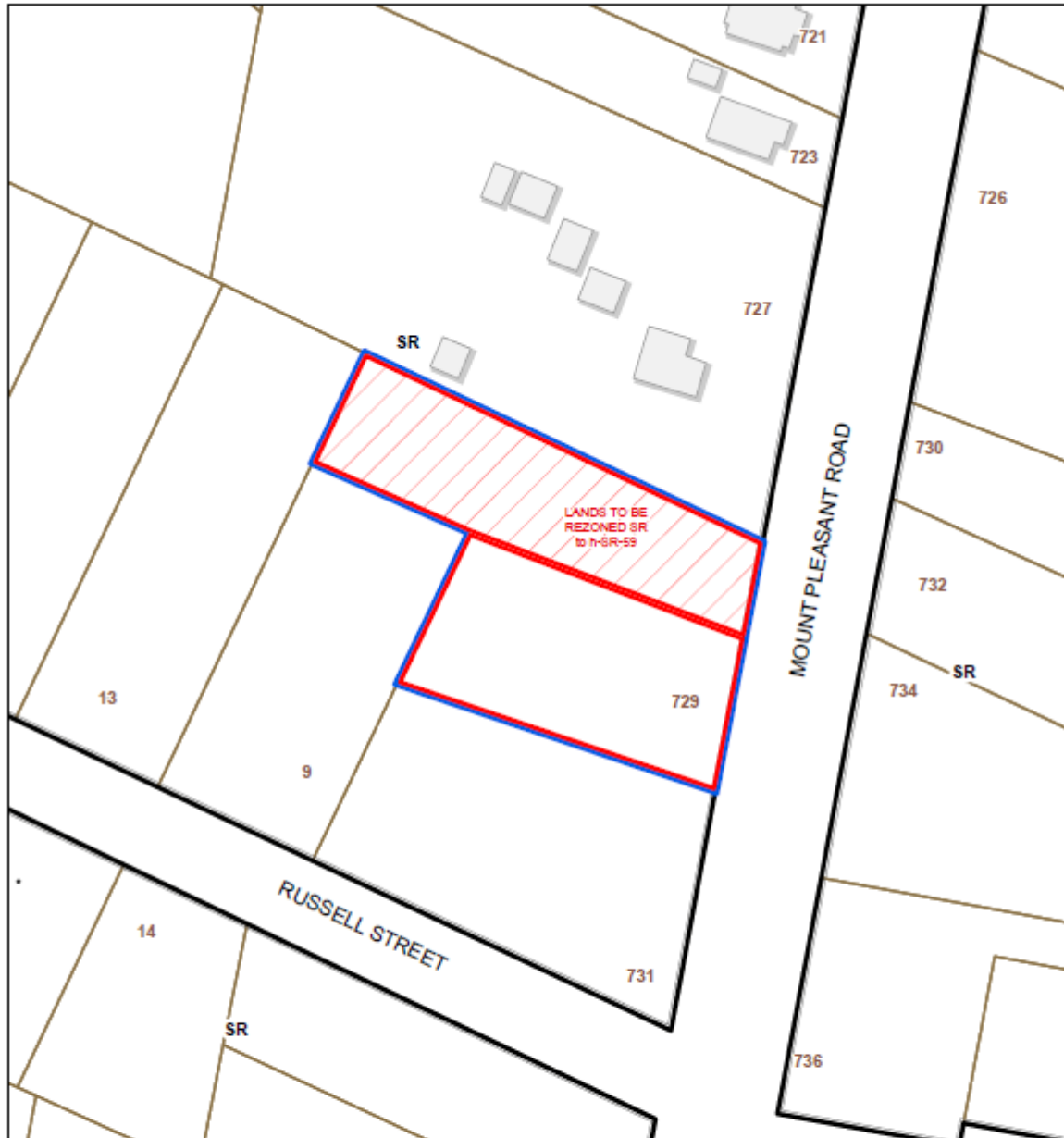
READ a first and second time, this 22nd day of February 2022.



READ a third time and finally passed in Council, 22nd day of February 2022.

THE CORPORATION OF THE COUNTY OF BRANT

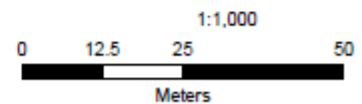
David Bailey, Mayor

Alysha Dyjach, Clerk



 Zoning Details
 Subject Lands

SCHEDULE 'A'
 COUNTY OF BRANT
 BY-LAW No. _____



Date Printed: 10/29/2021