

BY-LAW NUMBER xxx-23 –

- 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, Triple Lane Farms Ltd., 179 Howell Road, County of Brant.

WHEREAS an application was received from The Angrish Group, Agent on behalf of Triple Lane Farms Ltd., Owner of lands legally known as CONCESSION 4 PART LOT 7, municipally known as 179 Howell Road, Geographic Township of South Dumfries, County of Brant, proposing to rezone the retained lands from Agriculture (A) with site specific provision 1 (A-1) to Agriculture (A) with site specific provision 187 (A-187) in order to recognize an undersized farm parcel, and proposing to rezone the severed lands from Agriculture (A) with site specific provision 1 (A-1) to Agriculture (A) with site specific provision 188 (A-188) in order to permit a reduced Minimum Distance Separation (MDS) I setback from the livestock barn and manure storage on the retained lands to the existing dwelling on the severed lands. This is required as a condition of consent application B16-22-RC.

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 18, is hereby amended by changing the zoning on the retained lands from Agriculture (A) with site specific provision 1 (A-1) to Agriculture (A) with site specific provision 187 (A-187) in order to permit a reduced lot area of 31 hectares (76.6 acres). All other provisions of the By-Law shall apply.
2. **THAT** Schedule 'A' of By-Law Number 61-16, Key Map 18, is hereby amended by changing the zoning on the severed lands from Agriculture (A) with site specific provision 1 (A-1) to Agriculture (A) with site specific provision 188 (A-187) in order to permit:
 - A reduced Minimum Distance Separation (MDS) I setback of 70 metres (229.7 feet) from the livestock barn on the retained lands to the existing dwelling on the severed lands; and
 - A reduced MDS I setback of 113 metres (370.7 feet) from the manure storage on the retained lands to the existing dwelling on the severed lands.
 - All other provisions of the By-Law shall 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 31st day of January 2023.

READ a third time and finally passed in Council, this 31st day of January 2023.

THE CORPORATION OF THE COUNTY OF BRANT

David Bailey, Mayor

Alysha Dyjach, Clerk

