

THE CORPORATION OF THE TOWNSHIP OF CRAMAHE

BY-LAW NO. BL-2025-42

Being a By-law under the provisions of Section 34 of the Planning Act, R.S.O. 1990, to amend By-law No. 08-18, the Comprehensive Zoning By-Law of the Township of Cramahe.

WHEREAS the Council of the Township of Cramahe deems it advisable to amend By-law No. 08-18 with respect to the lands described in this By-Law; and

WHEREAS Council has conducted a public meeting as required by Section 34(12) of the *Planning Act*, R.S.O. 1990, as amended; and

WHEREAS the matters herein are in conformity with the provisions of the Official Plan of the Township of Cramahe, as amended; and

NOW THEREFORE the Council of the Corporation of the Township of Cramahe hereby enacts as follows:

1. **THAT** Map 27 of By-Law No. 08-18 is hereby amended by changing the zone category of certain lands located in Concession 10 Part of Lot 12 in the Township of Cramahe, as illustrated on Schedule 'A' to this By-Law, and

- I. Lands to be rezoned from the Agricultural-1 (A-1) Zone to the Rural Residential (RR) Zone, and
- II. Lands to be rezoned from the Agricultural-1 (A-1) Zone to the Agricultural – 84 (A-84) Zone, and
- III. Lands to be rezoned from the Agricultural-1 (A-1) Zone to the Environmental Conservation (EC) Zone.

2. **THAT** Section 6 of By-law No. 08-18 is hereby amended by adding a new subsection 6.4.84 as follows:

“Notwithstanding the minimum lot area and minimum lot frontage requirements for the Agricultural (A) Zone to the contrary, within the Agricultural – 84 (A-84) Zone the following shall apply:

- I. Minimum Lot Area 17.0 hectares (42 acres)
- II. Minimum Lot Frontage 175.0 metres (574.1 feet)

“Notwithstanding the Permitted Uses of Section 6.1 of the Agricultural (A) Zone, within the Agricultural – 84 (A-84) Zone a single detached dwelling, a converted dwelling, or any other dwelling or residential use shall be prohibited.”

2. **THAT** this By-Law shall become effective on the date it is passed by the Council of the Corporation of the Township of Cramahe, subject to the applicable provisions of the *Planning Act*, R.S.O. 1990, as amended.

3. **THAT** the Clerk is hereby authorized and directed to proceed with the giving of Notice under Section 34(18) of the *Planning Act*, R.S.O. 1990, as amended.

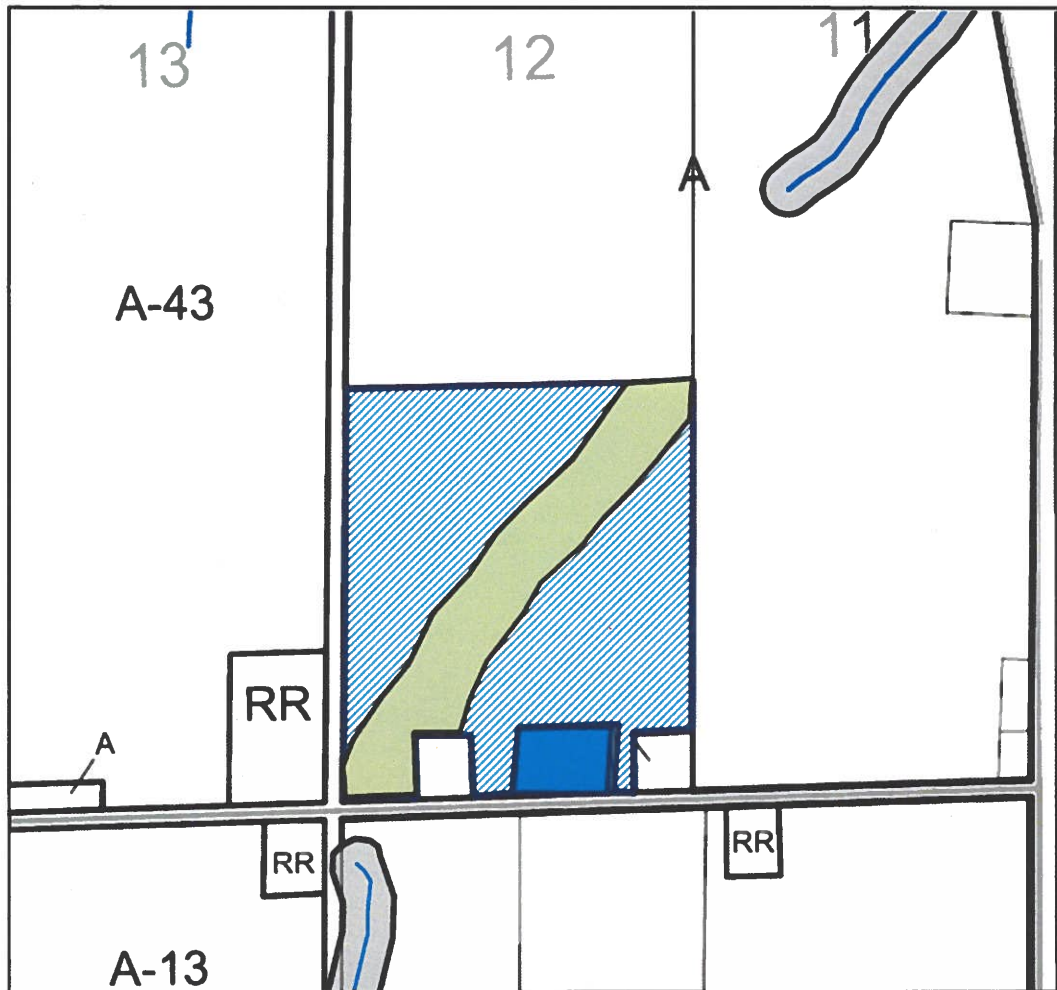
Read a first, second and third time and finally passed this 27th day of May 2025.



Mandy Martin, Mayor



Holly Grant, Clerk



Lands to be rezoned from the Agricultural-1 (A-1) Zone to the Rural Residential (RR) Zone



Lands to be rezoned from the Agricultural-1 (A-1) Zone to the Agricultural - 84 (A-84) Zone



Lands to be rezoned from the Agricultural-1 (A-1) Zone to the Environmental Conservation (EC) Zone

Schedule A to By-law No. 2025-42

Passed this 27th day of May 2025

Andy Pearson

Mayor

Heather Smith

Clerk

Subject Property

Part of Lot 12, Concession 10

Township of Cramahe

File No. D14-CLA-08-25

