

Draft Zoning By-law Amendment
CORPORATION OF THE MUNICIPALITY OF PORT HOPE
BY-LAW NO. XX/2021

Being a By-law Under the Provisions of Section 34 of the Planning Act, R.S.O. 1990, c.P.13, as Amended to Amend Zoning By-law 20.2010, as amended, of the Corporation of the Municipality of Port Hope, for a portion of 5373 and 5229 Lakeshore Road, in the Municipality of Port Hope, in the County of Northumberland.

WHEREAS Zoning By-law No. 20/2010, as amended, was passed under authority of Section 34 of the Planning Act, R.S.O. 1990, c.P.13 as amended;

AND WHEREAS this By-law conforms with the general intent of the Municipality of Port Hope Official Plan, as amended;

AND WHEREAS on _____, 2021 the Council of the Corporation of the Municipality of Port Hope conducted a public meeting in regard to the proposed zoning, as required by Section 34(12) of the Planning Act. R.S.O. 1990, c.P. 13, as amended;

AND WHEREAS the Council of the Corporation of the Municipality of Port Hope deems it advisable to amend Zoning By-law No. 20/2010, 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 Municipality of Port Hope **ENACTS** as follows:

1. **THAT** Schedule “B” – Sheet 15 (Zone Map) forming part of Zoning By-law 20/2010, as otherwise amended, is hereby amended by changing the zone classification on the subject lands from Agricultural ‘A’ Zone to Agricultural Exception # x ‘A (x)’ Zone in accordance with Schedule “A” attached hereto and forming part of the By-law.
2. **THAT** Part 12 – Exceptions of Zoning By-law 20/2010 is hereby amended to add the following:

Zone	Exception Number	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
A	x	-Farm Related Tourism Establishment -Commercial Kitchen -Sleeping cabins -Outdoor event area			i) 20 parking spaces at the entrance on granular base and overflow grass parking spaces;

Zone	Exception Number	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
					<p>ii) The maximum number of Sleeping Cabins shall be 10; Sleeping Cabins shall be Accessory Farm Employee Accommodation and shall also be used for temporary accommodation of guests to the farm. The maximum gross floor area of the Sleeping Cabins shall be 30 sq.m.</p> <p>iii) The outdoor event area shall have a maximum area of 3,700 sq.m.;</p> <p>iv) The existing lots as of the date of the passing of this By-law shall be considered as legal non-conforming with respect to lot area and those lots with access from a common element condominium or equivalent shall be considered legal non-conforming with respect to lot frontage.</p>

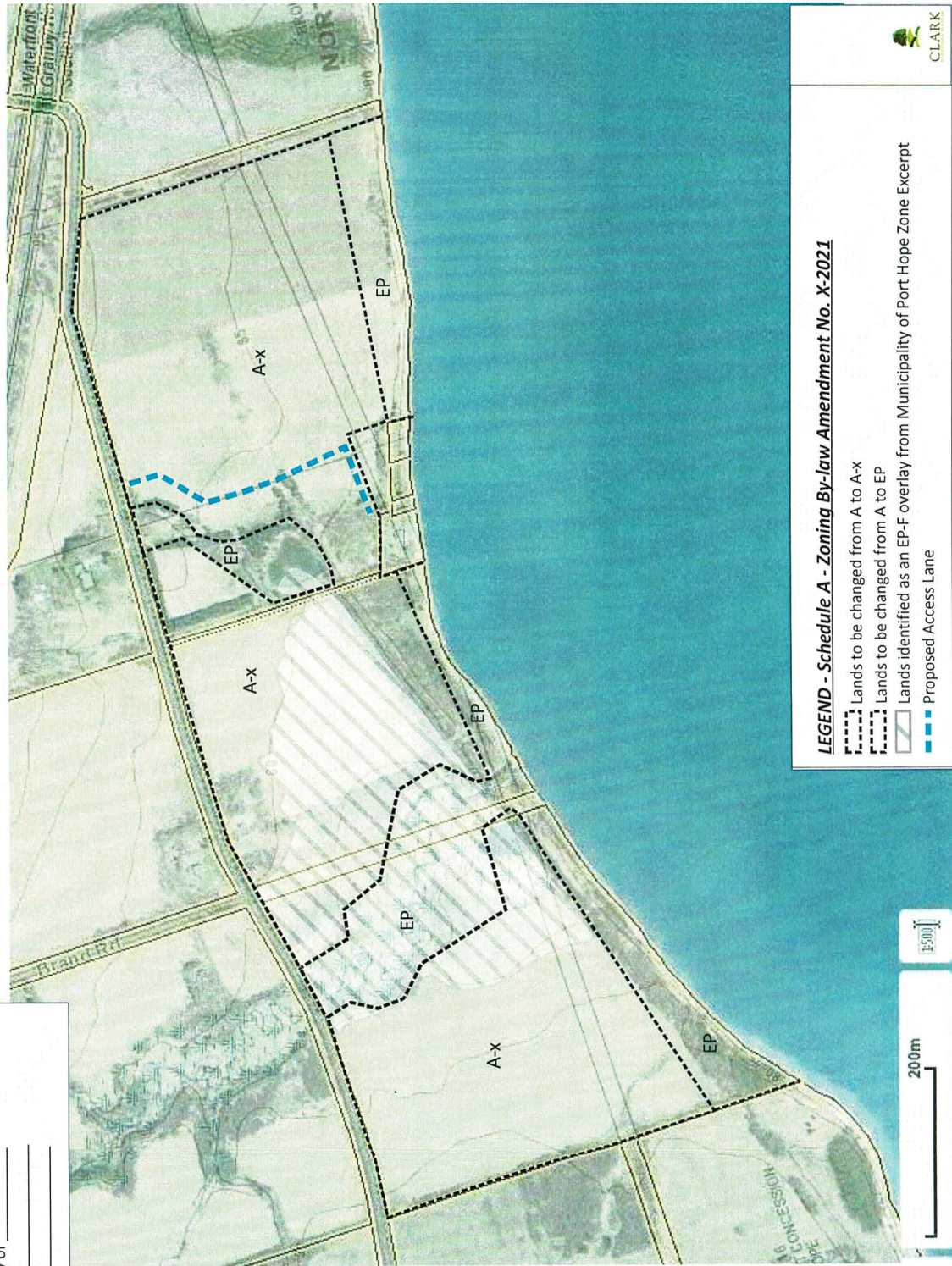
3. **THAT** Zoning By-law No. 20/2010, as otherwise amended, is hereby amended to give effect to the foregoing, but Zoning By-law No. 20/2010, as otherwise amended, shall in all respects remain in force and effect save as may be otherwise amended or hereafter dealt with.
4. **THAT** this By-law shall come into force on the date it is passed by the Council of the Corporation of the Municipality of Port Hope, subject to the applicable provisions of the Planning Act, R.S.O. 1990, c.P.13, as amended.

READ A FIRST< SECOND AND THIRD TIME and finally passed on the ____ day of _____, 2021.





R.J. Sanderson, Mayor

Brian Gilmer, Clerk

This is Schedule ' ', Schedule A, Sheet ___ of By-law 20/2010
 Passed this ___ day of _____
 Mayor _____
 Clerk _____



LEGEND - Schedule A - Zoning By-law Amendment No. X-2021

-  Lands to be changed from A to A-x
-  Lands to be changed from A to EP
-  Lands identified as an EP-F overlay from Municipality of Port Hope Zone Excerpt
-  Proposed Access Lane

