



MUNICIPALITY OF **West Elgin**

The Corporation of the Municipality of West Elgin

By-Law No. 2020-xx

Being a By-Law to Amend the Municipality of West Elgin Comprehensive Zoning By-Law No. 2015-36 for the property known as 12098 Blacks Road.

Whereas the Council of the Corporation of the Municipality of West Elgin deems it advisable to amend By-law No. 2015-36, as amended, being the Comprehensive Zoning By-law of the Municipality of West Elgin:

Now Therefore the Council of the Corporation of the Municipality of West Elgin enacts as follows:

1. That Schedule "A" Map No. 45 to By-law No. 2015-36, is hereby amended by changing the subject property from **Farm Industrial (M2) Zone** to **Site-Specific Farm Industrial (M2-3) Zone** for those lands outlined in heavy solid lines and described as M2-3, on Schedule "A" attached hereto and forming part of this By-law, being Concession 8, Part of Lot 1, in the geographic Township of Aldborough, now in the Municipality of West Elgin, in the County of Elgin.
2. That By-law No. 2015-36, as amended, is hereby further amended by adding the following subsection to Section 21.3 Site-Specific Zones:
 - "21.3.3 a) Defined Area

M2-3 as shown on Schedule "A" Map No. 45 to this By-law.
 - b) Notwithstanding the regulations of Section 21, the minimum side yard width and minimum rear yard depth shall not apply for any building or structure when the abutting lands are zoned M2-3."
3. This By-law comes into force upon the day it is passed in the event an appeal has not been filed with the Clerk within the time prescribed by the Planning Act, R.S.O. 1990, as amended. In the event an appeal is filed with the Clerk within the time prescribed by the Planning Act, R.S.O. 1990, as amended, the By-law shall be deemed not to have come into force until the appeal has been finally disposed of, whereupon the By-law, except for such parts as are repealed or amended as so directed by the Local Planning

Appeal Tribunal (LPAT), shall be deemed to have come into force on the day it was passed.

Read a first, second, and third time and finally passed this 26th day of November 2020.

Duncan McPhail
Mayor

Jana Nethercott
Clerk