

**THE CORPORATION OF THE TOWNSHIP OF TUDOR AND CASHEL**

**BY-LAW NO. Z-2019 – 01**

**BEING** a By-Law under the provisions of Section 34 of the Planning Act, R.S.O. 1990, as amended, to amend Zoning By-Law Number Z-2010-01, of the Township of Tudor and Cashel

**AND WHEREAS** authority is granted under Section 34 of the Planning Act, R.S.O. 1990, c.P.13, as amended;

**NOW THEREFORE** the Council of the Corporation of the Township of Tudor and Cashel enacts as follows:

1. **THAT** within the following Zoning Classifications, the zone regulations set out pursuant to By-Law Number Z-2010-01, as amended, shall be amended, as follows:

1.1 **Rural**

**THAT** Section 6.3a.vii) of By-Law Z-2010-01, as amended, shall be further amended and replaced with the following:

i) Dwelling Unit Gross Floor Area (min). As outlined by the *Ontario Building Code*, as amended from time to time, shall be amended from 93 square metres (1001.04 square feet) to a minimum of 26.76 square metres (288 square feet)

1.2 **Rural Residential**

**THAT** Section 7.3.a.vii) of By-Law Z-2010-01, as amended, shall be further amended and replaced with the following:

i) Dwelling Unit Gross Floor Area (min). As outlined by the *Ontario Building Code*, as amended from time to time, shall be amended from 93 square metres (1001.04 square feet) to a minimum of 26.76 square metres (288 square feet)

1.3 **Waterfront Residential**

**THAT** Section 8.3.a.vii) of By-Law Z-2010-01, as amended, shall be further amended and replaced with the following:

i) Dwelling Unit Gross Floor Area (min). As outlined by the *Ontario Building Code*, as amended from time to time, shall be amended from 65 square metres (700 square feet) to a minimum of 26.76 square metres (288 square feet)

1.4 **Limited Service Residential**

**THAT** Section 9.3.a.vii) of By-Law Z-2010-01, as amended, shall be further amended and replaced with the following:

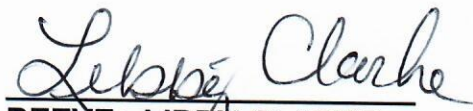
i) Dwelling Unit Gross Floor Area (min). As outlined by the *Ontario Building Code*, as amended from time to time, shall be amended from 58.99 square metres (635 square feet) to a minimum of minimum of 26.76 square metres (288 square feet)

1.5 **Dwelling or Dwelling Unit as an Accessory Use in Non-Residential**

THAT Section 5.8.ii of By-Law Z-2010-01, as amended, shall be further amended and replaced with the following:

- i) As outlined by the *Ontario Building Code*, as amended from time to time, a dwelling as a separate structure shall have a minimum gross floor area of 26.76 square metres (288 square feet) and where there is more than one floor, a minimum ground floor area of 26.76 square metres (288 square feet). A dwelling unit as an apartment within a non-residential building shall have a minimum gross floor area of 26.76 square metres (288 square feet).
2. **THAT** this By-Law shall come into force and take effect on the date of passing providing no notice of appeal is filed within Twenty (20) days of the date of the giving of written notice of the passing of this By-Law as required by the Planning Act. In the event that an appeal is filed, this By-Law shall not come into force and take effect until all such appeals are finally disposed of by the LPAT.

PASSED THIS 06<sup>th</sup> day of August, 2019.

  
REEVE: LIBBY CLARKE

  
CLERK: BERNICE CROCKER