

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	010-105
Address / Site	5822 Ravenshoe Rd
Location:	
Legal Description:	Part Lot 1, Con 1 (G)
Lot Frontage (m):	65.3
Lot Area (ha):	0.95999999999999996
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1993
By-law Number:	911-93-635
Description / Purpose:	To rezone from RU to RU-162 to permit a single family dwelling on an undersized rural lot of 1.03 ha.
Zone Category – Special	RU-162
Provision(s):	
By-law Section(s):	28.5.141
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezoning the lands associated with the single detached dwelling and designated Agricultural Protection Area from RU-162 to AP. Rezoning the balance of the lands to designated Environmental Protection Area as EP consistent with the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

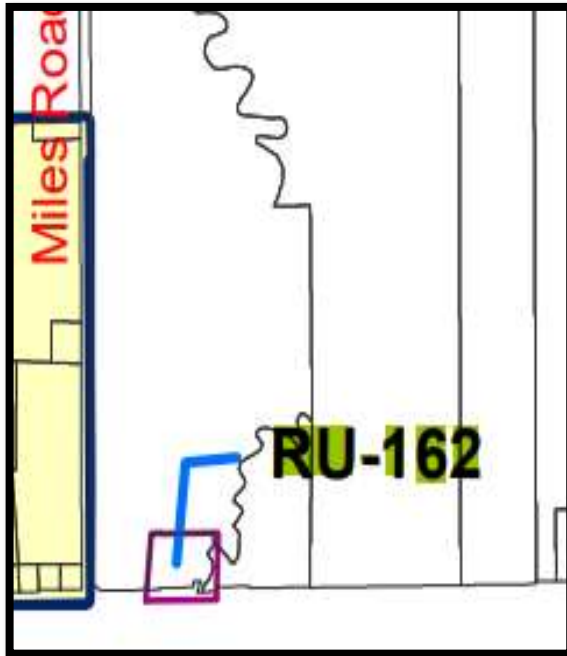




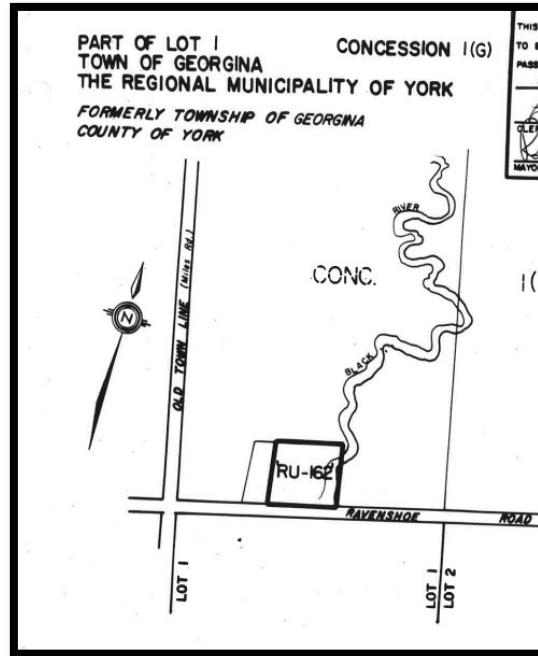
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

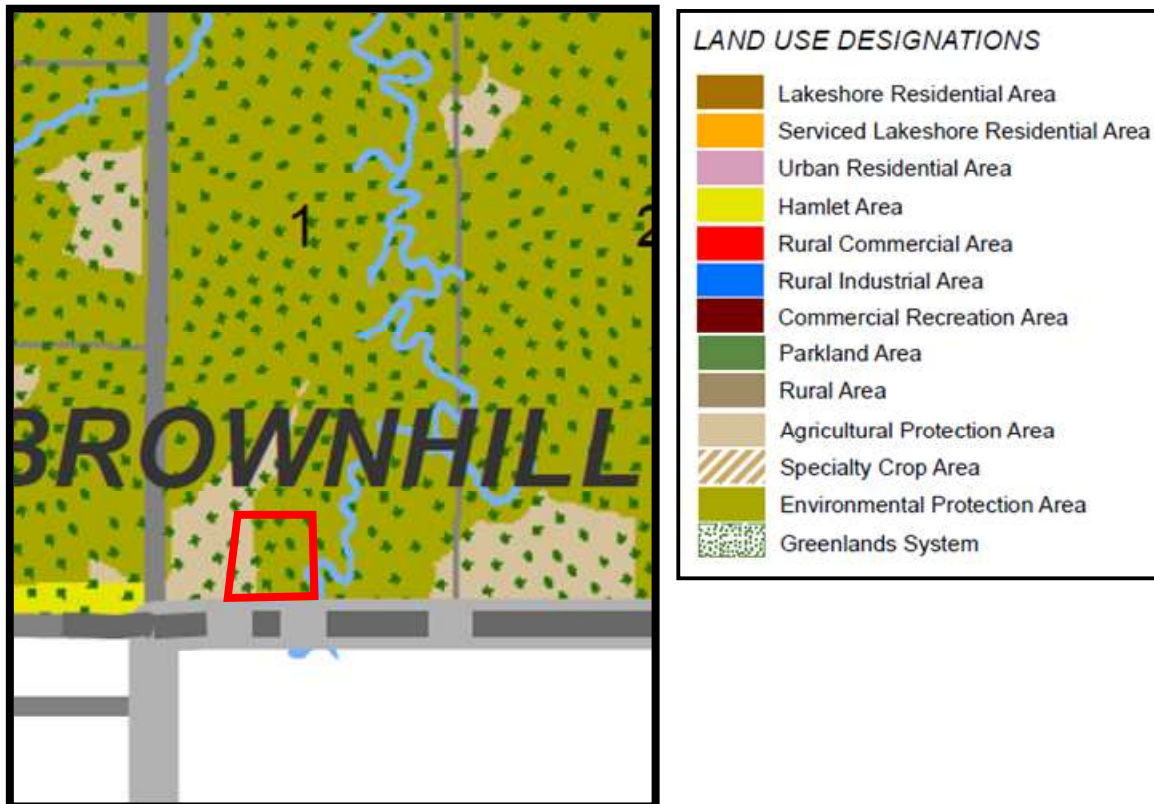
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-93-635



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	010-545
Address / Site	7105 Old Shiloh Rd
Location:	
Legal Description:	Part Lot 7, Con 1 (G)
Lot Frontage (m):	N/A
Lot Area (ha):	1.99
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1990
By-law Number:	911-90-580
Description / Purpose:	To rezone from RU to RU-154 to permit a single family dwelling on an undersized rural lot of 1.9 ha with a frontage of 124.5 m.
Zone Category – Special	RU-154
Provision(s):	
By-law Section(s):	28.5.133
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezoning the lands associated with the single detached dwelling and designated Agricultural Protection Area from RU-154 to AP. Rezoning the remainder of the site designated Environmental Protection Area as EP consistent with the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

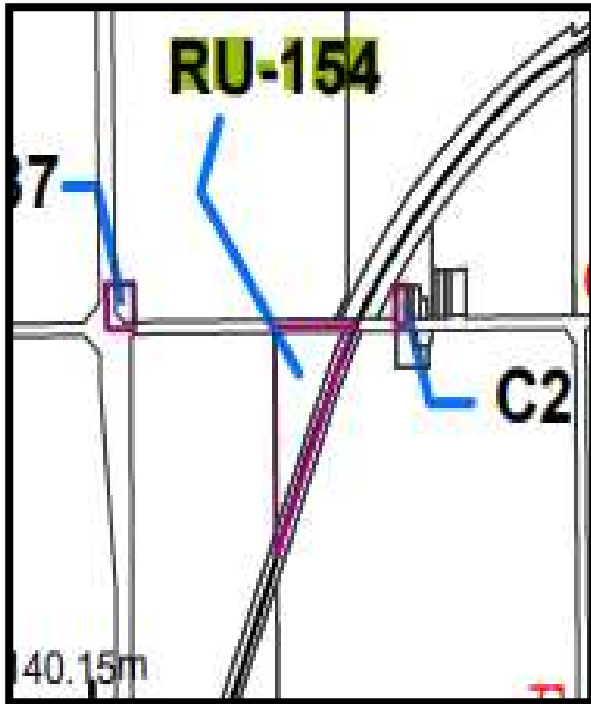




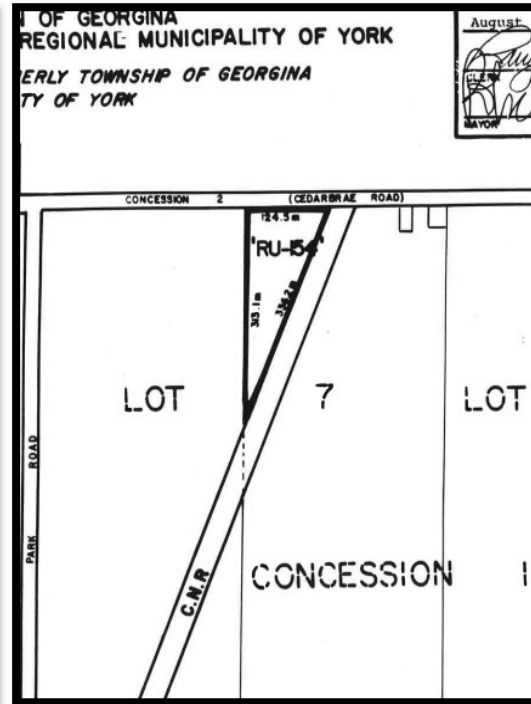
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

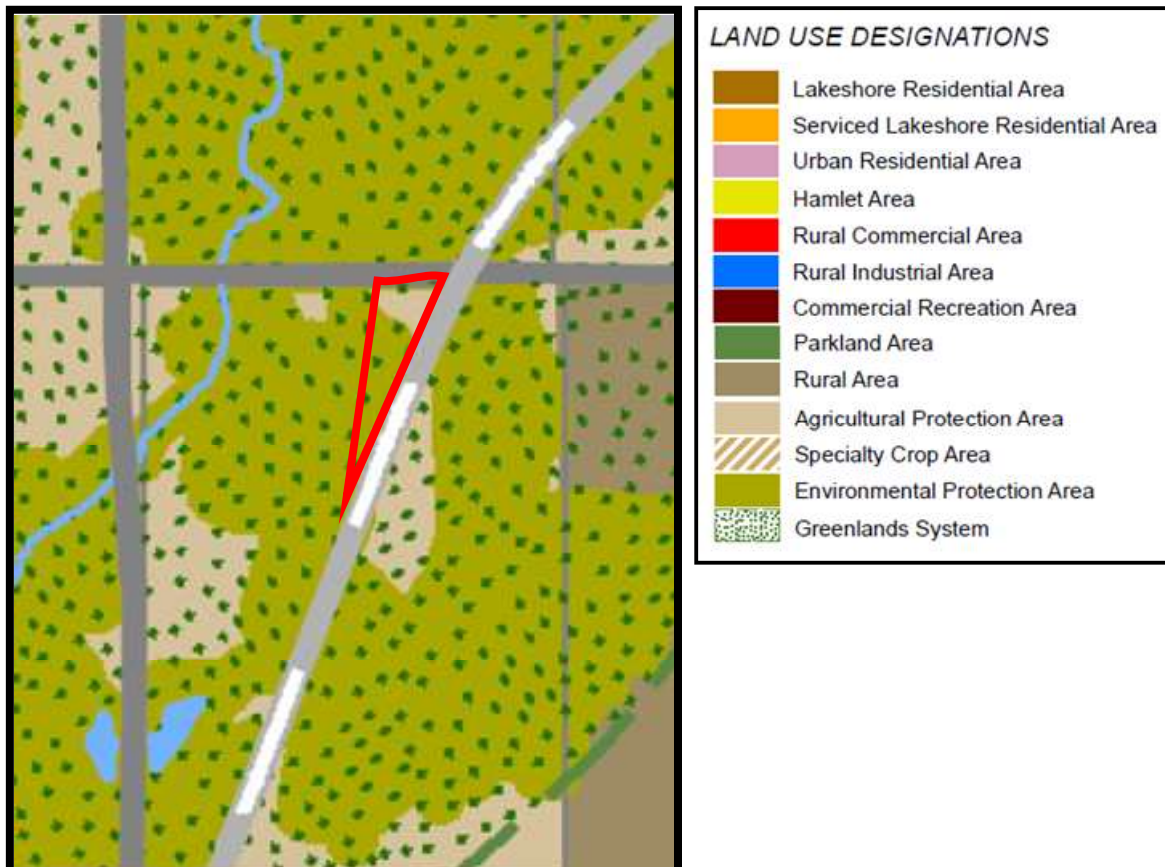
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-90-580



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	010-775
Address / Site	22876 Park Rd
Location:	
Legal Description:	Part Lot 6, Con 1 (G)
Lot Frontage (m):	123.31
Lot Area (ha):	4.0800000000000001
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1987
By-law Number:	911-87-402
Description / Purpose:	To rezone from RU to RU-103 to permit a single family dwelling on an undersized rural lot.
Zone Category – Special	RU-103
Provision(s):	
By-law Section(s):	28.5.88
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone front portion of site designated as Agricultural Protection Area and associated with the existing single detached dwelling from RU-103 to AP. Special Provision is required. Rezone remainder of the site from RU-103 to EP consistent with the Environmental Protection land use designation in the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

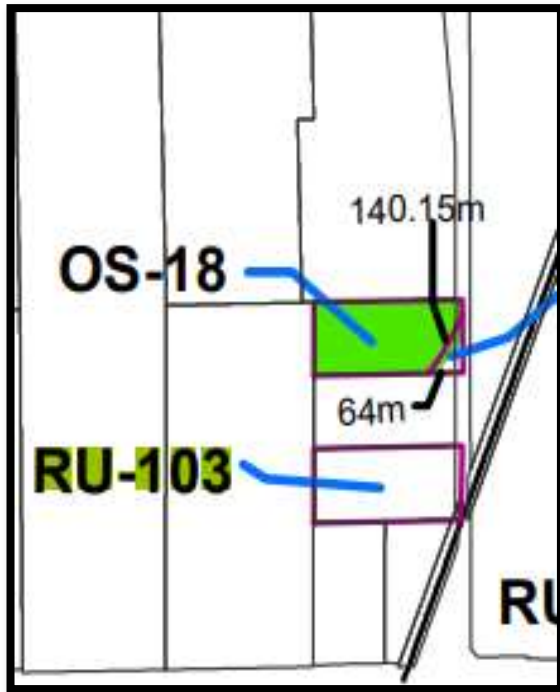




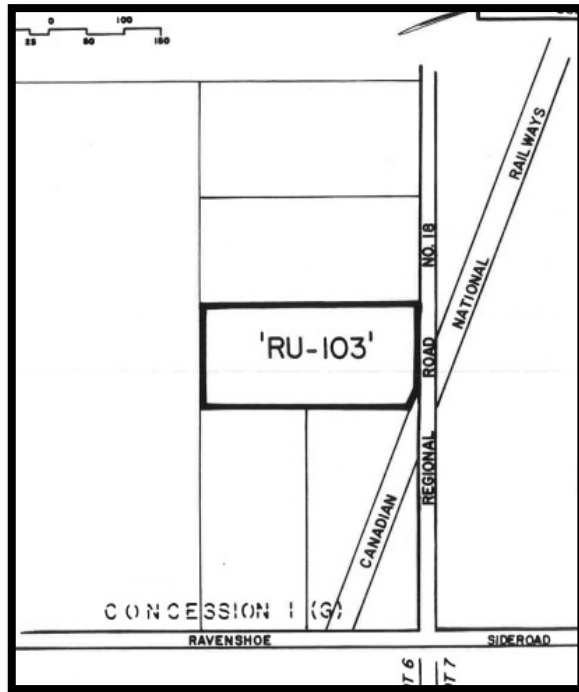
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-87-402



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	010-785
Address / Site	22938 Park Road between Old Shiloh and Ravenshoe
Location:	
Legal Description:	Part Lot 6, Con 1 (G)
Lot Frontage (m):	140.19
Lot Area (ha):	4.04
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1998
By-law Number:	500-98-022
Description / Purpose:	Rezone from RU to RU-175 and OS-18 to permit a single detached dwelling and only forestry or conservation uses on the remainder lands.
Zone Category – Special	RU-175 OS-18
Provision(s):	
By-law Section(s):	28.5.154 27.5.18
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone the lands designated Agricultural Protection Area along the Park Road frontage from RU-175 to AP. Rezone the lands designated Environmental Protection Area from OS-18 to EP consistent with the Official Plan. Minor refinement between the AP and EP zone may be necessary to recognize the existing dwelling.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

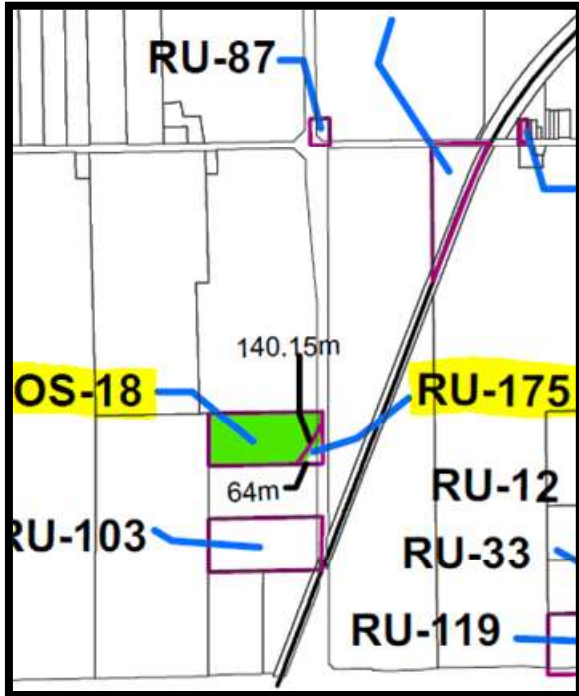




# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

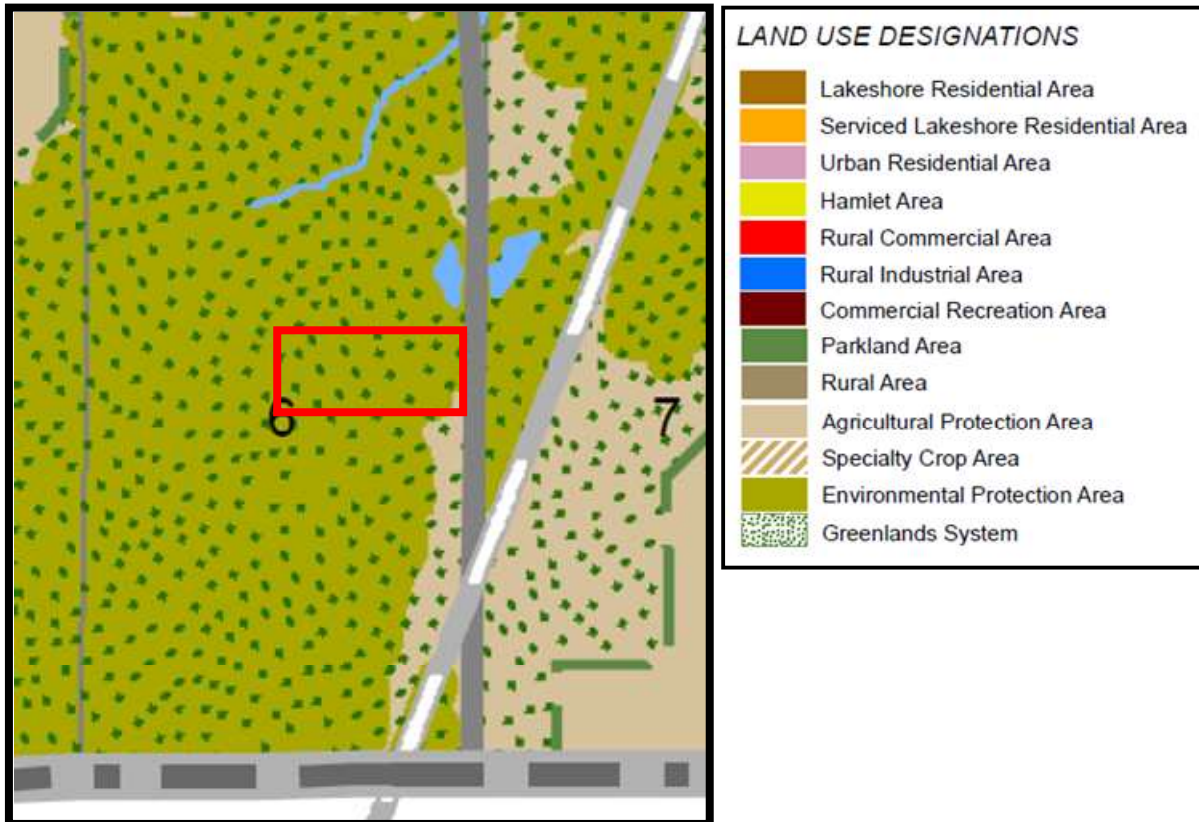
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 500-98-022



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	010-806
Address / Site	12 Prout Rd
Location:	
Legal Description:	Part Lot 8, Con 1 (G)
Lot Frontage (m):	128.85
Lot Area (ha):	3.9500000000000002
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1988
By-law Number:	911-88-448
Description / Purpose:	To rezone from RU to RU-119 to permit a single family dwelling on a rural undersized lot of 4.07 ha with a frontage of 128.59 m.
Zone Category – Special	RU-119
Provision(s):	
By-law Section(s):	28.5.102
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Rural Area and Environmental Protection Area with Greenlands System
Special Provisions:	Overlay
	N/A

### Preliminary Recommendation(s)

Rezone the front portion of lot from RU-119 to RU-C. No Special Provision is necessary. Rezone Environmental Protection Area designation in rear of the site as EP consistent with the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

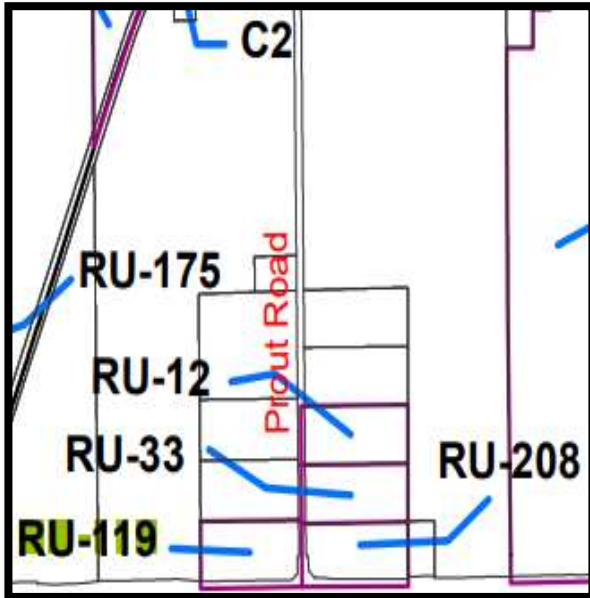




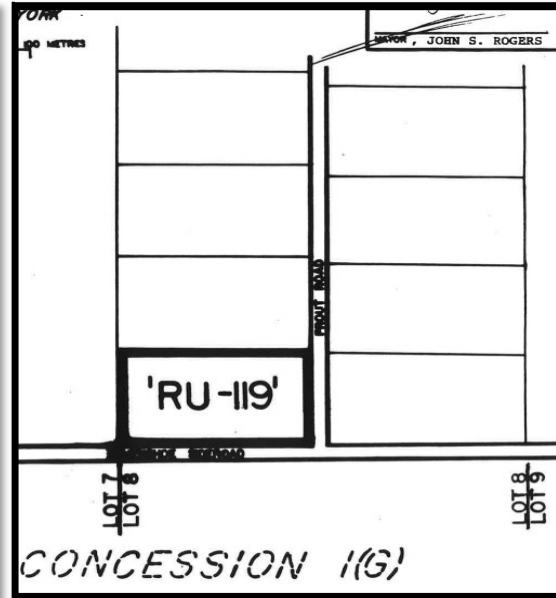
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

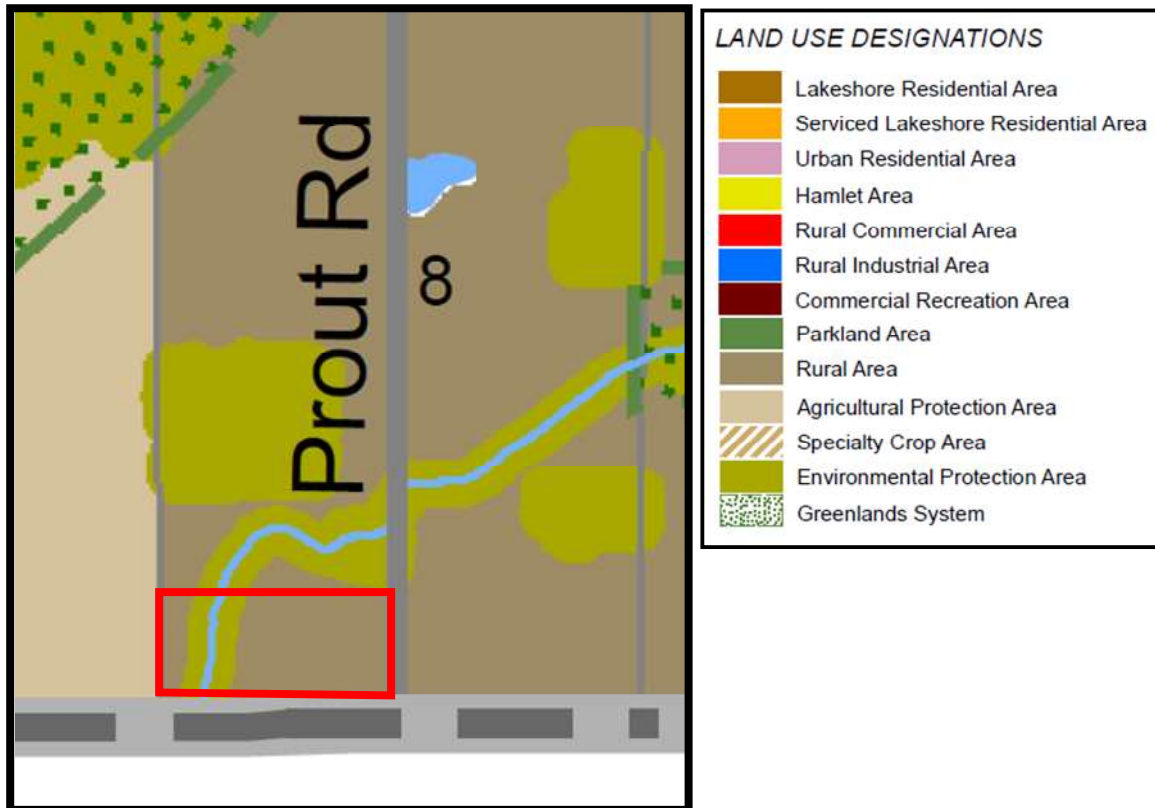
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-88-448



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	010-862
Address / Site	11 Prout Road
Location:	
Legal Description:	Part Lot 8, Con 1 (G)
Lot Frontage (m):	
Lot Area (ha):	
Vacant / Use	Land owned by a non farmer improved with a non farm residence with a
Established:	portion being armed

### Zoning By-law Amendment

Year Passed:	2005
By-law Number:	500-2005-0002
Description / Purpose:	Rezone to permit a dwelling on an undersized lot, restrict uses and establishes a Schedule B that prohibits buildings and structures within the south west portion of the property.
Zone Category – Special	RU-208
Provision(s):	
By-law Section(s):	28.5.18
Zoning Map:	1
Schedule 'B':	B-45

### Official Plan

Land Use Designation:	Rural Area
Special Provisions:	

### Preliminary Recommendation(s)

Rezone from RU-208 to RU-C. A Special Provision is no longer required as the lot will meet the new standrads for a single detached dwelling in the RU-C zone.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping



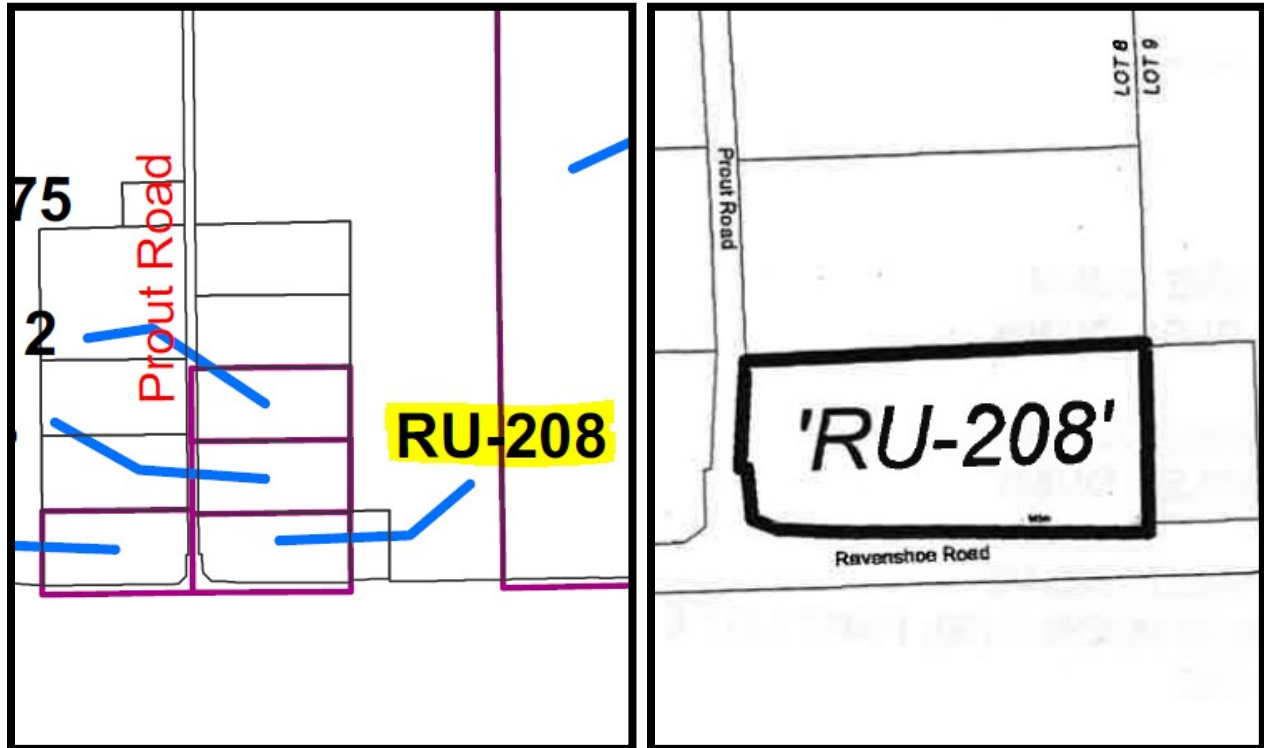


# Zoning By-law 500 Update – Phase I

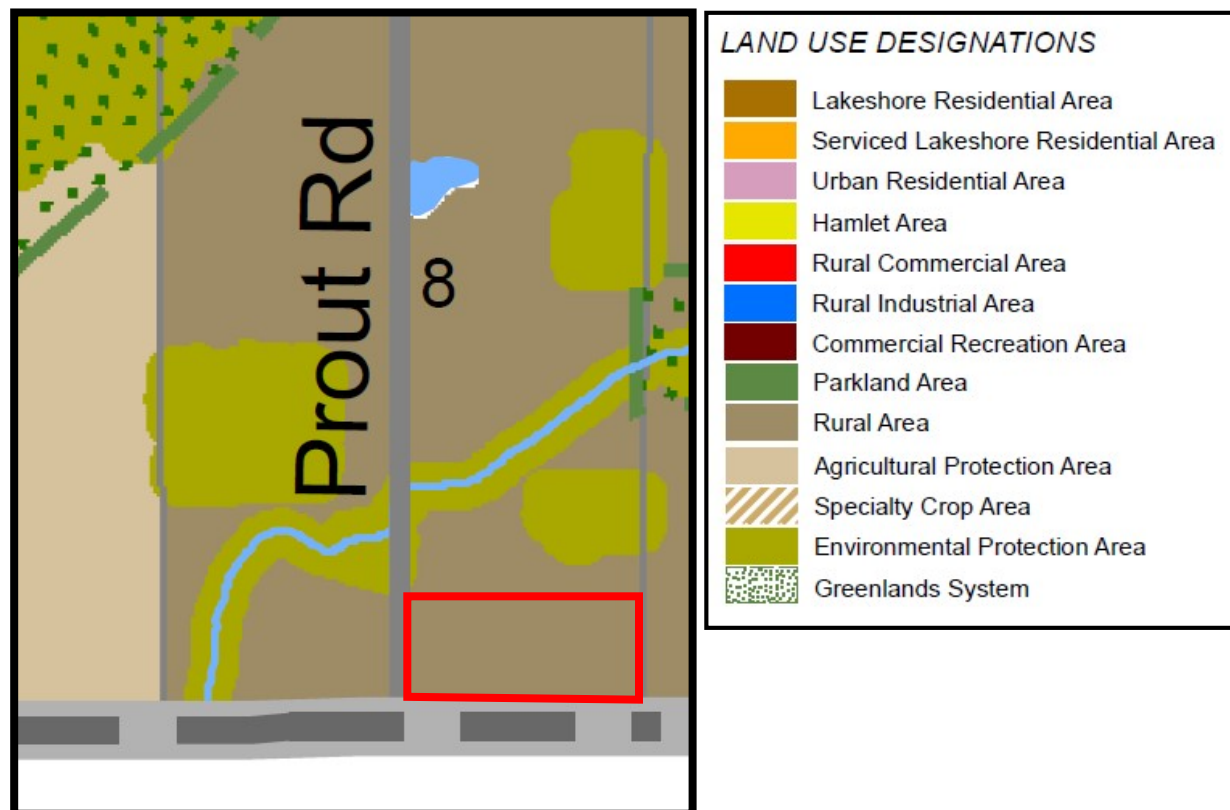
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2005-0002



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	010-864
Address / Site	33 Prout Rd
Location:	
Legal Description:	Part Lot 8, Con 1(G)
Lot Frontage (m):	139.14
Lot Area (ha):	4.0700000000000003
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1981
By-law Number:	911-81-143
Description / Purpose:	Rezone from RU to RU-33 to permit a single family dwelling.
Zone Category – Special	RU-33
Provision(s):	
By-law Section(s):	28.5.30
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Rural Area and Environmental Protection Area
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone lands associated with the single detached dwelling from RU-33 to RU-C. Rezone the lands designated as Environmental Protection as EP consistent with the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

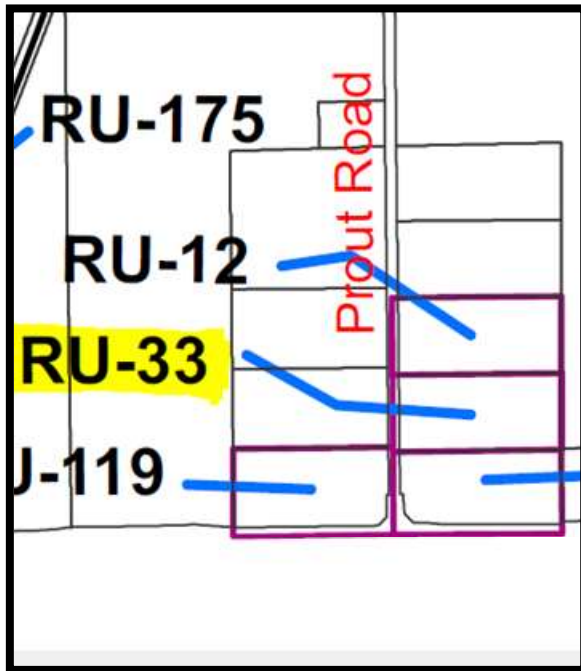




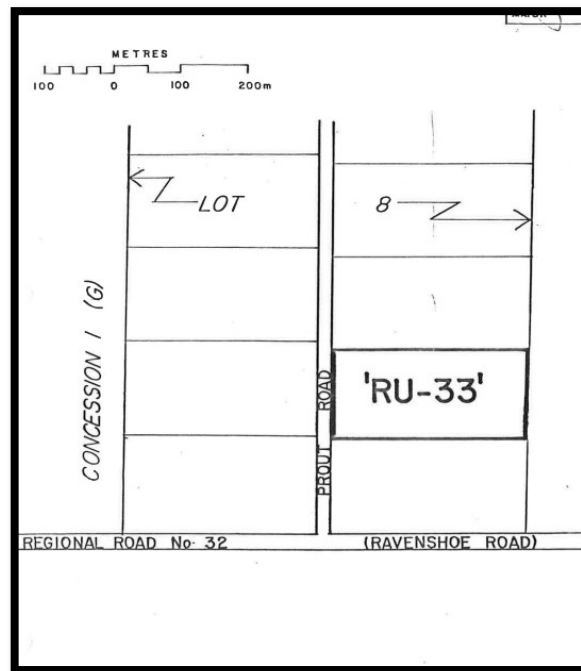
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

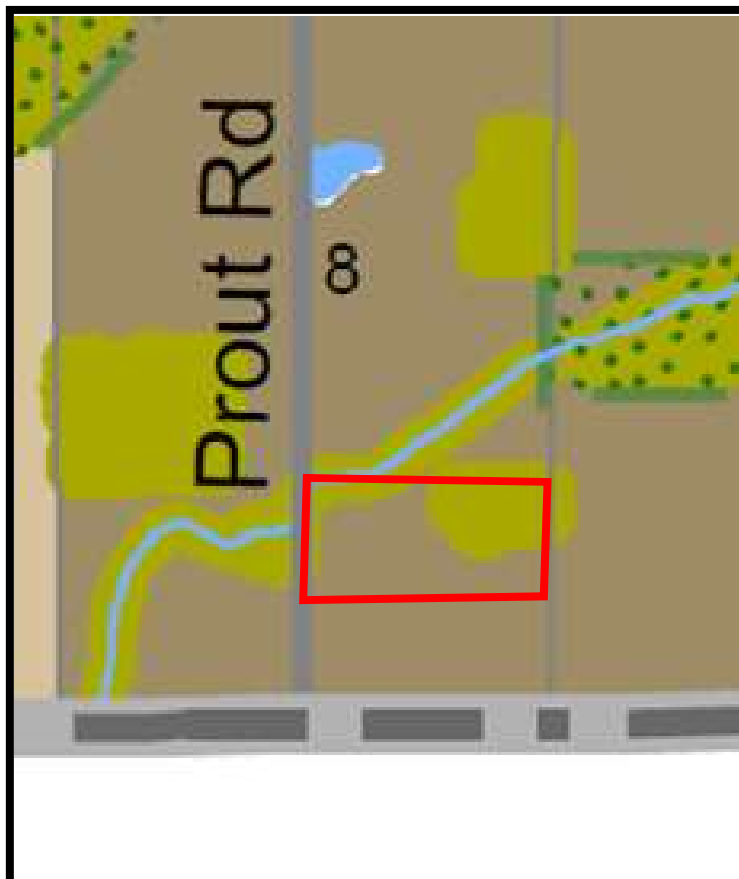
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-81-143



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	010-866
Address / Site	53 Prout Rd
Location:	
Legal Description:	Part Lot 8, Con 1(G)
Lot Frontage (m):	139.14
Lot Area (ha):	4.0700000000000003
Vacant / Use	
Established:	

### Zoning By-law Amendment

Year Passed:	1979
By-law Number:	911-79-64
Description / Purpose:	Rezones from RU to RU-12 to permit an undersized rural lot.
Zone Category – Special	RU-12
Provision(s):	
By-law Section(s):	28.5.11
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Rural Area
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-12 to RU-C and EP consistent with the Official Plan. No Special Provision required as lot meets minimum requirements for residential use in the RU-C zone. Minor revision to the EP zone may be required to recognize the location of the existing dwelling.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

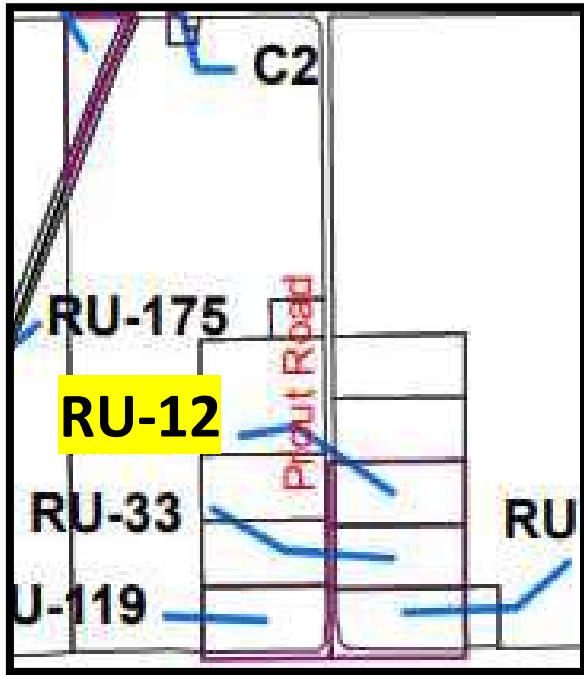




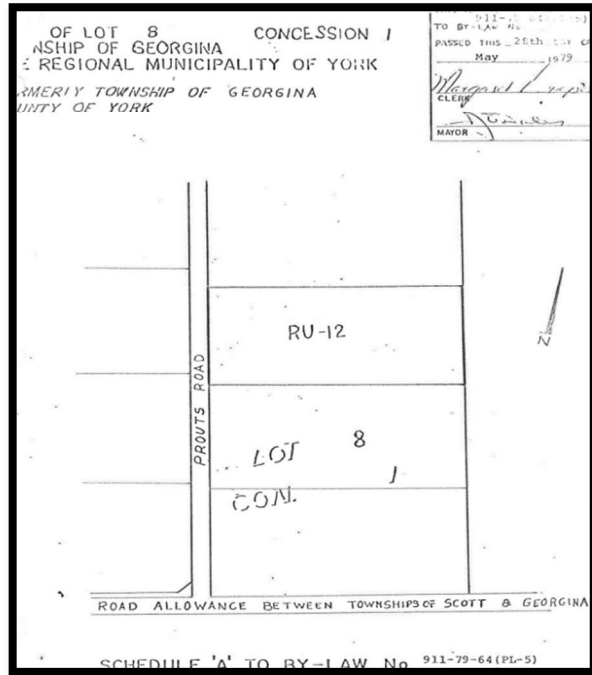
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

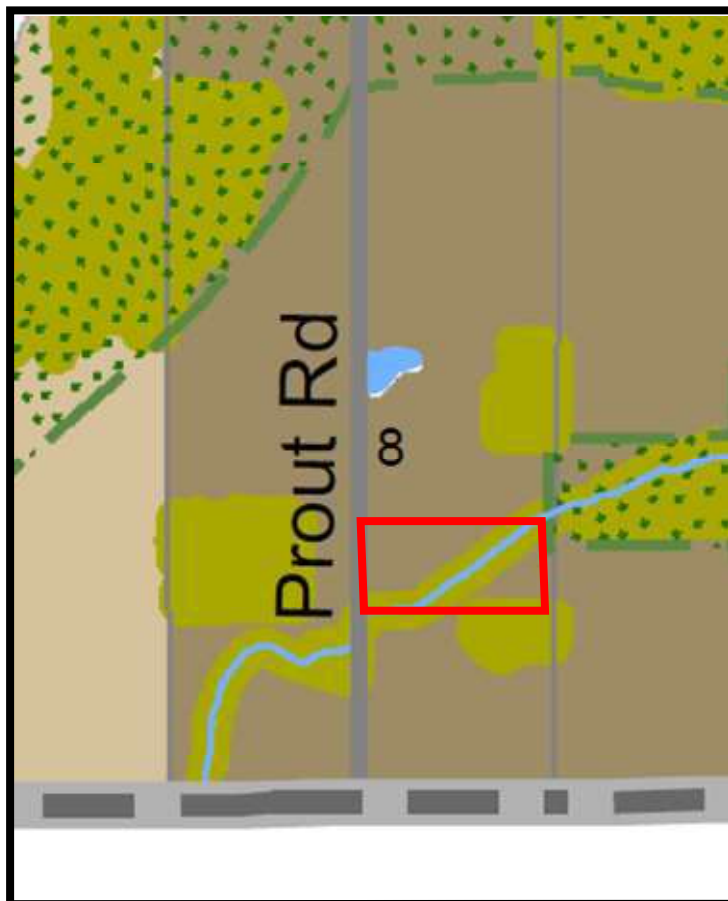
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-79-64



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	012-100
Address / Site	23295 Park Rd
Location:	
Legal Description:	Part Lot 7, Con 2 (G)
Lot Frontage (m):	20.65
Lot Area (ha):	0.19
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1986
By-law Number:	911-86-348
Description / Purpose:	To rezone from RU to RU-87 to permit a single family dwelling.
Zone Category – Special	RU-87
Provision(s):	
By-law Section(s):	28.5.74
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	

### Preliminary Recommendation(s)

Rezone from RU-87 to AP with a Special Provision recognizing this permitted undersized rural lot which would not otherwise meet the lot frontage or area requirements in the AP zone. Rezone remainder of lands designated Environmental Protection Area as EP consistent with the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

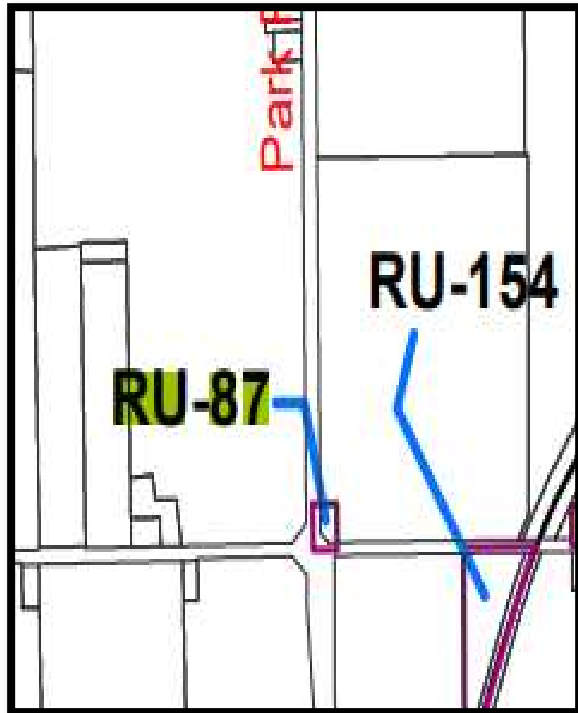




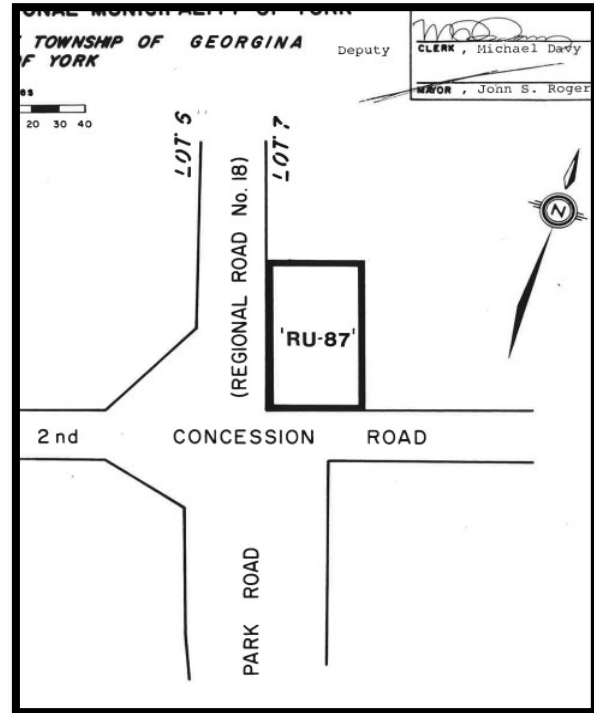
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

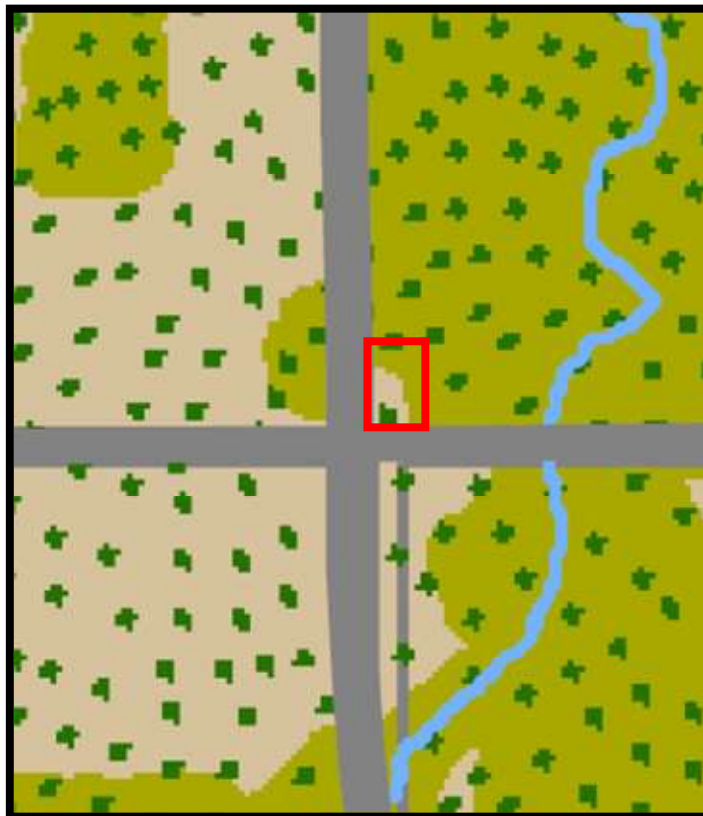
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-86-348



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	012-450
Address / Site	7840 Old Shiloh Rd
Location:	
Legal Description:	Part Lot 11, Con 2 (G)
Lot Frontage (m):	122.7
Lot Area (ha):	4.6900000000000004
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1986
By-law Number:	911-86-360
Description / Purpose:	To rezone from RU to RU-90 to permit a single family dwelling on an undersized lot.
Zone Category – Special	RU-90
Provision(s):	
By-law Section(s):	28.5.77
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Rural Area with Greenland System
Special Provisions:	Overlay
	N/A

### Preliminary Recommendation(s)

Rezone the portion of the property containing the single detached dwelling and designated Rural Area from RU-90 to RU-C to recognize this use. No special provision is required. Rezone the remainder of the site designated Environmental Protection Area as EP consistent with the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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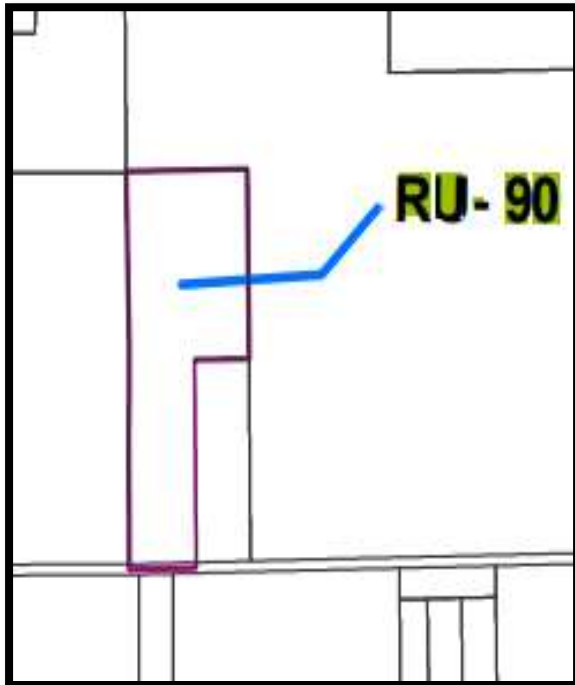
Aerial Photograph from LSRCA Interactive Mapping



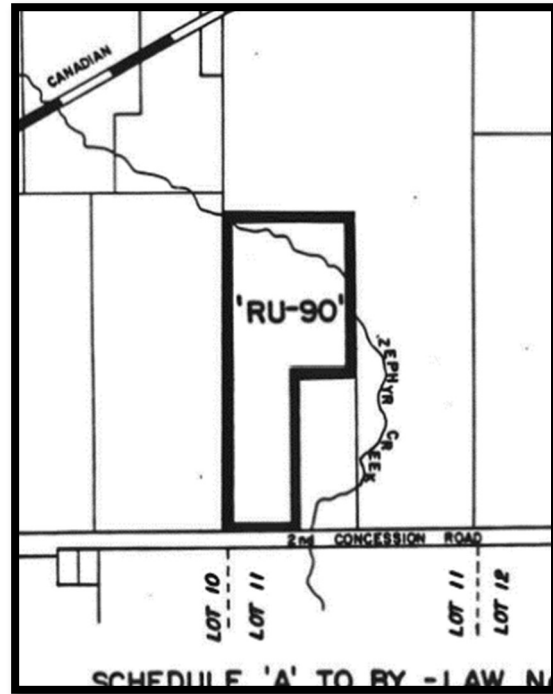
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

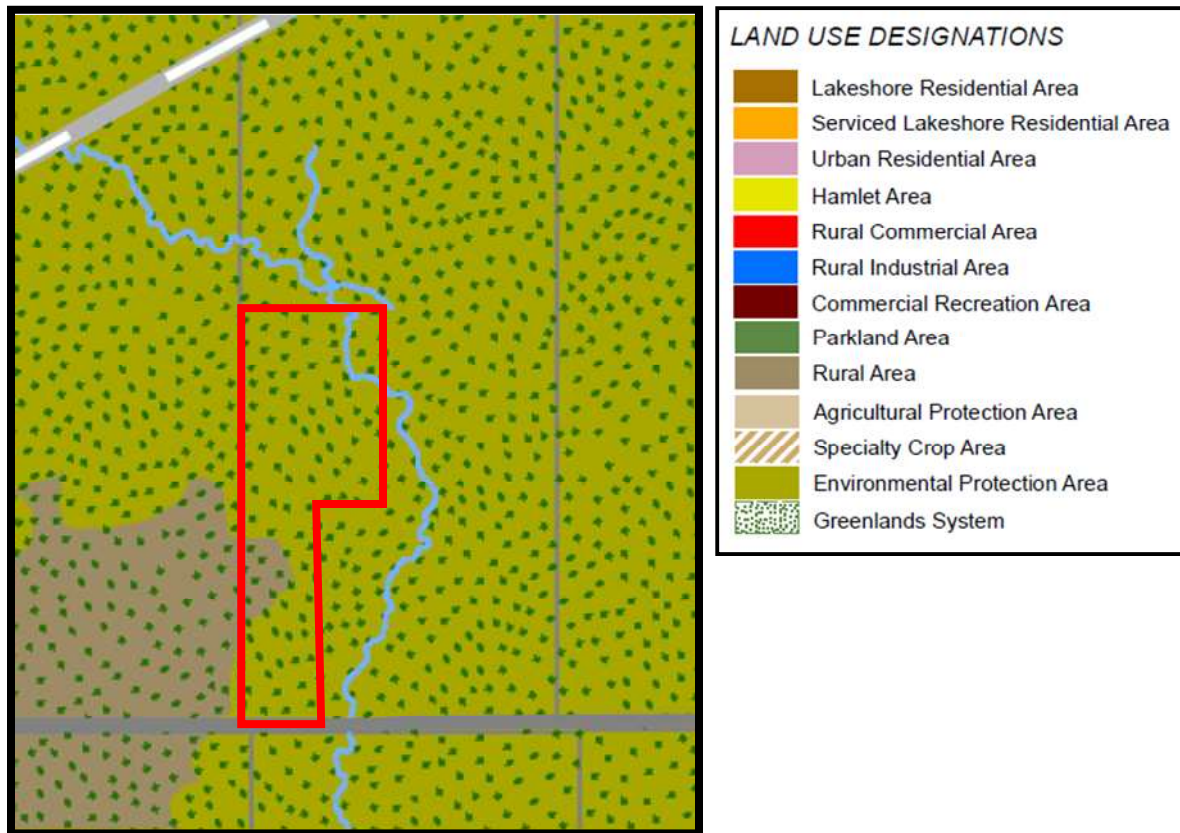
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-86-360



Schedule A2, Land Use Plan to the Official Plan





# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	012-66302
Address / Site	23468 Highway 48
Location:	
Legal Description:	Part Lots 1 and 2, Con 2 (G)
Lot Frontage (m):	N/A
Lot Area (ha):	22.100000000000001
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	2012
By-law Number:	500-2012-0013
Description / Purpose:	Rezone from RU to RU-225 and OS-84 to permit a single detached dwelling and protect OS lands.
Zone Category – Special	RU-225 OS-84
Provision(s):	
By-law Section(s):	28.5.201 27.5.84
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone lands associated with the single detached dwelling and zoned RU-224 to EP with a Special Provision recognizing the existing dwelling. Rezone lands from OS-84 to EP in conformity the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

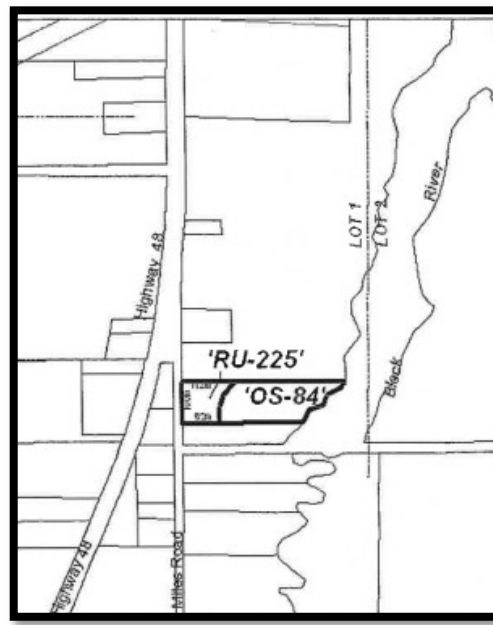
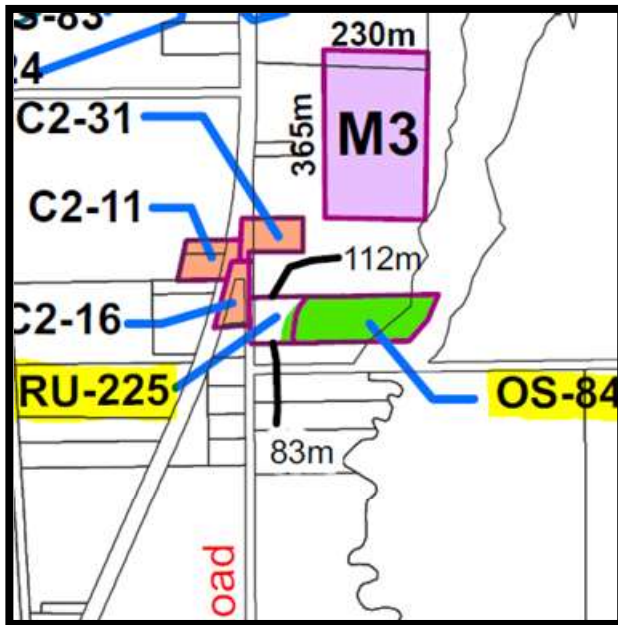


# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2012-0013



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	012-665
Address / Site	23389 Highway 48
Location:	
Legal Description:	Part Lot 1, Con 2 (G)
Lot Frontage (m):	73.14
Lot Area (ha):	0.78000000000000003
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1996
By-law Number:	500-96-043
Description / Purpose:	Rezone from RU to C2-31 to permit Highway Commercial uses.
Zone Category – Special	C2-31
Provision(s):	
By-law Section(s):	15.5.30
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Rural Commercial Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from C2-31 to RC with a Special Provision recognizing highway commercial uses consistent with the Rural Commercial Area designation in the Official Plan.

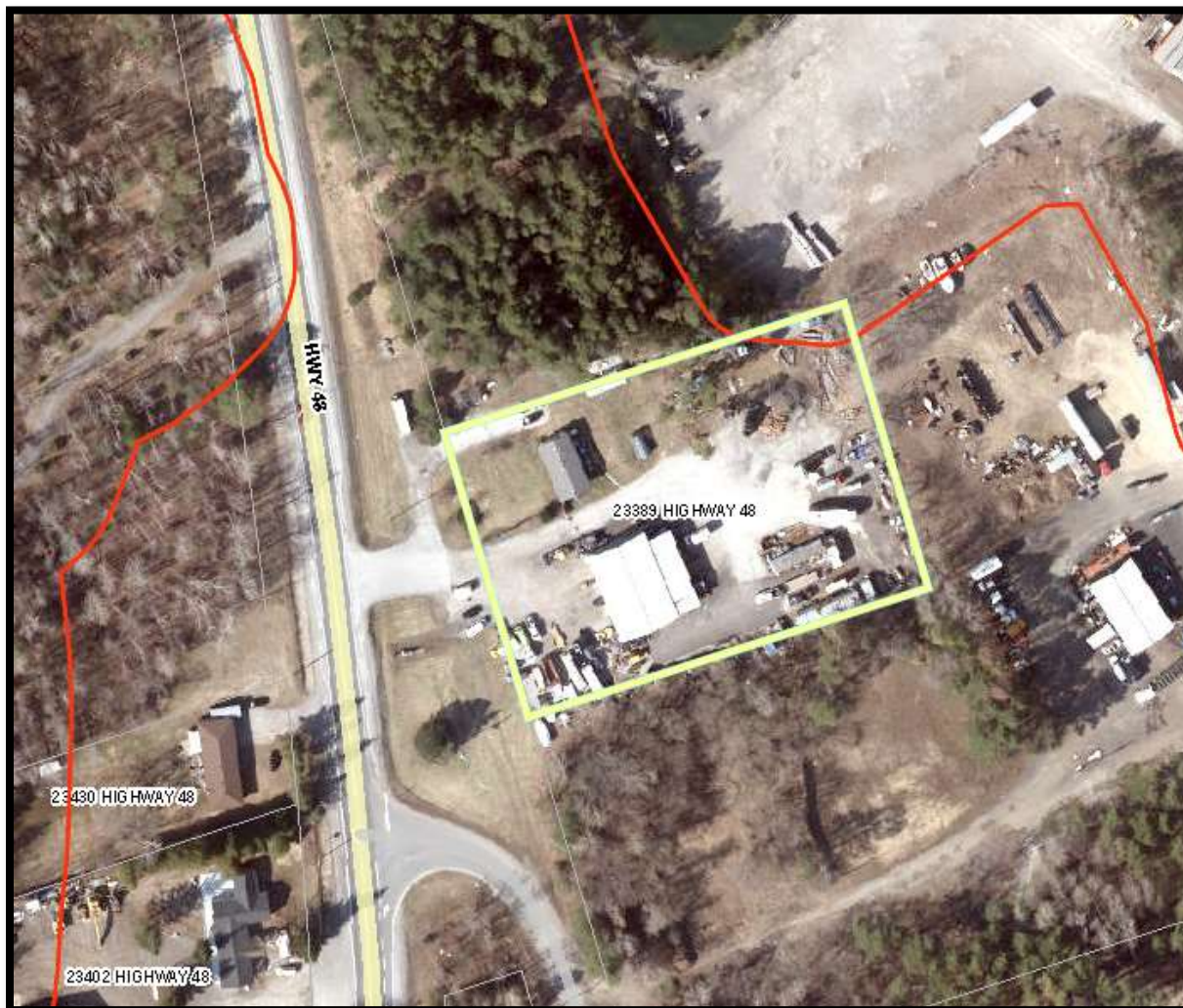


# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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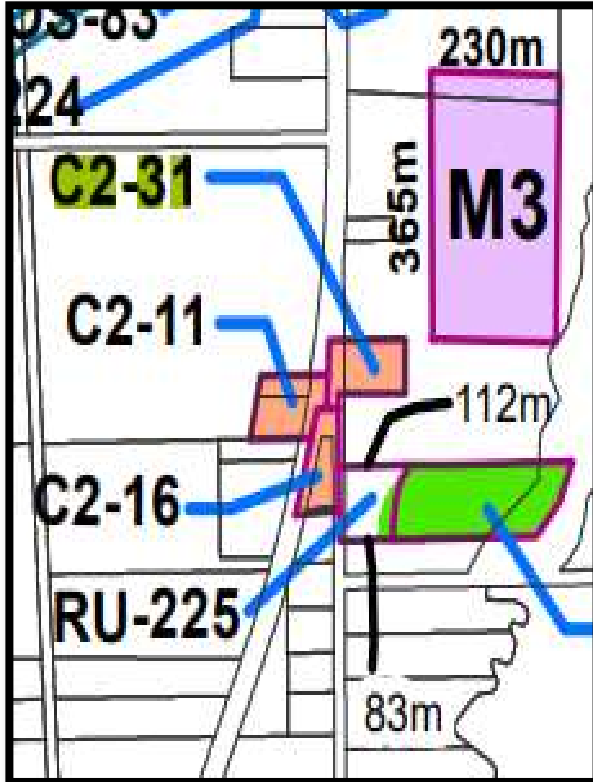
Aerial Photograph from LSRCA Interactive Mapping



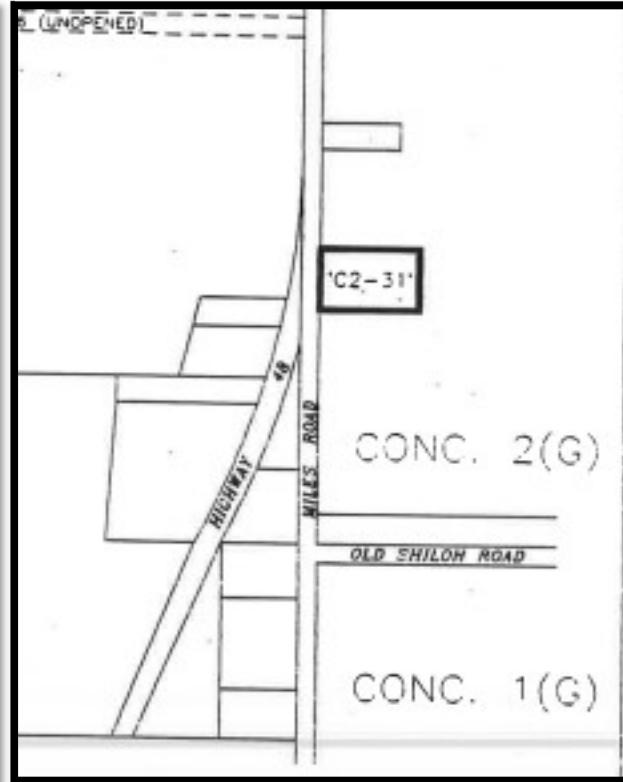
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

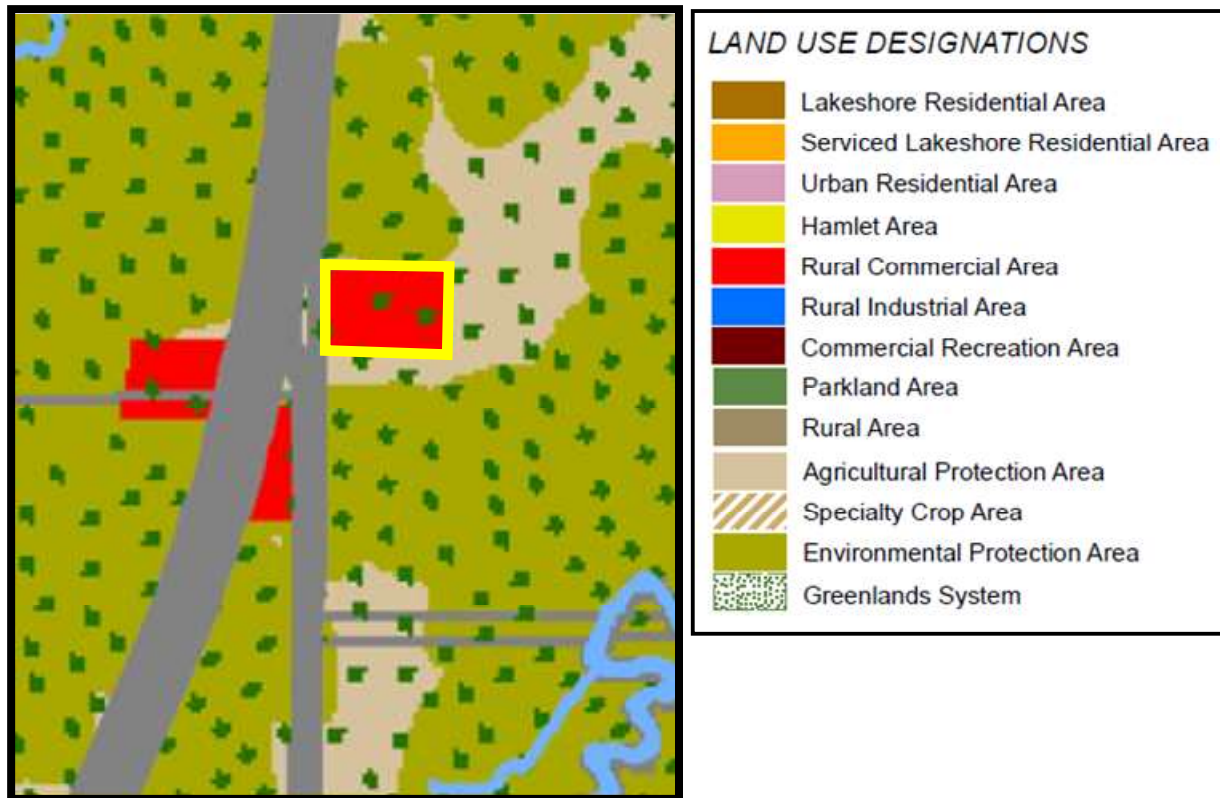
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 500-96-043



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	012-680
Address / Site	23721 Highway 48
Location:	
Legal Description:	Part Lot 1, Con 2 (G)
Lot Frontage (m):	214.88
Lot Area (ha):	4.2999999999999998
Vacant / Use	Commercial - Neighbourhood shopping centre
Established:	

### Zoning By-law Amendment

Year Passed:	1993
By-law Number:	911-93-640
Description / Purpose:	Rezone from C2 to C2-2 to permit a church, bowling alley and billiard parlour in addition to other C2 uses.
Zone Category – Special	C2-2
Provision(s):	
By-law Section(s):	15.5.2
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use	Rural Commercial Area with Greenlands System Overlay
Designation:	
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from C2-2 to RC with a Special Provision carrying forward the C2-2 permissions consistent with the Official Plan and the Greenbelt Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping



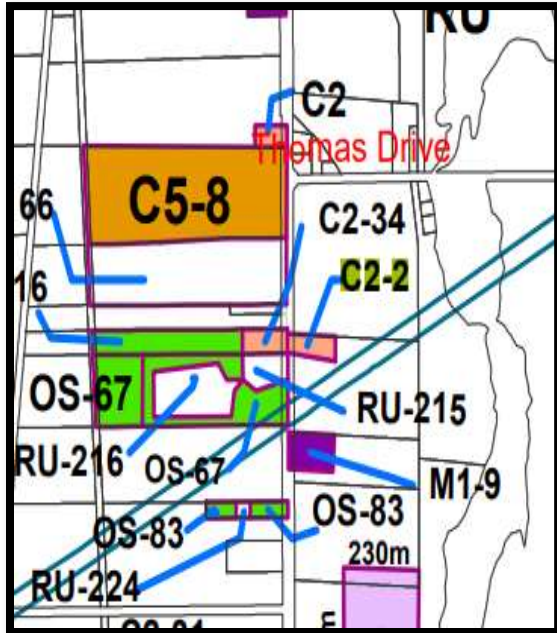


# Zoning By-law 500 Update – Phase I

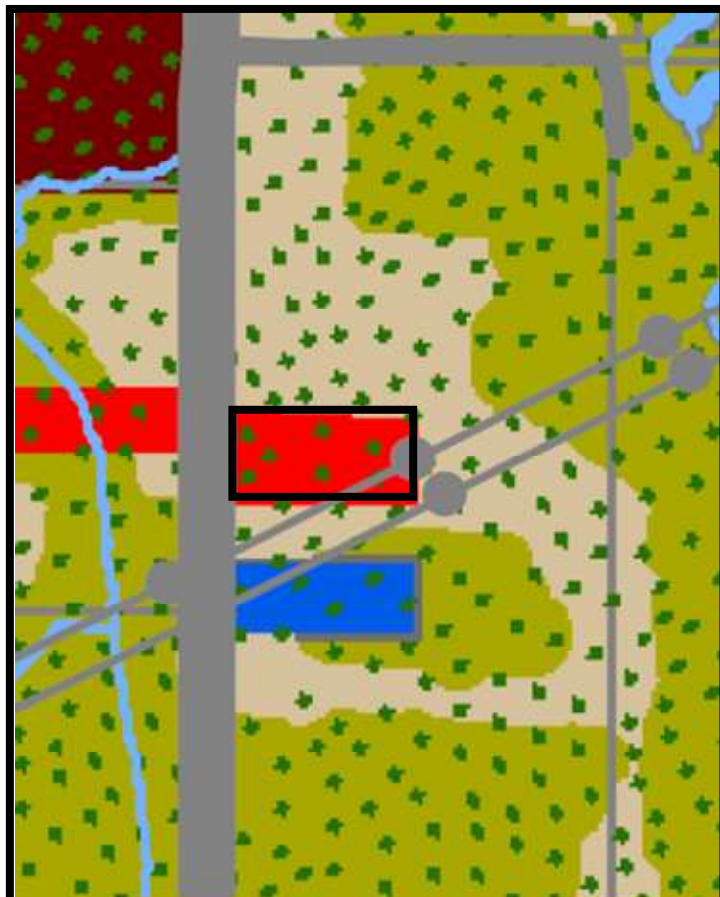
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 911-93-640



Schedule A2, Land Use Plan to the Official Plan



**LAND USE DESIGNATIONS**

	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	012-691
Address / Site	23683 Highway 48
Location:	
Legal Description:	Part Lot 1,2, Con 2 (G)
Lot Frontage (m):	60.96
Lot Area (ha):	4.0199999999999996
Vacant / Use	Commercial - Speciality automotive shop/auto repair/collision service/car or
Established:	truck wash

### Zoning By-law Amendment

Year Passed:	1987
By-law Number:	911-87-397
Description / Purpose:	To rezone from RU to M1-9 to permit the operation of a restricted industrial use and the construction of a single family dwelling.
Zone Category – Special	M1-9
Provision(s):	
By-law Section(s):	20.5.9
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Interpreting the designation to be Rural Industrial Area with Greenlands
Special Provisions:	System Overlay
	N/A

### Preliminary Recommendation(s)

Retain existing Special Provision M1-9 consistent with the Rural Industrial Area designation of the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

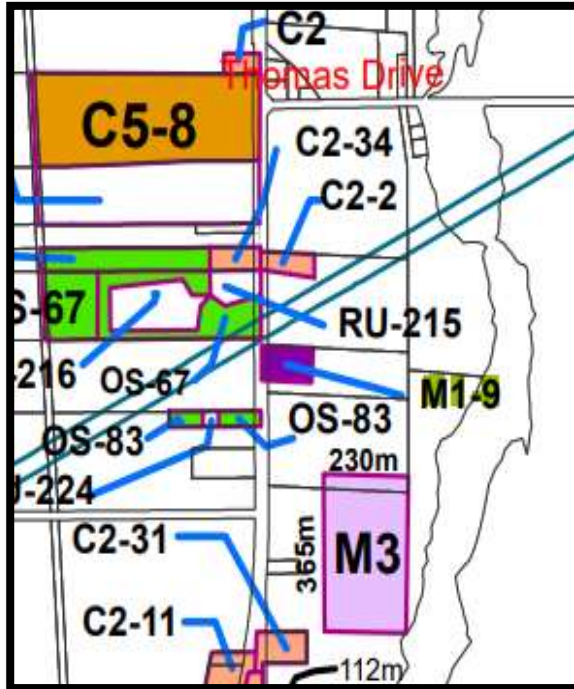




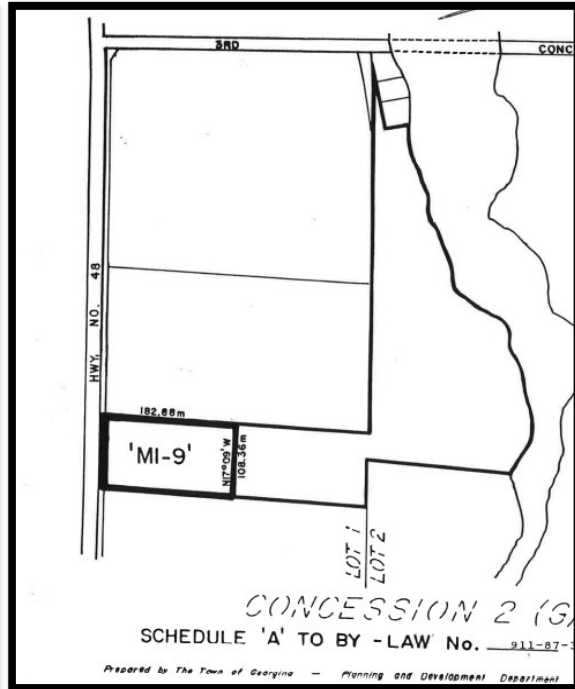
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

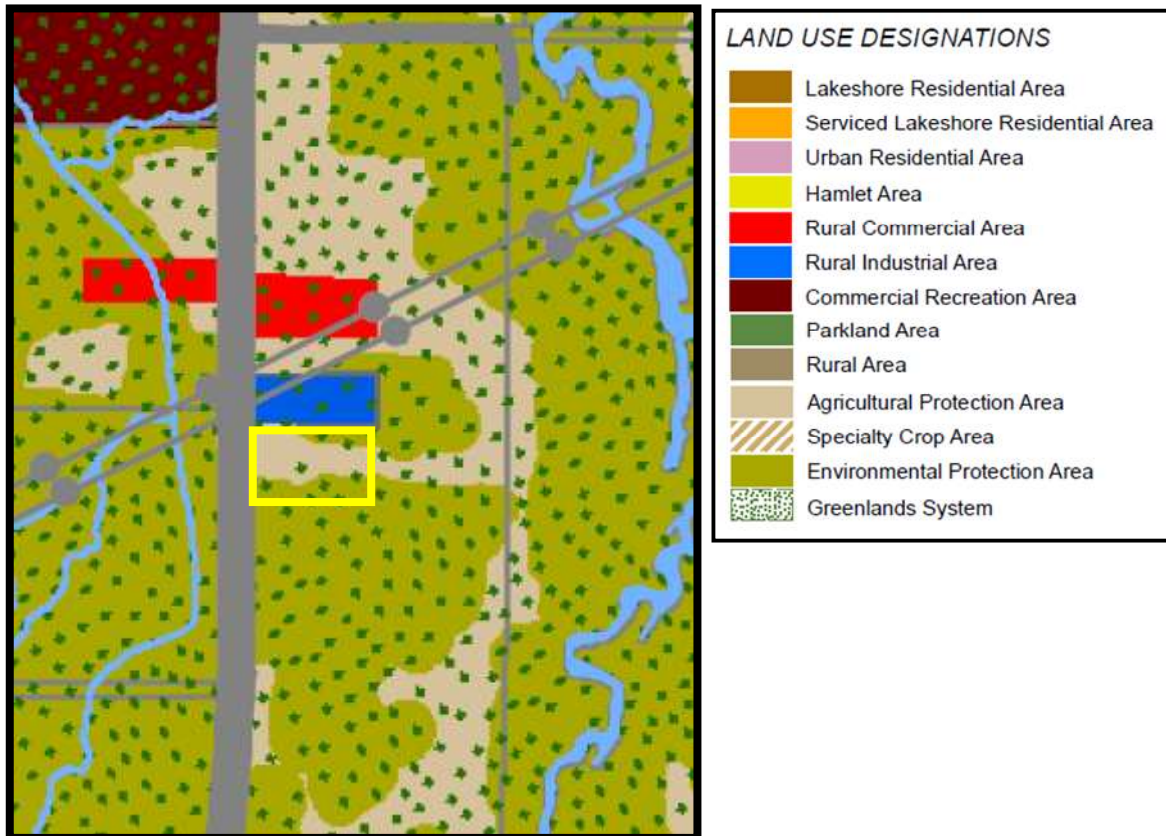
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-87-397



Schedule A2, Land Use Plan to the Official Plan





# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	013-050
Address / Site	6251 Frog Street
Location:	
Legal Description:	Part Lot 4, Con 2 (NG)
Lot Frontage (m):	N/A
Lot Area (ha):	40.039999999999999
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	2021
By-law Number:	500-2021-0007
Description / Purpose:	Rezone from RU to RU-XX and RU-YY. RU-XX zone prohibits residential uses and scopes permitted non-residential uses. RU-YY zone permits a single family dwelling and limited non-residential uses while providing specific regulations for a single detached dwelling.
Zone Category – Special	RU-XX RU-YY
Provision(s):	
By-law Section(s):	28.5.XX 28.5.XX
Zoning Map: Schedule 'B':	1

### Official Plan

Land Use Designation:	Rural Area and Environmental Protection Area with Greenlands System
Special Provisions:	N/A

### Preliminary Recommendation(s)

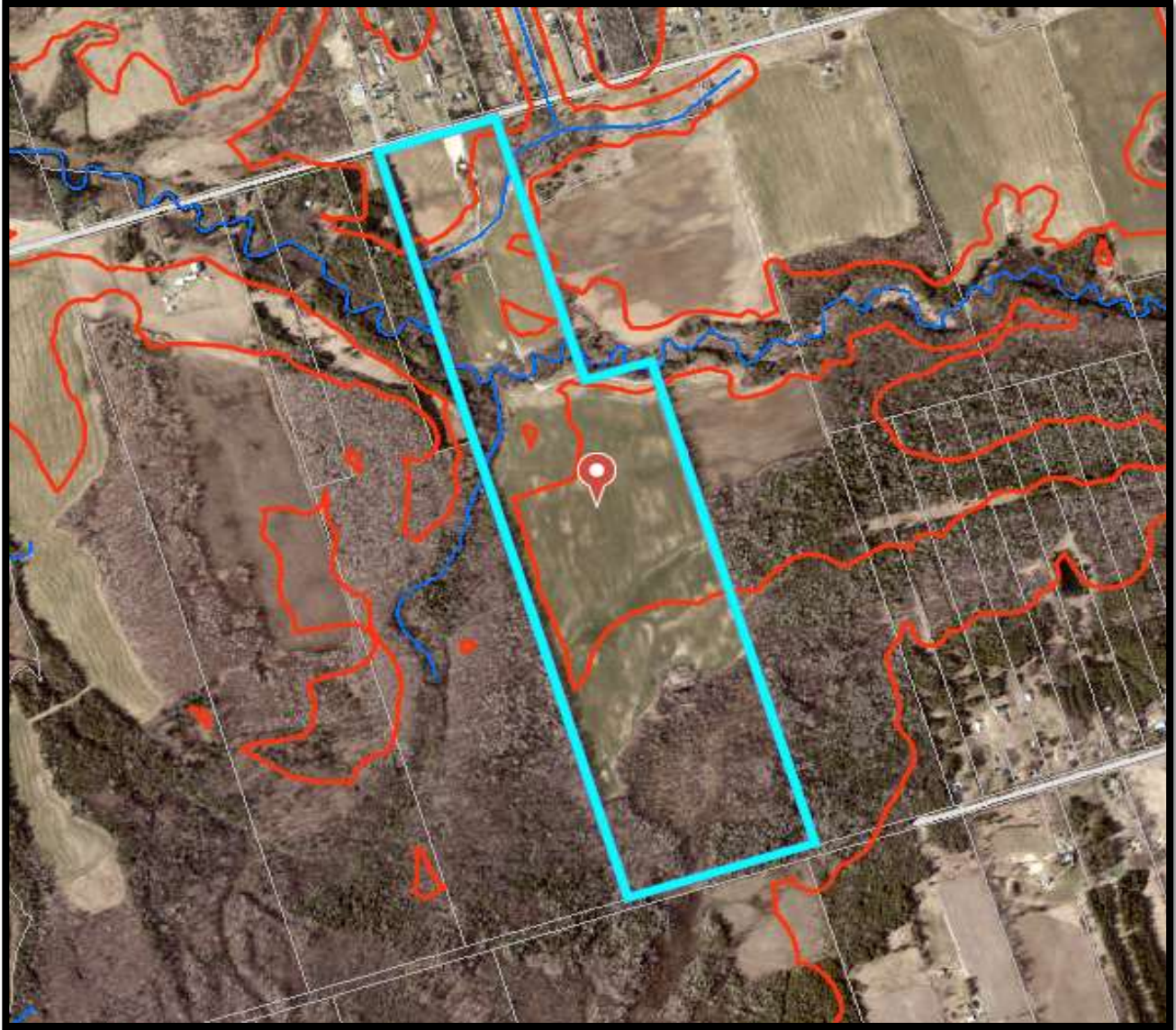
Rezone lands designated Agricultural Protection Area from RU-YY to AP with a Special Provision recognizing existing zoning. Rezone the remainder of the lands AP and EP consistent with the Official Plan.

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping



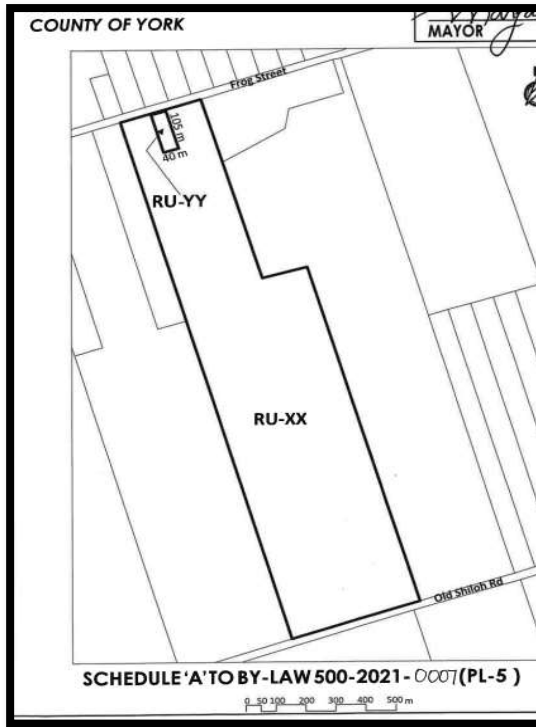
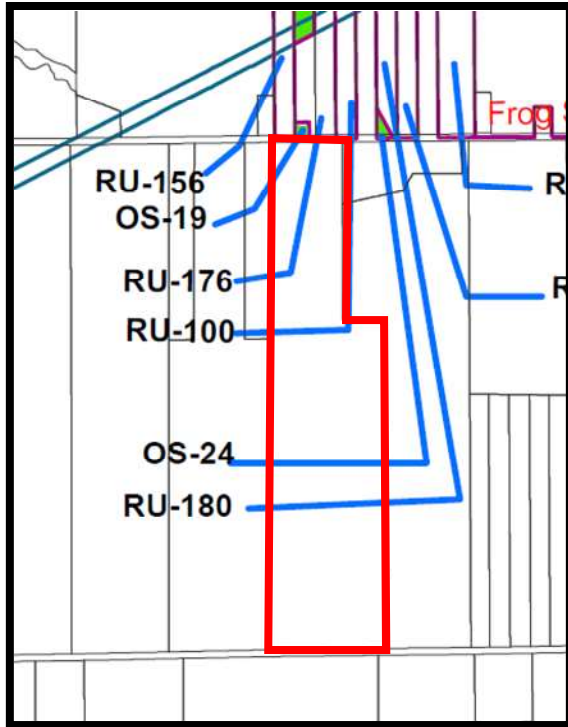


# Zoning By-law 500 Update – Phase I

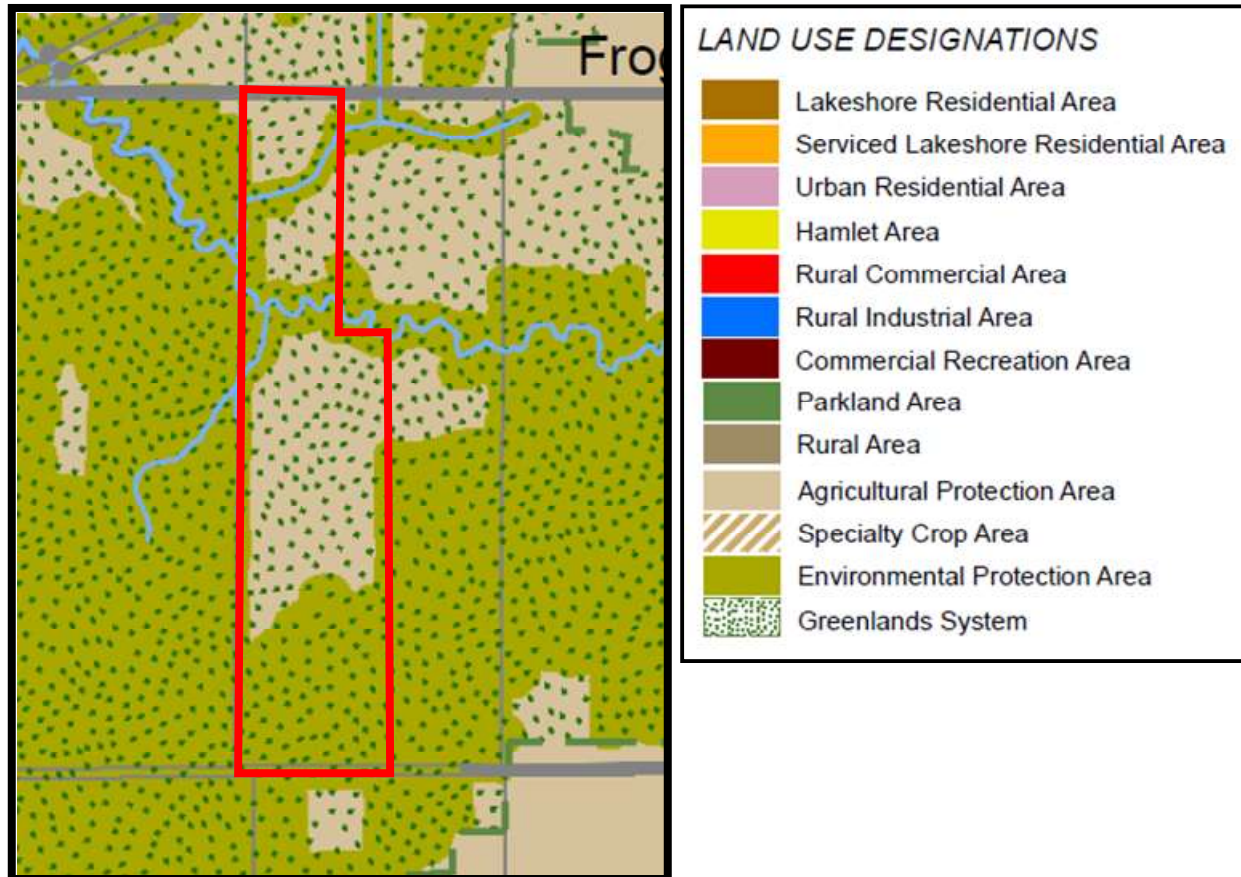
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2021-0007



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

---

### Property Information

Phase:	1
Roll No.:	013-675
Address / Site	6176 Frog St
Location:	
Legal Description:	Part Lot 4, Con 3 (G)
Lot Frontage (m):	60.96
Lot Area (ha):	4.29
Vacant / Use	
Established:	

### Zoning By-law Amendment

Year Passed:	1990
By-law Number:	911-90-588
Description / Purpose:	To rezone from RU to RU-156 to permit a single family dwelling on an undersized rural lot area of 4.29 ha and a frontage of 61 m.
Zone Category – Special	RU-156
Provision(s):	
By-law Section(s):	28.5.135
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-156 to AP and EP consistent with the Official Plan. No Special Provision is required. There is sufficient area within the AP zone to support the existing single detached dwelling in accordance with the new regulations for a residential use.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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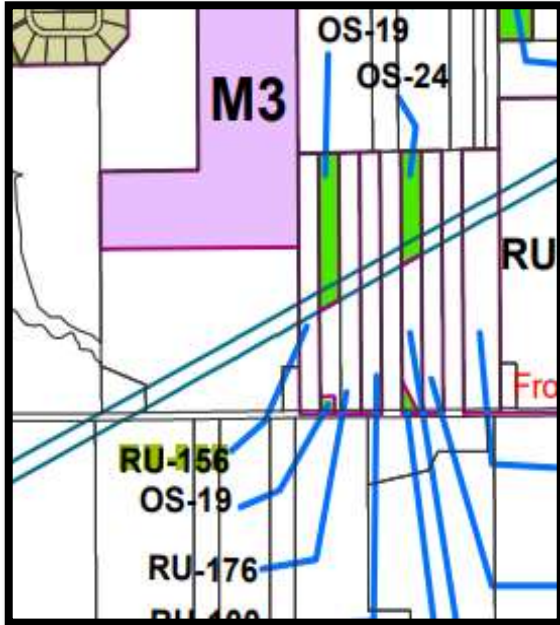
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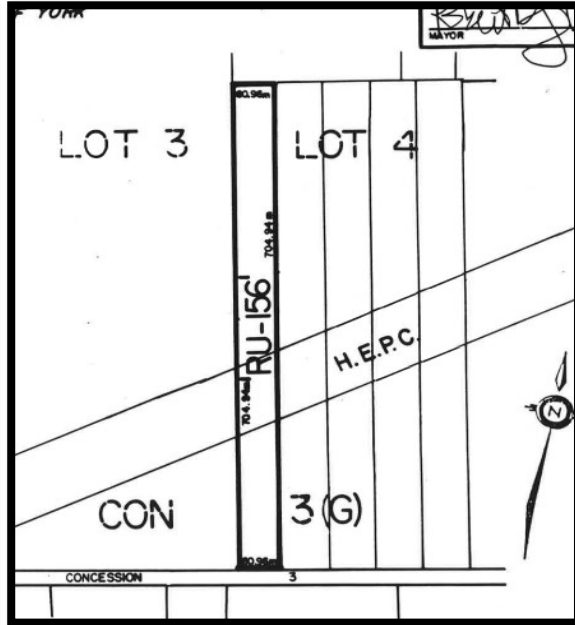
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

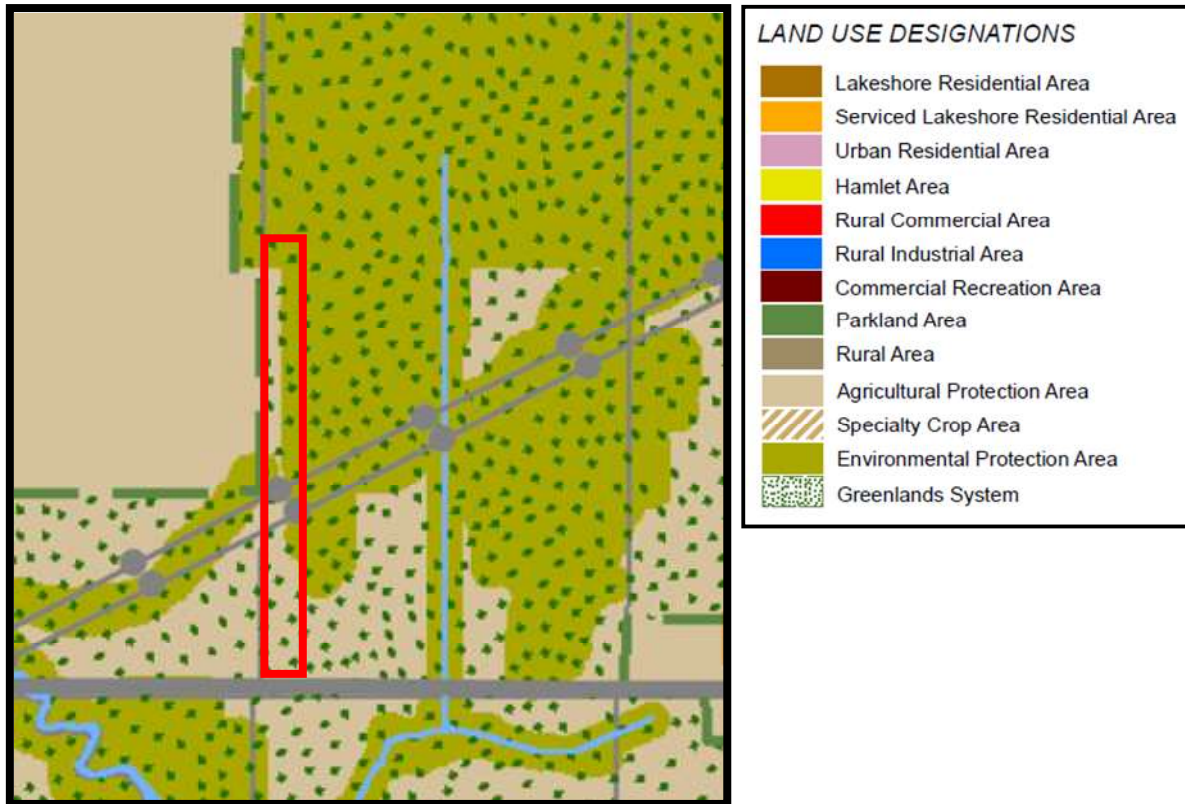
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-90-588



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	013-680
Address / Site Location:	6268 Frog Street
Legal Description:	Part 2 of Lot 4, Con 3 (G)
Lot Frontage (m):	60.96
Lot Area (ha):	4.29
Vacant / Use Established:	Single family detached (not on water)

### Zoning By-law Amendment

Year Passed:	1998
By-law Number:	500-98-025
Description / Purpose:	Rezone from RU to RU-176 and OS-19 to permit a single detached dwelling and only forestry or conservation uses on the remainder lands.
Zone Category – Special Provision(s):	RU-176 OS-19
By-law Section(s):	28.5.155 27.5.19
Zoning Map: Schedule 'B':	1

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone front portion of lot designated Agricultural Protection Area and associated with existing single detached dwelling from RU-176 to AP. Rezone lands designated as Environmental Protection Area from OS-19 to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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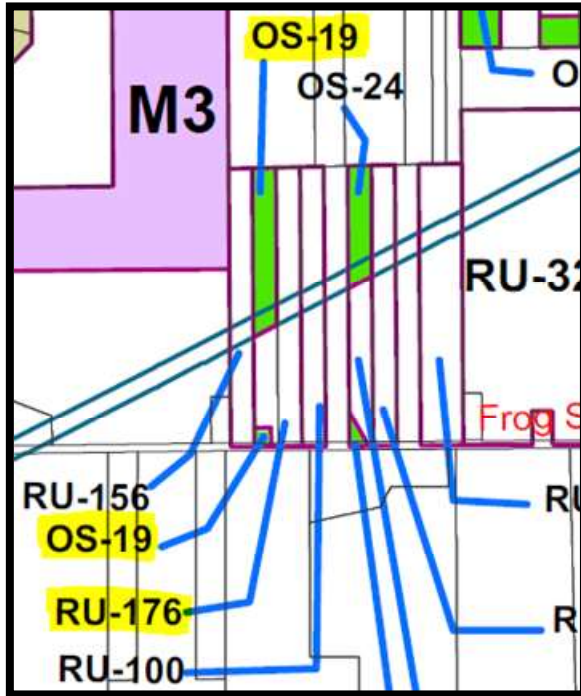
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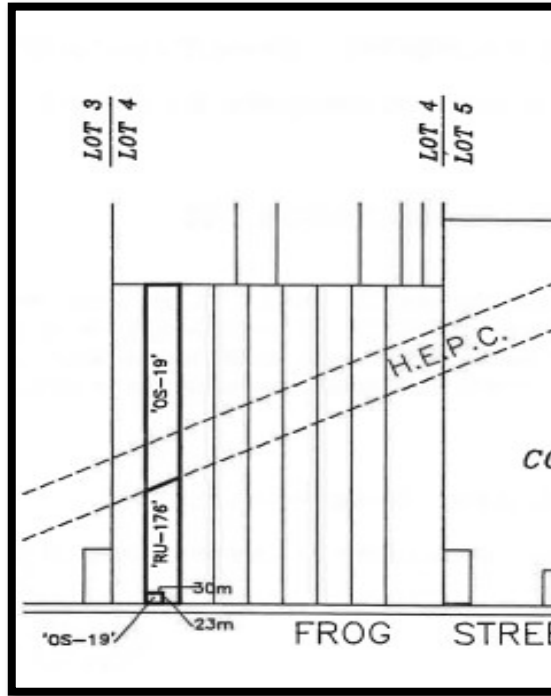
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-98-025



Schedule A2, Land Use Plan to the Official Plan



**LAND USE DESIGNATIONS**

	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	013-685
Address / Site	6270 Frog St
Location:	
Legal Description:	Part Lot 4, Con 3 (G)
Lot Frontage (m):	60.96
Lot Area (ha):	4.29
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1987
By-law Number:	911-87-399
Description / Purpose:	To rezone from RU to RU-100 to permit a single family dwelling subject to a minimum front yard of 30m.
Zone Category – Special	RU-100
Provision(s):	
By-law Section(s):	28.5.85
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Agricultural Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone front portion of property within the Agricultural Protection Area designation and associated with the existing single detached dwelling from RU-100 to AP. No Special Provision is required. Rezone the remainder of the property from RU-100 to EP consistent with the Environmental Protection Area designation of the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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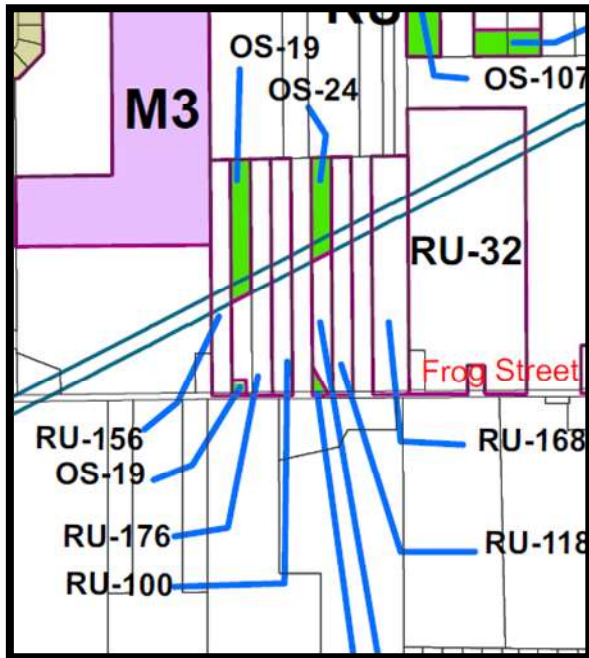
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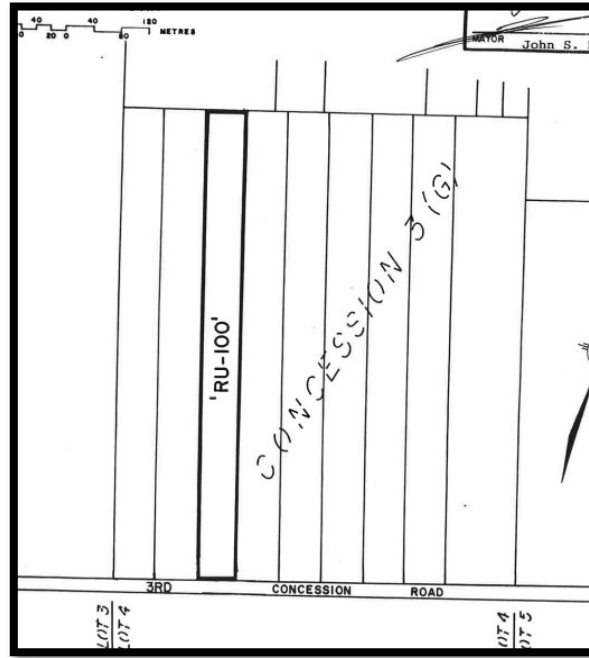
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

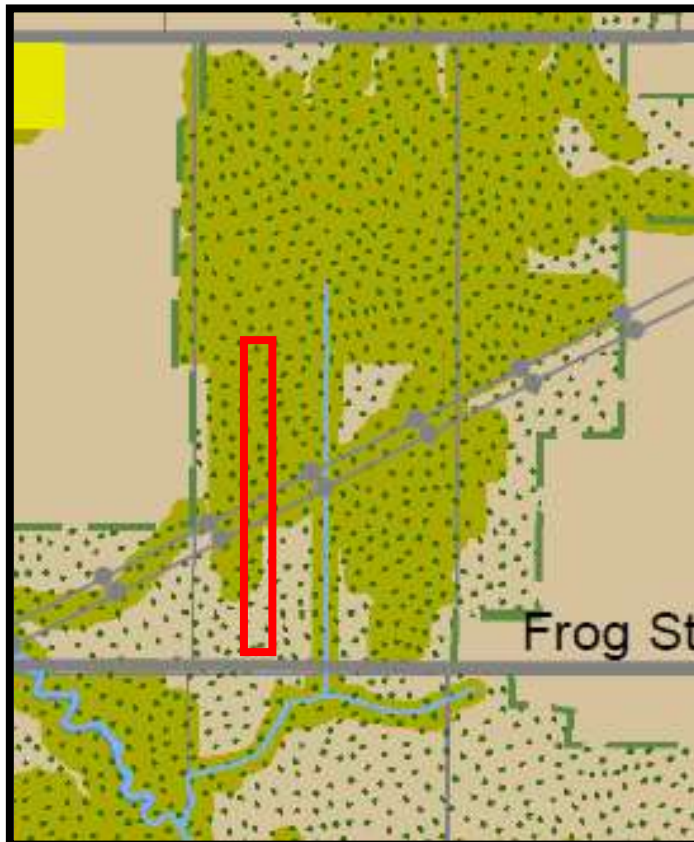
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-87-399



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	013-700
Address / Site	6320 Frog Street
Location:	
Legal Description:	Part Lot 3, Con 3 (G)
Lot Frontage (m):	60.96
Lot Area (ha):	4.29
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1998
By-law Number:	500-98-033
Description / Purpose:	Rezone from RU to RU-180 and OS-24 to permit a single detached dwelling, require a 5 metre setback from the OS-24 Zone, and to only permit conservation and forestry uses and the keeping of livestock within the OS-24 zone.
Zone Category – Special	RU-180 OS-24
Provision(s):	
By-law Section(s):	28.5.159 27.5.24
Zoning Map: Schedule 'B':	1

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone lands designated Agricultural Protection Area from RU-180 to AP and rezone lands designated Environmental Protection Area from OS-24 to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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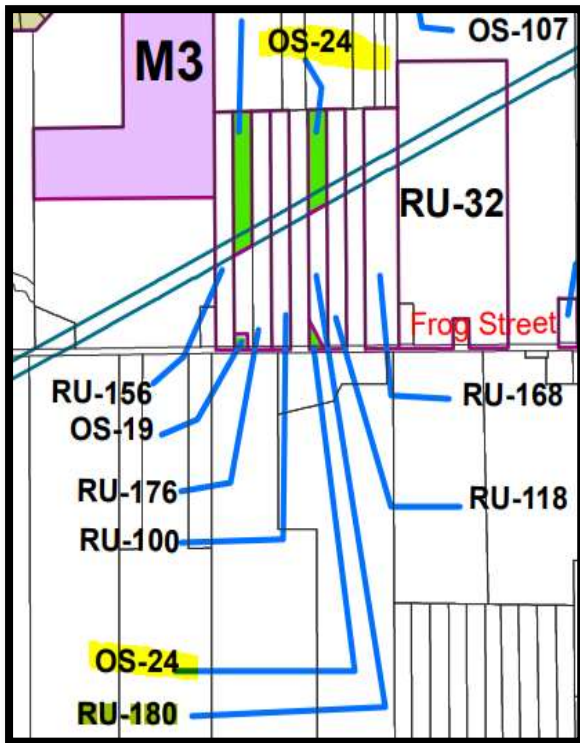
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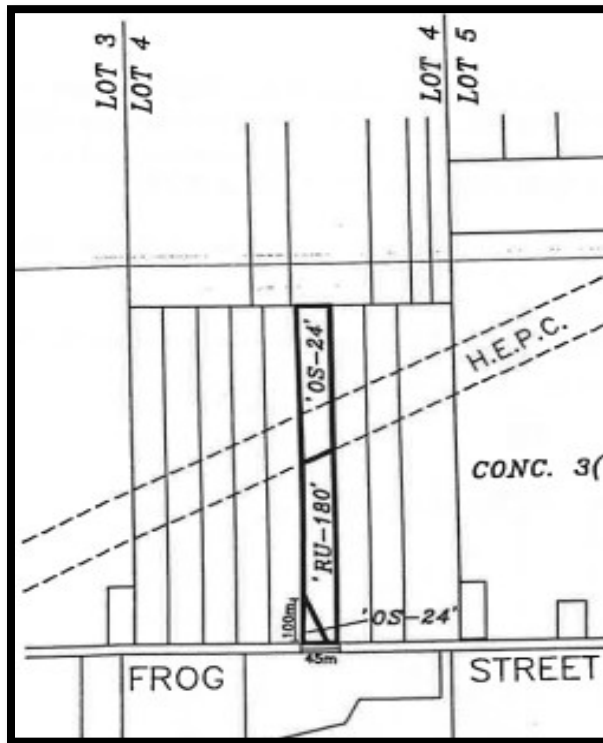
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 500-98-033



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	013-705
Address / Site	6326 Frog st
Location:	
Legal Description:	Part Lot 4, Con 3 (G)
Lot Frontage (m):	60.96
Lot Area (ha):	4.29
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1988
By-law Number:	911-88-464
Description / Purpose:	Rezoning from RU to RU-118 to permit an undersized rural lot.
Zone Category – Special	RU-118
Provision(s):	
By-law Section(s):	28.5.101
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Agricultural Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezoning area associated with single detached dwelling from RU-118 to AP. No Special Provision is necessary. Rezoning the balance of the site EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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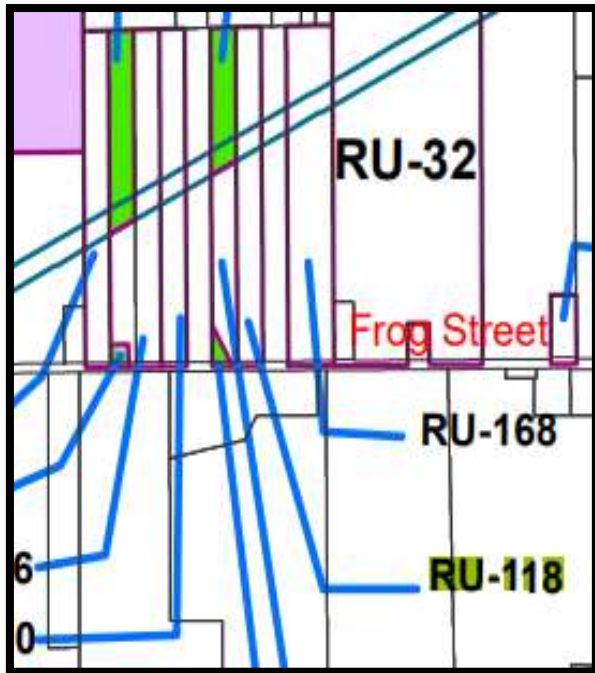
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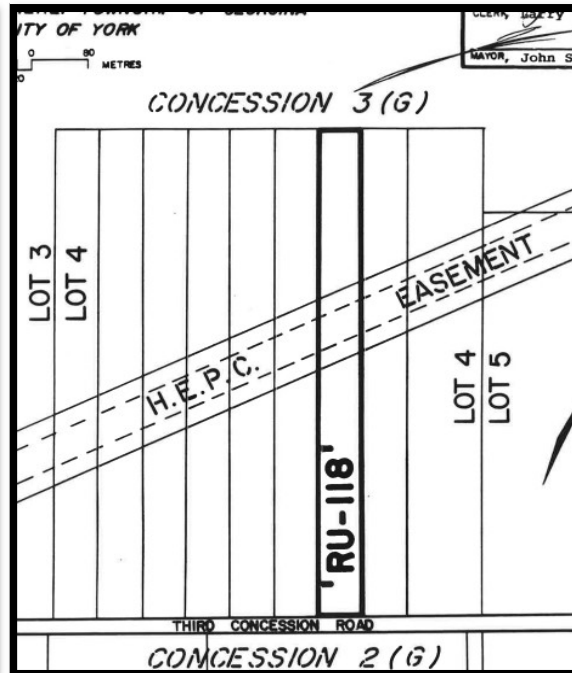
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

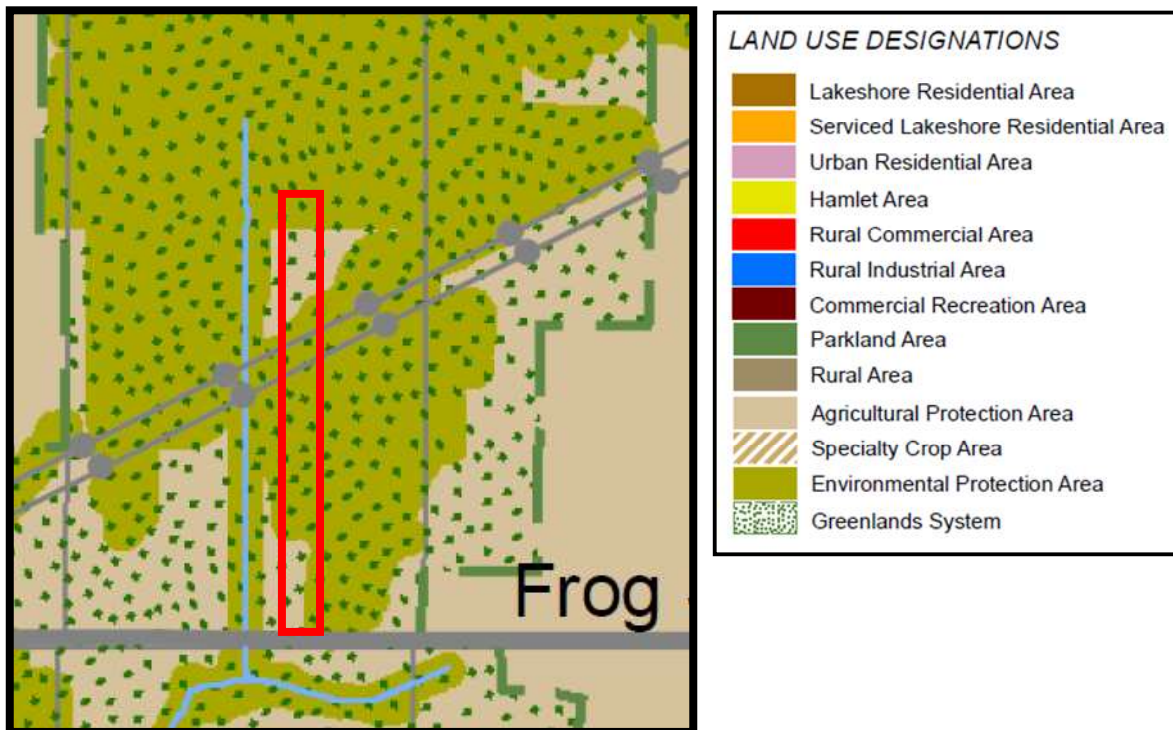
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-88-464



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

---

### Property Information

Phase:	1
Roll No.:	013-760
Address / Site	6432 Frog St
Location:	
Legal Description:	Part Lot 5, Con 3 (G) RP65R-2923
Lot Frontage (m):	N/A
Lot Area (ha):	29.34
Vacant / Use	Farm with residence
Established:	

### Zoning By-law Amendment

Year Passed:	1981
By-law Number:	911-81-139
Description / Purpose:	Rezone from RU to RU-32 to permit 2 single detached dwellings.
Zone Category – Special Provision(s):	RU-32
By-law Section(s):	28.5.29
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Zone lands designated as Environmental Protection Area EP consistent with the Official Plan.  
Rezone the balance of the site from RU-32 to AP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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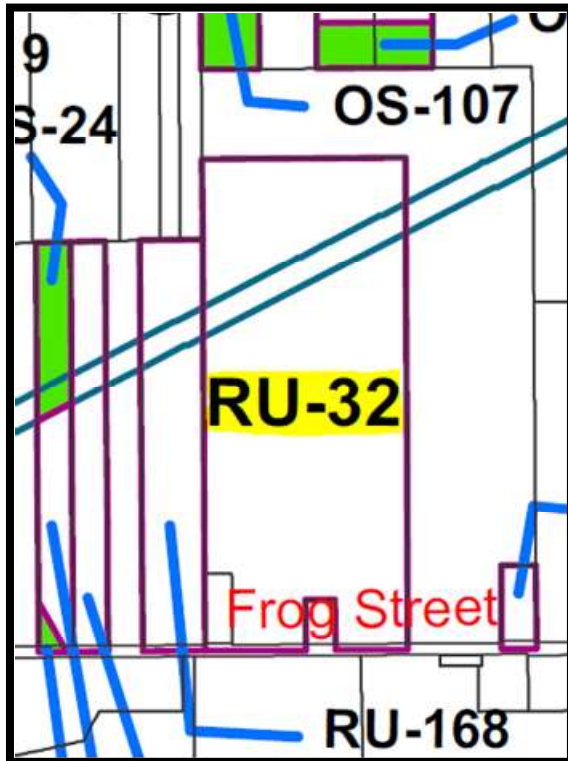
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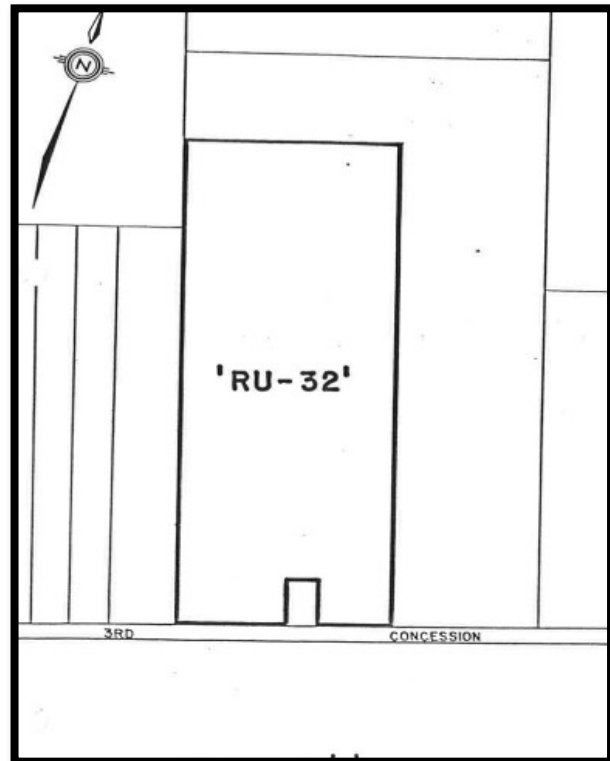
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

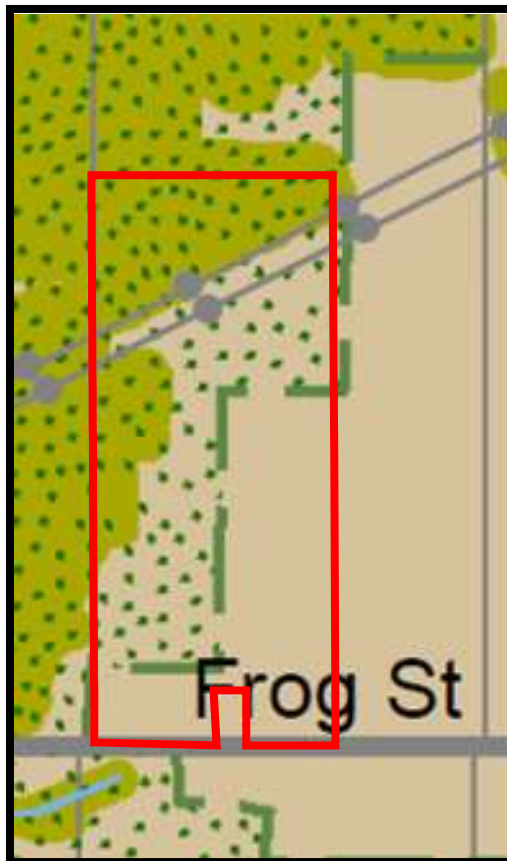
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-81-139



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	014-548
Address / Site	S/S Smith Blvd
Location:	
Legal Description:	Part Lot 5, Con 3 (G)
Lot Frontage (m):	101.42
Lot Area (ha):	4.1100000000000003
Vacant / Use	Vacant residential land not on water
Established:	

### Zoning By-law Amendment

Year Passed:	2018
By-law Number:	500-2018-0019
Description / Purpose:	Rezone from RU to RU-234(H), OS-107 and OS-108 to permit a single detached dwelling and to protect natural features in the OS-107 and OS-108 zones. H holding symbol requires resolution of tree compensation issues.
Zone Category – Special	RU-243(H) OS-107
Provision(s):	OS-108
By-law Section(s):	28.5.219 27.5.107 27.5.107
Zoning Map: Schedule 'B':	1

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-234(H) to EP with a Special Provision recognizing existing approvals and H holding symbol. Rezone from OS-107 to EP consistent with the Environmental Protection designation of the Official Plan. Rezone from OS-108 to EP with a Special Provision to recognize the existing provision related to a driveway.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

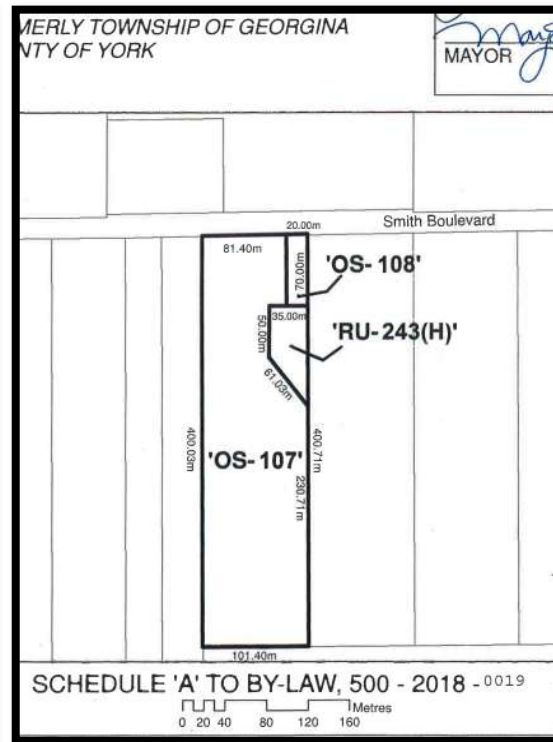
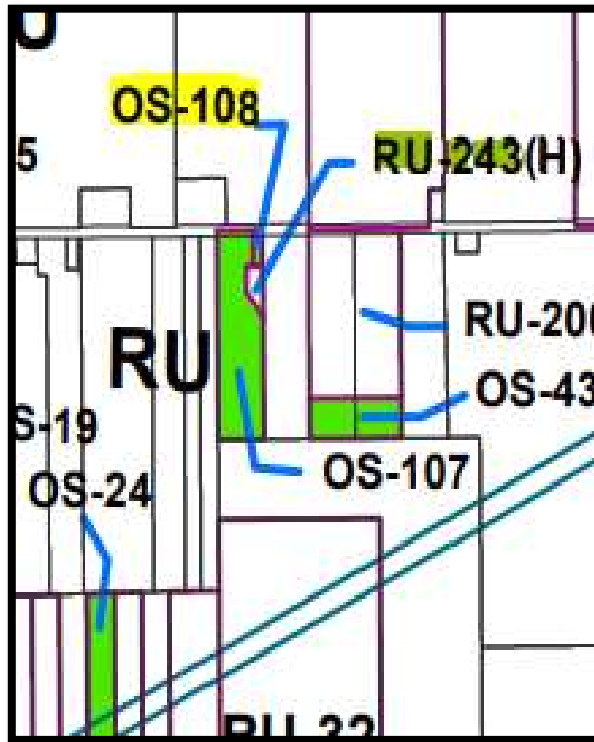


# Zoning By-law 500 Update – Phase I

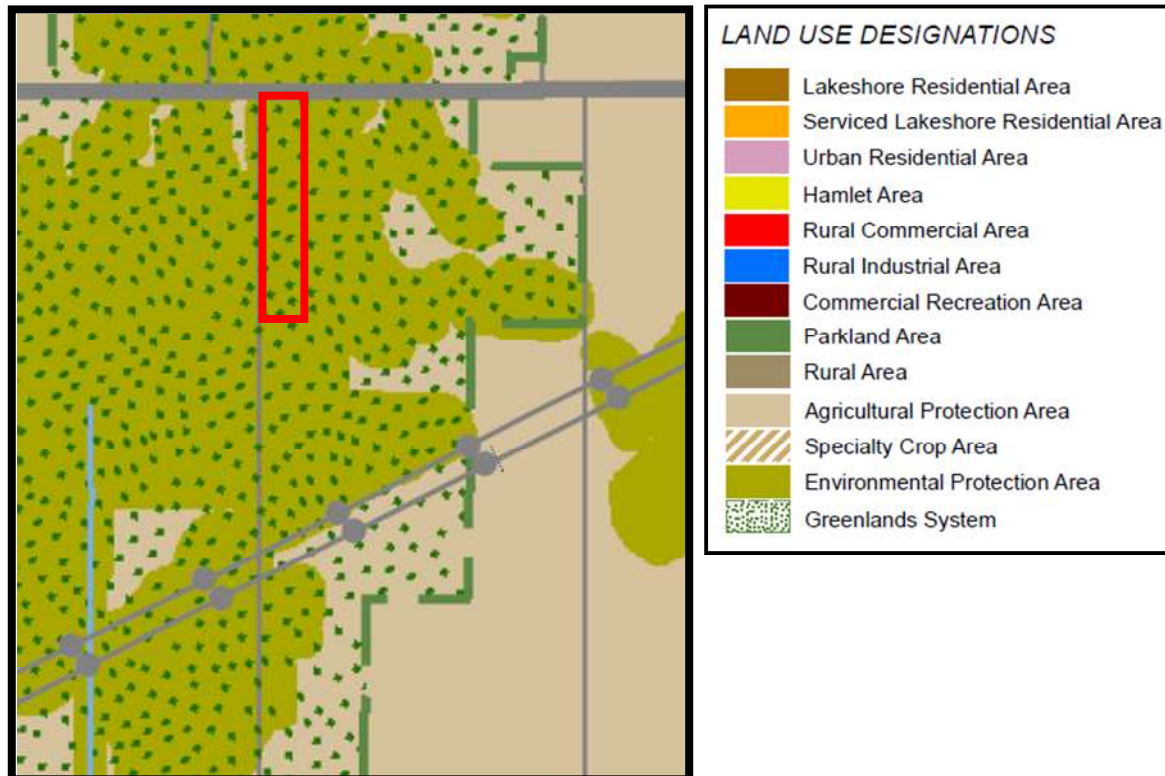
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2018-0019



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	014-555, 014-550
Address / Site	6503 and 6445 Smith Boulevard
Location:	
Legal Description:	Part Lot 5, Con 3 (NG)
Lot Frontage (m):	
Lot Area (ha):	
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	2003
By-law Number:	500-2003-0002
Description / Purpose:	Rezone from RU to OS-43 and RU-200 to provide for additional non-residential uses including adventure games, short term rental accommodation, and home industry with site specific regulations. The OS-43 zoning restricts uses to conservation and forestry wi
Zone Category – Special	OS-43 RU-200
Provision(s):	
By-law Section(s):	27.5.43 28.5.178
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone lands designated Agricultural Protection Area and zoned RU-200 to AP with a Special Provision carrying forward existing permissions and regulations. Rezone lands designated Environmental Protection Area and zoned OS-43 to EP. Minor refinements may be required to the boundary between the AP and EP zones to recognize the existing dwelling. Alternatively, a Special Provision will be included to recognize the dwelling in the EP zone.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

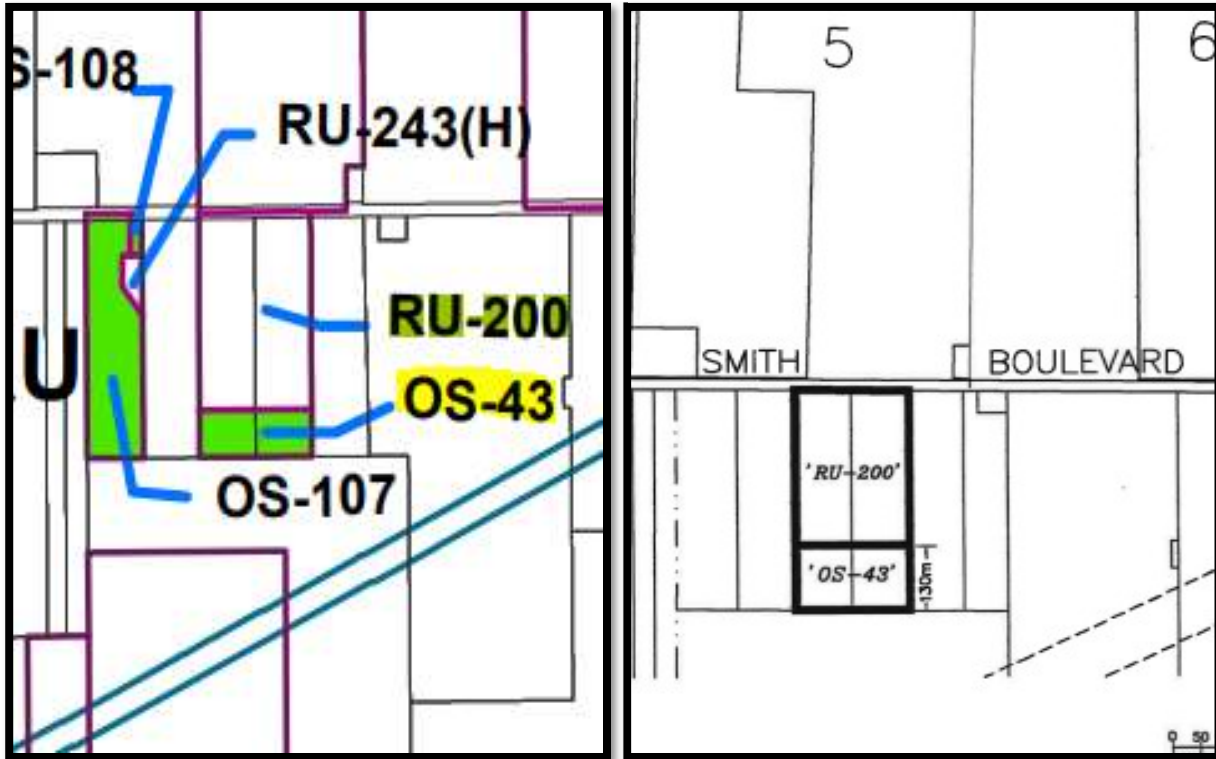


# Zoning By-law 500 Update – Phase I

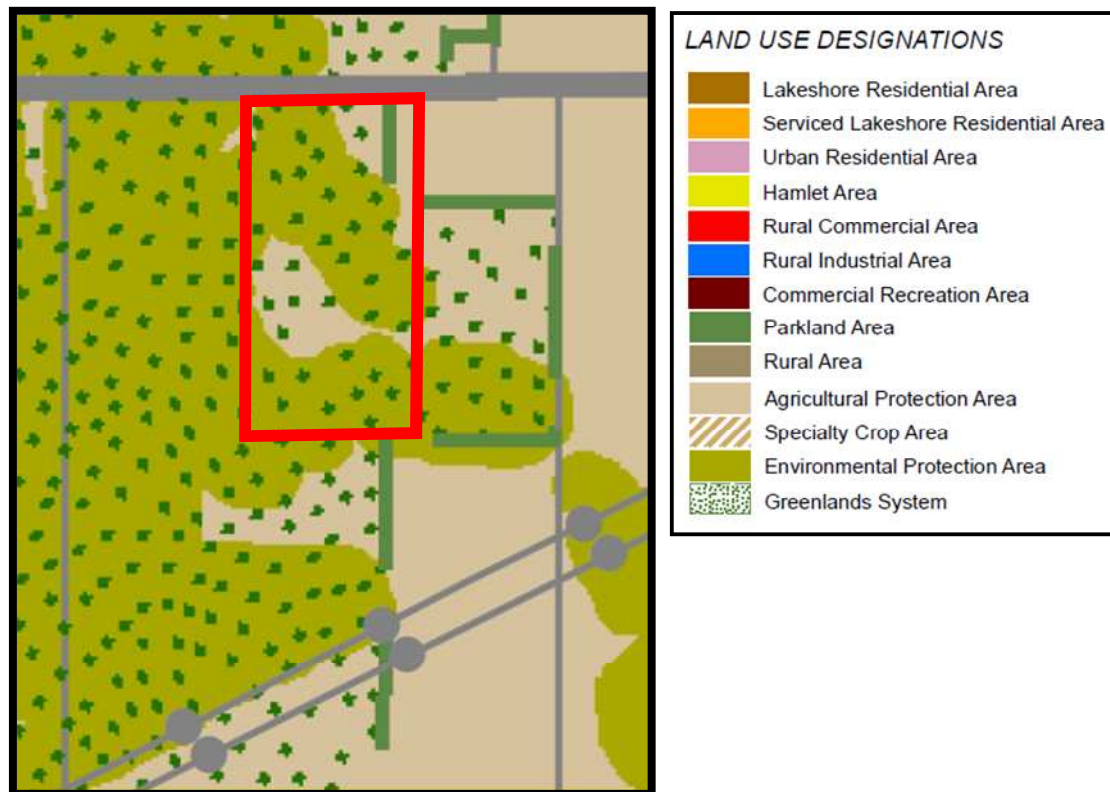
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2003-0002



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	015-305
Address / Site	7669 Smith Blvd
Location:	
Legal Description:	Part Lot 11, Con 3 (G)
Lot Frontage (m):	38.1
Lot Area (ha):	5.4000000000000004
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1987
By-law Number:	911-87-395
Description / Purpose:	To rezone from RU to RU-99 to permit a single family dwelling on an undersized lot.
Zone Category – Special	RU-99
Provision(s):	
By-law Section(s):	28.5.84
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Rural Area and Environmental Protection Area with Greenlands System
Special Provisions:	Overlay

### Preliminary Recommendation(s)

Rezone front portion of site with single detached dwelling from RU-99 to EP with a Special Provision recognizing the existing single detached dwelling. Rezone the remainder of the site EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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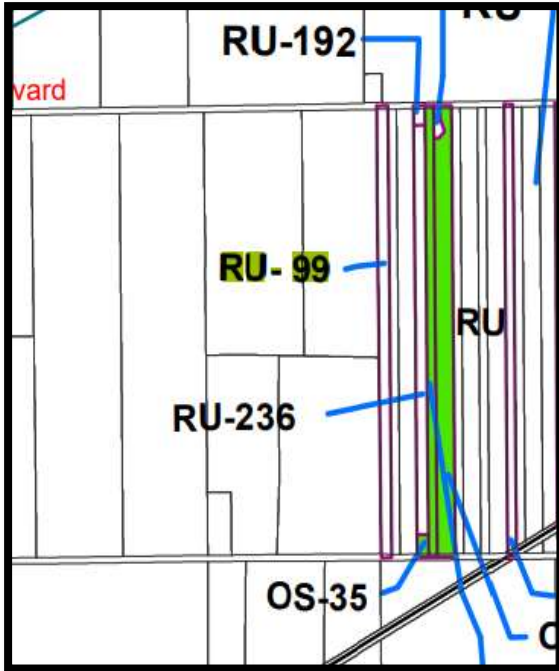
Aerial Photograph from LSRCA Interactive Mapping



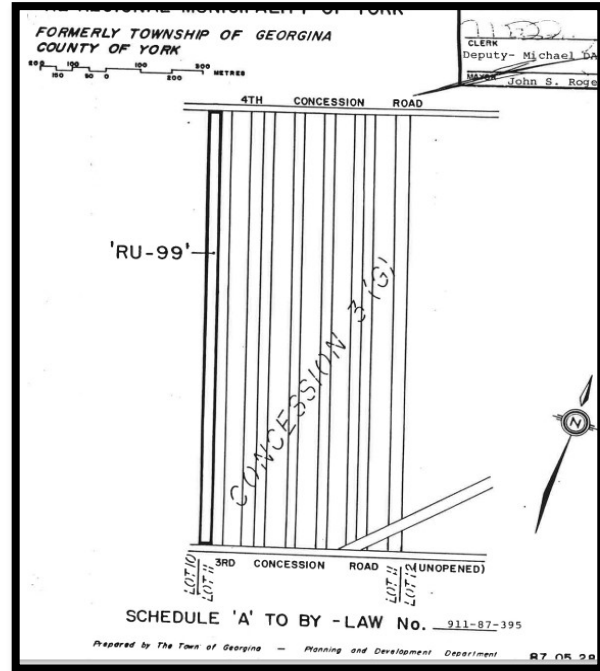
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

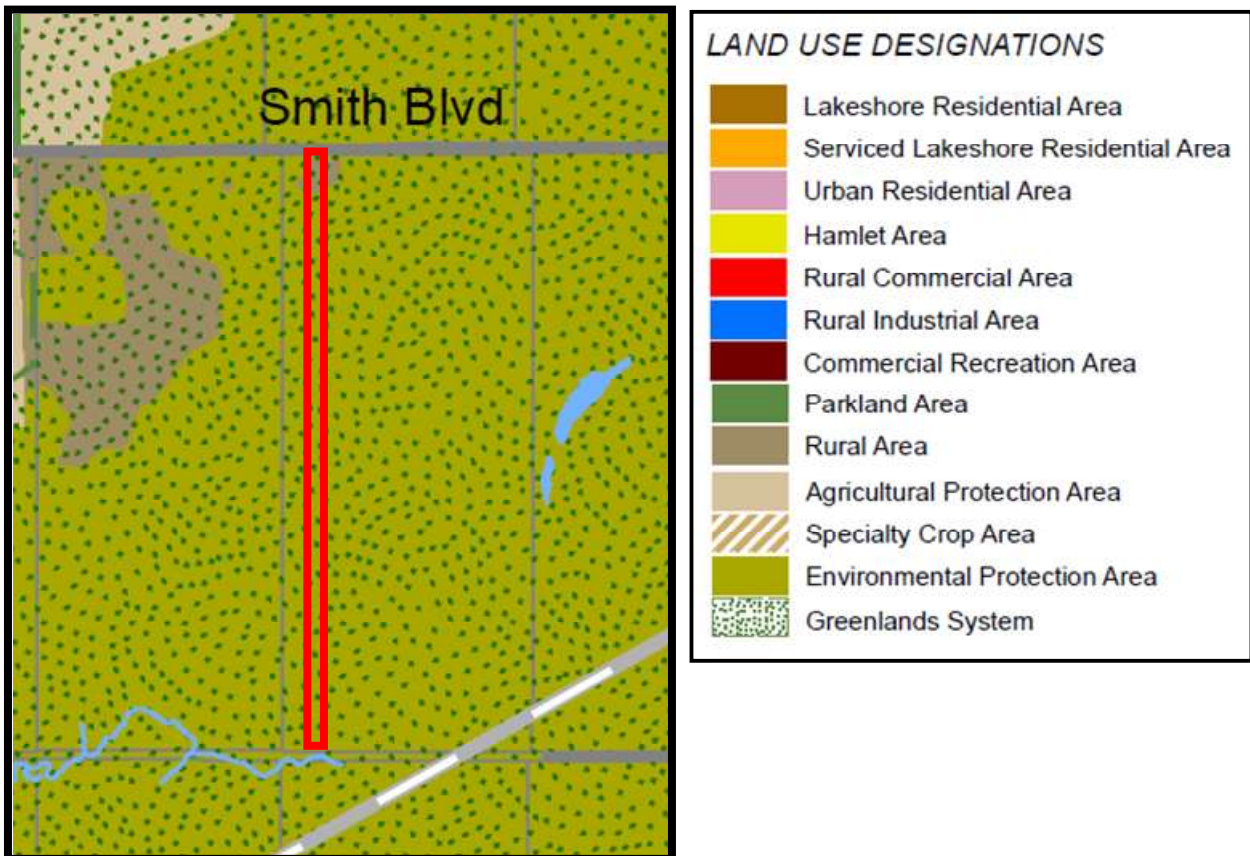
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-87-395



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	015-307
Address / Site	7709 Smith Blvd.
Location:	
Legal Description:	Part Lot 11, Con 3 (G)
Lot Frontage (m):	38.1
Lot Area (ha):	5.3799999999999999
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	2002
By-law Number:	500-2002-0001
Description / Purpose:	Rezone from RU to RU-192 and OS-35 to establish a building envelop for a single detached dwelling and rezone the remainder lands to only permit conservation and forestry uses without buildings or structures.
Zone Category – Special	OS-35 RU-192
Provision(s):	
By-law Section(s):	27.5.35 28.5.71
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-192 to EP with a Special Provision permitting the single detached dwelling.  
Rezone from OS-35 to EP in accordance with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

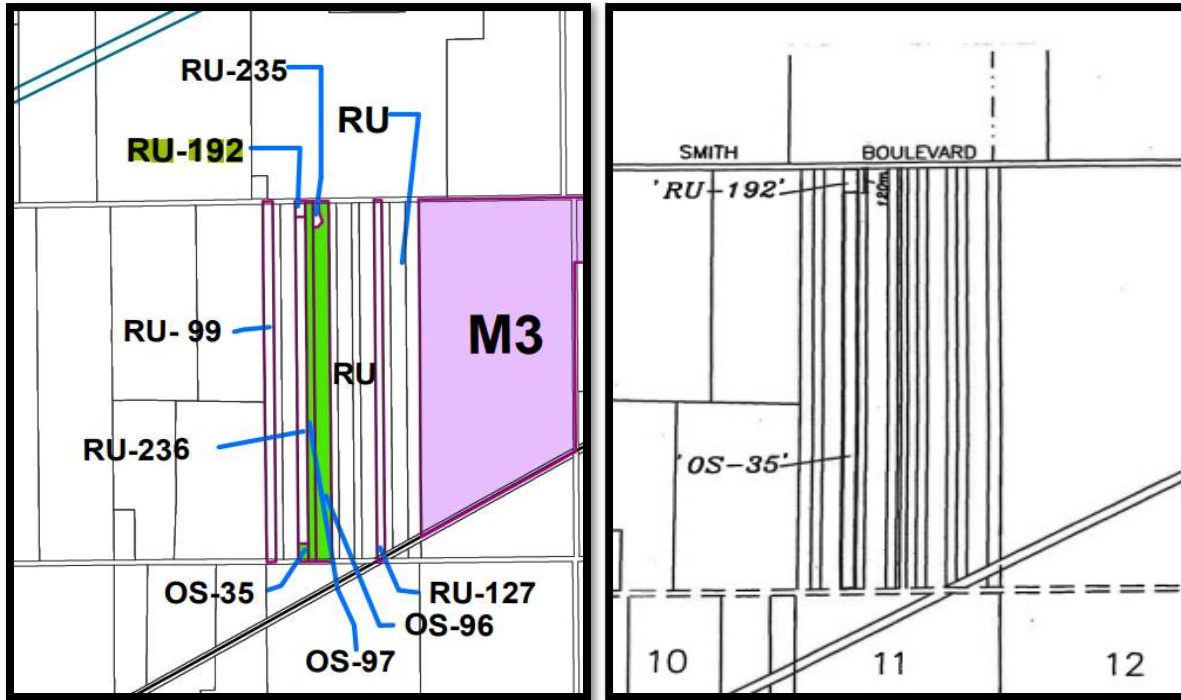


# Zoning By-law 500 Update – Phase I

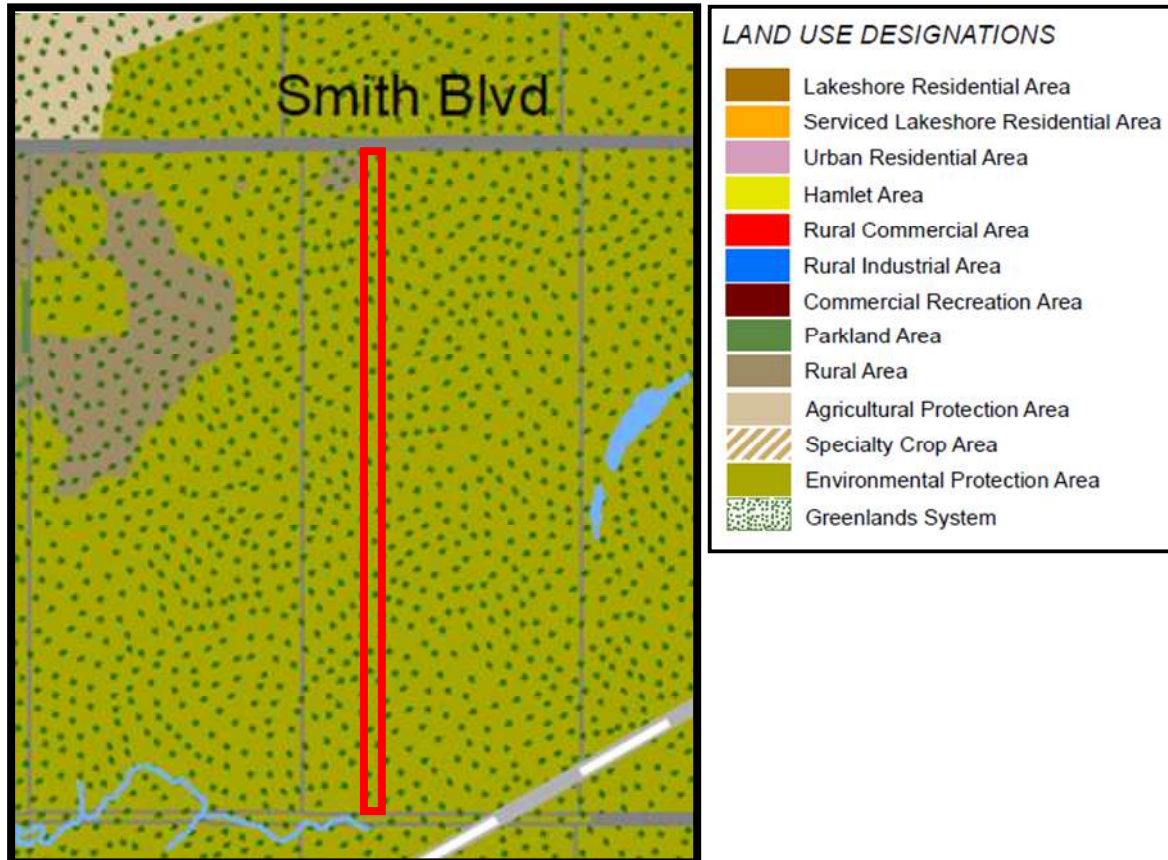
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2002-0001



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	015-310
Address / Site	7721 Smith Blvd
Location:	
Legal Description:	Part Lot 11, Con 3 (G)
Lot Frontage (m):	28.95
Lot Area (ha):	4.04
Vacant / Use	Vacant residential land not on water
Established:	

### Zoning By-law Amendment

Year Passed:	2017
By-law Number:	500-2017-0007
Description / Purpose:	Rezone from RU to RU-236 and OS-97 to permit a single detached dwelling and to establish development limits with the OS-97 zone in which conservation and forestry uses without buildings and structures are the only permitted uses.
Zone Category – Special	RU-236 OS-97
Provision(s):	
By-law Section(s):	28.5.212 27.5.97
Zoning Map:	1
Schedule 'B':	B-81

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-236 to EP with a Special Provision recognizing the existing single detached dwelling. Rezone remainder lands designated Environmental Protection Area from OS-97 to EP consistent with the Official Plan. Mapping error in the consolidation will be corrected.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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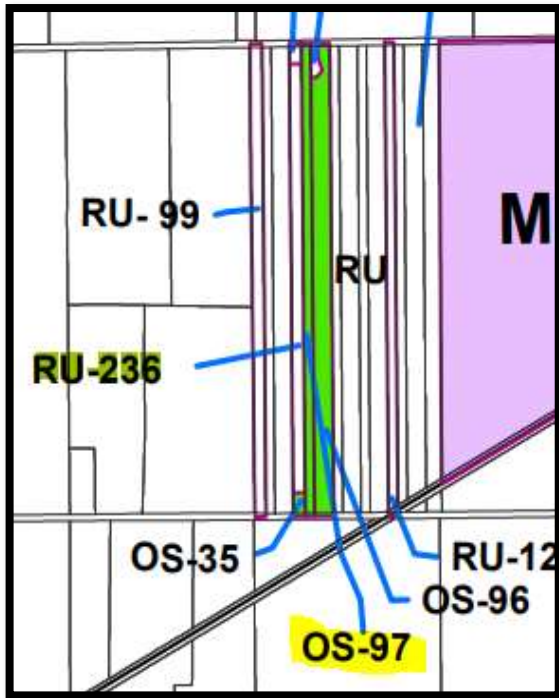
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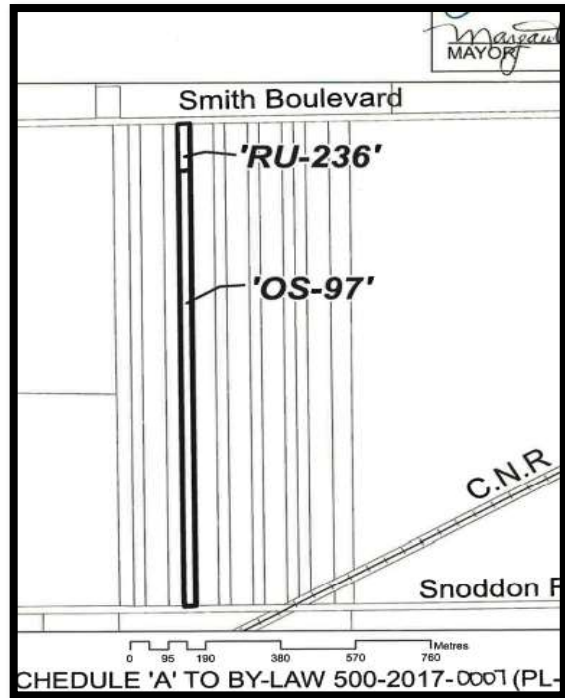
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

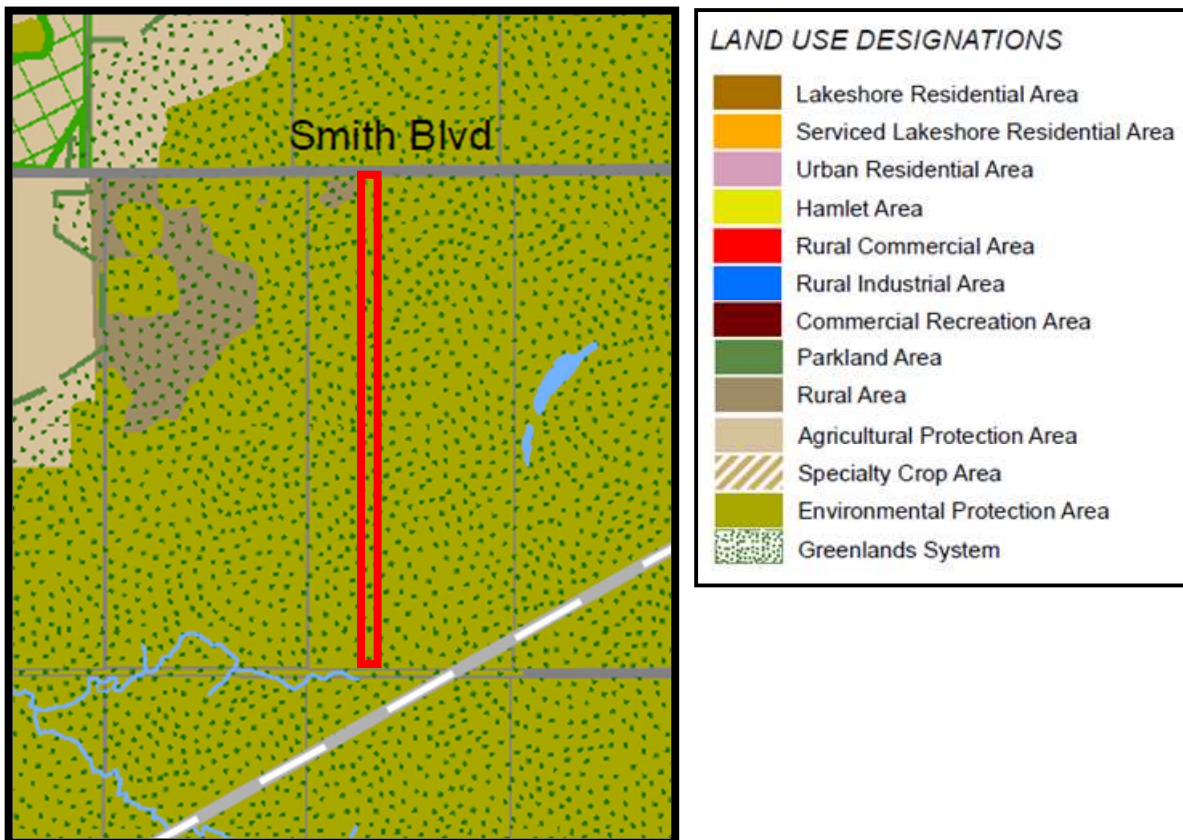
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 500-2017-0007



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	015-312
Address / Site	7729 Smith Blvd
Location:	
Legal Description:	Part Lot 11, Con 3 (G)
Lot Frontage (m):	60.96
Lot Area (ha):	8.6099999999999994
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	2017
By-law Number:	500-2017-0001
Description / Purpose:	Rezone from RU to RU-235 and OS-96 to permit a single detached dwelling and to establish development limits with the OS-96 zone in which conservation and forestry uses without buildings and structures are the only permitted uses.
Zone Category – Special	RU-235 OS-96
Provision(s):	
By-law Section(s):	28.5.211 27.5.96
Zoning Map:	1
Schedule 'B':	B-80

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-235 to EP with a Special Provision permitting the single detached dwelling.  
Rezone remainder lands designated Environmental Protection Area from OS-96 to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

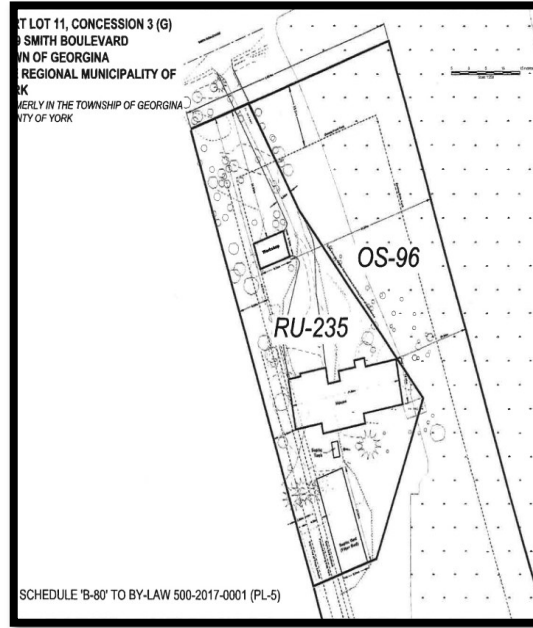
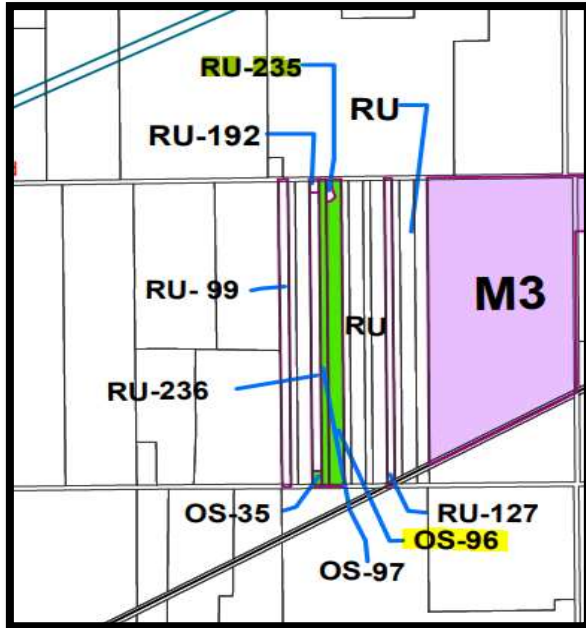


# Zoning By-law 500 Update – Phase I

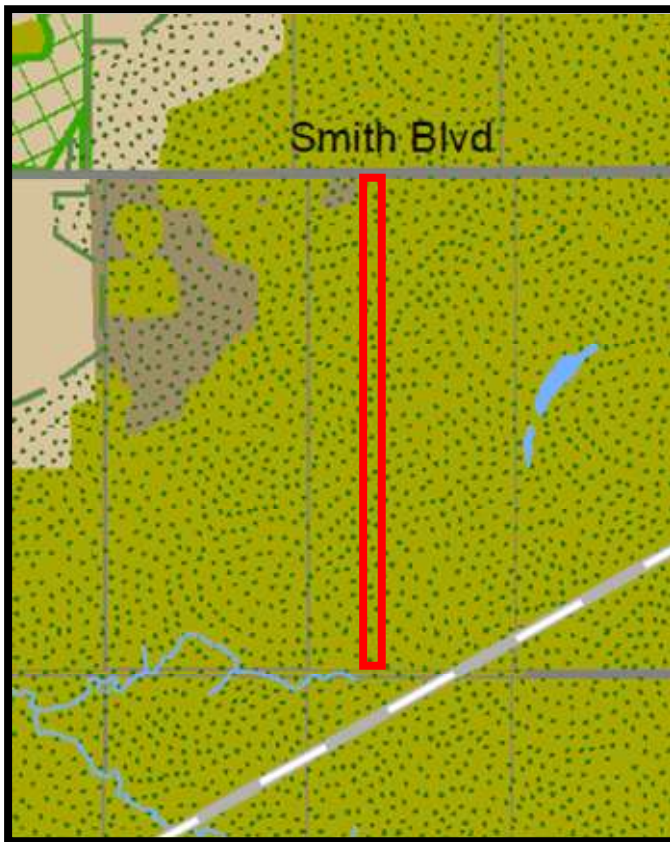
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'B-80' to Zoning By-Law 500-2017-0001



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	015-325
Address / Site	7905 Smith Blvd
Location:	
Legal Description:	Part Lot 11, Con 3 (G)
Lot Frontage (m):	29.87
Lot Area (ha):	4.04
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1988
By-law Number:	911-88-473
Description / Purpose:	To rezone from RU to RU-127 to permit a single family dwelling on an undersized rural lot of 4.04 ha with a frontage of 29.87 m subject to a minimum front yard of 30 metres and a minimum rear yard of 1200 metres.
Zone Category – Special	RU-127
Provision(s):	
By-law Section(s):	28.5.108
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone portion of lot associated with existing single detached dwelling from RU-127 to EP with a Special Provision recognizing the existing dwelling. Rezone the remainder of the site EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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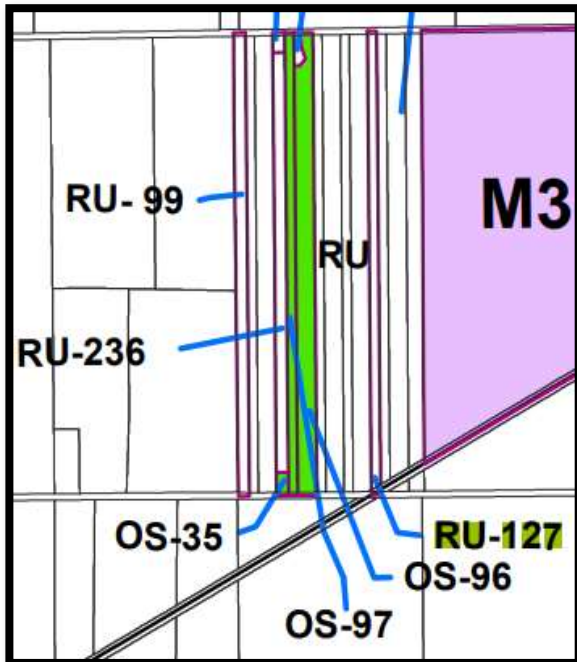
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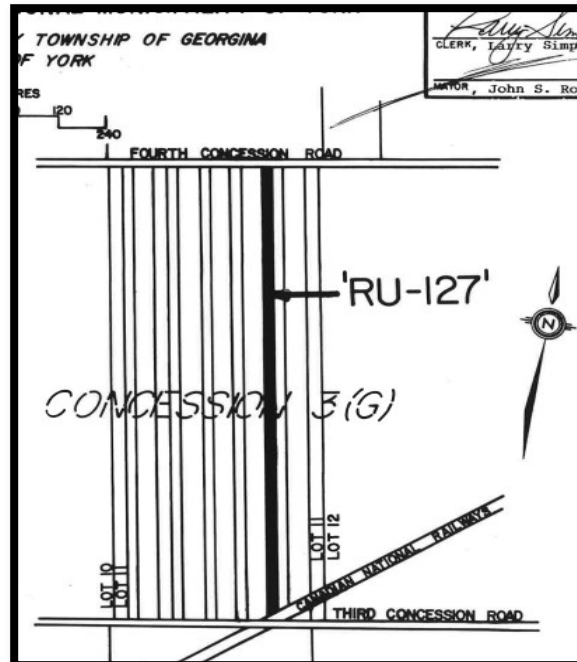
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-88-473



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	015-800
Address / Site	6052 Smith Blvd
Location:	
Legal Description:	Part Lot 2,3, Con 4 (G)
Lot Frontage (m):	30.48
Lot Area (ha):	22.789999999999999
Vacant / Use	Industrial - Gravel Pit
Established:	

### Zoning By-law Amendment

Year Passed:	1992
By-law Number:	911-92-623
Description / Purpose:	To rezone from M3 to RU-161 to permit a single family dwelling.
Zone Category – Special	RU-161
Provision(s):	
By-law Section(s):	28.5.140
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-161 to AP consistent with the Official Plan. No Special Provision required. The site is sufficiently sized to support the existing single detached dwelling in accordance with the new regulations for a single detached dwelling in the AP zone.

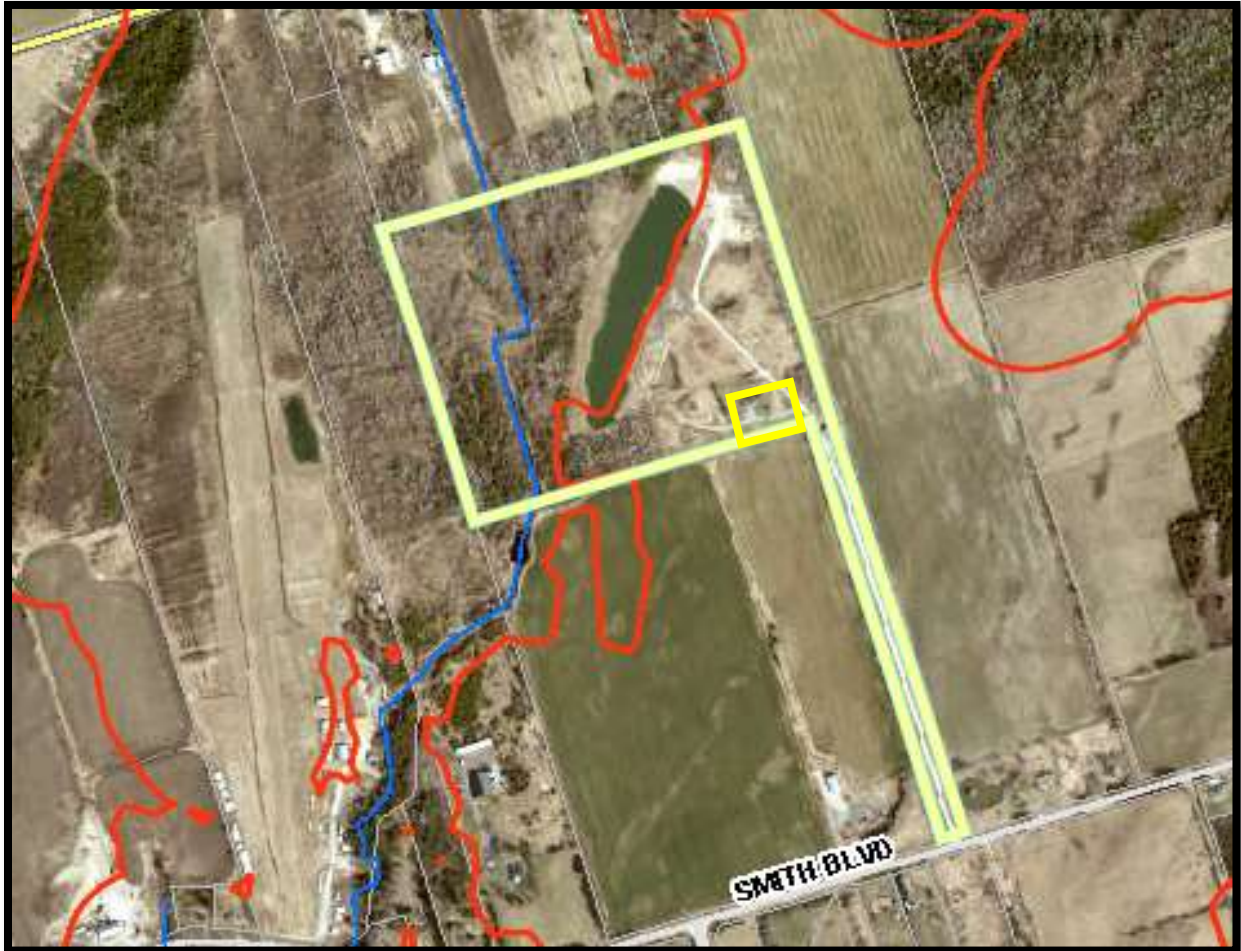


# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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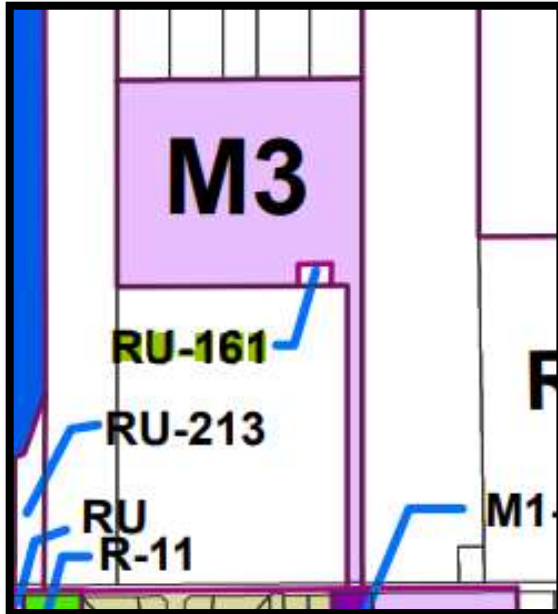
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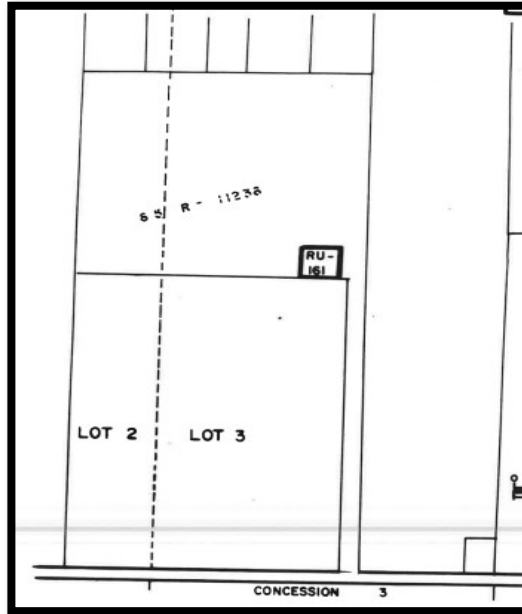
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

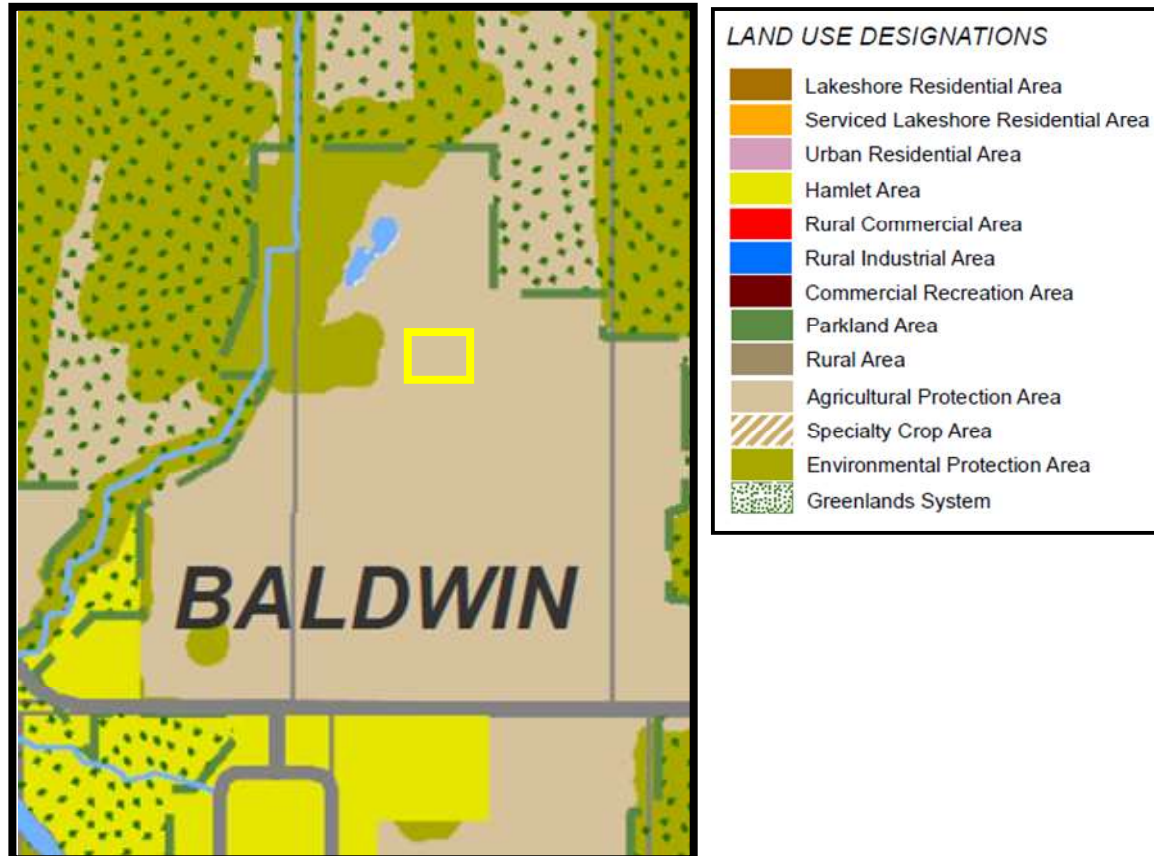
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-92-623



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	016-100
Address / Site	6440 Smith Boulevard
Location:	
Legal Description:	Part Lot 5, Con 4 (G)
Lot Frontage (m):	N/A
Lot Area (ha):	26.66
Vacant / Use	Farm with residence with or without secondary structures without farm
Established:	buildings

### Zoning By-law Amendment

Year Passed:	2009
By-law Number:	500-2009-0004
Description / Purpose:	Rezone from RU to RU-218 to permit one accessory apartment within a single detached dwelling with site specific provisions to limit the size of the apartment to 40% of the total residential floor area.
Zone Category – Special Provision(s):	RU-218
By-law Section(s):	28.5.194
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone lands designated as Agricultural Protection Area from RU-218 to AP with a Special Provision related to an accessory apartment within the dwelling. Rezone portions of the site designated Environmental Protection Area as EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

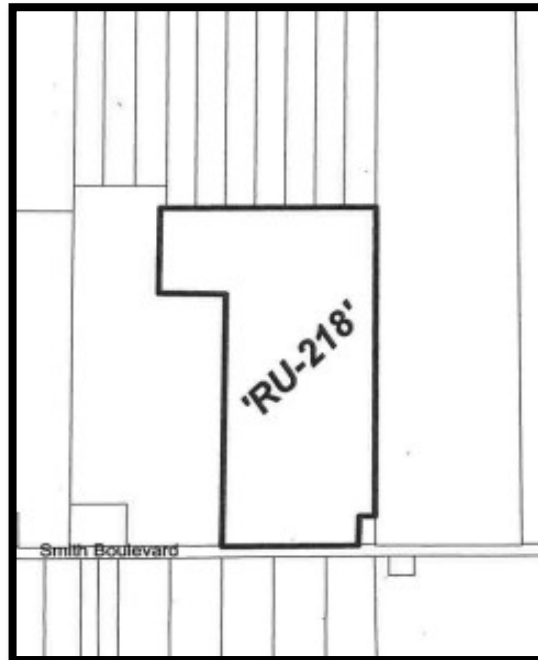
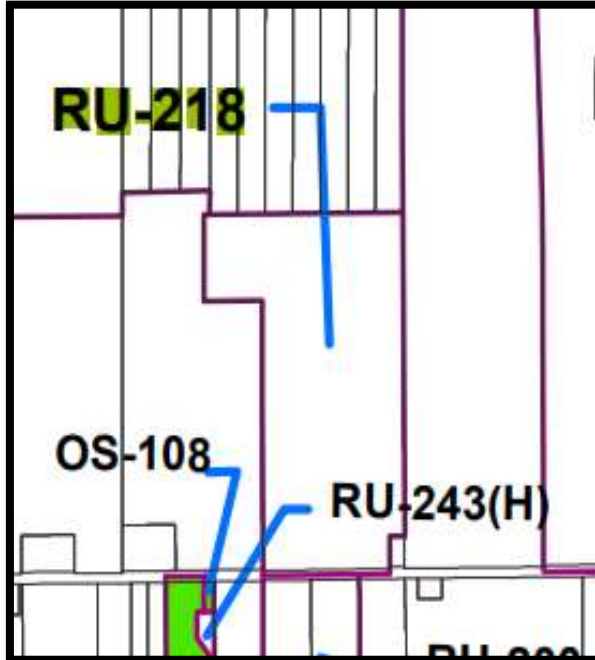


# Zoning By-law 500 Update – Phase I

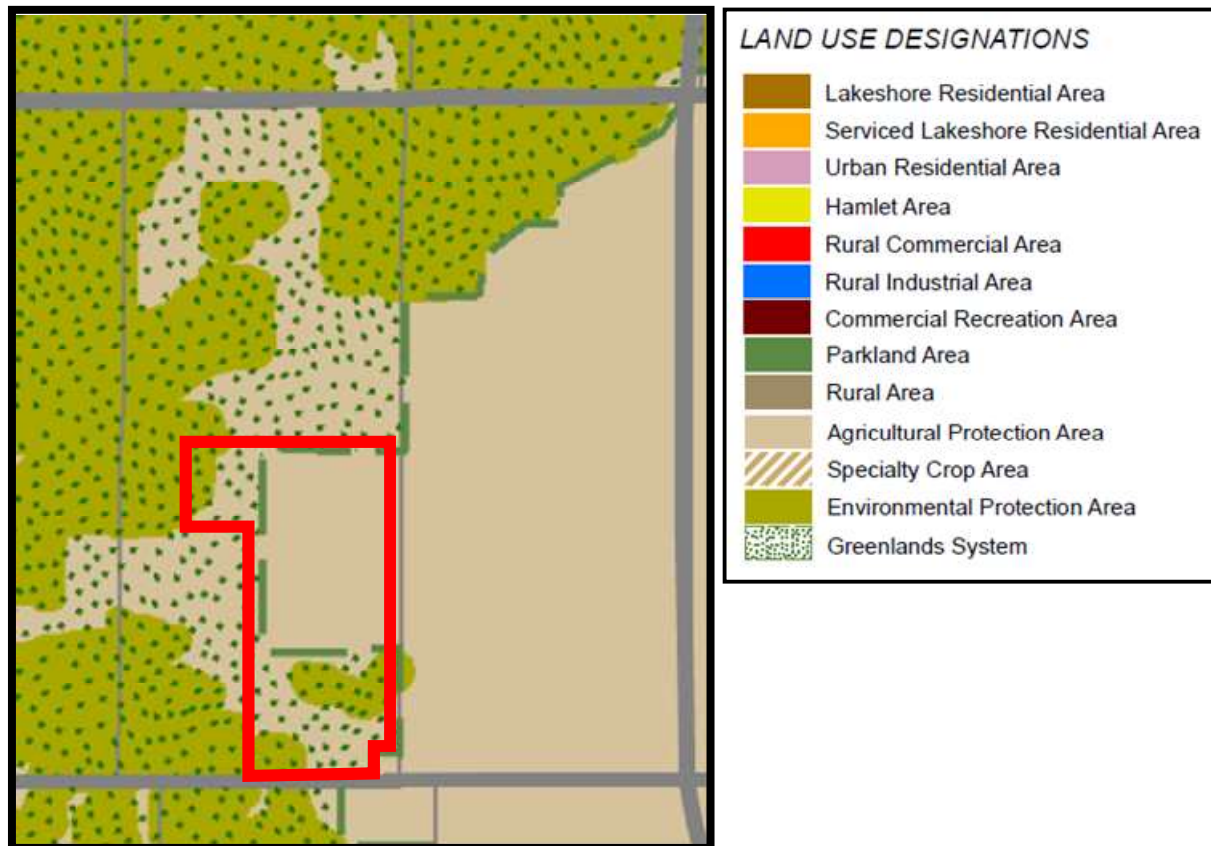
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2009-0004



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

---

### Property Information

Phase:	1
Roll No.:	016-500
Address / Site	Old Homesead Rd S/S
Location:	
Legal Description:	Part Lot 1, Con 4 (G)
Lot Frontage (m):	123.15
Lot Area (ha):	3.6699999999999999
Vacant / Use	Farm property without any building structures
Established:	

### Zoning By-law Amendment

Year Passed:	1984
By-law Number:	911-84-251
Description / Purpose:	Rezone lands from RU to M1-7. Only permitted uses include machine shop and accessory use.
Zone Category – Special	M1-7
Provision(s):	
By-law Section(s):	20.5.7
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use	Rural Industrial Area
Designation:	
Special Provisions:	N/A

### Preliminary Recommendation(s)

Retain existing M1-7 Special Provision consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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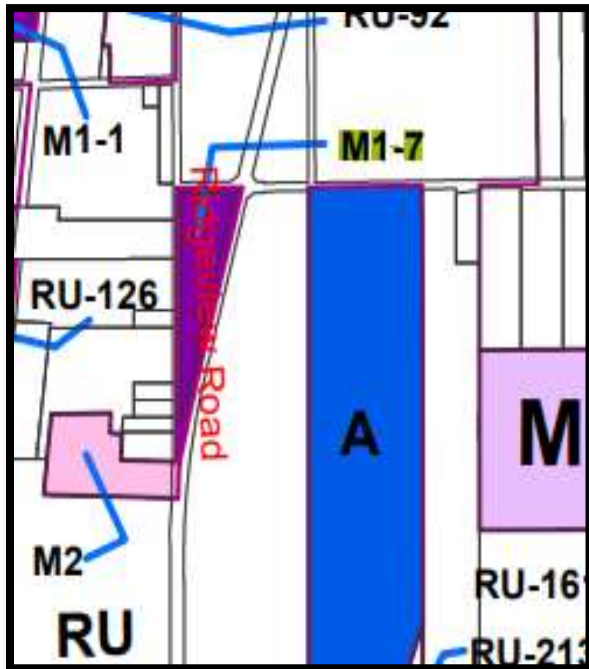
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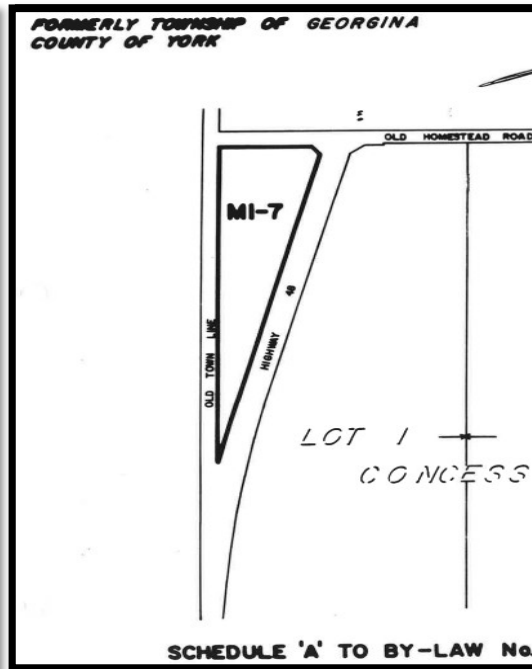
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

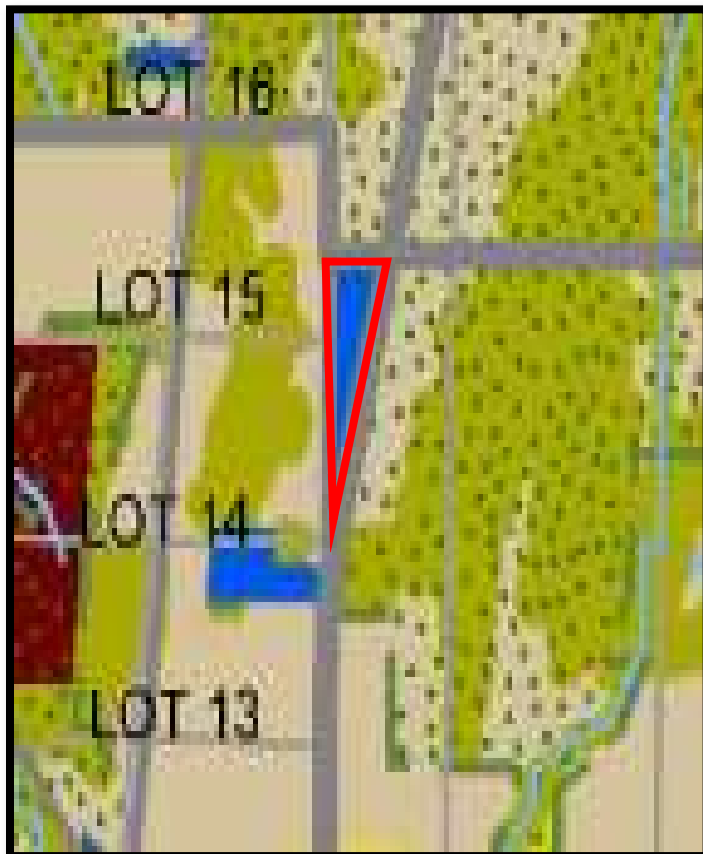
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-84-251



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	016-803
Address / Site	7243 Old Homestead Rd
Location:	
Legal Description:	Part Lot 9, Con 4
Lot Frontage (m):	37.16
Lot Area (ha):	4.0499999999999998
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1995
By-law Number:	500-95-021
Description / Purpose:	Rezone from M3 to RU-170 to permit a single detached dwelling.
Zone Category – Special	RU-170
Provision(s):	
By-law Section(s):	28.5.149
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone Agricultural Protection Area designated lands from RU-170 to AP. Rezone Environmental Protection Area lands from RU-170 to EP. No Special Provision necessary. The lot is sufficiently sized to accommodate the existing single detached dwelling in accordance with proposed zoning standards.

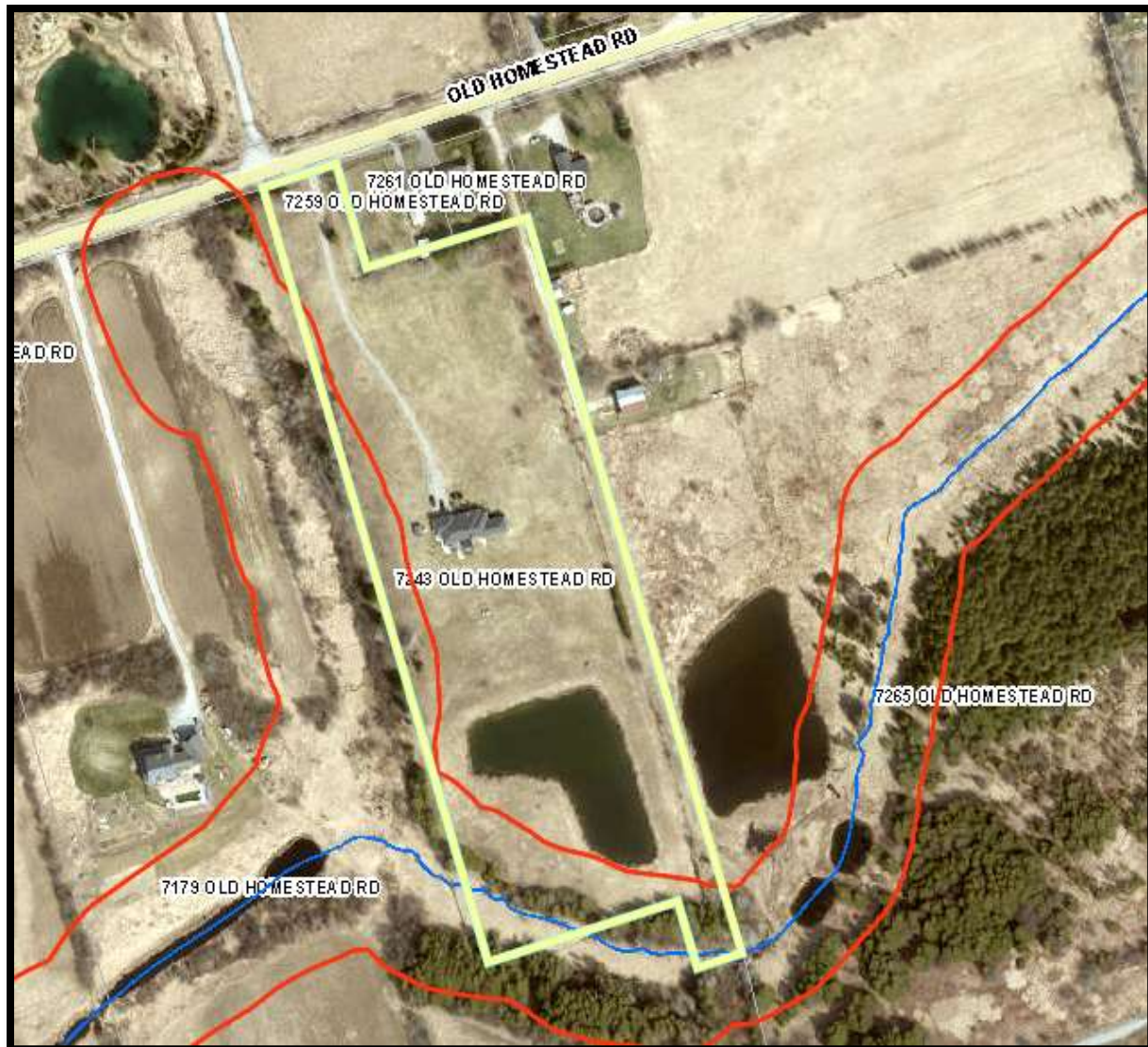


# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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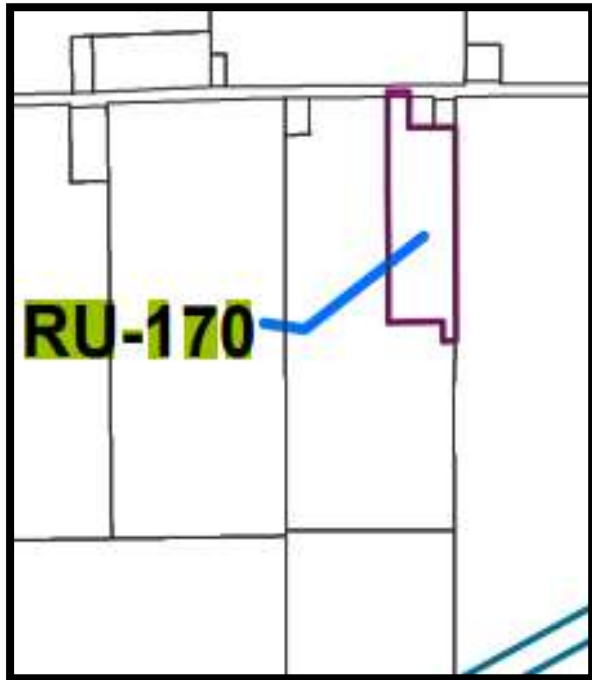
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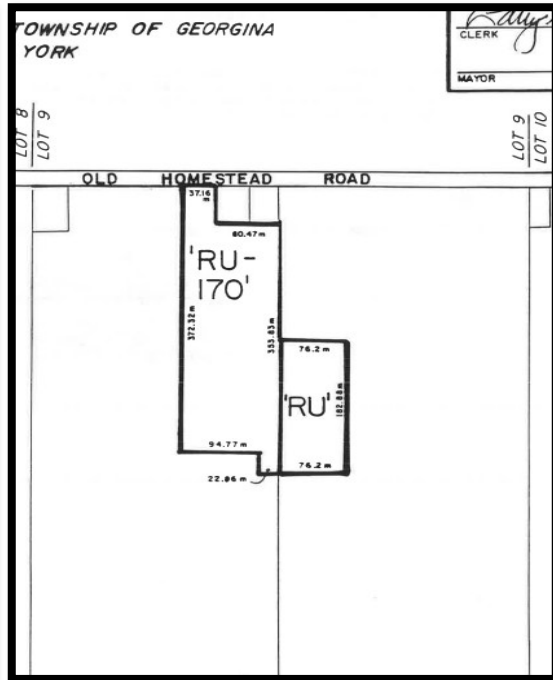
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 50-95-021



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	017-000
Address / Site	7739 Old Homestead Rd
Location:	
Legal Description:	Part Lot 11,12 Con 4 (G)
Lot Frontage (m):	N/A
Lot Area (ha):	89.5
Vacant / Use	Residential - More than one structure used for residential purposes with at
Established:	least one structure occupied permanently

### Zoning By-law Amendment

Year Passed:	1989
By-law Number:	911-89-549
Description / Purpose:	To rezone from RU to RU-145 to permit a mushroom farm operation with associated building or structure being located not less than 30 m from a lot line and a single family dwelling with a minimum front yard of 30 m.
Zone Category – Special	RU-145
Provision(s):	
By-law Section(s):	28.5.124
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Agricultural Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-145 to EP with a Special Provision carrying forward the existing zoning permissions consistent with the Official Plan and the Greenbelt Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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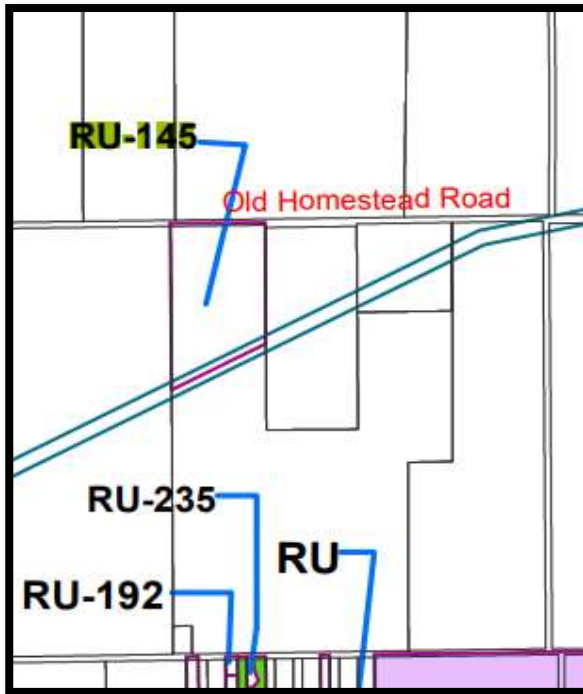
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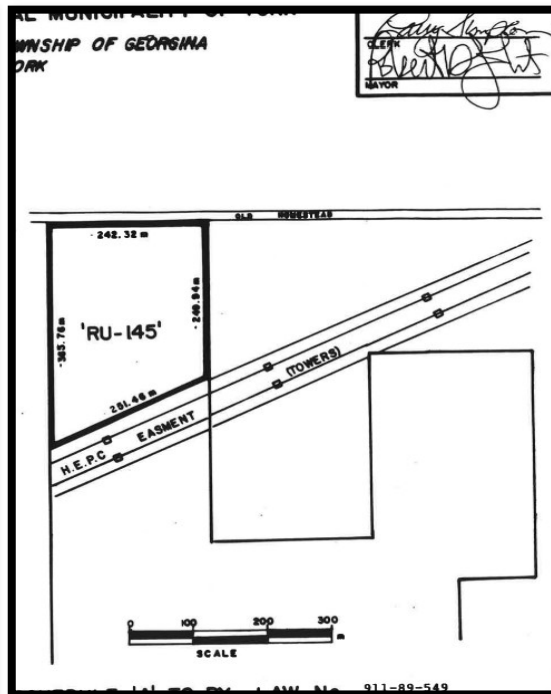
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

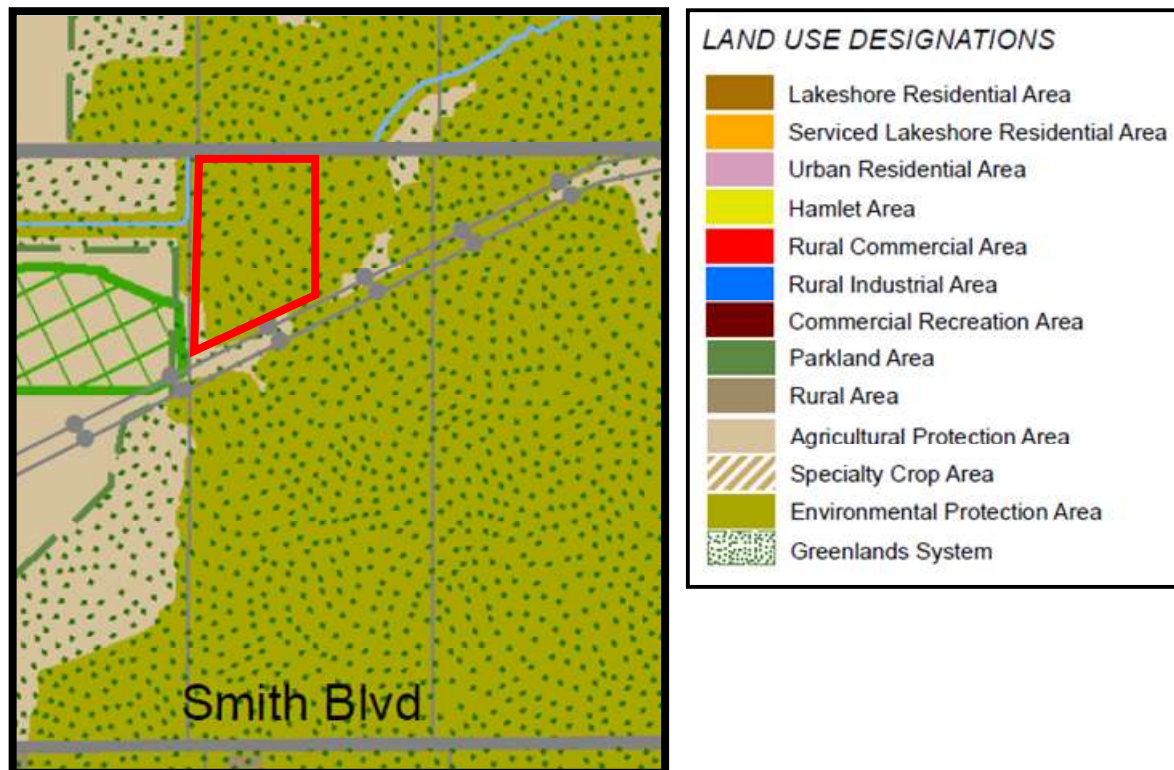
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-89-549



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

---

### Property Information

Phase:	1
Roll No.:	017-807
Address / Site	25072 Park Rd
Location:	
Legal Description:	Part Lot 6, Con 6 (G)
Lot Frontage (m):	121.14
Lot Area (ha):	2.3700000000000001
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1986
By-law Number:	911-86-351
Description / Purpose:	To rezone from RU to RU-86 to permit a single family dwelling on an undersized lot.
Zone Category – Special	RU-86
Provision(s):	
By-law Section(s):	28.5.73
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezoning lands along the Park Road frontage associated with the single detached dwelling from RU-86 to AP. Rezoning the remainder of the site to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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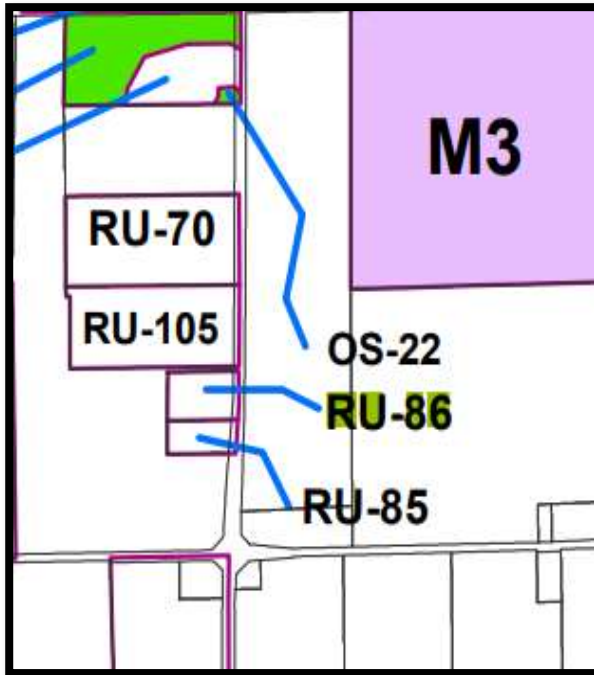
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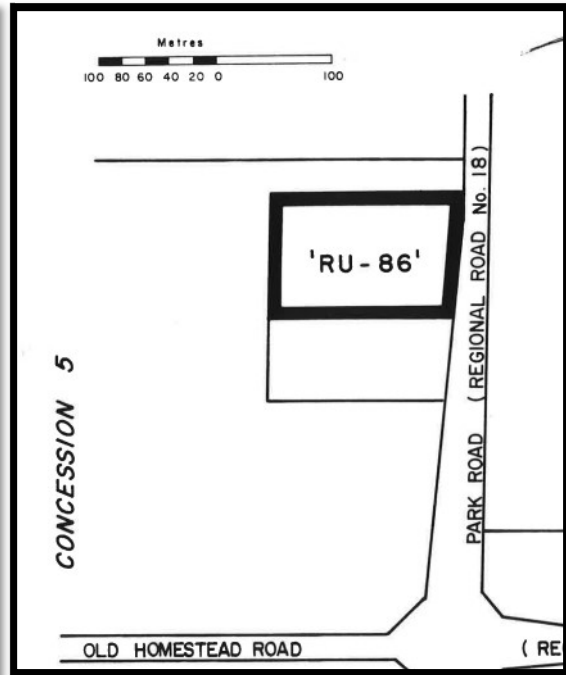
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-86-351



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

---

### Property Information

Phase:	1
Roll No.:	017-810
Address / Site	25030 Park Rd
Location:	
Legal Description:	Part Lot 6, Con 5 (G)
Lot Frontage (m):	80.56
Lot Area (ha):	1.54
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1986
By-law Number:	911-86-352
Description / Purpose:	To rezone from RU to RU-85 to permit a single family dwelling on an undersized lot.
Zone Category – Special	RU-85
Provision(s):	
By-law Section(s):	28.5.72
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone portion of property associated with single detached dwelling and the Agricultural Protection Area designation as AP to permit the dwelling. Rezone the remainder of the site designated Environmental Protection Area as EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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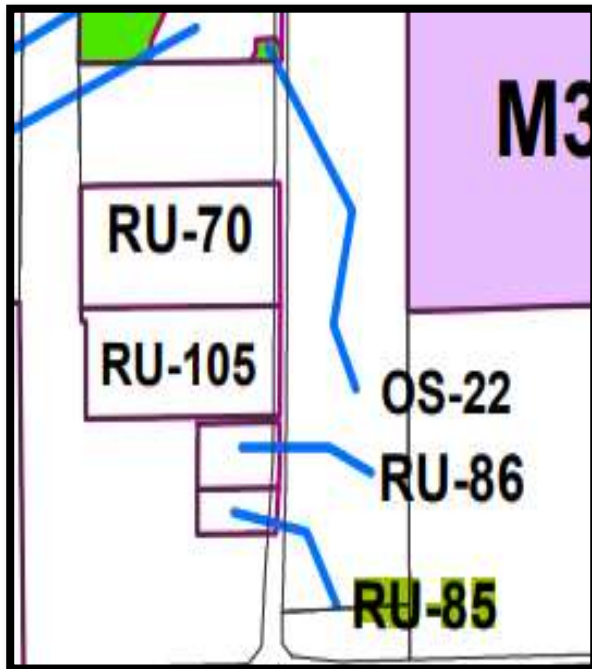
Aerial Photograph from LSRCA Interactive Mapping



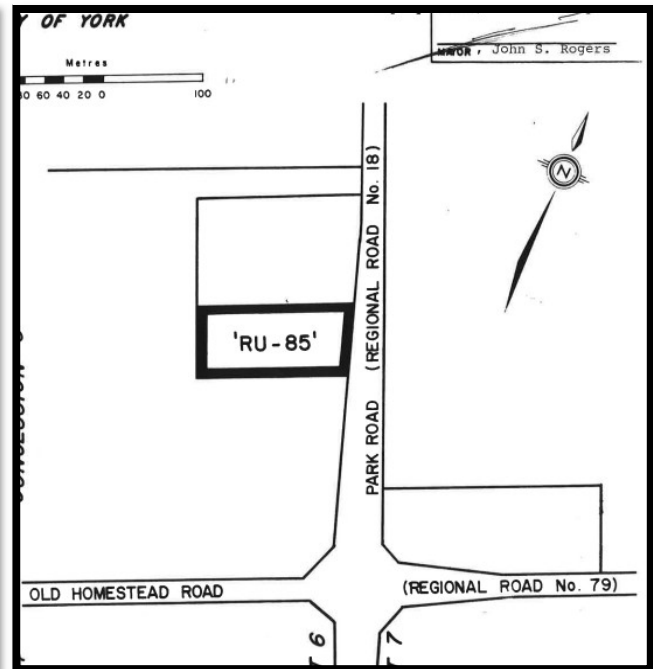
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

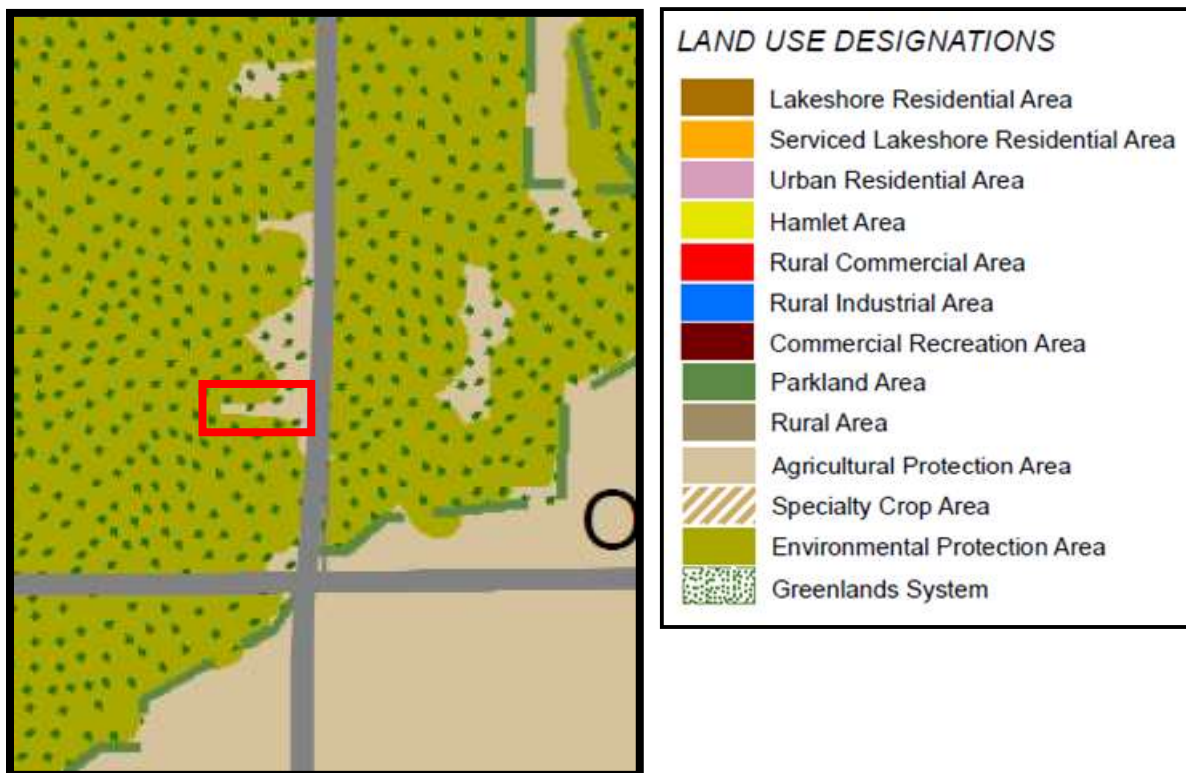
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-86-352



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	017-812
Address / Site	2144 Park Rd
Location:	
Legal Description:	Part Lot 6, Con 5 (G)
Lot Frontage (m):	202.61
Lot Area (ha):	9
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1987
By-law Number:	911-87-407
Description / Purpose:	To rezone from RU to RU-105 to permit a single family dwelling on an undersized rural lot having a minimum front yard of 45 metres.
Zone Category – Special	RU-105
Provision(s):	
By-law Section(s):	28.5.90
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone the front portion of the lot associated with the existing single detached dwelling and designated as Rural Area from RU-105 to RU-C consistent with the Official Plan. No Special Provision is required. Rezone the remainder of the lands designated as Environmental Protection Area from RU-105 to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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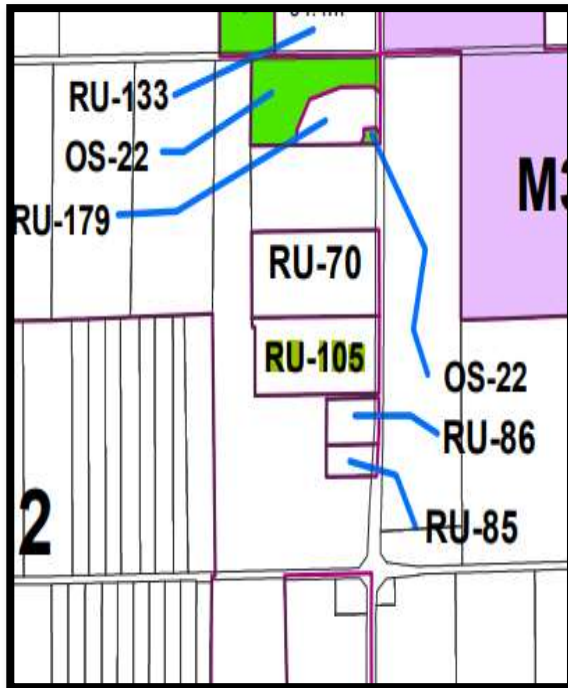
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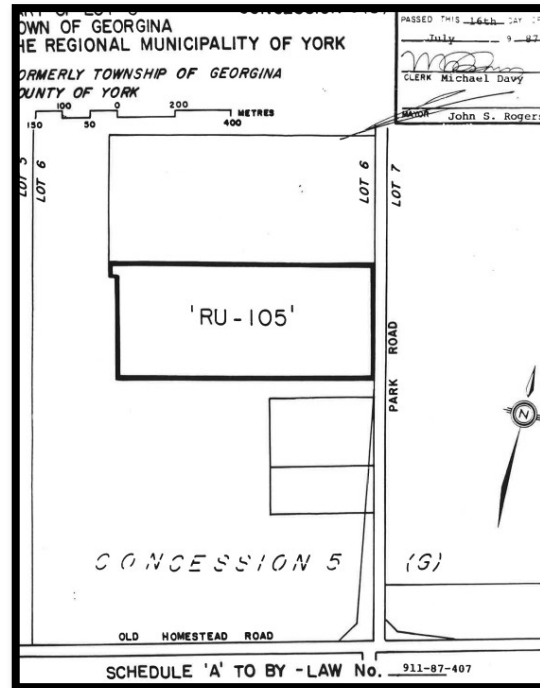
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

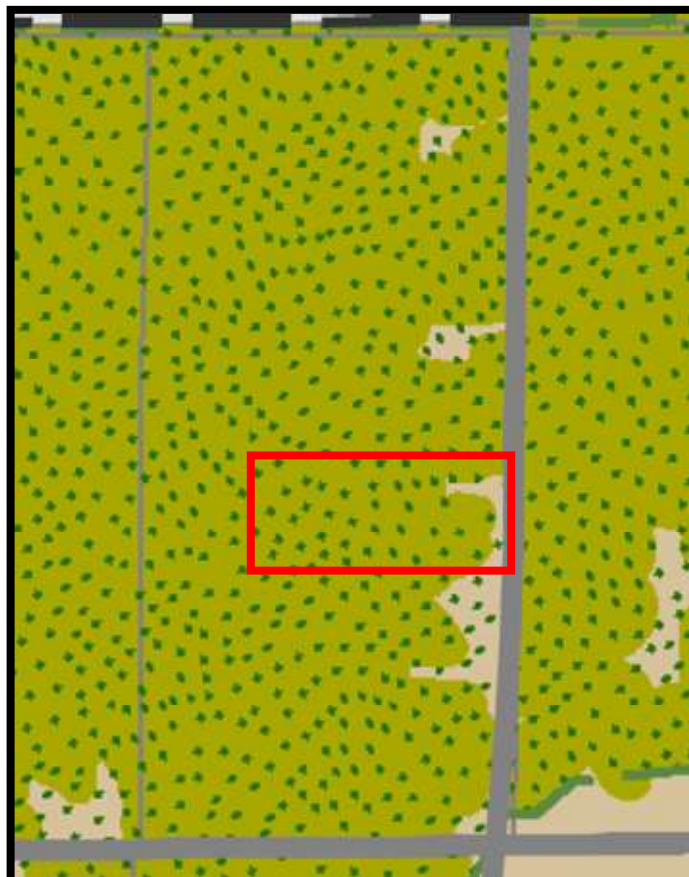
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-87-407



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	017-813
Address / Site	25222 Park Rd
Location:	
Legal Description:	Part Lot 6, Con 5 (G)
Lot Frontage (m):	222.5
Lot Area (ha):	10.15
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1984
By-law Number:	911-84-257
Description / Purpose:	To rezone from RU to RU-70 to permit a single family dwelling with a minimum front yard set back of 45 metres.
Zone Category – Special	RU-70
Provision(s):	
By-law Section(s):	28.5.58
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Agricultural Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezoning lands zoned RU-7 to AP consistent with the Official Plan. Rezoning portion of the site designated Environmental Protection Area as EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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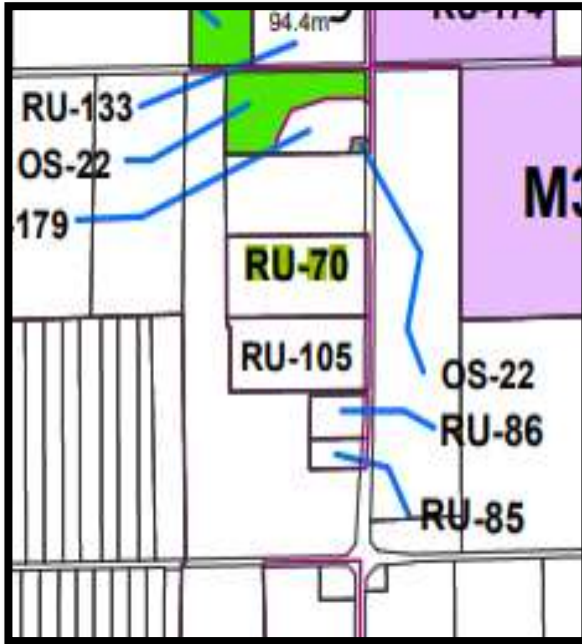
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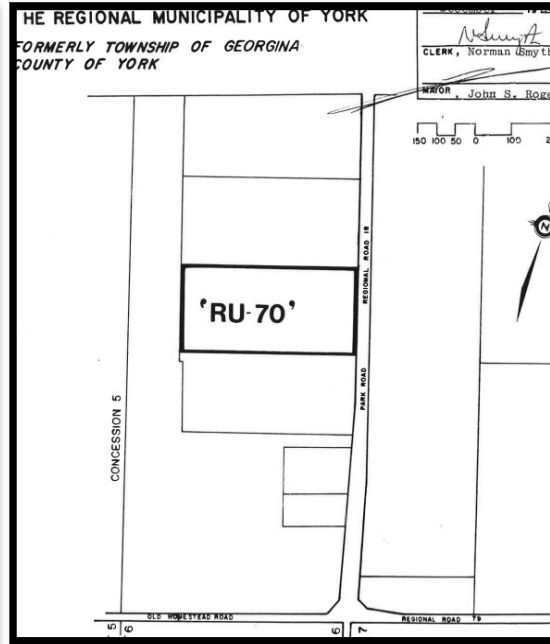
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-84-257



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	017-815
Address / Site	25364 Park Road
Location:	
Legal Description:	Part Lot 6, Con 5 (G)
Lot Frontage (m):	222.5
Lot Area (ha):	10.27
Vacant / Use	Managed forest property, residence not on water
Established:	

### Zoning By-law Amendment

Year Passed:	1998
By-law Number:	500-98-031
Description / Purpose:	Rezone from RU to RU-179 and OS-22 to permit a single detached dwelling and only forestry or conservation uses on the remainder lands.
Zone Category – Special	RU-179 OS-22
Provision(s):	
By-law Section(s):	28.5.158 27.5.22
Zoning Map: Schedule 'B':	1

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone lands designated Agricultural Protection Area from RU-175 to AP and rezone lands designated Environmental Protection Area from OS-72 to EP consistent with the Official Plan.

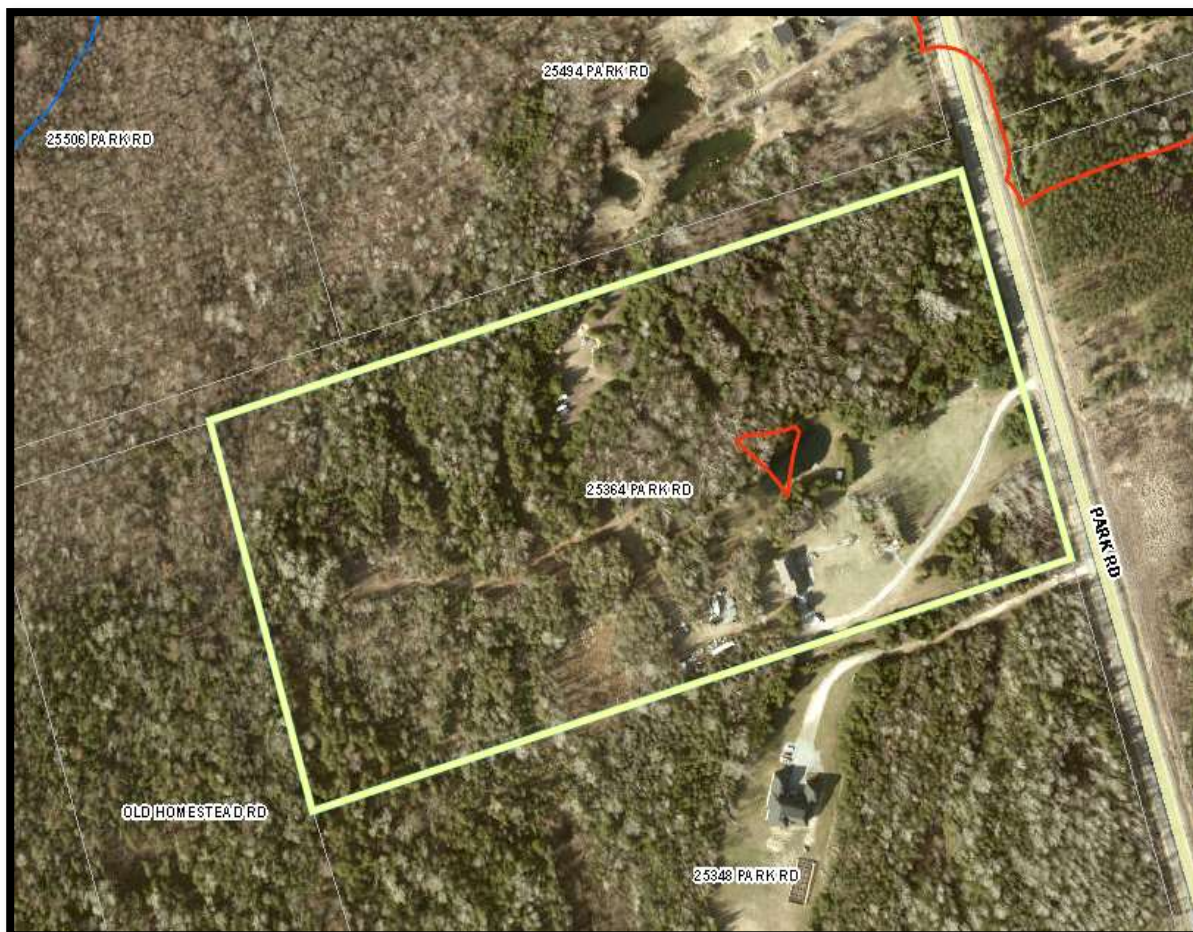


# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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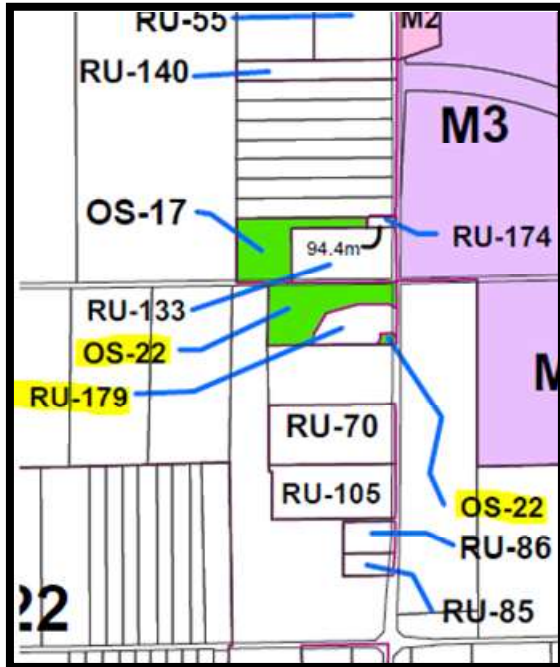
Aerial Photograph from LSRCA Interactive Mapping



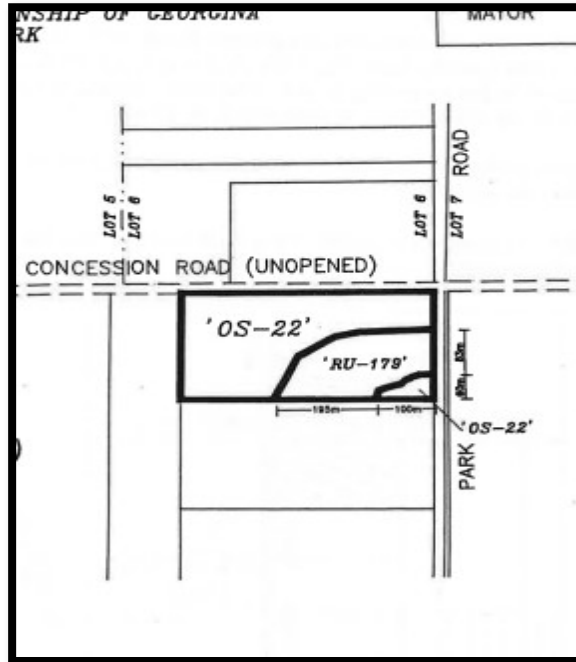
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

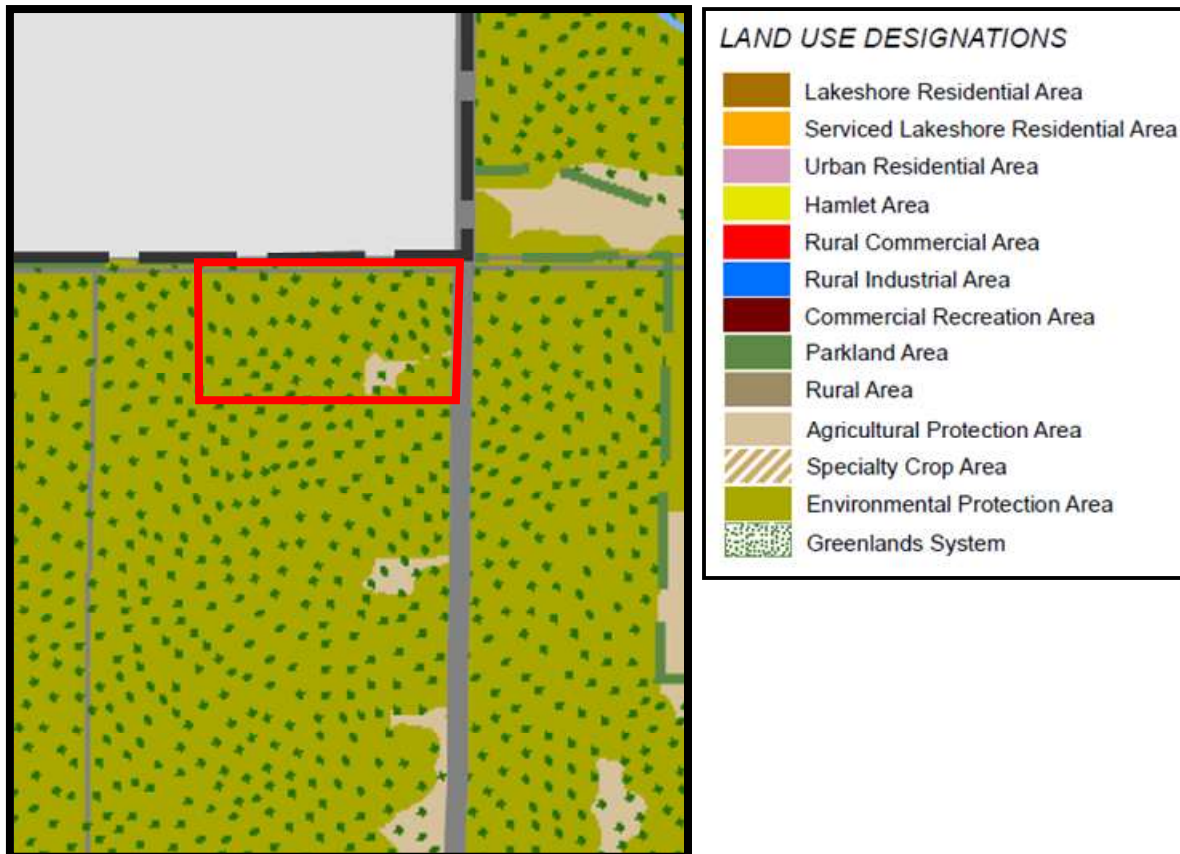
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 500-98-031



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	022-186
Address / Site	353 Victoria St
Location:	
Legal Description:	Part Lot 24, Con 1 (G)
Lot Frontage (m):	67.85
Lot Area (ha):	1.23
Vacant / Use	Commercial - Retail or office with a residential unit above or behind
Established:	

### Zoning By-law Amendment

Year Passed:	1988
By-law Number:	911-88-467
Description / Purpose:	Rezone from RU and M2 to M2-8 to permit a minimum easterly interior side yard with 4.49 metres for an existing non-residential building.
Zone Category – Special	M2-8
Provision(s):	
By-law Section(s):	21.5.5
Zoning Map:	11
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from M2-8 to AP with a Special Provision recognizing the existing use, permissions and regulations consistent with the Official Plan and the Greenbelt Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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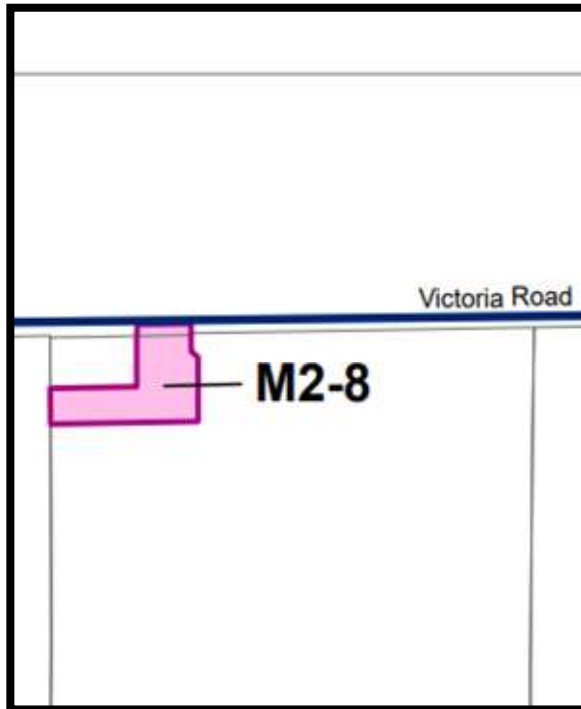
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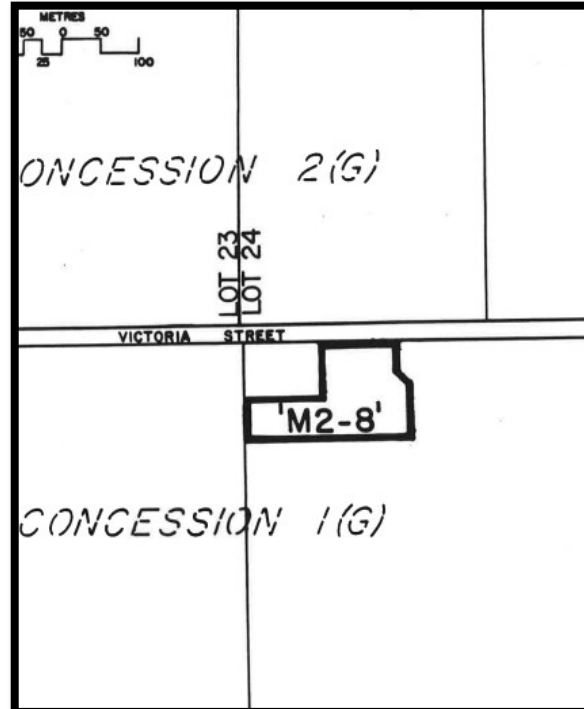
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

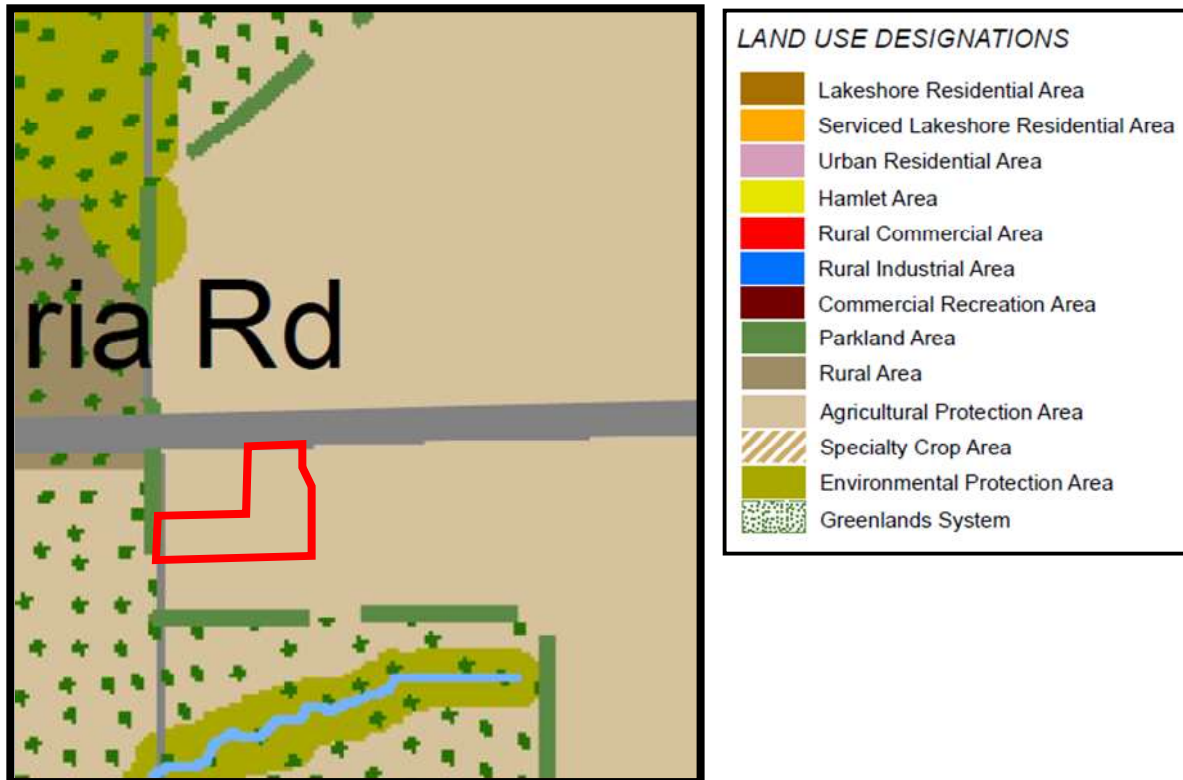
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-88-467



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	022-810
Address / Site	N/S Old Shiloh Road
Location:	
Legal Description:	Par Lots 20 and 21 CON 2 (G)
Lot Frontage (m):	457.2
Lot Area (ha):	86.799999999999997
Vacant / Use	Clubs, private fraternal
Established:	

### Zoning By-law Amendment

Year Passed:	2006
By-law Number:	500-2006-0002
Description / Purpose:	Rezone from OS to OS-58 and OS-59 to recognize a private camp and to protect natural features. The site specific zones permit certain specific recreational uses.
Zone Category – Special	OS-58 OS-59
Provision(s):	
By-law Section(s):	27.5.58 27.5.59
Zoning Map:	1
Schedule 'B':	B-53

### Official Plan

Land Use Designation:	Rural Area and Environmental Protection Area with Greenlands System
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from OS-58 and OS-59 to new Special Provisions under the EP zone recognizing the existing zoning in accordance with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

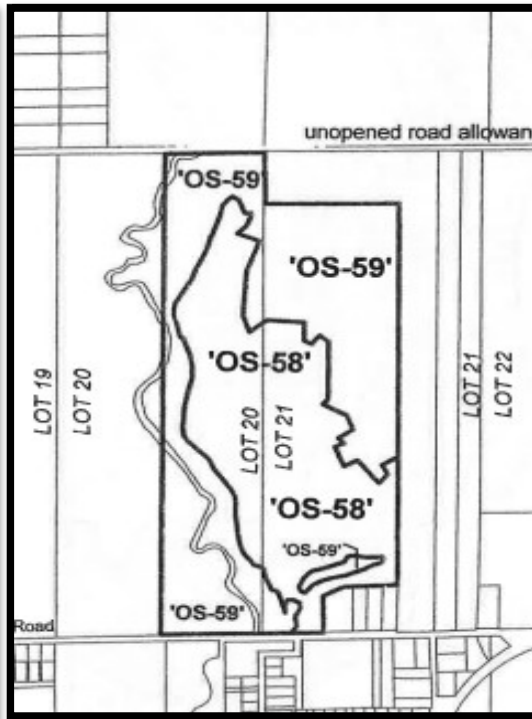
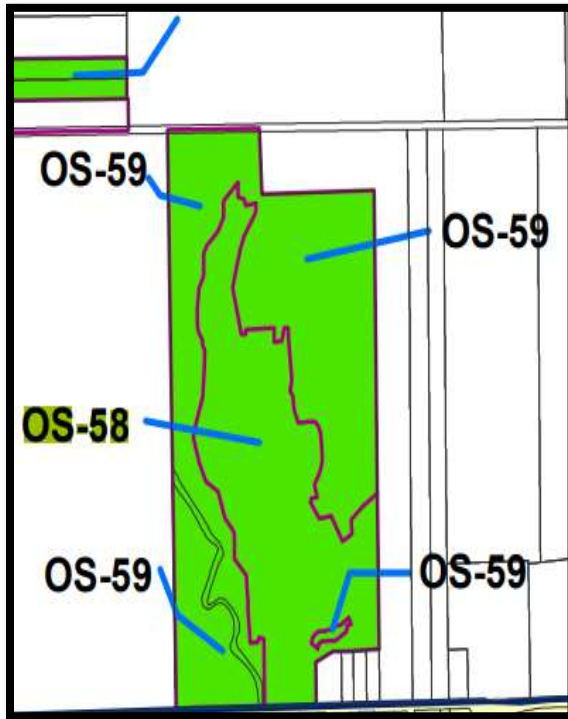


# Zoning By-law 500 Update – Phase I

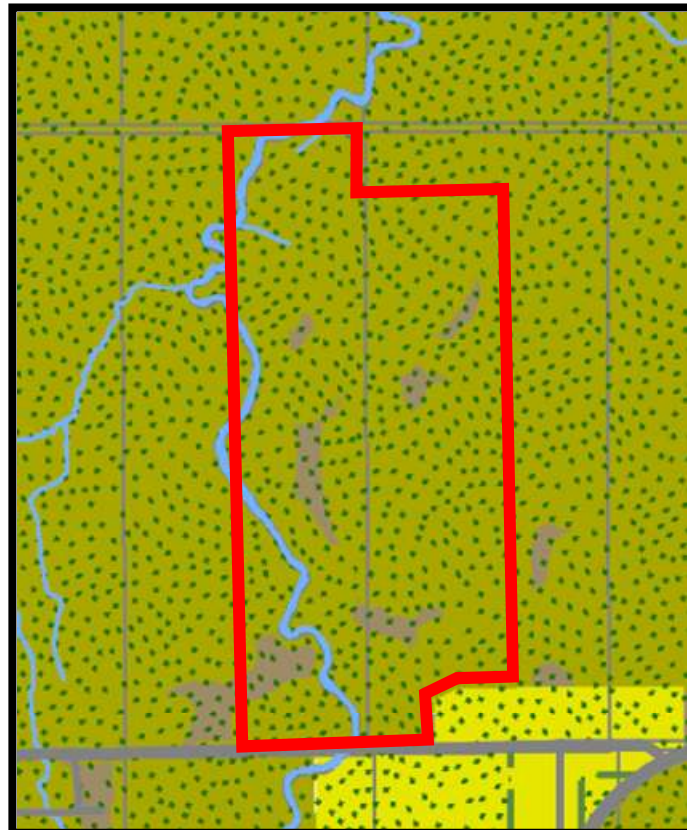
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2006-002



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	023-164
Address / Site	23532 Weir's Sideroad
Location:	
Legal Description:	Part Lot 18, Con 2 (G)
Lot Frontage (m):	77.11
Lot Area (ha):	4.4100000000000001
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1988
By-law Number:	911-88-482
Description / Purpose:	Rezone from RU to RU-128 to permit a single family dwelling on an undersized rural lot of 4.41 ha with a frontage of 77.11 m subject to a requirement for a minimum front yard of 30 m and a minimum rear yard of 370 m.
Zone Category – Special	RU-128
Provision(s):	
By-law Section(s):	28.5.109
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone portion of lot associated with existing single detached dwelling from RU-128 to EP with a Special Provision recognizing the existing dwelling. Rezone the remainder of the site EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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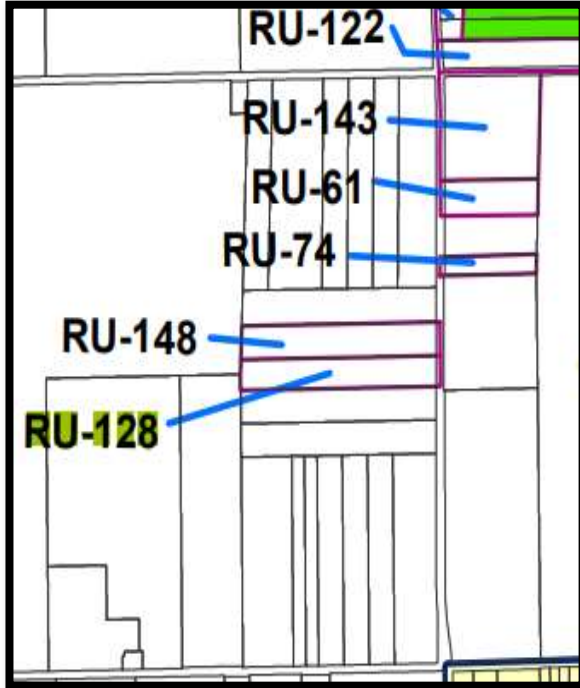
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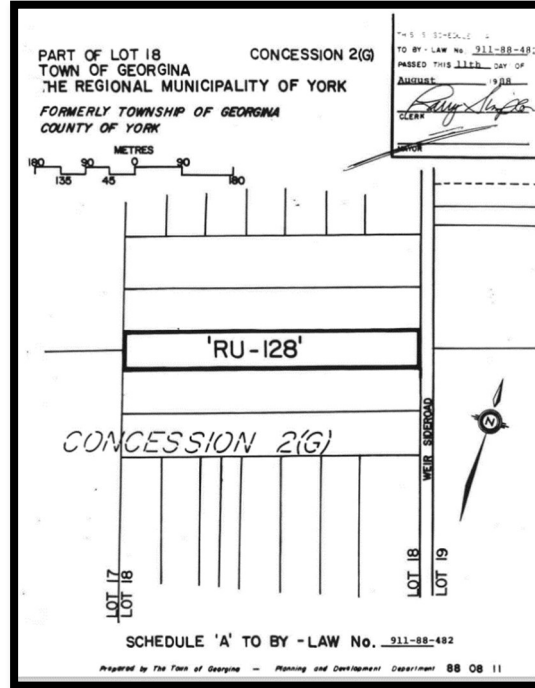
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-88-482



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	023-165
Address / Site	23538 Weir's Sideroad
Location:	
Legal Description:	Part Lot 18, Con 2 (G)
Lot Frontage (m):	85.64
Lot Area (ha):	2.9300000000000002
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1990
By-law Number:	911-90-581
Description / Purpose:	To rezone from RU to RU-148 to permit a single family dwelling on an undersized rural lot.
Zone Category – Special	RU-148
Provision(s):	
By-law Section(s):	28.5.133
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone the lands associated with the single detached dwelling from RU-148 to EP with a Special Provision permitting the single detached dwelling. Rezone the remainder of the site designated Environmental Protection Area as EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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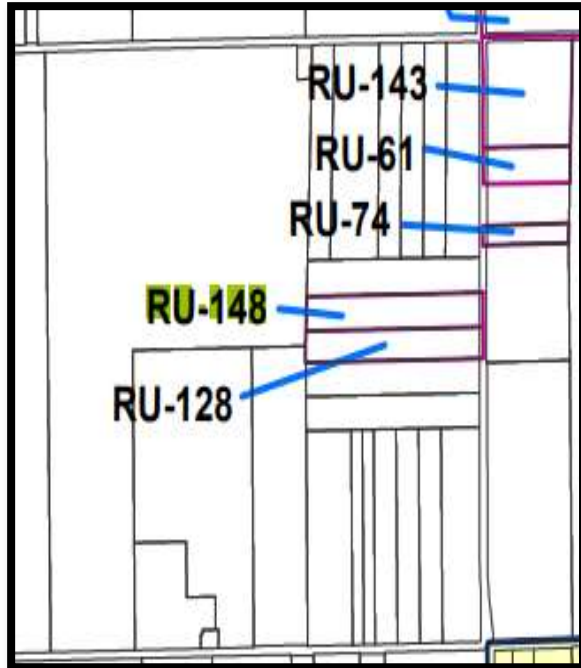
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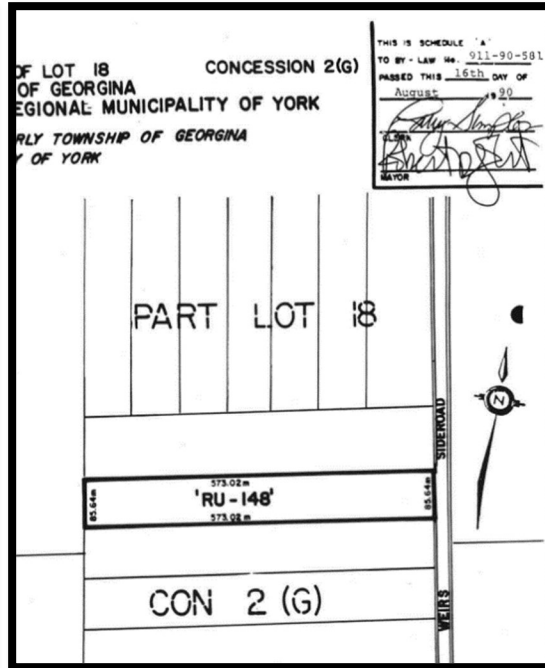
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

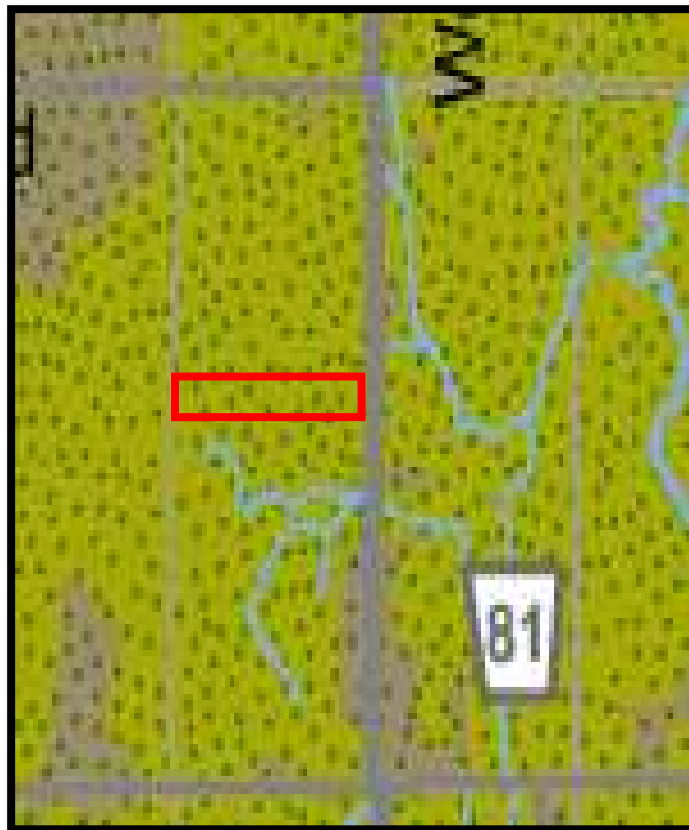
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-90-581



Schedule A2, Land Use Plan to the Official Plan



**LAND USE DESIGNATIONS**

	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	023-190
Address / Site	23687 Weir's Sideroad
Location:	
Legal Description:	Part Lot 19, Con 2 (G)
Lot Frontage (m):	109
Lot Area (ha):	5.75
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1983
By-law Number:	911-83-217
Description / Purpose:	To rezone from RU to RU-61 to permit a single family dwelling with minimum rear yard to be 140 metres.
Zone Category – Special	RU-61
Provision(s):	
By-law Section(s):	28.5.50
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Rural Area and Environmental Protection Area with Greenlands System
Special Provisions:	Overlay
	N/A

### Preliminary Recommendation(s)

Rezone lands associated with existing single detached dwelling and Rural Area designation from RU-61 to RU-C. A Special Provision not necessary as the area will meet RU-C zone standards. Rezone the balance of the property designated as Environmental Protection from RU-61 to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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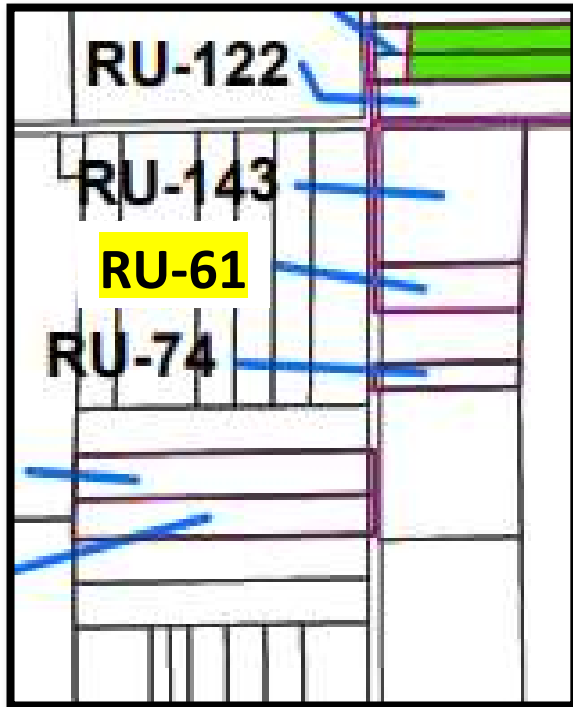
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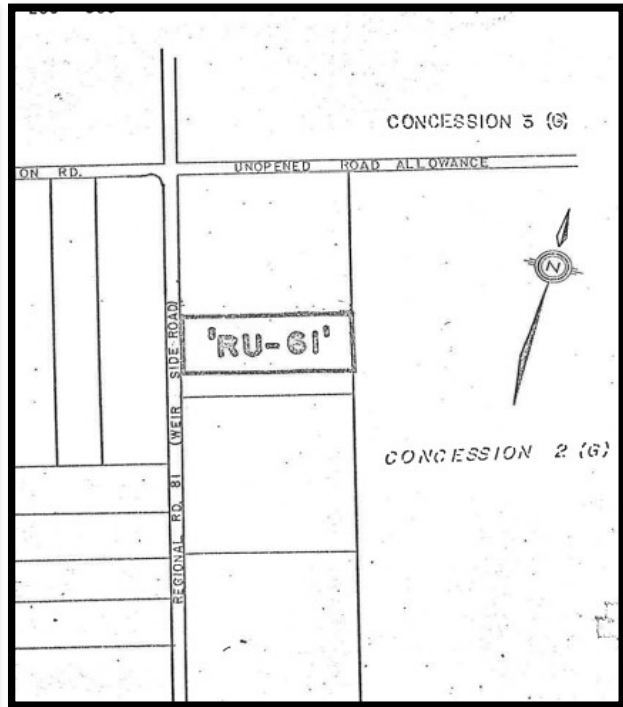
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

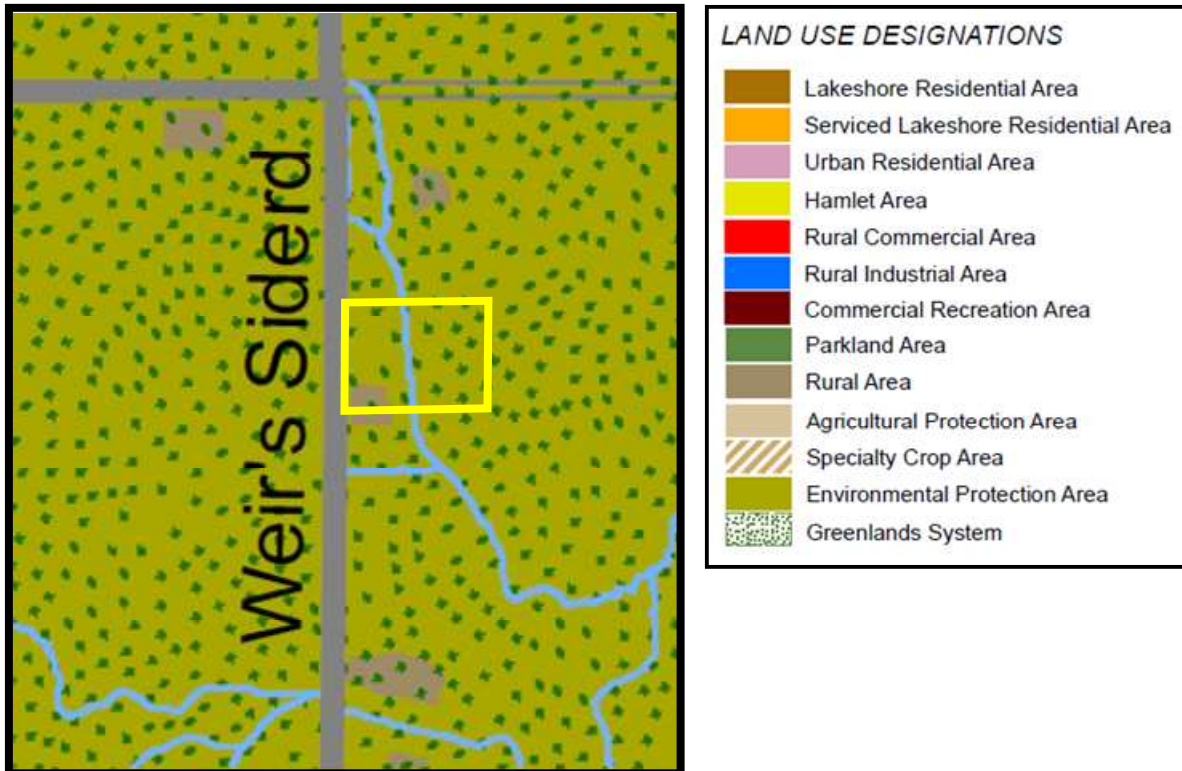
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-83-217



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	023-192
Address / Site	23715 Weir's Sideroad
Location:	
Legal Description:	Part Lot 19, Con 2 (G)
Lot Frontage (m):	261.41
Lot Area (ha):	7.6200000000000001
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1989
By-law Number:	911-89-537
Description / Purpose:	To rezone from RU to RU-143 to permit a single family dwelling on an undersized rural lot.
Zone Category – Special	RU-143
Provision(s):	
By-law Section(s):	28.5.122
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Rural Area with Greenlands System
Special Provisions:	Overlay
	N/A

### Preliminary Recommendation(s)

Rezone portion of site containing the existing single detached dwelling and designated Rural Area from RU-143 to RU-C. Rezone the remainder of the site as EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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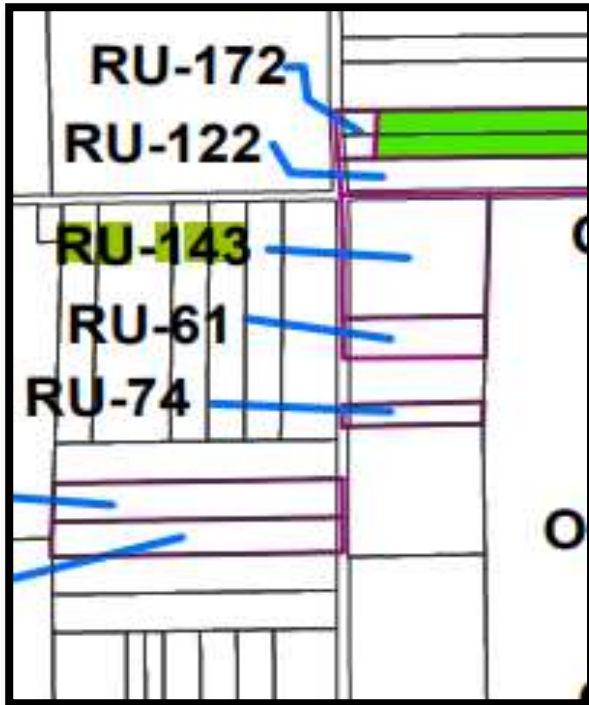
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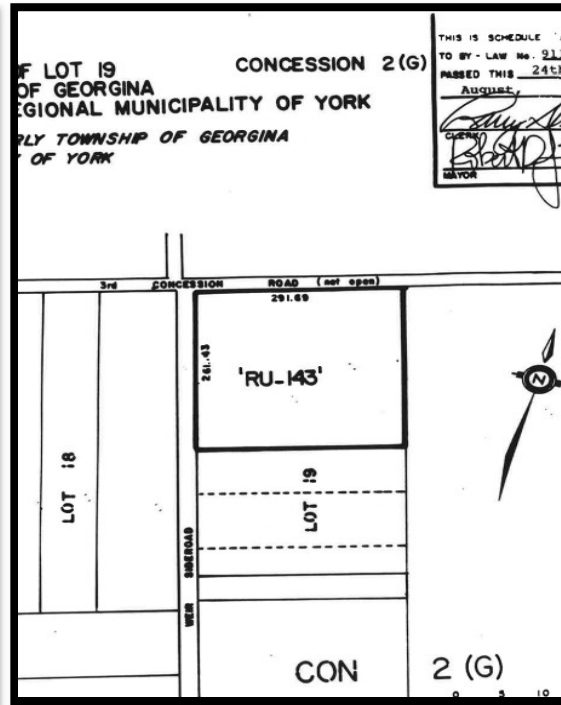
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

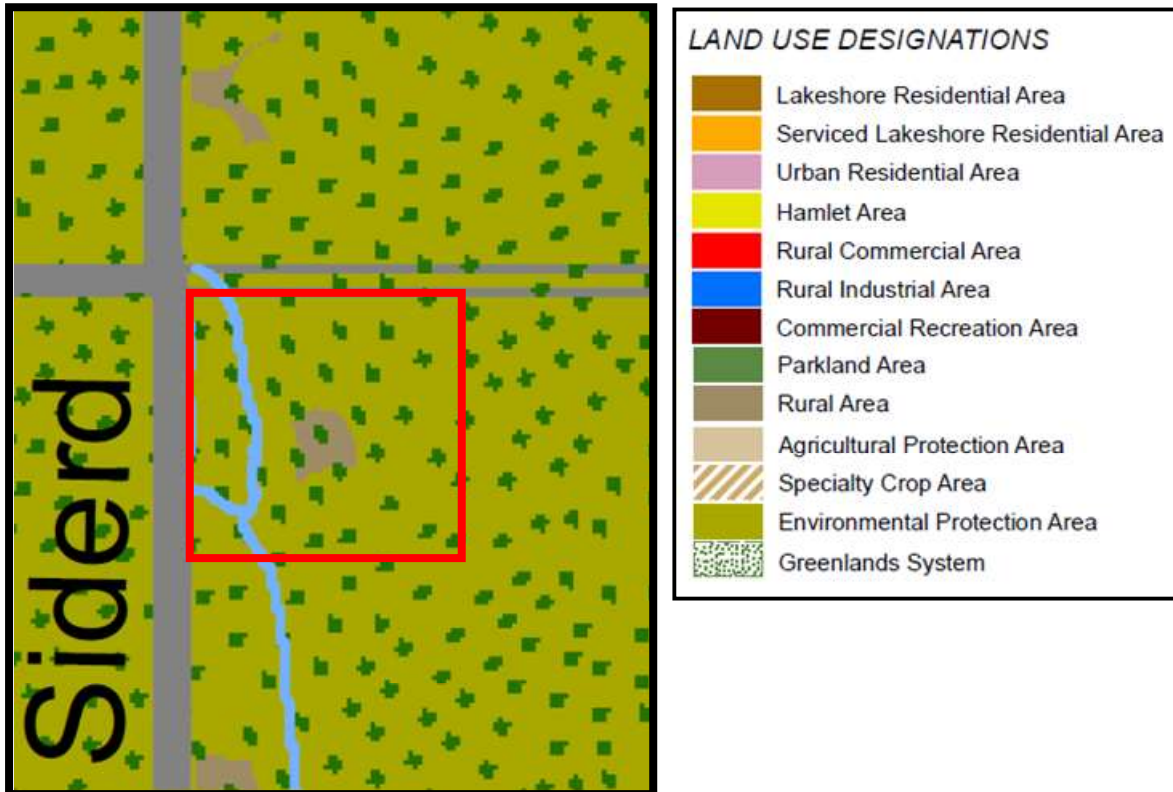
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-89-537



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

---

### Property Information

Phase:	1
Roll No.:	023-193
Address / Site	23679 Weir's SideRoad
Location:	
Legal Description:	Part Lot 19, Con 2 (G)
Lot Frontage (m):	41.64
Lot Area (ha):	1.21
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1985
By-law Number:	911-85-316
Description / Purpose:	To rezone from RU to RU-74 to permit a single family dwelling with a 140 metre rear yard setback.
Zone Category – Special	RU-74
Provision(s):	
By-law Section(s):	28.5.61
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area and Rural Area.
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-76 to RU-C. Special Provision is no longer required for a single detached dwelling. Zone portion of the lot designated as Environmental Protection to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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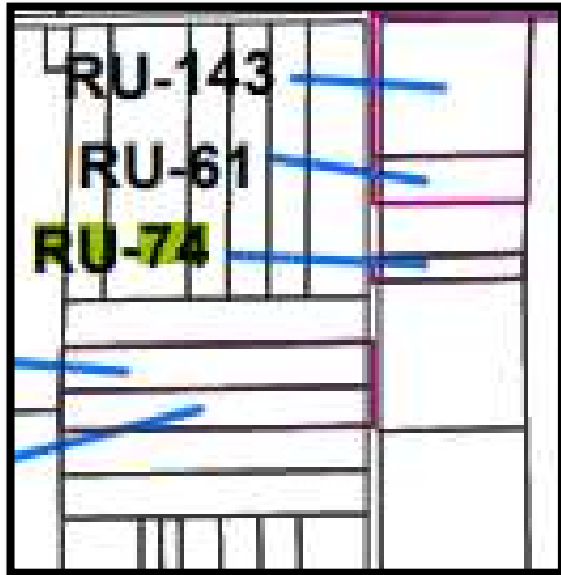
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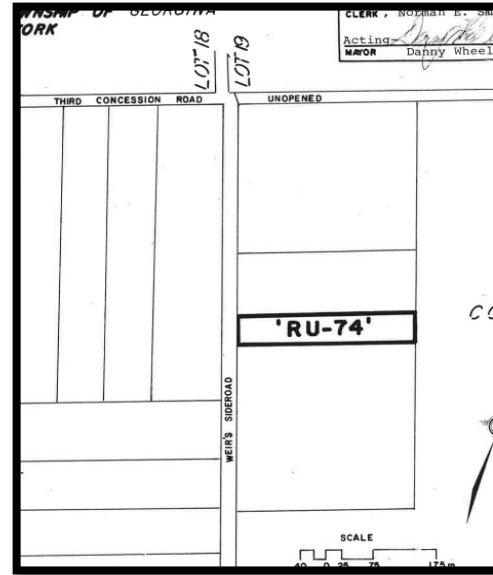
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

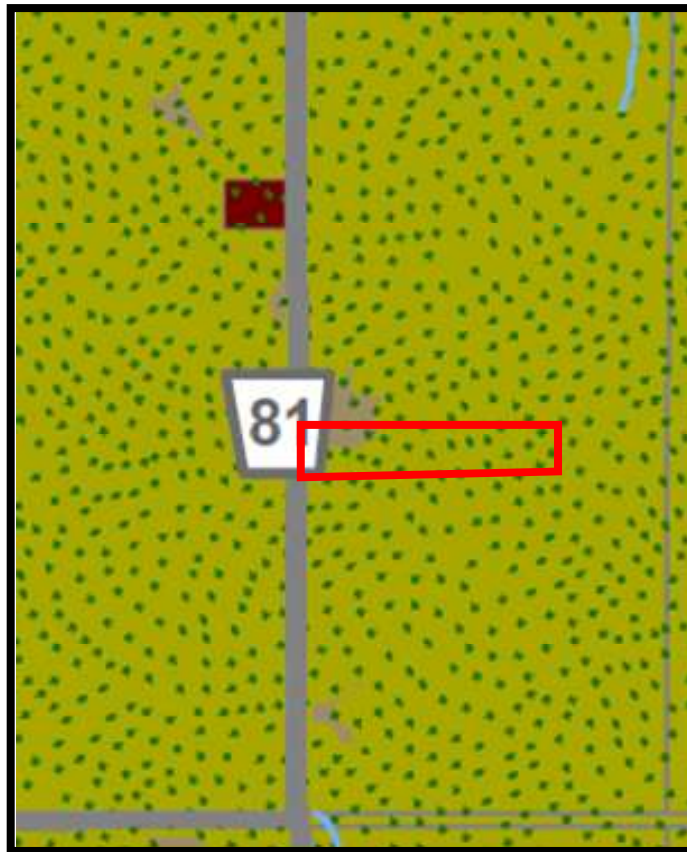
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-85-316



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	024-250
Address / Site	W/S Weir's Sideroad
Location:	
Legal Description:	Part Lot 18, Con 3 (G)
Lot Frontage (m):	93.11
Lot Area (ha):	0.90000000000000002
Vacant / Use	
Established:	

### Zoning By-law Amendment

Year Passed:	2018
By-law Number:	500-2018-0004
Description / Purpose:	Rezone from RU to RU-240 and OS-102 to permit a single detached dwelling and to establish development limits with the OS-102 zone in which conservation and forestry uses without buildings and structures are the only permitted uses.
Zone Category – Special	OS-102 RU-240
Provision(s):	
By-law Section(s):	27.5.102 28.5.216
Zoning Map: Schedule 'B':	1

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-240 to EP with a Special Provision recognizing the existing single detached dwelling. Rezone remainder of land from OS-102 to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

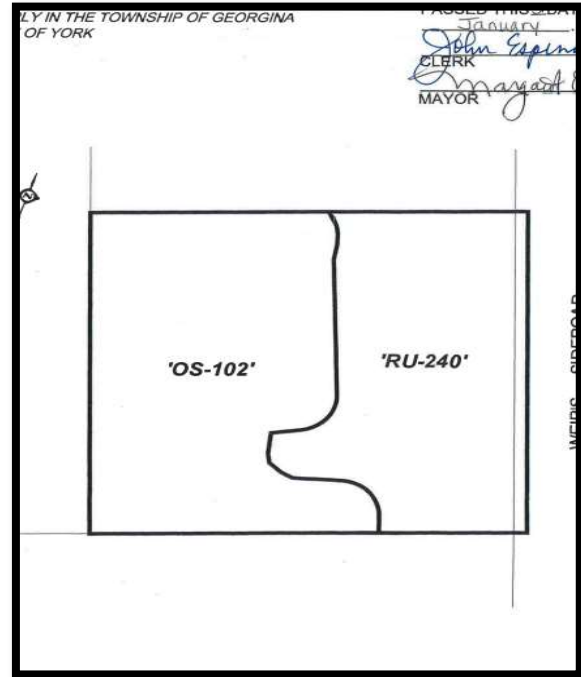
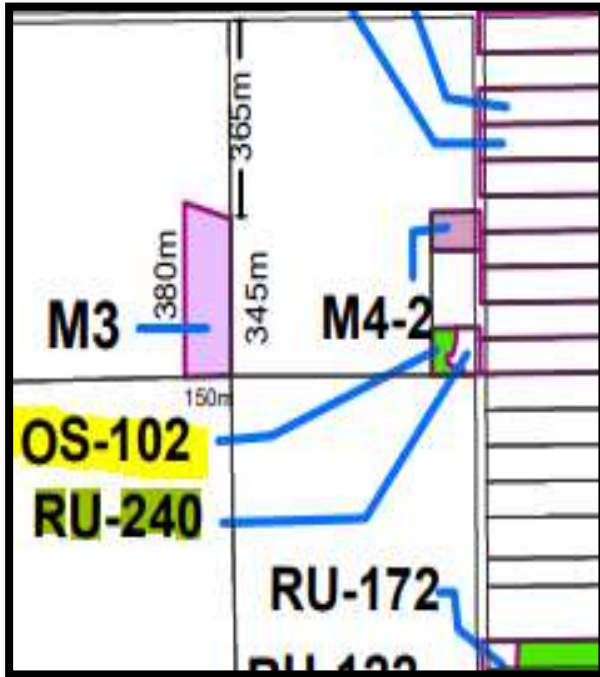


# Zoning By-law 500 Update – Phase I

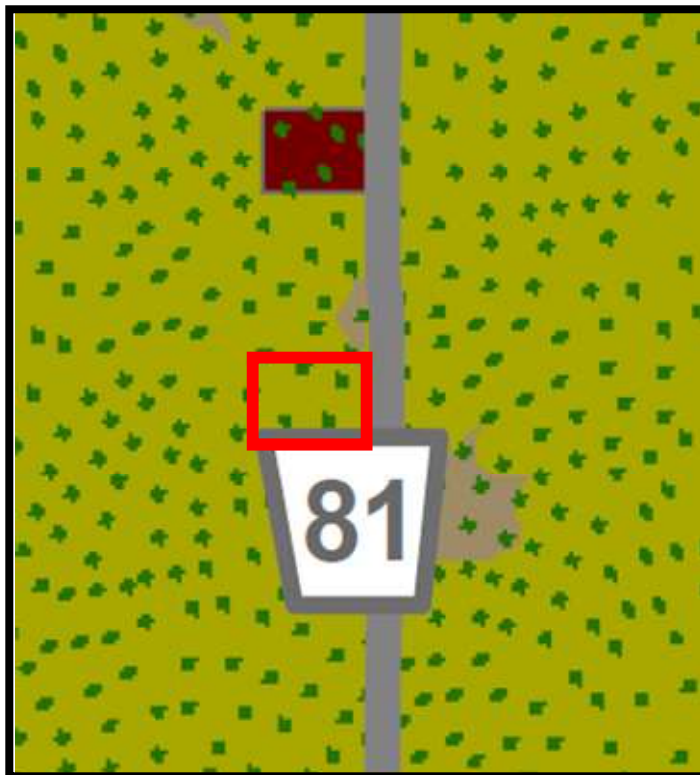
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2018-0004



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	024-260
Address / Site	24198 Weir's Sideroad
Location:	
Legal Description:	Part Lot 18, Con 3 (G)
Lot Frontage (m):	76.64
Lot Area (ha):	0.80000000000000004
Vacant / Use	Residential with a commercial/industrial use building
Established:	

### Zoning By-law Amendment

Year Passed:	1983
By-law Number:	911-83-220
Description / Purpose:	To rezone from RU to M4-2 to permit the provide relief from non-residential provisions and permit existing single family dwelling as an accessory to th permitted non-residential use subject to various setback regulations.
Zone Category – Special	M4-2
Provision(s):	
By-law Section(s):	23.5.2
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Commercial Recreation Area and Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Retain existing M4-2 Special Provision. Apparent error in the mapping of the Official Plan. Commercial Recreation Area designation should be shown as Rural Industrial Area.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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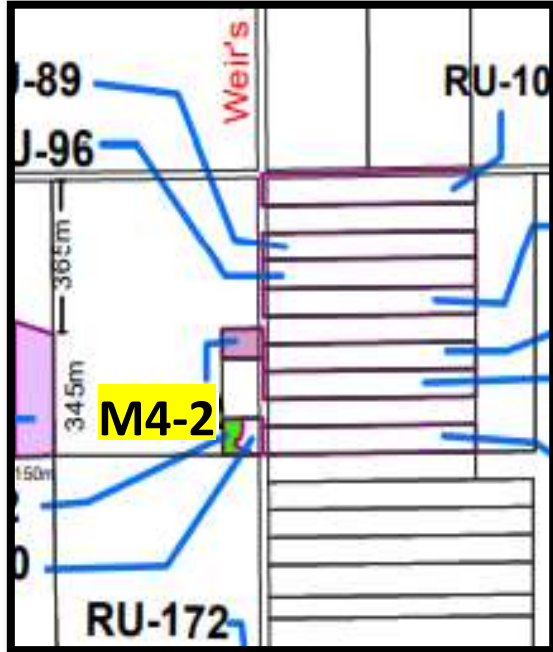
Aerial Photograph from LSRCA Interactive Mapping



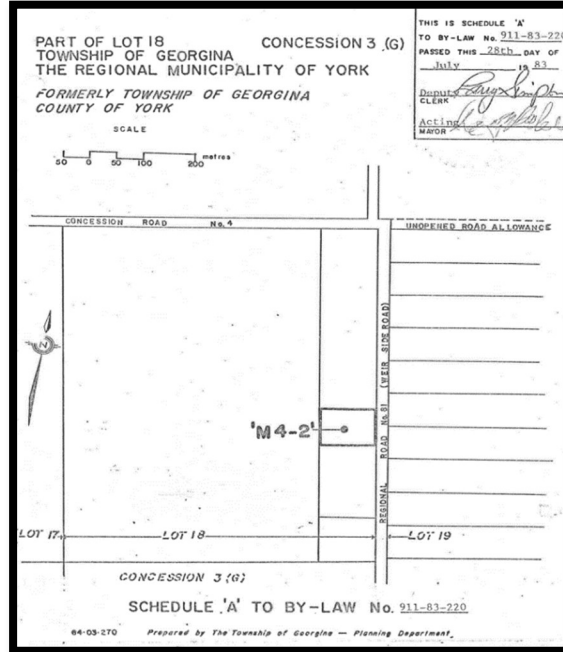
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

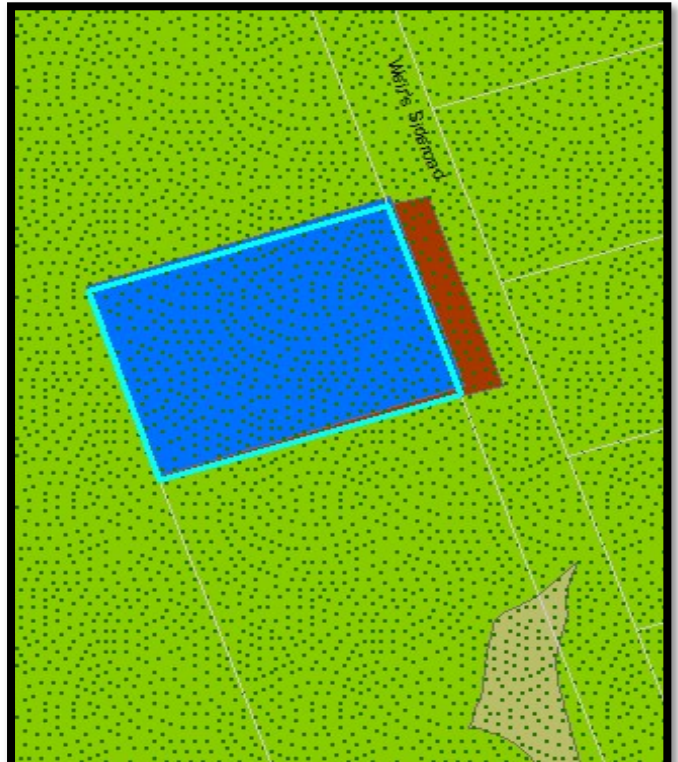
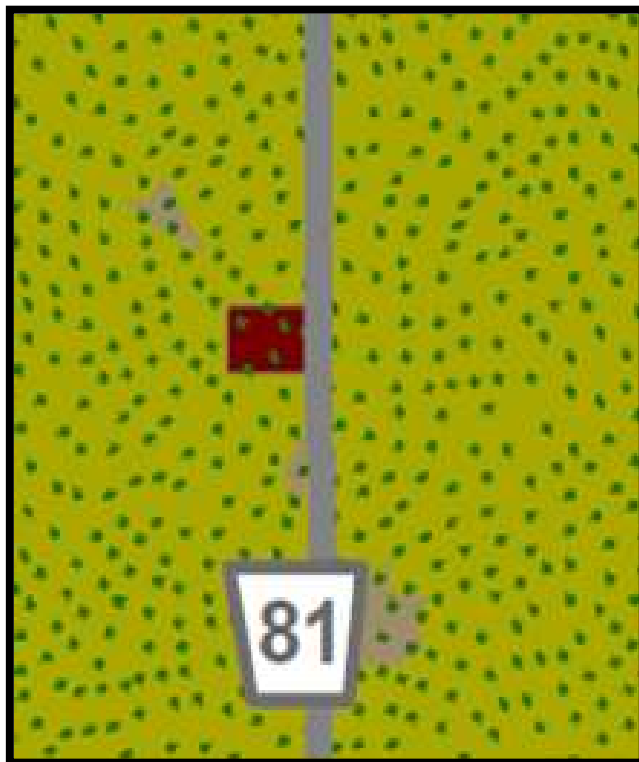
Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-83-220



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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### Property Information

Phase:	1
Roll No.:	024-272
Address / Site	23895 Weir's Sideroad
Location:	
Legal Description:	Part Lots 19, 20, Con 3 (G)
Lot Frontage (m):	70.71
Lot Area (ha):	5.2599999999999998
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	1988
By-law Number:	911-88-459
Description / Purpose:	Rezoning to permit a single family dwelling on an undersized lot.
Zone Category – Special	RU-122
Provision(s):	
By-law Section(s):	28.5.105
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezoning the portion of the site associated with the existing single detached dwelling from RU-122 to EP with a Special Provision permitting the dwelling. Rezoning the balance of the site to EP consistent with the Official Plan.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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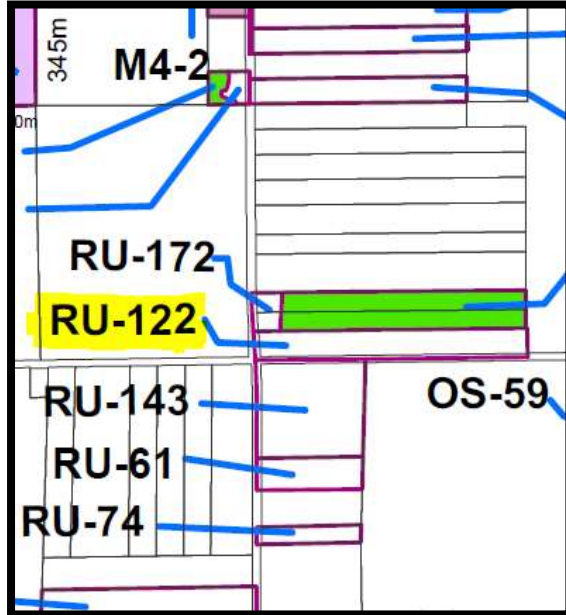
Aerial Photograph from LSRCA Interactive Mapping



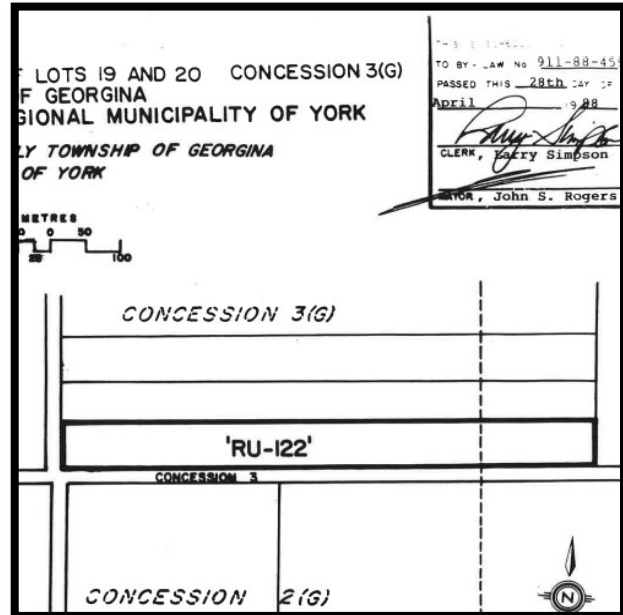
# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-88-459



Schedule A2, Land Use Plan to the Official Plan



LAND USE DESIGNATIONS	
	Lakeshore Residential Area
	Serviced Lakeshore Residential Area
	Urban Residential Area
	Hamlet Area
	Rural Commercial Area
	Rural Industrial Area
	Commercial Recreation Area
	Parkland Area
	Rural Area
	Agricultural Protection Area
	Specialty Crop Area
	Environmental Protection Area
	Greenlands System

# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	024-273
Address / Site	23907 Weir's Sideroad
Location:	
Legal Description:	Part Lots 19 and 20, Con 3 (G)
Lot Frontage (m):	53.94
Lot Area (ha):	3.96
Vacant / Use	Single family detached (not on water)
Established:	

### Zoning By-law Amendment

Year Passed:	2001
By-law Number:	500-2001-0024
Description / Purpose:	Rezone from RU to RU-172 and OS-14 to establish a building envelop for a single detached dwelling and rezone the remainder lands to only permit conservation and forestry uses without buildings or structures.
Zone Category – Special	RU-172 OS-14
Provision(s):	
By-law Section(s):	27.5.14
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Environmental Protection Area with Greenlands System Overlay
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-172 to EP with a Special Provision permitting the single detached dwelling on the property. Rezone the remainder of the property designated Environmental Protection Area from OS-14 to EP.



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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Aerial Photograph from LSRCA Interactive Mapping

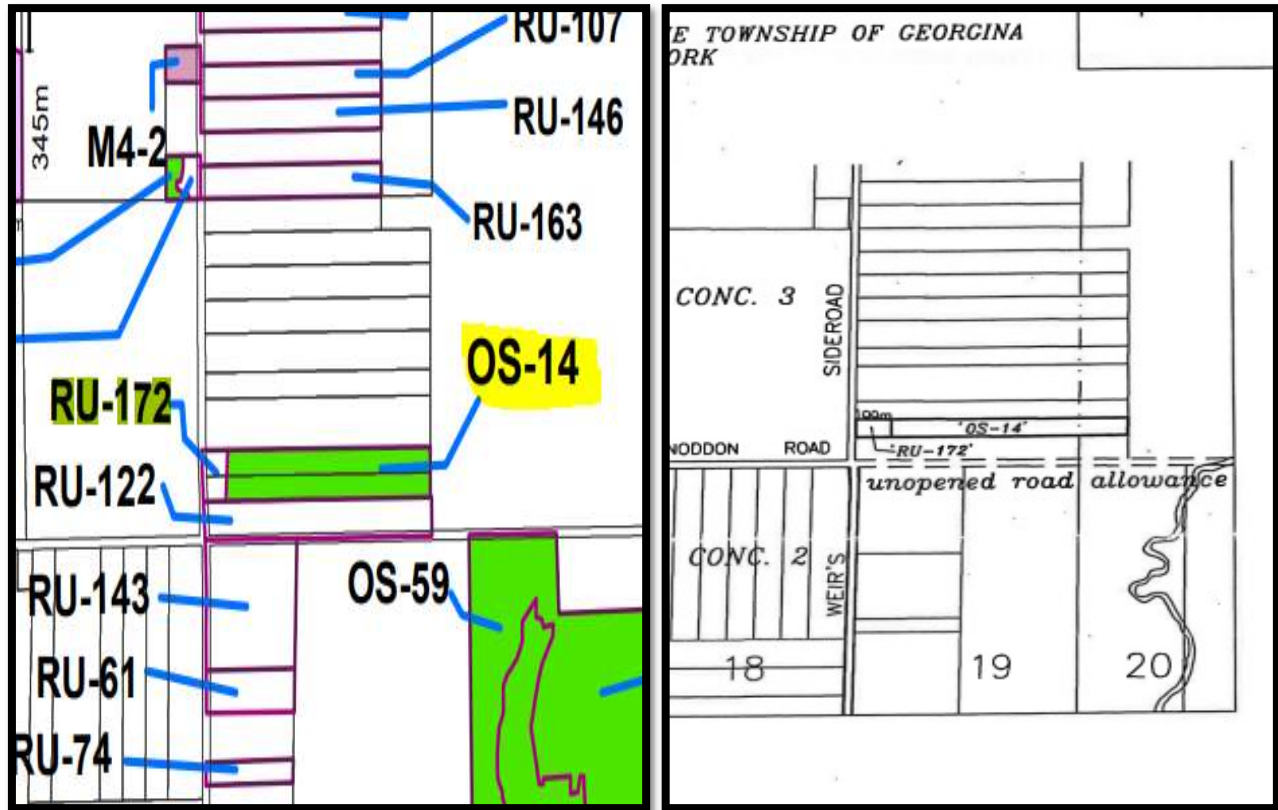


# Zoning By-law 500 Update – Phase I

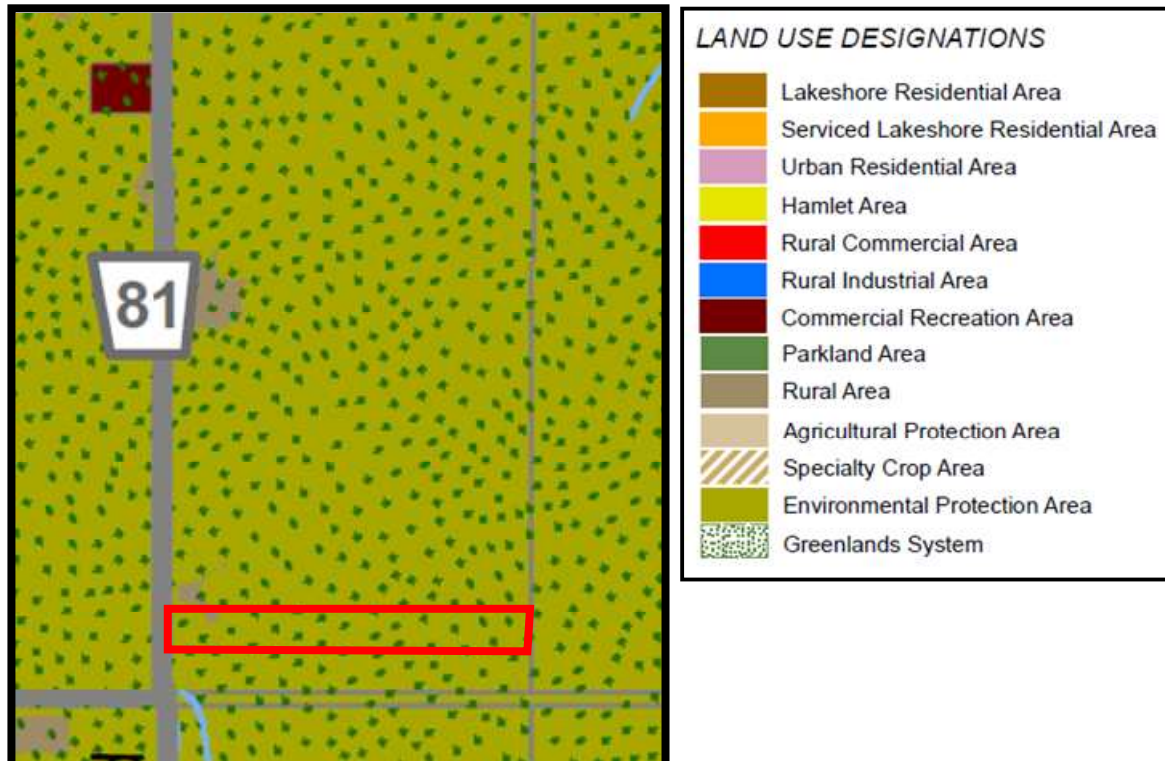
## Site-Specific Zoning Review

Map 1 to Zoning By-law 500

Schedule 'A' to Zoning By-Law 500-2001-00024



Schedule A2, Land Use Plan to the Official Plan



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

### Property Information

Phase:	1
Roll No.:	017-210 030-052 030-062 030-072 030-082 017-210
Address / Site Location:	6001 Old Homestead Rd 6036 Old Homestead Rd 6048 Old Homestead Rd 6214 Old Homestead Rd 6232 Old Homestead Rd 6328 Old Homestead Rd
Legal Description:	Part lots 2,3,4,5 Con 4 (G) Part lots 3,4,5 Con 5 (G)
Lot Frontage (m):	
Lot Area (ha):	
Vacant / Use Established:	Single family detached (not on water) and Vacant residential land (not on water)

### Zoning By-law Amendment

Year Passed:	1980
By-law Number:	911-80-116
Description / Purpose:	Rezone from RU to RU-22 introducing regulations to permit single detached dwellings over 45 individual lots between 4 and 30 hectares in size subject various regulations. The by-law in effect is an area wide regulator for undersized rural lots.
Zone Category – Special Provision(s):	RU-22
By-law Section(s):	28.5.20
Zoning Map:	1
Schedule 'B':	

### Official Plan

Land Use Designation:	Agricultural Protection Area and Environmental Protection Area with the Greenlands System Overlay.
Special Provisions:	N/A

### Preliminary Recommendation(s)

Rezone from RU-112 to AP and EP with a Special Provision recognizing existing single detached dwellings. Remainder lands zoned to AP or EP consistent with the Official Plan. Undeveloped lands zoned EP to include an H-holding symbol. Removal of the H-holding symbol will require a Planning process and submission of an EIS to determine an appropriate building envelope.

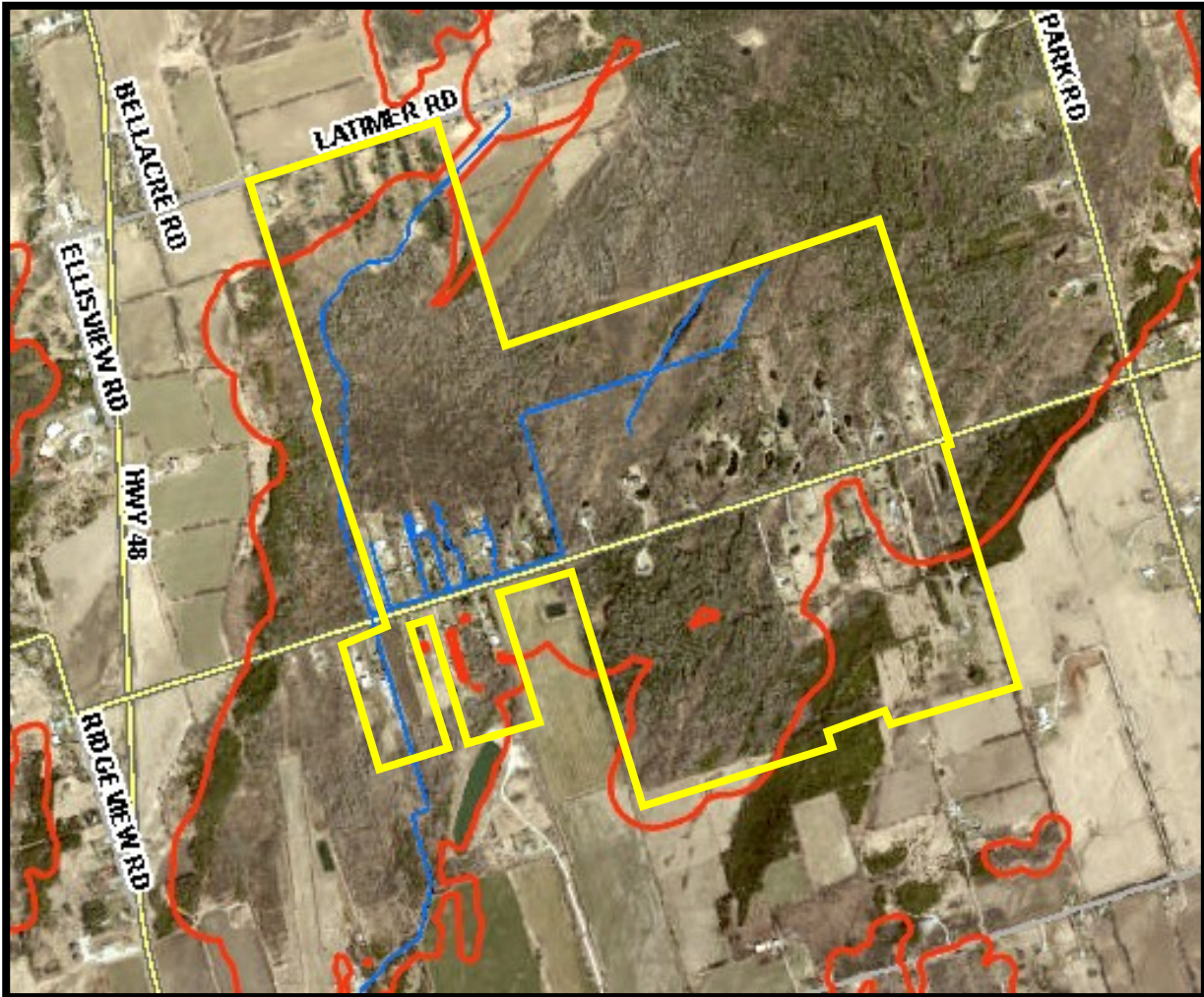


# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

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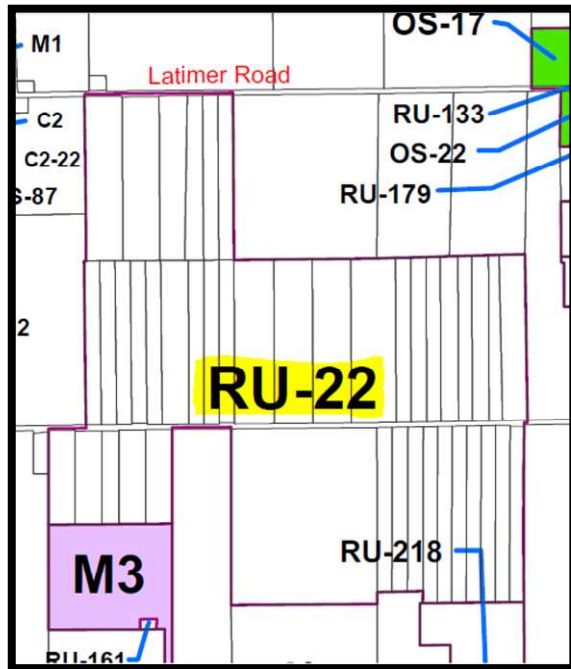
Aerial Photograph from LSRCA Interactive Mapping



# Zoning By-law 500 Update – Phase I

## Site-Specific Zoning Review

Map 1 to Zoning By-law 500



Schedule 'A' to Zoning By-Law 911-80-116



Schedule A2, Land Use Plan to the Official Plan

