



Corporation of the Municipality of Temagami

Memo No.
2019-M-064

Memorandum to Council

Staff

Committee

Subject: Home Occupation Matters

Agenda Date: April 11, 2019

Attachments: Report 2018-

RECOMMENDATION

BE IT RESOLVED THAT Council receive Memo No. 2019-M-064;
AND FURTHER THAT Council approve the amended wording of the proposed changes to the Comprehensive Zoning By-Law:
AND FURTHER THAT Council directs Staff to proceed as guided by the Planning Act and the Official Plan to start the process for approval

INFORMATION

In November, 2018, the previous Council considered report 2018-027 – Home Occupation Matters and as all votes were ties, any motions put forth were deemed defeated.

In December 2018, this Council considered and passed a resolution to reconsider the matter. Information was provided in January but no decision was provided.

The attached report contains correspondence from MHBC regarding possible wording changes that could be considered by Council. Presently, Staff have no direction to proceed with any amendments to the Comprehensive Zoning By-Law.

Also, until any such changes that may be made to the Comprehensive Zoning By-Law are made, following the process described in the Planning Act, activities that are not consistent with the Comprehensive Zoning By-Law would not be able to legally operate during the time required to make such changes.

Any time where the intentions of a property owner differ from what is permissible in the Comprehensive Zoning By-Law, there are certain remedies available. Included in these are an application for a Minor Variance, an application for a Zoning By-Law Amendment, and an application for Site Specific Zoning.

When known, in situations where the present or proposed use is inconsistent with the wording of the Comprehensive Zoning By-Law, a letter will be sent outlining the various options that may be available to address these. Again, one option is to wait and not proceed with inconsistent uses until the Comprehensive Zoning By-Law has been modified.

Respectfully Submitted:
Craig Davidson
Treasurer/Administrator