

THE CORPORATION OF THE MUNICIPALITY OF TEMAGAMI

BY-LAW NO. 2025-1828

A By-law to amend the zoning provisions which apply to the lands located on Part of Blocks 44, 46 and 49 on Registered Plan 36M-610, now in the Municipality of Temagami

Located on Fox Run Road - Geromaer Inc.

WHEREAS the Council of the Corporation of the Municipality of Temagami is empowered to pass By-laws to regulate the use of land pursuant to Section 34 of the Planning Act, R.S.O. 1990, c.P.13;

AND WHEREAS Council deems it appropriate to rezone the subject property;

NOW THEREFORE the Council of the Corporation of the Municipality of Temagami hereby enacts as follows:

1. That Schedule 'A-2' of Zoning By-law 06-650, as amended, is hereby amended by zoning the lands from the Integrated Management Area (IMA) Zone to the Rural Residential Exception Five (R3-5) Zone and the Protected Area (PA) Zone, in accordance with Schedule 'A' attached to this By-law.
2. That Section 7.6.4 – Exceptions of By-law 06-650, as amended, is hereby amended by adding the following:

7.6.4.5 Rural Residential Exception Five (R3-5) Zone

- a) Notwithstanding any other provisions of the Zoning By-law, the following provisions shall apply to the R3-5 Zone:
 - i) Septic Systems (Leaching Beds) shall be located a minimum of 200 metres from the shoreline of Cassels Lake.
 - ii) The maximum lot area of 1.5 hectares shall not apply.

7.6.4.6 Rural Residential Exception Six (R3-6) Zone

- a) Notwithstanding any other provisions of the Zoning By-law, the following provisions shall apply to the R3-5 Zone:
 - i) The maximum lot area of 1.5 hectares shall not apply.

READ A FIRST AND SECOND TIME on the 10th day of July, 2025.

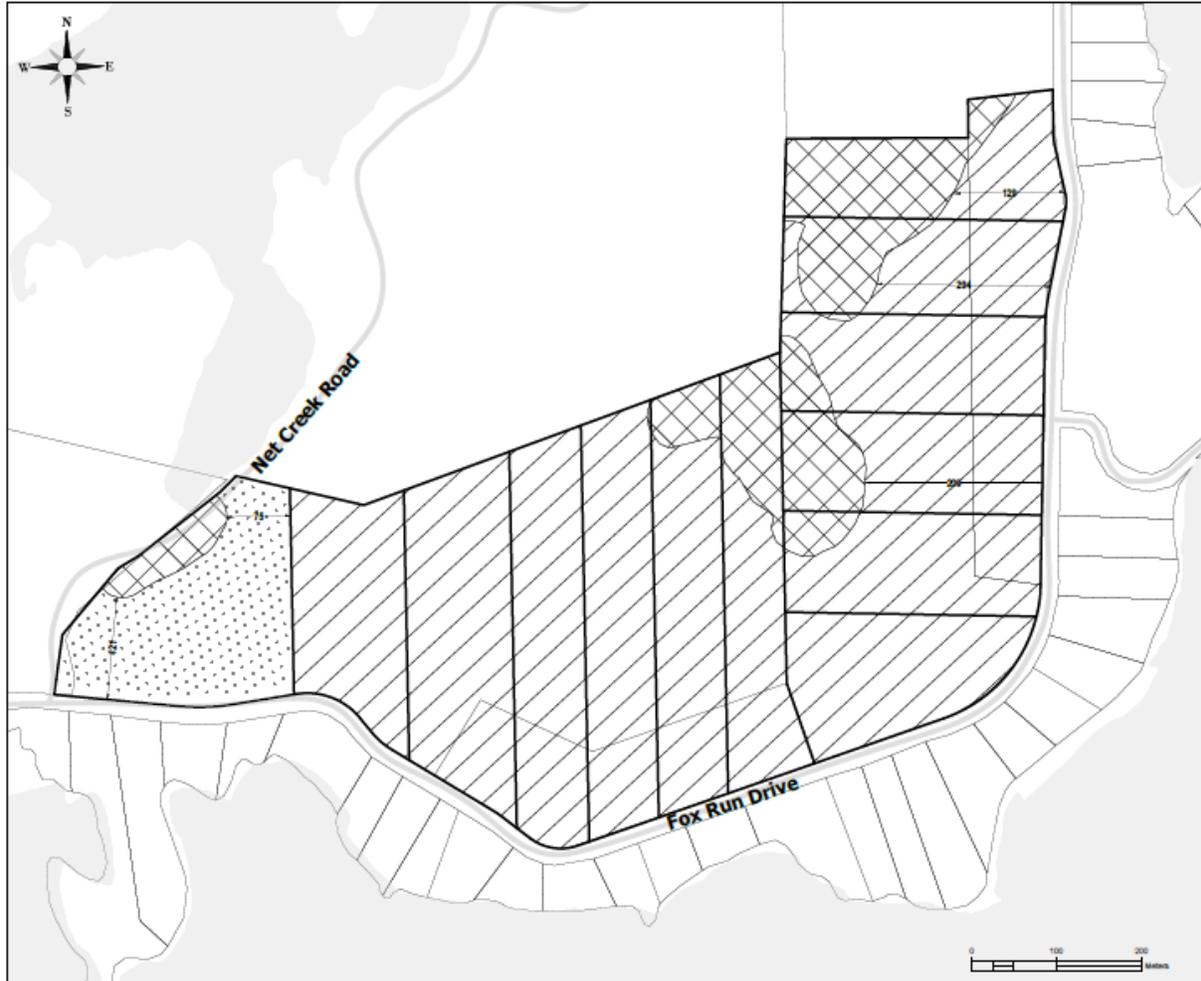
READ A THIRD TIME and finally passed this 10th day of July, 2025.

Dan O'Mara, Mayor

Sabrina Pandolfo, Municipal Clerk

SCHEDULE 'A'

Block 44, Block 46 and Block 49 on Registered Plan 36m-610
Municipality of Temagami
District of Nipissing



-  Lands to be rezoned from the Integrated Management Area (IMA) Zone to the Rural Residential Six (R3-6) Zone
-  Lands to be rezoned from the Integrated Management Area (IMA) Zone to the Rural Residential Five (R3-5) Zone
-  Lands to be rezoned from the Integrated Management Area (IMA) Zone to the Protected Area (PA) Zone

This is Schedule 'A' to Zoning By-law 2025-_____
Passed this ____ day of _____, 2025

Mayor _____

Clerk _____