

# **THE CORPORATION OF THE MUNICIPALITY OF TEMAGAMI**

## **BY-LAW NO. 18-1401**

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### **A By-law to amend the zoning provisions which apply to the lands located at 33 & 39 White Bear Court, Municipality of Temagami**

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**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 lands;

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

1. That Schedule 'A3' of Zoning By-law 06-650, as amended, is hereby amended by changing the zone classification on the lands at 33 & 39 White Bear Court from Rural Residential (R3) Zone to the Rural Residential Exception Four (R3-Four) Zone on the lands identified on Schedule "A1" attached hereto and forming part of this By-law.
2. That the Clerk of the Municipality of Temagami is hereby authorized to make minor modifications or corrections of a grammatical or typographical nature to the by-law and schedule, after the passage of this by-law, where such modifications or corrections do not alter the intent of the by-law.
3. That Section 7.6.4 – Exceptions of By-law 06-650, as amended, is hereby amended by adding the following:

#### **7.6.4.4 Rural Residential Exception Three (R3-Four) Zone**

- a) Notwithstanding any other provisions of the Zoning By-law, the following shall apply to the lands within the R3-4 Zone:
  - i. The maximum gross floor area for one detached garage shall be 223 square metres.
  - ii. The maximum height for one detached garage shall be 6.7 metres

This By-law will take effect on the date of its passage, subject to the provisions of Section 34(30) and (31) of the Planning Act, R.S.O. 1990, c.P.13.

TAKEN AS READ a first time this 28<sup>th</sup> day of June, 2018.

TAKEN AS READ a second and third time and finally passed this 28<sup>th</sup> day of June, 2018.

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Mayor

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Clerk

Schedule 'A1'  
33 & 39 White Bear Court – By-law No. 1401  
Municipality of Temagami



 The lands to be rezoned from the Rural Residential (R3) Zone to Rural Residential Exception Three (R3-Four) Zone.

This is Schedule 'A-1' to By-law No. 18-  
Passed this 28<sup>th</sup> day of June, 2018

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Mayor

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Clerk