

# THE CORPORATION OF THE MUNICIPALITY OF MISSISSIPPI MILLS

## BY-LAW NO. 22-XXX

**BEING** a by-law to amend By-law No. 11-83 being the Zoning By-law for the Municipality of Mississippi Mills.

**WHEREAS** the Council of the Corporation of the Municipality of Mississippi Mills passed Zoning Bylaw 11-83, known as the Zoning By-law, to regulate the development and use of lands within the Municipality;

**NOW THEREFORE** the Council of the Corporation of the Municipality of Mississippi Mills pursuant to Section 35.1 of the Planning Act, R.S.O. 1990, Chapter P.13, enacts as follows:

1. That Schedule 'A' to By-law No. 11-83, as amended, is hereby further amended by changing thereon from the "Environmental Hazard Special Exception a" (EH-a) Zone to "Environmental Hazard Special Exception 5" (EH-5) for the lands identified in Schedule 'A', which are legally described as Concession 4, Part Lot 1, Ramsay Ward, Municipality of Mississippi Mills.
2. That Section 37 to By-law No. 11-83, as amended, is hereby further amended by adding the following Subsection to Section 37.4:

"37.4.7 Notwithstanding their 'EH' zoning, on those lands delineated as 'EH-5' on Schedule 'A' to this By-law, may be used in compliance with the EH-a zone provisions contained in this by-law, excepting however, that:

  - i. The minimum rear yard setback is 6.94 metres;
  - ii. The minimum front yard setback is 5.20 metres;
  - iii. The minimum side yard setback is 1.07 metres;
  - iv. The maximum lot coverage is 31%; and,
  - v. The maximum permitted projection into a required yard is 3.03 metres for a deck in the rear yard.
3. This By-Law takes effect from the date of passage by Council and comes into force and effect pursuant to the provisions of the Planning Act, R.S.O. 1990, Chapter P.13.

**BY-LAW** read, passed, signed and sealed in open Council this **6th day of September, 2022.**

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Christa Lowry, Mayor

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Jeanne Harfield, Clerk

**BY-LAW NO. 22-XXX**

**Schedule “A”**

**Lands Subject to the Amendment**

Concession 4, Part Lot 1  
Ramsay Ward, Municipality of Mississippi Mills  
Municipally known as 121 Montgomery Park Road



Area to be rezoned from *Environmental Hazard Special Exception ‘a’* (EH-a) to  
*Environmental Hazard Special Exception 5* (EH-5)