

ZONING BY-LAW AMENDMENT APPLICATION

B1845 Regional Road 15

Part Lot 6, Conc. 5, Thorah, Brock



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Surplus Farmhouse Severance Required Applications

- Regional Official Plan Amendment
 - Submitted to Region August 17, 2022
 - ROPA Public Meeting, December 6, 2022
 - No comments against application
- Zoning By-law Amendment
 - Submitted to Brock Township August 17, 2022
 - ZBA Public Meeting, December 12, 2022
- Consent Application
 - To be submitted following adoption of ROPA

Wechsel Farms

- Farm operation owned by Wilfred, Garth and Matthew
- Own multiple farms within the Township of Brock
- Farms in various ownership names
- Subject farm owned by Garth Wechsel
- Garth also owns farm at B2005 Conc. Rd 6

- Subject farmhouse rented to a person who is not an employee of the farm
- Proposal to sever meets requirements of various planning policy documents

Requirement for Zoning Amendment

- The current application for a rezoning is the preferred method of satisfying planning policies
- Regional Official Plan Section 9A.2.10
 - a. the dwelling is not needed by a farm employee;
 - b. the farm parcel is of a size which is viable for farming operations;
 - c. within the Protected Countryside of the Greenbelt Plan Area, the dwelling was in existence as of December 16, 2004; and
 - d. the farm parcel is zoned to prohibit any further severances and the establishment of any residential dwelling.

AVAILABLE FOR QUESTIONS



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