

The Corporation of the Township of Brock
By-law Number XX-2023

Being a by-law under the provisions of Section 34 of the Planning Act, R.S.O., 1990, as amended to amend Zoning By-law 287-78-PL, as otherwise amended, of the Corporation of the Township of Brock, Region of Durham, with respect to Part of Lots 17-18, Concession 7, Township of Brock (municipally known as 1705 Concession Rd 7), (Roll No. 183905000528300)

Whereas the Council of the Corporation of the Township of Brock has received a formal application to amend Zoning By-law 287-78-PL, as otherwise amended, with respect to the above-noted lands to facilitate the severance of a surplus farm dwelling;

And Whereas By-law No. 287-78-PL was passed under the authority of Section 34 of the Planning Act, R.S.O. 1990, c P.13, as amended, and regulates the use of land and the use and erection of buildings and structures within the Township of Brock;

And Whereas the Council of the Corporation of the Township of Brock held a public meeting (March 27, 2023), pursuant to Section 34 of the Planning Act, R.S.O. 1990, as amended, with respect to this matter and has considered the application following that public meeting;

And Whereas Council deems that adequate public notice has been given;

And Whereas the matters hereinafter set forth are in conformity with the Official Plans of the Regional Municipality of Durham and the Township of Brock as are currently in force and effect;

Now therefore, the Council of the Corporation of the Township of Brock hereby amends Zoning By-law 287-78-PL as follows:

1. That Plate A2 to Zoning By-law 287-78-PL is hereby amended as follows:
 - a. Part of Lots 17-18, Concession 7, Township of Brock, Regional Municipality of Durham, more particularly shown on Schedule "A" attached hereto is changed from "**Rural (RU)**" zone and "**Environmental Protection (EP)**" zone to "**Rural Residential (RR)**" zone, "**Rural Exception Sixty-Three (RU-63)**" zone and "**Environmental Protection Exception Ten (EP-10)**" zone.

2. That Section 9.4 entitled "Rural (RU) Zone Category Exceptions" is hereby amended by inserting the following clause which shall read as follows:

"9.4.63 Rural Exception Sixty-Three (RU-63) Zone
Notwithstanding the uses permitted within the Rural (RU) Zone, as set forth on Plate "B" of By-law Number 287-78-PL, as otherwise

amended to the contrary, within the Rural Exception Sixty-Three (RU-63) Zone, all residential uses as set forth on Plate "B", Column 5, Lines 1-11, shall be prohibited.

Minimum Lot Area 39.4 ha

No further severances shall be permitted.

In all other respects, the provisions of the Rural (RU) Zone and By-law Number 287-78-PL shall be complied with.

3. That Section 9.1 entitled "Environmental Protection (EP) Zone Category Exceptions" is hereby amended by inserting the following clause which shall read as follows:

"9.1.10 Environmental Protection 10 (EP-10) Zone
Notwithstanding the uses permitted within the Environmental Protection (EP) Zone, as set forth on Plate "B", Section 6(o) and Section 10.4 of By-law Number 287-78-PL, as otherwise amended to the contrary, within the Environmental Protection Exception Ten (EP-10) Zone, all residential uses shall be prohibited.

In all other respects, the provisions of the Environmental Protection (EP) Zone and By-law Number 287-78-PL shall be complied with.

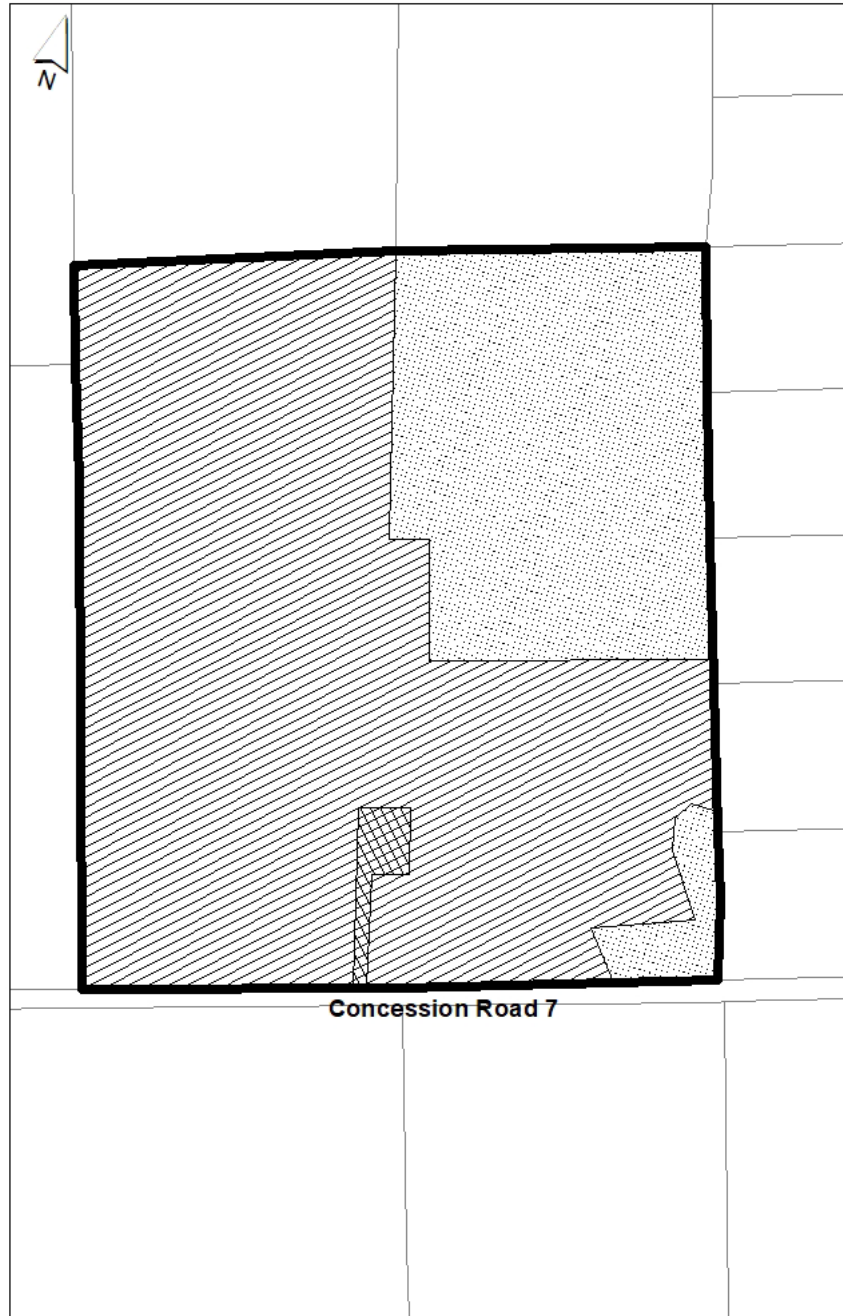
4. That in all other respects, Zoning By-law 287-78-PL shall remain in full force and effect and continue to apply.
5. This By-law shall come into force in accordance with Section 34 of the Planning Act, R.S.O., 1990, as amended.




This By-law was Read and Passed on XX day of XX, 2023.

Mayor, Walter Schummer

Deputy CAO/Clerk, Fernando Lamanna

Schedule "A"
to Zoning By-law No. XX-2023
Township of Brock
Amendment to Plate A1 of Zoning By-law 287-78-PL



	From RU to EP-10
	From RU to RR
	From RU to RU-63

0 25 50 100 150
Meters

This is Schedule "A" to
By-law No. XX-2023

Passed this XX day of
XX, 2023.

