

The Corporation of the Town of Tecumseh

By-Law Number 2024 - 074

Being a by-law to amend By-law 85-18, the Town's Comprehensive Zoning By-law for those lands in the former Township of Sandwich South.

(Planning File: D19 AMICO – Excess Soil Fill Site & Future Passive Municipal Recreational Area - Northeast Corner of South Talbot Road/ Howard Ave. Intersection)

Whereas By-law No. 85-18 is the Town's comprehensive zoning by-law regulating the use of lands and the character, location and use of buildings and structures within the Town of Tecumseh, for lands situated within the former Township of Sandwich South;

And whereas the Council of the Corporation of the Town of Tecumseh deems it necessary and in the best interest of proper planning to further amend By-law No. 85-18;

And whereas this By-law conforms to the Town of Tecumseh Official Plan, as amended;

Now Therefore the Council of The Corporation of The Town of Tecumseh Enacts as follows:

1. That Schedule "A", Map 10 to By-law 85-18, as amended, is hereby further amended by changing the zoning classification for those lands as depicted on Schedule "A" attached hereto and forming part of this by-law from "Agricultural Zone (A)" to "Agricultural Zone (A-42)".
2. That By-law 85-18, Section 15, Agricultural Zone (A) Regulations, as amended, is hereby further amended by the addition of a new subsection 15.3.42 to immediately follow subsection 15.3.41 and to read as follows:

"15.3.42 Defined Area A-42 as shown on Schedule "A", Map 10 of this By-law.

a) Permitted Uses

- i) an excess soil reuse site in accordance with Ontario Regulation 406/19: Onsite and Excess Soil Management;
- ii) a naturalized, passive municipal recreational area;
- iii) accessory uses.

b) Permitted Building and Structures

- i) Buildings and structures for the uses permitted in subsection 15.3.42 a);
- ii) Accessory buildings and structures for the uses permitted in subsection 15.3.42 a).

c) Zone Provisions

All lot and building requirements shall be in accordance with subsections 15.1.3 to 15.1.10, inclusive of this By-law.”

3. This By-law shall take effect from the date of passage by Council and shall come into force in accordance with Section 34 of the *Planning Act, R.S.O. 1990*.

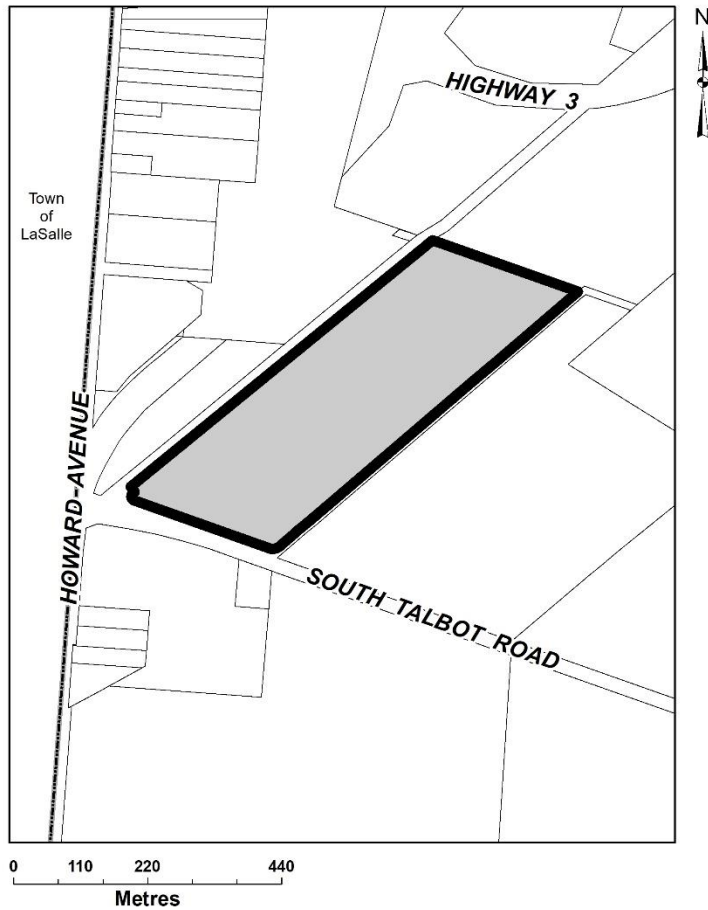
Read a first and second time this 10th day of September, 2024.


Read a third time and finally passed this _____ day of _____, 20__.

Gary McNamara, Mayor

Robert Auger, Director Legislative Services & Clerk

SCHEDULE "A"
NORTHEAST CORNER OF SOUTH TALBOT RD./HOWARD AVE. INTERSECTION
TOWN OF TECUMSEH



 Change from "A" to "A-42"

This is Schedule "A" to By-law No. 2024-074

Read a first and second time this 10th day of September, 2024.

Read a third time and finally passed this ____ day of _____, 20__.

Signed

Mayor

Clerk