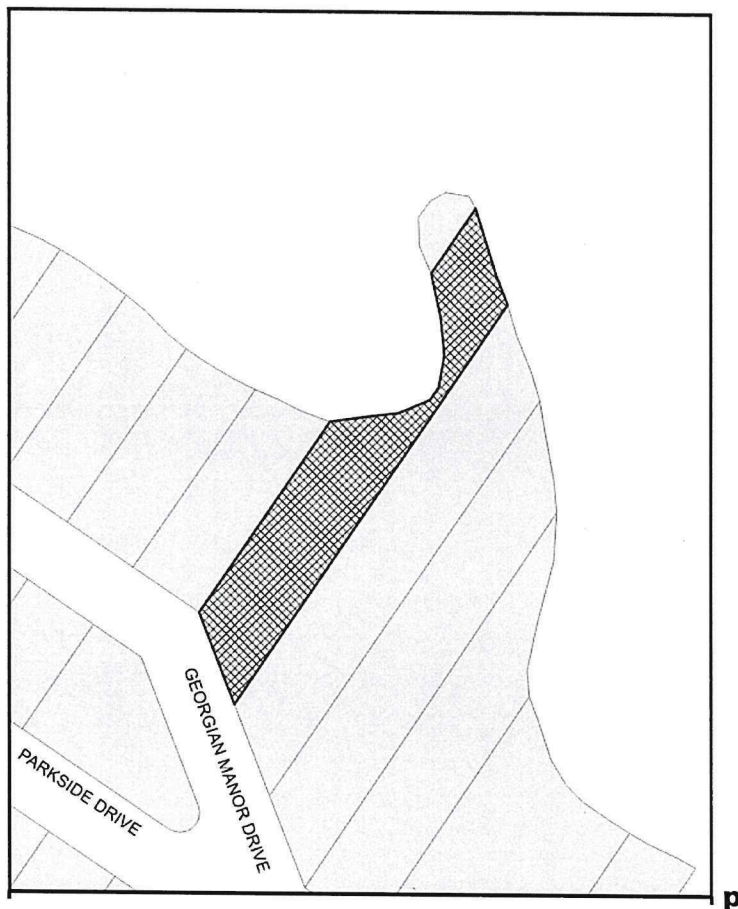


**EXPLANATORY NOTE
TO THE CORPORATION OF THE TOWN OF COLLINGWOOD
BY-LAW No. 2022-085**

By-law No. 2022-085 is a By-law under the provisions of Section 34 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended, for prohibiting the use of land for or except for such purposes as may be set out in the By-law.

The purpose and effect of the proposed Zoning By-law Amendment is to rezone the subject property from the Residential First Density (R1) zone to the Residential First Density Exception Fourteen (R1-14) zone to permit a second unit on the subject property.



BY-LAW No. 2022-085
OF THE
CORPORATION OF THE TOWN OF COLLINGWOOD



BEING A BY-LAW UNDER THE PROVISION OF SECTION 34 OF THE
PLANNING ACT, R.S.O. 1990, C. P.13, AS AMENDED

WHEREAS Section 34 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended, permits a Council to pass a by-law prohibiting the use of land, buildings or structures within a defined area or areas;

AND WHEREAS Collingwood Zoning By-law No. 2010-040 is the governing By-law of the Corporation of the Town of Collingwood and such was finally passed by the Council of the Town of Collingwood on April 12, 2010;

AND WHEREAS the Council of the Corporation of the Town of Collingwood has deemed it advisable to amend Collingwood Zoning By-law No. 2010-040, and thus implement the Official Plan of the Town of Collingwood;

AND WHEREAS Council deems that adequate public notice of the public meeting was provided and adequate information regarding this Amendment was presented at the public meeting held September 26, 2022, and that a further meeting is not considered necessary in order to proceed with this Amendment;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF COLLINGWOOD ENACTS AS FOLLOWS:

1. **THAT** Schedule "A" of Collingwood Zoning By-law No. 2010-040, as amended, is hereby further amended in accordance with Schedule "A" attached hereto by rezoning said lands from the RESIDENTIAL FIRST DENSITY (R1) ZONE TO THE RESIDENTIAL FIRST DENSITY EXCEPTION FOURTEEN (R1-14) ZONE.
2. **THAT** Section 6.5 titled Residential Exception Zones of the Collingwood Zoning By-law No. 2010-040, as amended, is hereby amended in part by adding the zone classification of RESIDENTIAL FIRST DENSITY EXCEPTION FOURTEEN (R1-14) ZONE with the provisions as follows;

RESIDENTIAL FIRST DENSITY EXCEPTION FOURTEEN (R1-14) ZONE

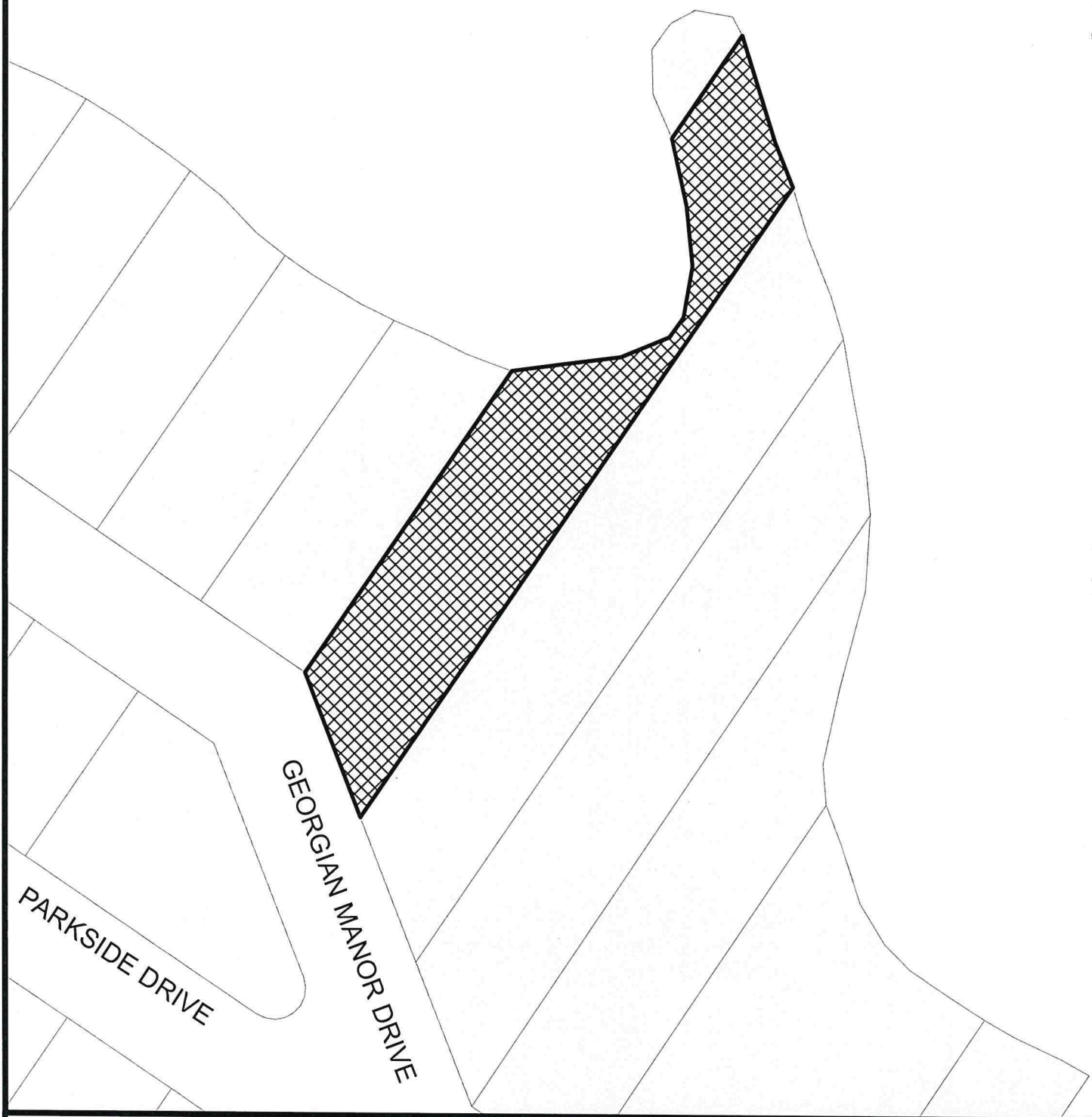
Notwithstanding the provisions of Section 4.40.14, a second unit shall not exceed 76% of the gross floor area of the single detached dwelling nor any other applicable lot coverage provisions for single detached dwelling and detached accessory buildings.

3. **THAT** Collingwood Zoning By-law No. 2010-040 is hereby amended to give effect to the foregoing, but Collingwood Zoning By-law 2010-040 shall in all other respects remain in full force and effect.
4. **THAT** this By-law shall come into force and effect on the date it is enacted and passed by the Council of the Corporation of the Town of Collingwood, and subject to notice hereof being circulated in accordance with the provisions of the *Planning Act* and Ontario Regulation 545/06, and if required as a result of such circulation the obtaining of the approval of the Ontario Land Tribunal.

ENACTED AND PASSED this 17th day of October, 2022.

MAYOR

CLERK



LEGEND



Lands to be rezoned from Residential First Density Zone (R1) to Residential First Density Exception Fourteen Zone (R1-14).



A handwritten signature in black ink, appearing to read 'K. Hill'.

MAYOR

A handwritten signature in black ink, appearing to be a stylized 'S' or 'Z' followed by a horizontal line.

CLERK

This is Schedule 'A' to By-law No. 2022-085
approved on 17th day of October, 2022.

**TOWN OF COLLINGWOOD
Planning Services**

DWG DATE: September, 2022
FILE NO: D14222 (RS)