

# The Corporation of the City of Clarence-Rockland

## By-law 2025-XX

Being a By-law to amend Zoning By-law No. 2016-10.

Whereas Zoning By-Law no. 2016-10 regulates the use of land, and the use and construction of buildings and structures in the City of Clarence-Rockland; and

Whereas the Council of the Corporation of the City of Clarence-Rockland considers appropriate to amend Zoning By-Law No. 2016-10, as described;

Now therefore, the Council of the Corporation of the City of Clarence-Rockland enacts as follows:

1. The properties described as Part of Lots 12 and 13, Concession 1, Geographic Township of Clarence, being Parts 3 and 4 on Plan 50R-11380 and identified on Schedule "A" attached to and forming part of this by-law shall be the lot affected by this by-law.
2. Map "A" of Zoning By-Law No. 2016-10 is hereby amended by changing the subject properties from "Highway Commercial (CH) Zone" to "Highway Commercial Zone – Exception 9 (CH-9)" as identified on Schedule "A" of the map attached hereto and fully integrated as part of this By-law.
3. Section 7.3.3 Special Exceptions of By-law 2016-10 is hereby modified by adding a special exception:
  - (i) CH-9, Part of Lots 12 and 13, Concession 1, Geographic Township of Clarence, being Parts 3 and 4 on Plan 50R-11380, Civic numbers xx Summit Private:

Notwithstanding the provisions of this By-law to the contrary, on land zoned CH-9 the following additional use shall be permitted:

- Lodging units accessory to a permitted use
4. This By-law shall become effective on the date of passing hereof, subject to the approval of the Tribunal or following the last date for filing objections as the case may be.

Read, passed and adopted in open council this xx<sup>th</sup> day of \_\_\_\_\_  
2025.

Mario Zanth, Mayor

Monique Ouellet, Clerk

## Explanatory Note

### Purpose and Effects of this By-Law

The purpose of the by-law is to amend Zoning By-Law No. 2016-10 in order to modify the zoning category of the properties described as Part of Lots 12 and 13, Concession 1, Geographic Township of Clarence, being Parts 3 and 4 on Plan 50R-11380, Civic numbers xx Summit Private from "Highway Commercial (CH) Zone" to "Highway Commercial Zone – Exception 9 (CH-9)". The purpose of the by-law is to add lodging units accessory to a permitted use.

For further information concerning the amendment to Zoning By-Law No. 2016-10, you may contact the Community Development Department, at the Town Hall, 1560 Laurier Street or by telephone at 613-446-6022.

## Schedule A to By-law 2025-XX

### Certificate of Authentication



Not to scale

This is plan Schedule A to Zoning By-Law 2025-XX, passed the xx<sup>th</sup> day of \_\_\_\_\_ 2025.

Part of Lots 12 and 13, Concession 1, Geographic Township of Clarence, being Parts 3 and 4 on Plan 50R-11380, Civic numbers xx Summit Private Prepared by the City of Clarence-Rockland.

1560, Laurier Street, Rockland, Ontario K4K 1P7

Mario Zanth, Mayor

Monique Ouellet, Clerk