

THE CORPORATION OF THE TOWNSHIP OF EAST GARAFRAXA
BY-LAW NUMBER 32-2025

Being a By-law to further amend Zoning By-law 60-2004 as amended, to rezone the lands described as 351122 17th Line, East Part Lot 2, RP 7R968 Part 1, Concession 17, Township of East Garafraxa

WHEREAS the Council of the Corporation of the Township of East Garafraxa is empowered to pass By-laws to regulate the use of land pursuant to Section 34 of the Planning Act, 1990, as amended.

AND WHEREAS the owners of the land described as 351122 17th Line, Township of East Garafraxa has filed an application with the Township of East Garafraxa to further amend By-law No. 60-2004, as amended (Township File No. Z2-25).

AND WHEREAS the Township of East Garafraxa has proposed to further amend By-law No. 60-2004, as amended;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF EAST GARAFRAXA ENACTS AS FOLLOWS:

1. THAT Schedule 'A' to Zoning By-Law No.60-2004, as amended, is further amended by rezoning the lands described as 351122 17th Line, East Part Lot 2, RP 7R968 Part 1, Concession 17, as identified on Schedule "A" to this By-law, from Rural Residential (RR) zone to Extractive Industrial Exception Four Holding (MX-4-H) zone.
2. THAT Section 4.3.4, entitles "Exceptions" of Zoning By-law 60-2004, as amended, is hereby amended by adding Extractive Industrial Exception Four Holding (MX-4-H) Zone in accordance with the following:

4.3.4.X Extractive Industrial Exception Four - Holding (MX-4-H) Zone
(East Part Lot 2, RP 7R968 Part 1, Concession 17, 351122 17th Line)

Notwithstanding the provisions of the Extractive Industrial Zone to the contrary, on lands zoned Extractive Industrial Exception Four – Holding Zone (MX-4-H), a Business, Professional Office or Administrative Office use shall be permitted only in association with a licensed aggregate operation in accordance with the Ministry of Natural Resources (MNR) aggregate licenses under the *Aggregate Resources Act*.

Notwithstanding any other provisions of this by-law, to the contrary, on lands zoned Extractive Industrial Exception Four Holding (MX-4-H), the following requirements shall apply:

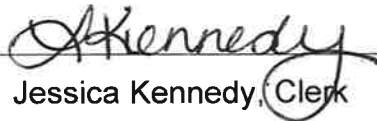
Holding Provision

- i. A Holding (H) Provision is hereby established and identified on Schedule 'A' attached hereto, by the letter "H" in parentheses following a zoning symbol established in this By-law.
- ii. The Holding Symbol may only be lifted when the Township of East Garafraxa is satisfied that the following items have been addressed:
 - a. That the owner has entered into a Site Plan Agreement with the Township of East Garafraxa; and
 - b. That the owners obtain confirmation from MNR that the appropriate amendments to ARA License 10606 have been made.
 - c. That the owners enter into a Development Agreement with the Township of East Garafraxa.

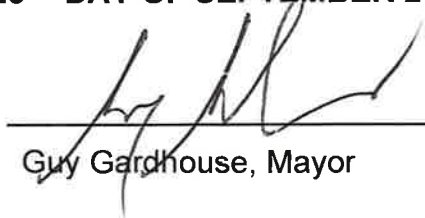
3. In all other respects, the provisions of Zoning By-law 60-2004, as amended, shall apply.
4. This by-law shall take effect from the date of final passing thereof, providing no appeal has been filed pursuant to Section 34, Subsection (19) of the Planning Act, 1990, as amended. Where objections to the by-law are received in accordance with the provisions of the Planning Act, the by-law shall come into effect upon approval of the Ontario Land Tribunal.

BY-LAW READ A FIRST AND SECOND TIME THIS 23rd DAY OF SEPTEMBER 2025

BY-LAW READ A THIRD TIME AND PASSED THIS 23rd DAY OF SEPTEMBER 2025



Jessica Kennedy, Clerk



Guy Gardhouse, Mayor

Schedule "A" to By-law 32-2025

