

**THE CORPORATION OF THE
TOWNSHIP OF EDWARDSBURGH CARDINAL**

BY-LAW NO. 2023-18

“BEING A BYLAW TO AMEND ZONING BY-LAW NO. 2022-37”

**ZanderPlan Inc o/b 2057876 Ontario Inc.
Part of Lot 5, Concession 1
Meadowlands Subdivision, Cardinal**

WHEREAS By-law No. 2022-37 regulates the use of land and the use and erection of buildings and structures within the Township of Edwardsburgh Cardinal;

AND WHEREAS the Council of the Corporation of the Township of Edwardsburgh Cardinal deems it advisable to amend By-law No. 2022-37 as hereinafter set forth;

NOW THEREFORE the Council of the Corporation of the Township of Edwardsburgh Cardinal enacts as follows:

1. The lands affected by this By-law are shown as shaded and outlined by heavy black lines on Schedule “A” which is attached hereto and forms part of this By-law.
2. Zoning By-law No. 2022-37, as amended, is hereby further amended by adding the following new subsection at the end of Section 6.3.4 (Special Exception Zones):

7. R3-7 (Part of Lot 5, Concession 1, Village of Cardinal)

Notwithstanding the provisions of Section 3.15 to the contrary, on lands zoned R3-7, no new dwelling or dwelling unit shall be permitted within 15 m of the right-of-way of a rail line.

3. Zoning By-law No. 2022-37, as amended, is hereby further amended by deleting Section 6.1.4.2 and Section 6.2.4.1 in their entirety.
4. Schedule “B” to Zoning By-law No. 2022-37, as amended, is hereby further amended by changing the zoning of the lands affected by this By-law from “R1- 2” and “R2-1” to “R3-7”.
5. The By-law shall become effective on the date of passing hereof, subject to the provisions of Section 34 (21) of the *Planning Act*, R.S.O. 1990, as amended.

Read a first and second time in open Council this 27 day of March, 2023.

Read a third and final time, passed, signed and sealed in open Council this 27 day of March, 2023.



Tory Deschamps (Apr 2, 2023 20:13 EDT)

Mayor



Clerk

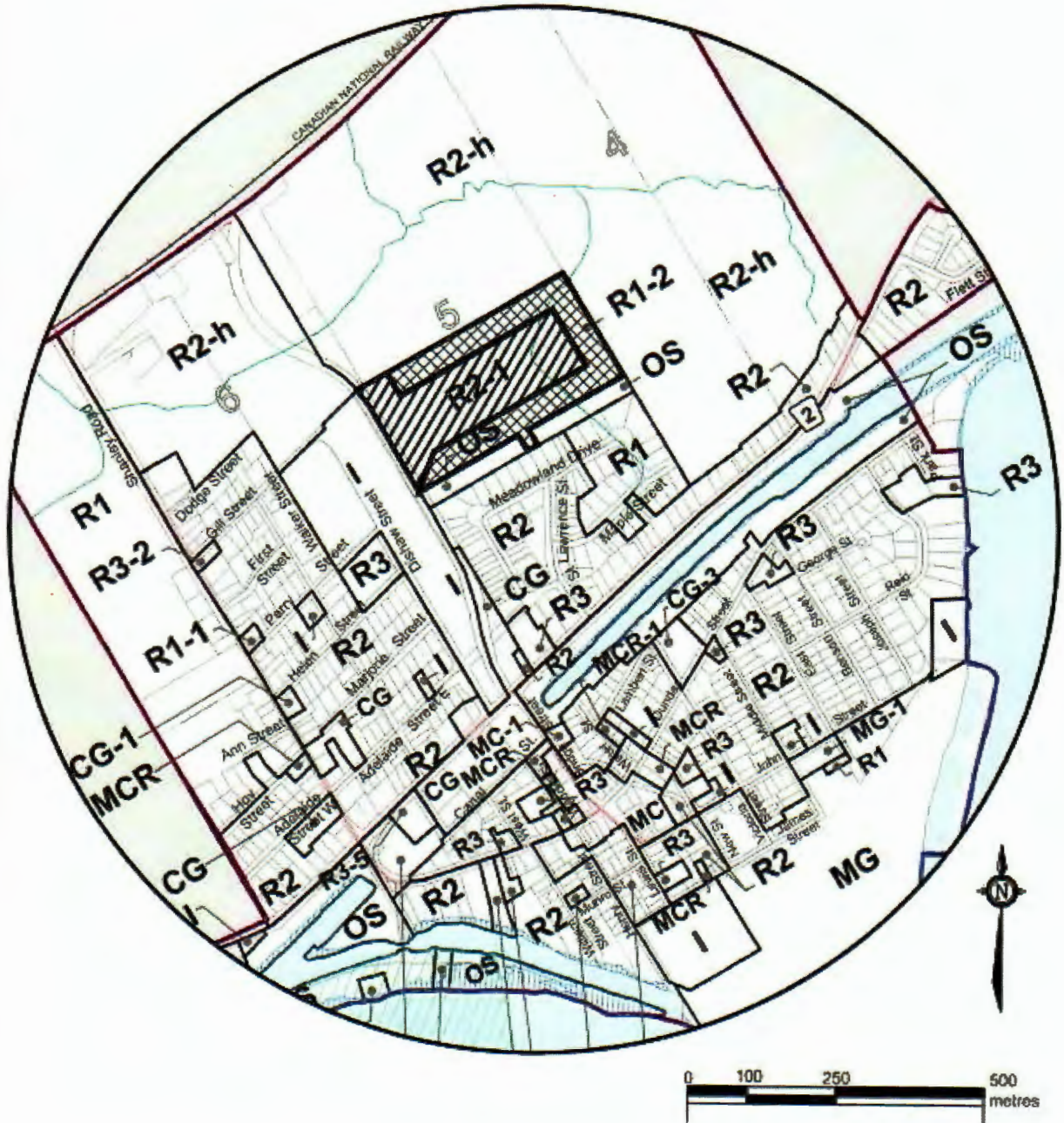
Schedule "A" to By-law No. 2023-18

TOWNSHIP OF EDWARDSBURGH CARDINAL

ZanderPlan Inc o/b 2057876 Ontario Inc.

Part of Lot 5, Concession 1

Meadowlands Subdivision, Cardinal



AREA(S) SUBJECT TO THIS BY-LAW



TO: Residential Third Density Special Exception 7 (R3-7)

FROM: Residential Second Density Special Exception 1 (R2-1)



TO: Residential Third Density Special Exception 7 (R3-7)

FROM: Residential First Density Special Exception 2 (R1-2)