

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

BY-LAW NO. 2019-27

“BEING A BY-LAW TO AMEND ZONING BY-LAW NO. 2012-35, AS AMENDED”

**Mulder, Cedar Street, Spencerville
Part Lot 27, Concession 6**

WHEREAS By-law No. 2012-35 as amended 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. 2012-35 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. 2012-35, as amended, is hereby further amended by adding the following new subsection at the end of Section 7.1 (d) (Exception Zones):

[iv] MCR-4, Cedar Street, Part Lot 27, Concession 6, Spencerville

Despite the provisions of Section 7.1(a) and 4.27(a)[vi] to the contrary, on the lands zoned MCR-4, the following provisions shall apply:

Permitted Uses shall be limited to the following:

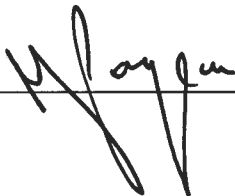
Open storage, accessory to the welding shop at 51 Centre Street

3. Schedule “B” to Zoning By-law No. 2012-35, as amended, is hereby further amended by changing the zoning of the lands affected by this By-law from “R2” to “MCR-4”.
4. 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.

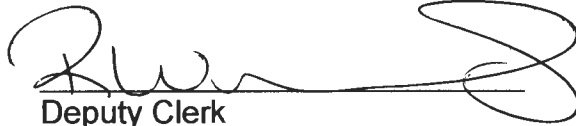
Read a first and second time this in open Council this 27th day of May, 2019.

Read a third and final time, passed, signed and sealed in open Council this 27th day of May, 2019.

Mayor



Deputy Clerk

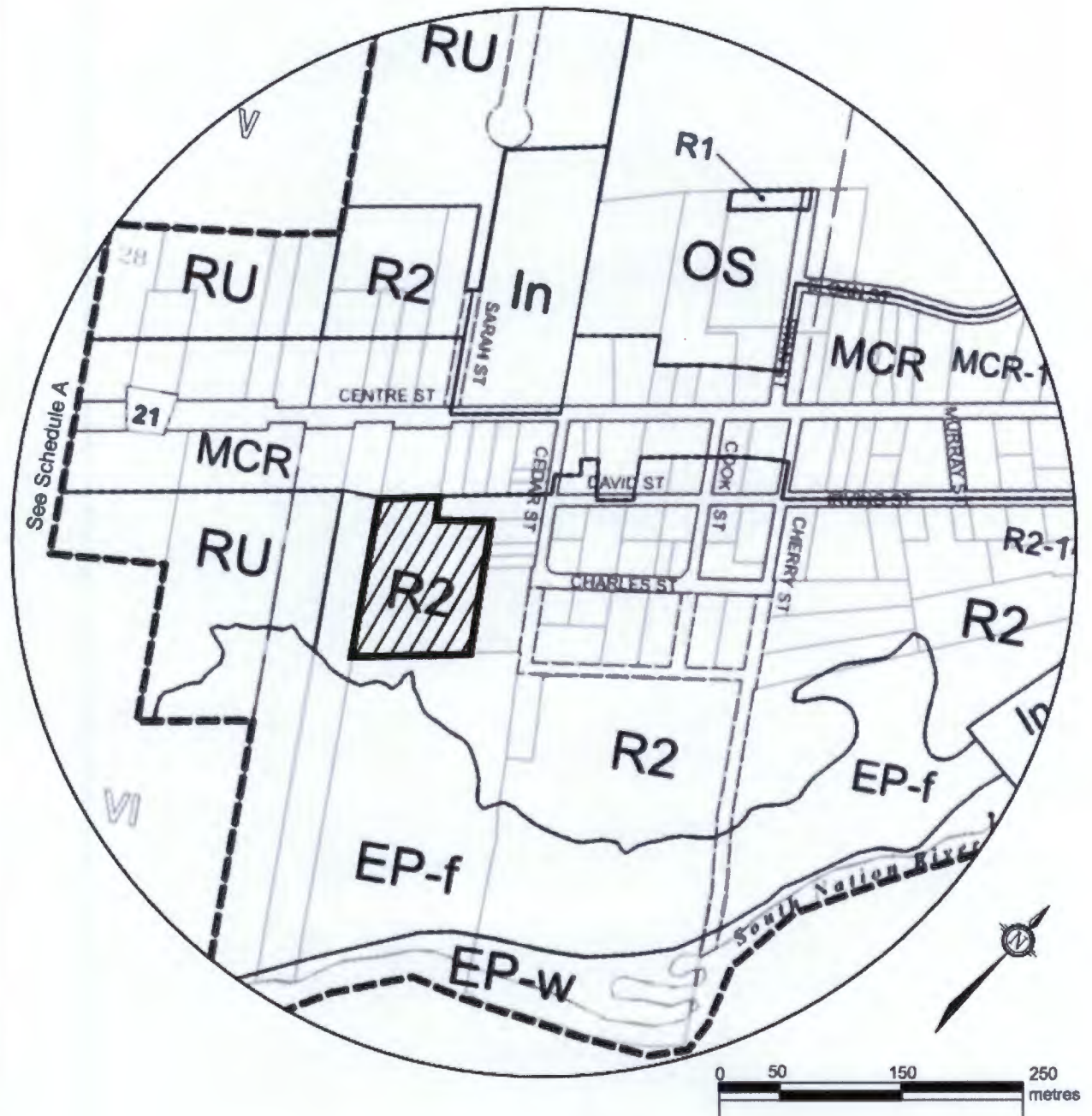


Schedule "A" to By-law No. 2019-27


TOWNSHIP OF EDWARDSBURGH CARDINAL

Cedar Street, Spencerville

Part Lot 27, Concession 6



AREA(S) SUBJECT TO THIS BY-LAW

-  TO: MAIN STREET COMMERCIAL/RESIDENTIAL SPECIAL EXCEPTION 4 (MCR-4) ZONE
- FROM: RESIDENTIAL SECOND DENSITY (R2) ZONE