

PLANNING ACT, 1990

**NOTICE OF THE PASSING OF A ZONING BY-LAW
BY THE CORPORATION OF
THE TOWN OF WHITCHURCH-STOUFFVILLE**

TAKE NOTICE that the Council of The Corporation of the Town of Whitchurch-Stouffville passed By-law 2013-115-ZO on the 3rd day of September, 2013 under Section 34 of the Planning Act, 1990.

AND TAKE NOTICE that any person or agency may appeal the passing of a Zoning By-law to the Ontario Municipal Board.

To file an appeal, use the step-by-step instructions on "How To File An Appeal" on the Ontario Municipal Board's website (www.omb.gov.on.ca), or, contact the Ontario Municipal Board at 416-212-6349 or toll free 1-866-448-2248. Submit your completed appeal form and filing fees to the Director of Planning & Building Services of The Corporation of the Town of Whitchurch-Stouffville **not later than the 4th day of October, 2013**. In accordance with Section 34 (19) of the Planning Act, the Notice of Appeal must be accompanied by the Ontario Municipal Board Act prescribed appeal fee of \$125.00, per Ontario Municipal Board appeal, paid by certified cheque or money order, made payable to the Minister of Finance.

In addition to the fee listed above, pursuant to By-law 2013-035-FI, a processing fee of \$194.00 per Ontario Municipal Board appeal, payable to the Town of Whitchurch-Stouffville, must be paid at the time of filing a Notice of Appeal.

An explanation of the purpose and effect of the by-law is contained in the explanatory note below. The complete by-law is available for inspection in the Municipal Offices during regular office hours.

DATED at the Town of Whitchurch-Stouffville this 14th day of September, 2013.

Andrew McNeely, MCIP, RPP
Director, Department of Planning and Building Services

NOTE: Only individuals, corporations and public bodies may appeal a zoning by-law to the Ontario Municipal Board. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Ontario Municipal Board, there are reasonable grounds to add the person or public body as a party.

**EXPLANATORY NOTE
By-law No. 2013-115-ZO**

By-law No. 2013-115-ZO applies to a large number of individual sites in the Town of Whitchurch-Stouffville and accordingly no map is attached.

By-law 2013-115-ZO is one of a series of "Housekeeping" Zoning By-laws which update, correct and refine the provisions of Comprehensive Zoning By-law 2010-001-ZO. The purpose of By-law 2013-115-ZO is to amend Zoning By-law 2010-001-ZO and make a number of adjustments primarily to Section 9 - Definitions and a number of corrections and adjustments to mapping Schedules in the By-law. Amendments are proposed to the following definitions; Garage - Attached, Landscaped Area, Wholesale Sales and Distribution, Apartment Dwelling (renamed to Apartment Building), Garage- Detached and adding definitions for the following terms; Abattoir, Adult Retraining School, Antique Outlet, Balcony, Boat and Marine, Supply Storage and Sales, Clinic, Laneway, Minimum Distance Separation, Net Developable Area, Place of Worship, Private Park, and Storey, and deleting the existing definitions for bona-fide farmer, fourplex dwelling, private garage and triplex dwelling. The corrections and adjustments to the schedules reflect a number of matters including the adjustment to Environmental (ENV) and Flood Hazard (FH) zone boundaries based upon updated information from the Toronto and Region Conservation Authority and Lake Simcoe and Region Conservation Authority; correction of mapping errors including the depiction of the Waste Disposal Assessment Area overlay zone, the application of the RV zone to properties in the Musselman Lake Area reflecting approved lot additions; and correcting the depiction of the Downtown Parking Reduction Area. The amendments affect the following Schedules: 1,2,3,8,9,11,18,25,27,28,29,31,32,33,34,36,37,39,42,45,50,52,55,56d and 64.

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TAKE NOTICE that the Council of The Corporation of the Town of Whitchurch-Stouffville passed By-law 2013-116-ZO on the 3rd day of September, 2013 under Section 34 of the Planning Act, 1990.

AND TAKE NOTICE that any person or agency may appeal the passing of a Zoning By-law to the Ontario Municipal Board.

To file an appeal, use the step-by-step instructions on "How To File An Appeal" on the Ontario Municipal Board's website (www.omb.gov.on.ca), or, contact the Ontario Municipal Board at 416-212-6349 or toll free 1-866-448-2248. Submit your completed appeal form and filing fees to the Director of Planning & Building Services of The Corporation of the Town of Whitchurch-Stouffville **not later than the 4th day of October, 2013**. In accordance with Section 34 (19) of the Planning Act, the Notice of Appeal must be accompanied by the Ontario Municipal Board Act prescribed appeal fee of \$125.00, per Ontario Municipal Board appeal, paid by certified cheque or money order, made payable to the Minister of Finance.

In addition to the fee listed above, pursuant to By-law 2013-035-FI, a processing fee of \$194.00 per Ontario Municipal Board appeal, payable to the Town of Whitchurch-Stouffville, must be paid at the time of filing a Notice of Appeal.

An explanation of the purpose and effect of the by-law is contained in the explanatory note below. The complete by-law is available for inspection in the Municipal Offices during regular office hours.

DATED at the Town of Whitchurch-Stouffville this 14th day of September, 2013.

Andrew McNeely, MCIP, RPP
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No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Ontario Municipal Board, there are reasonable grounds to add the person or public body as a party.

**EXPLANATORY NOTE
By-law No. 2013-116-ZO**

By-law No. 2013-116-ZO applies to a large number of individual sites in the Town of Whitchurch-Stouffville and accordingly no map is attached.

By-law 2013-116-ZO is one of a series of "Housekeeping" Zoning By-laws which update, correct and refine the provisions of Comprehensive Zoning By-law 2010-001-ZO. The purpose of By-law 2013-116-ZO is to amend Section 3.27 relating to Home Occupations. The amendments extend permissibility of home occupation uses to include semi-detached dwellings, duplex dwellings, townhouses, street townhouses, back to back townhouses, and stacked townhouses dwellings. The amendments further clarify the range of permitted uses in a Home Occupation by carrying forward the definition of Home Occupation in Section 9 and repeating it in Section 3.27 to add clarity. Home Occupations do not include kennels, animal services, automotive sales and service uses, motor vehicle body repair shops, paint shops, medical offices, restaurants, food preparation services, taxi services, bed and breakfast establishment or distribution centres.