



Municipality of
Dutton Dunwich

BY-LAW NO. 2016-22

BEING A BY-LAW TO AMEND BY-LAW NO. 2004-24

WHEREAS the Council of the Corporation of the Municipality of Dutton Dunwich deems it necessary to amend Zoning By-law No. 2004-24;

THEREFORE, the Council of the Corporation of the Municipality of Dutton Dunwich enacts as follows:

1. **THAT** By-law 2004-24, as amended, is hereby amended by amending Section 3.8 Interpretation of Zone Boundaries by adding the following subsection:

“3.8 INTERPRETATION OF ZONE BOUNDARIES

g) Where any zone boundary overlays a provincial highway under the jurisdiction of the Ministry of Transportation, the zone boundary shall be interpreted as abutting the designated ownership of the provincial highway/corridor, and not overlapping onto the designated highway property.

2. **THAT** By-law 2004-24, as amended, is hereby further amended by amending Section 12.2 Special Use Regulations of the Village Residential 1 (VR1) Zone by adding the following subsection:

12.2.1 Not more than one secondary dwelling unit per lot may be permitted in a single-unit detached, semi-detached or townhouse dwelling unit located in the Village Residential Zone 1 (VR1), where the dwelling is owner occupied, the minimum dwelling unit floor area is 25 m² (269 ft²) but not greater than the main dwelling unit area, the unit is not entirely below grade, any required additions are made to the rear of the dwelling and one additional parking space is provided for the secondary dwelling unit.

3. **THAT** By-law 2004-24, as amended, is hereby further amended by amending Section 13.2 Special Use Regulations of the Village Residential 2 (VR2) Zone by adding the following subsection:

13.2.1 Not more than one secondary dwelling unit per lot may be permitted in a single-unit detached, semi-detached or townhouse dwelling unit located in the Village Residential Zone 2 (VR2), where the dwelling is owner occupied, the minimum dwelling unit floor area is 25 m² (269 ft²) but not greater than the main dwelling unit area, the unit is not entirely below grade, any required additions are made to the rear of the dwelling and one additional parking space is provided for the secondary dwelling unit.”

4. **THIS** By-law comes into force:

- a) Where no notice of objection has been filed with the Clerk of the Municipality within the time prescribed by the Planning Act upon the expiration of the prescribed time; or
- b) Where notice of objection has been filed with the Clerk of the Municipality within the time prescribed by the Planning Act upon the approval of the Ontario Municipal Board.

READ a FIRST time this 13th DAY of April 2016.

READ a SECOND time this 13th DAY of April 2016.

READ a THIRD time and **FINALLY PASSED** this 13th DAY of April 2016.

MAYOR

CAO/ CLERK

DRAFT