

THE CORPORATION OF THE TOWNSHIP OF WILMOT

BY-LAW NO. 2023-XX

BEING A BY-LAW TO FURTHER AMEND BY-LAW NO. 83-38 OF THE TOWNSHIP OF WILMOT BEING A ZONING BY-LAW FOR THE SAID TOWNSHIP OF WILMOT.

WHEREAS The Corporation of the Township of Wilmot deems it desirable to further amend By-law No. 83-38, being a Zoning By-law for the said Township of Wilmot.

NOW THEREFORE the Council of the Corporation of the Township of Wilmot hereby enacts as follows:

1. Notwithstanding the provisions of By-law 83-38, as amended, the lands described on Schedule “A” and illustrated on Schedule “B” attached to and forming part of this By-law, are hereby removed from Zone 1 (Agricultural) and placed within Zone 1 (Agricultural), Zone 11 (Open Space) and Zone 14 (Extractive Industrial).
2. Notwithstanding the provisions of By-law 83-38, as amended, on the lands described on Schedule “A” and identified as Zone 14 on Schedule “B” attached to and forming part of this By-law, the following additional uses shall be permitted:
 - a) The importation of broken concrete and asphalt for recycling, subject to the following:
 - i) Keeping of materials associated with this use shall be limited to an area contained on the pit floor.
 - b) Buildings or structures, not including a dwelling unit, may be erected provided access is maintained through joint property ownership fronting on, or by way of a right-of-way to, a municipally maintained public road.
3. Notwithstanding the provisions of By-law 83-38, as amended, the lands described on Schedule “A” and identified as Zone 11 on Schedule “B” attached to and forming part of this By-law, may be used only for an Arboretum, Wildlife Sanctuary, and accessory uses.
4. Notwithstanding the provisions of By-law 83-38, as amended, on the lands described on Schedule “A” and identified as Zone 1 on Schedule “B” attached to and forming part of this By-law, the following additional uses shall be permitted:

a) an access route to the extractive industrial operation located to the north of the CN railway.

5. Notwithstanding the provisions of By-law 83-38, as amended the following shall be added as Section 22.306.

Notwithstanding any other provisions of this By-law, the lands described as Part of Lot 5, Concession North of Snyder's Road, and identified as Zone 14 on the map forming paragraph 22.306, shall be subject to the following regulations:

- a) the importation of broken concrete and asphalt for recycling is permitted as an accessory use to the gravel pit, subject to the following:
- i) keeping of materials associated with this use shall be limited to an area contained on the pit floor
 - b) buildings or structures, not including a dwelling unit, may be erected provided access is maintained through joint property ownership fronting on, or by way of a right-of-way to, a municipally maintained public road.

Notwithstanding any other provisions of this By-law, the lands described as Part of Lot 5, Concession North of Snyder's Road, and identified as Zone 11 on the map forming paragraph 22.306, may be used only for an Arboretum, Wildlife Sanctuary, and accessory uses.

Notwithstanding any other provisions of this By-law, the lands described as Part of Lot 5, Concession North of Snyder's Road, and identified as Zone 1 on the map forming paragraph 22.306, may be used for the following specific uses in addition to the uses permitted in Zone 1:

- a) an access route to the extractive industrial operation located to the north of the CN railway.

6. Notwithstanding the provisions of By-law 83-38, as amended, the Key Plan to By-law 83-38 shall be amended as necessary to identify Section 22.306 on the lands described on Schedule 'A' and illustrated on Schedule "B" attached to and forming part of this By-law.

7. Notwithstanding the provisions of By-law 83-38, as amended, a new map forming paragraph 22.306 shall be added to By-law 83-38 to identify the associated zoning of the lands described on Schedule 'A' and illustrated on Schedule "B" attached to and forming part of this By-law.

8. Except as amended by the preceding regulations, the lands described on Schedule "A" attached to and forming part of this by-law and shown on Schedule "B" attached to and forming part of this by-law, shall be subject to all other applicable regulations as set down in By-law No. 83-38, as amended.

9. This by-law shall come into effect on the final passing thereof by the Council of The Corporation of the Township of Wilmot subject to compliance with the provisions of The Planning Act, R.S.O., 1990 and amendments thereto.

READ a first and second time on the 29th day of May, 2023.

READ a third time and finally passed in Open Council on the 29th day of May, 2023.

Mayor

Clerk

SCHEDULE "A"

ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in the Township of Wilmot, in the Regional Municipality of Waterloo and Province of Ontario being composed of Part of Lot 5, Concession North of Snyder's Road, in the said Township of Wilmot.

This is Schedule "A" to By-law No. **2023-XX**

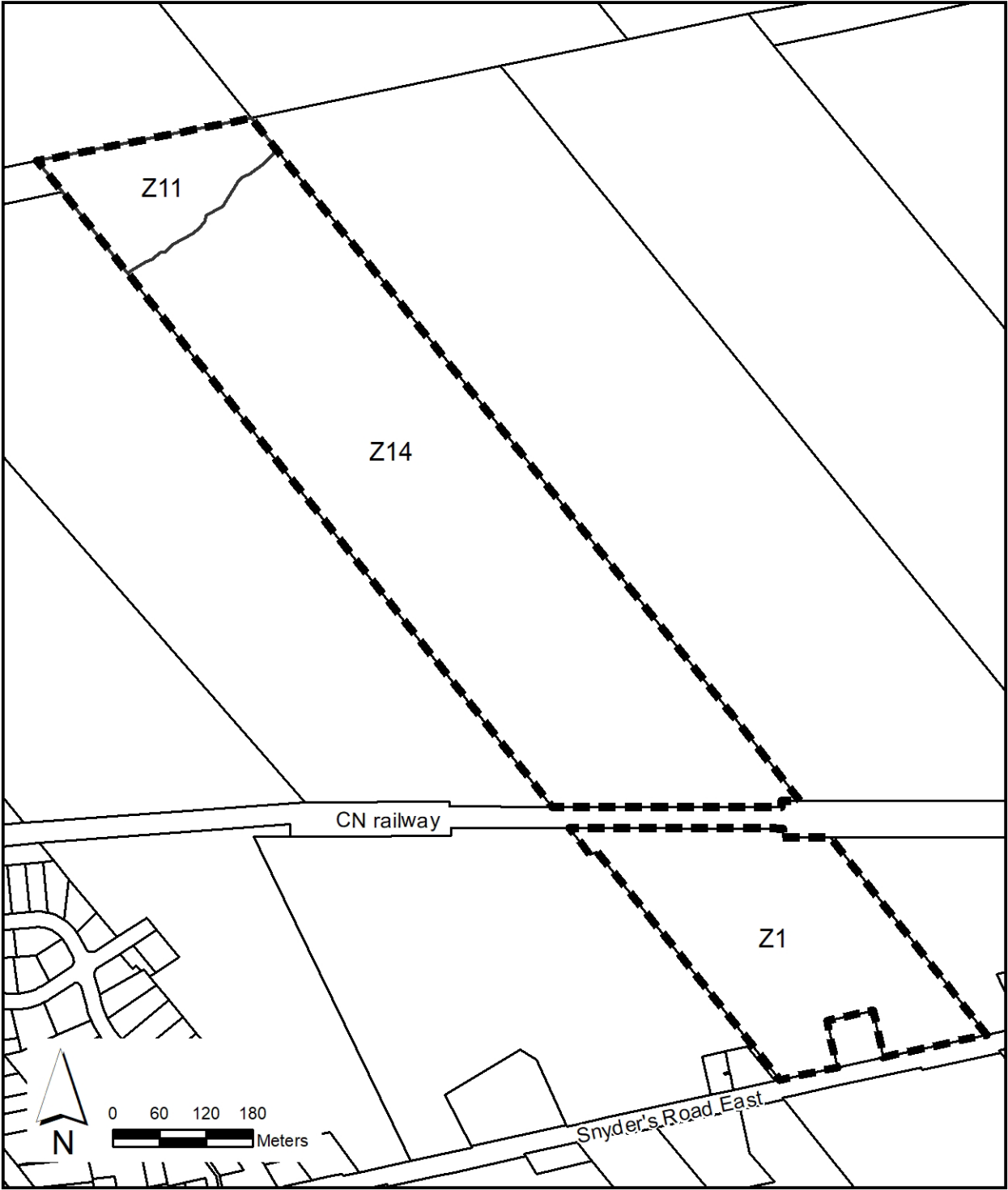
PASSED this 29th day of May, 2023.

Mayor

Clerk

SCHEDULE "B"
PART OF LOT 5
CONCESSION NORTH OF SNYDER'S ROAD
TOWNSHIP OF WILMOT

SUBJECT LANDS OUTLINED THUS: - - - - -



This is Schedule "B" to By-law No. **2023-XX**

PASSED this 29th day of May, 2023.

Mayor

Clerk