

**THE CORPORATION OF THE MUNICIPALITY OF LAMBTON SHORES**

**BY-LAW 27 OF 2022**

**BEING A BY-LAW TO AMEND BY-LAW 1 OF 2003 FOR LANDS KNOWN AS 10039, 10045, 10051, 10057, and 10063 LAKESHORE RD (ATKINSON & BACKX)**

**WHEREAS** the Council of the Corporation of the Municipality of Lambton Shores passed a comprehensive Zoning By-law 1 of 2003 on the 4th day of February, 2003;

**AND WHEREAS** a public meeting was held on April 26, 2022 under Section 34(12) of the Planning Act, R.S.O., 1990;

**AND WHEREAS** Council deems it desirable to amend the said By-law;

**THEREFORE** the Council of the Corporation of the Municipality of Lambton Shores enacts as follows:

1. That Schedule "A" attached hereto (being a depiction of the lands affected by this By-law) is hereby declared to form part of this By-law.
2. Schedule 'A' to Zoning By-law 1 of 2003 is hereby amended by changing the zone symbol that applies to those portions of lands as indicated on Schedule 'A' to this By-law from the:

**"Agriculture-2 (A2) Zone", "Residential-6 (R6) Zone", and "Environmental Protection – Natural Conservation (EP-NC) Zone"**

to the

**"Residential-6 (R6) Zone", "Environmental Protection – Natural Conservation (EP-NC) Zone", and "Environmental Protection – Woodlot (EP-WD) Zone"**

3. This By-law shall come into force and effect pursuant to Section 34(21) or Section 34(30) of the *Planning Act*, R.S.O. 1990.

**READ A FIRST, SECOND, AND THIRD TIME AND FINALLY PASSED** this 26<sup>th</sup> day of April, 2022.

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Mayor

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Clerk

# Municipality of Lambton Shores

## SCHEDULE "A"

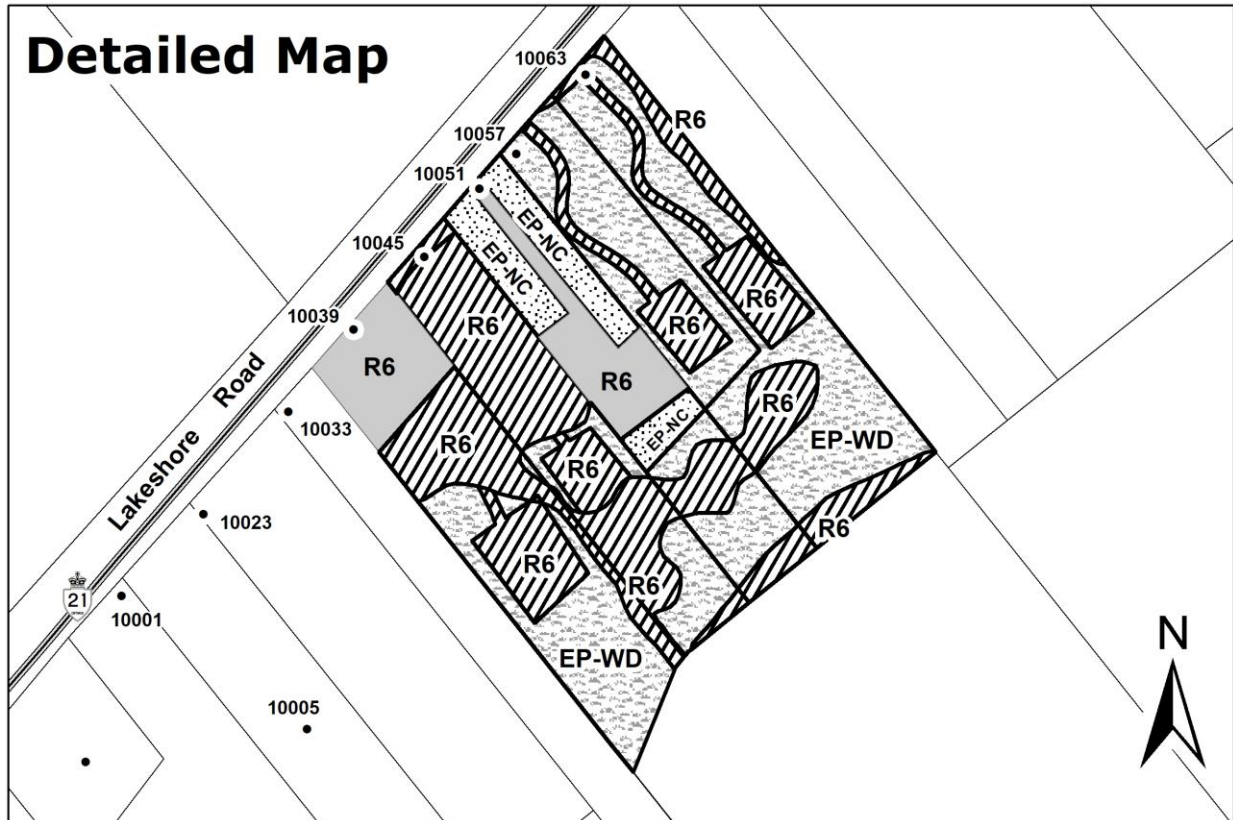
to By-law No. 27-2022





Dated this \_\_\_\_\_ Day of \_\_\_\_\_, 2022

Signed: \_\_\_\_\_  
Bill Weber, Mayor

\_\_\_\_\_  
Stephanie Troyer-Boyd, Clerk

### Detailed Map



	Lands to remain Residential-6 (R6) Zone		Lands to be rezoned from an Agricultural-2 (A2) Zone to a Residential-6 (R6) Zone
	Lands to remain Environmental Protection - Natural Conservation (EP-NC) Zone		Lands to be rezoned from an Agricultural-2 (A2) Zone to an Environmental Protection - Woodlot (EP-WD) Zone

APPLICANT: Michael Backx  
(Owners: David and Mary Ann Atkinson (4 Lots) and Michael Backx (1 Lot))

LOCATION: Lake Road East Concession (Bosanquet) Pt Lot 13  
10039, 10045, 10051, 10057 and 10063 Lakeshore Road, Lambton Shores

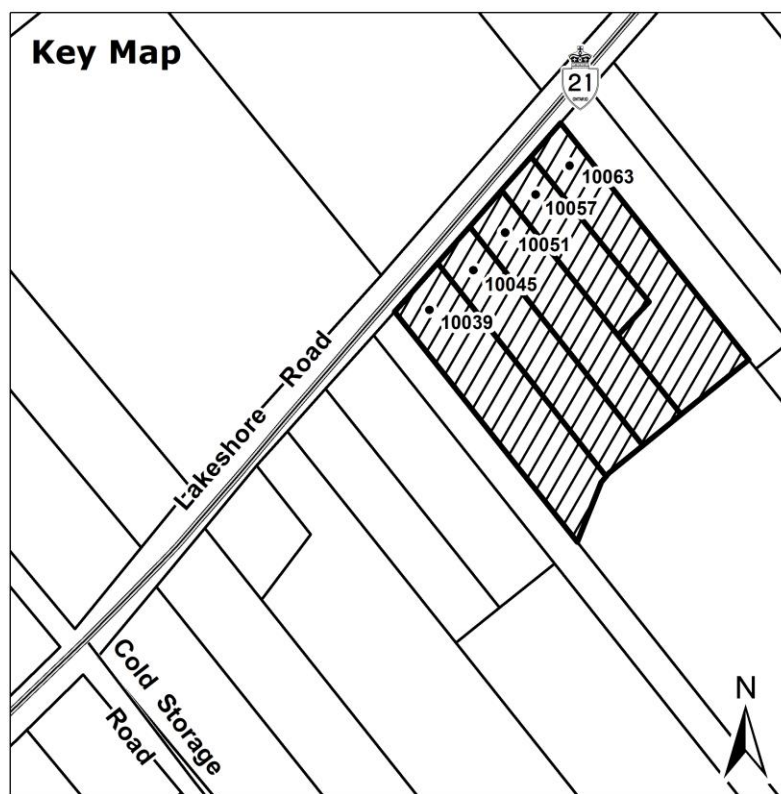
FILE: ZO-02/2022

# THE CORPORATION OF THE MUNICIPALITY OF LAMBTON SHORES

## ZONING BY-LAW 27 OF 2022

### Explanatory Note

The purpose of this zoning by-law amendment is to amend Zoning By-law 1 of 2003 as it affects portions of lands known as 10039, 10045, 10051, 10057, and 10063 Lakeshore Road. The front portion of 10039 Lakeshore Road is zoned “Residential-6 (R6) Zone” and the rear “Agriculture-2 (A2) Zone”. The front portion of 10051 Lakeshore Road was zoned to R6 and “Environmental Protection – Natural Conservation (EP-NC) Zone” by By-law 66 of 2018 and the rear of the lot (added later by a 2019 consent) is zoned A2 Zone. 10045, 10057, and 10063 are entirely in the A2 Zone. The property owners have requested that the A2 Zone portions of the lot be rezoned to R6 in order to permit single detached residential uses on each lot. As recommended by Staff, the By-law would instead limit the R6 Zone to unwooded portions of the lands and to the building envelopes established in the “Information Gathering Form” completed for the property to address *Endangered Species Act* requirements. Those portions of the lot that are wooded and located outside the building envelopes would be zoned to the “Environmental Protection – Woodlot (EP-WD) Zone”.



**SUBJECT PROPERTIES**

APPLICANT:	Michael Backx (Owners: David and Mary Ann Atkinson (4 Lots) and Michael Backx (1 Lot))
LOCATION:	Lake Road East Concession (Bosanquet) Pt Lot 13 10039, 10045, 10051, 10057 and 10063 Lakeshore Road, Lambton Shores
FILE:	ZO-02/2022