

CORPORATION OF THE TOWN OF RENFREW  
BY-LAW NO. 30-2021

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Being a By-law to amend By-law No. 46-2010, being a By-law to regulate the use of lands and the character, location and use of buildings and structures within the Town of Renfrew pursuant to Section 34 of the Planning Act, with respect to the property located at 95 Plaunt Street South, Town of Renfrew, County of Renfrew, Roll # 47-48-000-055-04200.

WHEREAS under Section 34 of the Planning Act, zoning by-laws may be passed by the councils of local municipalities; and

WHEREAS Zoning By-law No. 46-2010 regulates the use of lands and the character, location and use of buildings and structures within the Town of Renfrew pursuant to Section 34 of the Planning Act; and

WHEREAS Town of Renfrew has received an application to amend Zoning By-law 46-2010 with respect to lands described as 95 Plaunt Street South, Town of Renfrew, County of Renfrew, Roll # 47-48-000-055-04200; and

WHEREAS the Council of the Corporation of the Town of Renfrew deems it appropriate to amend Zoning By-Law No. 46-2010 as hereinafter set forth.

NOW THEREFORE the Council of the Corporation of the Town of Renfrew enacts as follows:

1. THAT the property described as 95 Plaunt Street South, Town of Renfrew, County of Renfrew, Roll # 47-48-000-055-04200, and identified on Schedule "A", attached hereto and forming part of this by-law, shall be the property affected by this by-law.
2. THAT Schedule "A" of Zoning By-Law No. 46-2010, as amended, is hereby further amended by changing the zoning category from "Downtown Commercial (C1) Zone" to "Downtown Commercial – Exception Ten (C1-E10) Zone", as identified on Schedule "A" attached hereto and forming part of this by-law.
3. THAT Subsection 7.3 of Zoning By-law No. 46-2010, as amended, is hereby further amended by adding a new clause to the end of the subsection as follows:

“(g) Downtown Commercial – Exception Ten (C1-E10) Zone (95 Plaunt Street South)

Notwithstanding any other provisions of this By-law to the contrary, for those lands described as 95 Plaunt Street South, and zoned Downtown Commercial-Exception Ten (C1-E10) on Schedule A to this By-law, the following additional uses shall be permitted on the subject lands:

- Duplex

4. THAT Subject to the giving of notice of passing of this by-law, in accordance with Section 34(18) of the Planning Act, R.S.O. 1990 as amended, this by-law shall come into force on the date of passing by the Council of the Corporation of the Town of Renfrew where no notice of appeal or objection is received, pursuant to Section 34(21) of the Planning Act, R.S.O. 1990 as amended, and where the concurrent Official Plan Amendment No. 12 passed by By-law No. 18-2021 comes into effect. This By-law shall be deemed to be of no force and effect if Official Plan Amendment No. 12 does not come into effect.

Read a first and second time this 11<sup>th</sup> day of May, 2021.

Read a third and final time this 11<sup>th</sup> day of May, 2021.

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Don Eady, Mayor

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Kim R. Bulmer, Clerk