

THE CORPORATION OF THE TOWNSHIP OF CHISHOLM
BY-LAW NO. 2025-15

Being a By-law to amend By-law No. 2014-25, as amended, the Zoning By-law for the Township of Chisholm with respect to lands described legally as Parts 1 to 13, Plan 36R-15361 located in PLAN M185 LOTS 9 TO 11 LOT 15 TO 21 PCL 11986 12710 13251 13382 27313 PCL 16824 and including part of the unnamed street, now closed by By-law 2025-17, in the Township of Chisholm, District of Nipissing.

WHEREAS the Council of the Corporation of the Township of Chisholm is empowered to pass By-laws to regulate the use of land pursuant to Section 34 of the Planning Act, 1990;

AND WHEREAS the owners of the subject lands have filed an application with the Township of Chisholm to amend By-law No. 2014-25, as amended;

AND WHEREAS the Council of the Corporation of the Township of Chisholm deems it appropriate to amend By-Law 2014-25, as amended;

NOW THEREFORE the Council of the Corporation of the Township of Chisholm enacts as follows:

1. Schedule 'B', to Zoning By-law No. 2014-25 as amended, is further amended by zoning lands described legally as Parts 1 to 13, Plan 36R-15361 located in Plan M185 Lots 9 to 11, Lots 15 to 21 Pcl. 11986 including part of the unnamed street, in the Township of Chisholm from the Rural (RU) Zone to the Rural Exception (RU-14) Zone, the Rural Exception (RU-15) Zone, and the Rural Exception (RU-16) Zone all of which is shown on Schedule 'A-1' attached hereto and forming part of this By-law.
2. And Further, Section 8.1 to Zoning By-law 2014-25 as amended, is further amended by adding the following new-subsections after section 8.1.13:

8.1.14

Notwithstanding any other provisions of this by-law, the lands legally described Parts 1, 4, 5 and 6, Plan 36R-15361 comprised of Part Lots 11 and 18 and Lots 15, 16 and 17 together with part of the unnamed street of Plan M-185 and located in the RU-14 Zone, the only permitted use shall be a single detached dwelling unit and the following provisions shall apply:

- a) Minimum lot area 0.5 ha
- b) Minimum frontage 6.09 m

Notwithstanding any other regulation to the contrary, in the RU-14 Zone the minimum setback or yard for any building or structure from any lot line shall be 8 metres.

8.1.15

Notwithstanding any other provisions of this by-law, the lands legally described Parts 2, 7, 8, 9, 11 and 12, Plan 36R-15361 comprised of Part Lots 9, 11, 18 and 20 and Lots 10 and 17 together with part of the unnamed street of Plan M-185 and located in the RU-15 Zone, the only permitted use shall be a single detached dwelling unit and the following provisions shall apply:

- a) Minimum lot area 0.5 ha
- b) Minimum frontage 48 m

8.1.16

Notwithstanding any other provisions of this by-law, the lands legally described Parts 3, 10 and 13, Plan 36R-15361 comprised of Part Lots 9 and 20 and Lots 8 and 21 together with part of the unnamed street Plan M-185 and located in the RU-16 Zone, the only permitted use shall be a single detached dwelling unit and the following provisions shall apply:

- a) Minimum lot area 0.3 ha*
- b) Minimum frontage 6.09 m*

Notwithstanding any other regulation to the contrary, in the RU-16 Zone the minimum setback or yard for any building or structure from any lot line shall be 8 metres.

3. In all other respects, the provisions of By-law 2014-25, as amended, shall apply.

This By-law shall come into effect upon the date of passage hereof, subject to the provisions of Section 34 (30) and (31) of the Planning Act (Ontario).

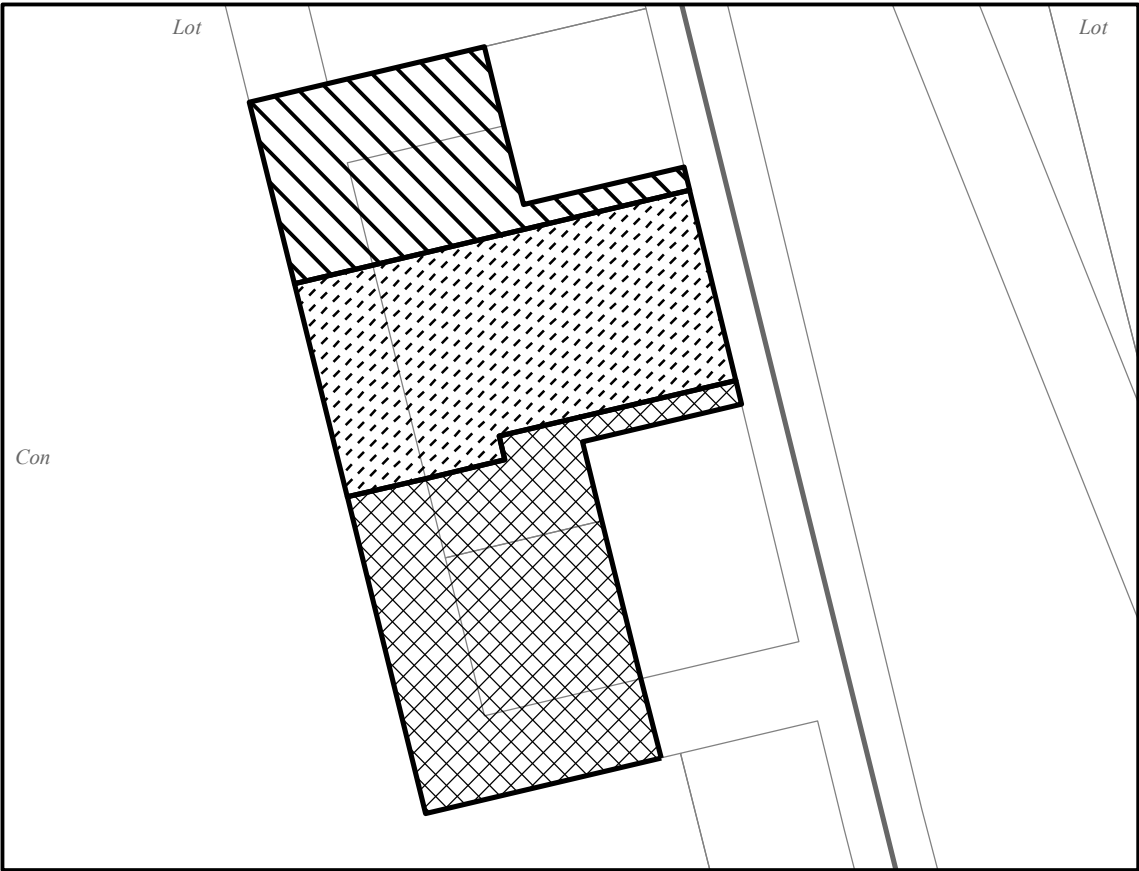
READ A FIRST AND SECOND TIME on the 27th day of May 2025.

READ A THIRD TIME and finally passed this 27th day of May 2025.

Mayor, Gail Degagne

Clerk, Lesley Marshall

Schedule 'A-1'
By-law 2025-15
Part of Lot 5, Concession 11
Township of Chisholm



Lands to be rezoned from the Rural (RU) Zone
to the Rural Exception (RU-14) Zone



Lands to be rezoned from the Rural (RU) Zone
to the Rural Exception (RU-15) Zone



Lands to be rezoned from the Rural (RU) Zone
to the Rural Exception (RU-16) Zone

This is Schedule 'A-1' to By-law 2025-15

Passed this 27th day of May, 2025.

Mayor, Gail Degagne

CAO Clerk Treasurer, Lesley Marshall