

THE CORPORATION OF THE TOWNSHIP OF RAMARA

BYLAW NO. 2024.72

**A BYLAW TO ADOPT AMENDMENT NO. 27 TO THE
OFFICIAL PLAN OF THE TOWNSHIP OF RAMARA**

WHEREAS Section 22 of the Planning Act, R.S.O. 1990, c. P. 13, as amended, allows for a person or public body to request a council to amend its official plan,

AND WHEREAS a complete application to amend the Township of Ramara Official Plan was received regarding South Part Lot 25, Concession 12, Ramara; known municipally as 5135 Sideroad 25,

AND WHEREAS in accordance with section 17(15) and Regulation 543/06, a public meeting was held on September 30, 2024 with respect to this amendment;

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

1. That Amendment Number 27 to the Official Plan of the Township of Ramara and constituting text and Schedule "A", is hereby adopted.
2. That the Clerk is authorized to forward Amendment Number 27 to the County of Simcoe as require under Section 17(31) and to provide such notice as required by Section 17(13) of the Planning Act.
3. That this By-law shall come into force and effect on the day of the passing thereof and this Amendment comes into force and effect as the official plan approved in accordance with Section 17(22) of the Planning Act.

**BYLAW READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED
THIS 21 DAY OF OCTOBER, 2024.**

The Corporation of the
Township of Ramara

Original Signed By

BASIL CLARKE, MAYOR

Original Signed By

JENNIFER CONNOR, CLERK

Status: Passed

AMENDMENT NO.27
TO THE
OFFICIAL PLAN OF THE
TOWNSHIP OF RAMARA

October 21, 2024

AMENDMENT NO.27 TO THE OFFICIAL PLAN OF THE TOWNSHIP OF RAMARA

PART A - THE PREAMBLE

1. Purpose of the Amendment

The purpose of this Official Plan Amendment is to amend the lot creation policies in the Rural Designation for the subject property to allow for an additional lot to be created by consent for infill purposes.

2. Location

This Amendment applies to the lands legally described as South Part Lot 25, Concession 12 except Part 1 on Plan 51R-21940 and except Part 1 on Plan 51R-34661, municipally known as 5135 Sideroad 25 (roll number 4348-010-006-71600)

3. Basis of the Amendment

The Official Plan of the Township of Ramara currently designates the subject land as "Rural". The applicant has made an application to amend the Official Plan to permit the creation of an additional lot to be created by consent. Section 9.4.8.4 of the Township of Ramara Official Plan (2003) permits the creation of one (1) lot for a single detached dwelling from a property as it legally existed on January 1, 1994.

The subject property obtained consent in 2006 for a single lot fronting on Sideroad 25 being Part 1 on Plan 51R-34661, known municipal as 5051 Sideroad 25. The applicant has requested an amendment to section 9.4.8.4 in the Official Plan to permit the creation of an infill lot located between two adjacent existing non-farm lots being Part 1 on Plan 51R-21940 and Part 1 on Plan 51R-34661.

PART B - THE AMENDMENT

All of the Amendment entitled PART B - THE AMENDMENT consisting of the attached text constitutes Amendment No. 27 to the Official Plan of the Township of Ramara.

1. Section 9.4.10 Special Policies is hereby amended to add a special policy. The new subsection shall read:

9.4.10.6 - Notwithstanding the policy contained in Section 9.4.8.4, the creation of one new infill lot for a single detached dwelling is permitted from a property as it legally existing on the date of passage of this Official Plan Amendment.
2. Schedule A entitled "Land Use Plan" is amended by adding reference to the relevant policy for the lands.
3. The provisions of the Official Plan of the Township of Ramara, as amended, shall apply in regard to the implementation of the amendment.

Schedule 'A' to Amendment No. 27 of the
Township of Ramara Official Plan

