THE CORPORATION OF THE
TOWNSHIP OF LAURENTIAN VALLEY

BY-LAW NUMBER 02-03-139

A By-law to amend By-law Number 635-02-91, as amended, of the (former) Township of Pembroke.

PURSUANT TO SECTION 34 OF THE PLANNING ACT, R.S.O. 1990, c.P. 13, THE TOWNSHIP OF LAURENTIAN VALLEY HEREBY ENACTS AS FOLLOWS:

1. THAT By-law Number 635-02-91, as amended, of the (former) Township of Pembroke is hereby further amended as follows:

   (a) By adding a new subsection immediately following Section 21.3 (o) Highway Commercial-Exception Fifteen (HC-E15) Zone as follows:

      “(p) Highway Commercial-Exception Sixteen (HC-E16) Zone

      Notwithstanding any other provisions of this By-law to the contrary, for the lands zoned Highway Commercial-Exception Sixteen (HC-E16) and located Part of Lot 1, Concession III, in the geographic Township of Pembroke, a craft shop or studio shall also be a permitted use. A craft shop or studio shall mean a building or structure where an artist or skilled craftsperson creates unique articles and/or offers instruction in an art or skilled craft and/or a building or structure where such unique articles are offered for sale. This may include a wood carver, a painter, a potter, a sculptor, a photographer, or any similar artist or craftsperson whose workplace is not otherwise defined elsewhere in this By-law.”

   (b) Schedule ‘A’ to By-law Number 635-02-91 of the (former) Township of Pembroke, is amended by rezoning lands located on Beachburg Road, in Part of Lot 1, Concession III, in the geographic Township of Pembroke, in the Township of Laurentian Valley from “Rural (RU)” to “Highway Commercial-Exception Sixteen (HC-E16)’’ as shown on Schedule “A” attached hereto.

2. THAT save as aforesaid all other provisions of By-law Number 635-02-91, as amended, of the (former) Township of Pembroke, shall be complied with.

3. This by-law shall come into force and take effect on the day of final passing thereof.

This By-law given its FIRST And SECOND reading this 5th day of March 2002.

This By-law read a THIRD time and finally passed this 5th day of March 2002.

REEVE

CLERk
CORPORATION OF THE TOWNSHIP OF LAURENTIAN VALLEY

This is Schedule "A" to By-law Number 02-03-129
Passed the 5th day of March 2009

Signatures of Signing Officers:

Reeve

Clerk

Legend

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<thead>
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<th>Description</th>
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<tr>
<td>E1</td>
<td>Exception One - numbered consecutively for each respective zone classification e.g., R-E1, R-E2 etc</td>
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SCALE

0 1000 metres

Area Affected by Amendment from Rural (RU) to Highway Commercial-Exception Sixteen (HC-E16)
KEY MAP
TOWNSHIP OF LAURENTIAN VALLEY

LOCATION OF ZONING BY-LAW AMENDMENT
(geographic Township of Pembroke)
FORM 1
PLANNING ACT, R.S.O. 1990, c.P.13
NOTICE OF THE PASSING OF A ZONING BY-LAW BY
THE CORPORATION OF THE TOWNSHIP OF LAURENTIAN VALLEY

TAKE NOTICE that the Council of the Corporation of the Township of Laurentian Valley passed By-law 03-03-129 on the 5th day of March 2002, under Section 34 of the Planning Act, R.S.O. 1990, c.P.13.

PURPOSE, EFFECT AND LOCATION
The purpose of the proposed zoning by-law amendment is to rezone lands to permit their use for a lawn and garden care business, including a business office and sales of lawn/garden products, and also for a craft shop or studio. The subject lands are occupied by an existing 223 m² (2,400 square feet) building and are currently zoned Rural (RU) which does not permit the range of uses proposed for the building. The subject lands are the proposed severed lands in an application for consent, being Consent File No. B129/01, filed with the County of Renfrew. Some aspects of the businesses are currently operated from the existing single detached dwelling on the proposed retained lands and are proposed to be moved into the building on the lot to be severed. The effect of this amendment is to rezone the subject lands from Rural (RU) to Highway Commercial-Exception Sixteen (HC-E16). The exception zone is required in order to include a craft shop or studio as a permitted use in addition to the uses permitted in the Highway Commercial (HC) zone.

The lands affected by the proposed zoning by-law amendment are located on Beachburg Road, in Part Lot 1, Concession III, in the geographic Township of Pembroke, in the Township of Laurentian Valley, as shown on the Key Map.

AND TAKE NOTICE that any person or agency may appeal to the Ontario Municipal Board in respect of the By-law by filing with the Clerk of the Corporation of the Township of Laurentian Valley not later than the 30th day of March 2002, a notice of appeal setting out the objection to the By-law and the reasons in support of the objection. The appeal must be accompanied by the prescribed fee of $125.00 payable to the Minister of Finance. Only individuals, corporations and public bodies may appeal a zoning by-law to the Ontario Municipal Board. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group.

A COPY of the amendment and any additional information relating to the Zoning By-law Amendment is available for inspection during office hours at the Township Office.

DATED at the Township of Laurentian Valley this 5th day of March 2002.

Mr. Darrel Ryan, C.A.O.
Township of Laurentian Valley
460 Witt Road, R.R. # 4
Pembroke, Ontario K8A 6W5
Phone No. (613) 735-6291
Fax No. (613) 735-5820
KEY MAP
TOWNSHIP OF LAURENTIAN VALLEY

LOCATION OF ZONING BY-LAW AMENDMENT
(geographic Township of Pembroke)
THE CORPORATION OF THE
TOWNSHIP OF LAURENTIAN VALLEY
NOTICE TO PUBLIC BODIES

TAKE NOTICE that the Council of the Corporation of the Township of Laurentian Valley intends to amend Comprehensive Zoning By-law No. 635-02-91 of the (former) Township of Pembroke and will hold a public meeting on **Tuesday, March 5, 2002 at 6:30 p.m.** at the Township Municipal Office to consider the proposed amendment. The amendment was prepared in accordance with the provisions of Section 34 of the Planning Act, R.S.O. 1990, c.P.13.

**PURPOSE, EFFECT AND LOCATION**
The purpose of the proposed zoning by-law amendment is to rezone lands to permit their use for a lawn and garden care business, including a business office and sales of lawn/garden products, and also for a craft shop or studio. The subject lands are occupied by an existing 223 m² (2,400 square feet) building and are currently zoned Rural (RU) which does not permit the range of uses proposed for the building. The subject lands are the proposed severed lands in an application for consent, being Consent File No. B129/01, filed with the County of Renfrew. Some aspects of the businesses are currently operated from the existing single detached dwelling on the proposed retained lands and are proposed to be moved into the building on the lot to be severed. The effect of this amendment is to rezone the subject lands from Rural (RU) to Highway Commercial-Exception Sixteen (HC-E16). The exception zone is required in order to include a craft shop or studio as permitted use in addition to the uses permitted in the Highway Commercial (HC) zone.

The lands affected by the proposed zoning by-law amendment are located on Beachburg Road, in Part Lot 1, Concession III, in the geographic Township of Pembroke, in the Township of Laurentian Valley, as shown on the Key Map.

**PURSUANT** to Section 34 (15) of the Planning Act, R.S.O. 1990, c.P.13, you are hereby requested to submit your comments to the Clerk by no later than **Tuesday, March 5, 2002**.

A COPY of the Proposed Zoning By-law Amendment and any additional information relating to the proposed Amendment is available for inspection during regular office hours at the Township Office.

If a person or public body that files a notice of appeal of a decision of the Township of Laurentian Valley in respect of the proposed Zoning By-law Amendment does not make oral submission at a public meeting or make written submission to the Township of Laurentian Valley before the proposed Zoning By-law Amendment is adopted, the Ontario Municipal Board may dismiss all or part of the appeal.

DATED at the Township of Laurentian Valley this **12** day of February, 2002.

[Signature]

Darrel Ryan, C.A.O.
Township of Laurentian Valley
R.R. # 4, 460 Witt Road
Pembroke, Ontario
K8A 6W5
Phone: (613) 735-6291
Fax: (613) 735-5820
KEY MAP
TOWNSHIP OF LAURENTIAN VALLEY

LOCATION OF ZONING BY-LAW AMENDMENT
(geographic Township of Pembroke)
THE CORPORATION OF THE
TOWNSHIP OF LAURENTIAN VALLEY
NOTICE OF PUBLIC MEETING

Concerning a proposed amendment to Comprehensive Zoning By-law 635-02-91 for the (former) Township of Pembroke.

TAKE NOTICE that the Council of the Corporation of the Township of Laurentian Valley will hold a public meeting on Tuesday, March 5, 2002 at 6:30 p.m., at the Township Municipal Office to consider a proposed amendment to Comprehensive Zoning By-law No. 635-02-91 of the (former) Township of Pembroke. The amendment has been prepared in accordance with the provisions of Section 34 of the Planning Act, R.S.O. 1990, c.P.13.

PURPOSE, EFFECT AND LOCATION
The purpose of the proposed zoning by-law amendment is to rezone lands to permit their use for a lawn and garden care business, including a business office and sales of lawn/garden products, and also for a craft shop or studio. The subject lands are occupied by an existing 223 m² (2,400 square feet) building and are currently zoned Rural (RU) which does not permit the range of uses proposed for the building. The subject lands are the proposed severed lands in an application for consent, being Consent File No. B129/01, filed with the County of Renfrew. Some aspects of the businesses are currently operated from the existing single detached dwelling on the proposed retained lands and are proposed to be moved into the building on the lot to be severed. The effect of this amendment is to rezone the subject lands from Rural (RU) to Highway Commercial-Exception Sixteen (HC-E16). The exception zone is required in order to include a craft shop or studio as a permitted use in addition to the uses permitted in the Highway Commercial (HC) zone.

The lands affected by the proposed zoning by-law amendment are located on Beachburg Road, in Part Lot 1, Concession III, in the geographic Township of Pembroke, in the Township of Laurentian Valley, as shown on the Key Map.

ANY PERSON may attend the public meeting and/or make written or verbal representation either in support of or in opposition to the amendment aforesaid.

A COPY of the Proposed Zoning By-law Amendment and any additional information relating to the proposed Amendment is available for inspection during regular office hours at the Township Office.

If a person or public body that files a notice of appeal of a decision of the Township of Laurentian Valley in respect of the proposed Zoning By-law Amendment does not make oral submission at a public meeting or make written submission to the Township of Laurentian Valley before the proposed Amendment is adopted, the Ontario Municipal Board may dismiss all or part of the appeal.

DATED at the Township of Laurentian Valley this 12 day of February, 2002.

Darrel Ryan, C.A.O.
Township of Laurentian Valley
R.R. # 4, 460 Witt Road
Pembroke, Ontario K8A 6W5
Phone: (613) 735-6291; Fax: (613) 735-5820
KEY MAP
TOWNSHIP OF LAURENTIAN VALLEY

LOCATION OF ZONING BY-LAW AMENDMENT
(geographic Township of Pembroke)