

**THE CORPORATION OF THE TOWNSHIP OF WEST LINCOLN**  
**BY-LAW NO. 2024- XX**

**A BY-LAW TO AMEND ZONING BY-LAW NO. 2017-70, AS  
AMENDED, OF THE TOWNSHIP OF WEST LINCOLN**

**WHEREAS THE TOWNSHIP OF WEST LINCOLN COUNCIL IS EMPOWERED TO ENACT THIS BY-LAW BY VIRTUE OF THE PROVISIONS OF SECTION 34 OF THE PLANNING ACT, 1990, AS AMENDED;**

**NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF WEST LINCOLN HEREBY ENACTS AS FOLLOWS:**

1. THAT Schedule ‘A’ Map ‘E3’ to Zoning By-law No. 2017-70, as amended, is hereby amended by changing the zoning on 8399 Concession 2 Road, legally described as Concession 3 PT LOT 10 RP30R14841 Part 1, in the former Township of Caistor, now in the Township of West Lincoln, Regional Municipality of Niagara, shown as the subject lands on Schedule ‘A’. attached hereto and forming part of this By-law.
2. THAT Map ‘E3’ to Schedule ‘A’ to Zoning By-Law NO. 2017-70, as amended, is hereby amended by changing the zoning on part of the subject lands shown on Schedule ‘A’, attached hereto and forming part of this By-law from a Rural Residential Zone ‘RUR’ zone to a Rural Residential Zone with a site specific temporary use number RUR(T-14).
3. THAT, for the purpose of this By-law a garden suite shall be defined as follows:

Garden Suite: A one unit detached residential structure containing bathroom and kitchen facilities, ancillary to an existing residential structure and is designed to be portable.
4. THAT, Part 5 of Zoning By-law 2017-70, as amended, is hereby amended by adding the following to Part 13.3.

Temporary Use Provision	Map #	Parent Zone(s)	Property Description	Permitted Temporary Use	Regulations	Start Date	Expiry Date
T-14	E3	RUR	Concession 3, PT LOT 10 RP30R14841 Part 1, (8399 Concession 2 Road))	Garden Suite	As per the parent zone. Except: That the owner enters into a Temporary Use Agreement prior to the placement of the garden suite.	February 26 2024	February 26 2044

5. AND THAT this By-law shall become effective from and after the date of passing thereof.

**READ A FIRST, SECOND AND THIRD  
TIME AND FINALLY PASSED THIS  
26<sup>th</sup> DAY OF FEBRUARY, 2024.**

**MAYOR CHERYL GANANN**

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NANCY FIORENTINO , CLERK

DRAFT

**EXPLANATION OF THE PURPOSE AND EFFECT OF BY-LAW NO. 2024-XX**

**Location:**

This By-law involves a parcel of land legally known as 8399 Concession 2 Road, legally described as Concession 3 PT LOT 10 RP30R14841 Part 1, in the former Township of Caistor, now in the Township of West Lincoln, Regional Municipality of Niagara, shown as the subject lands on Schedule 'A'. attached hereto and forming part of this By-law.

**Purpose & Effect:**

This By-law has been enacted to permit a garden suite on the subject property to facilitate common living. This By-law provides for such use for a temporary period commencing February 2024 and expiring February 2044.

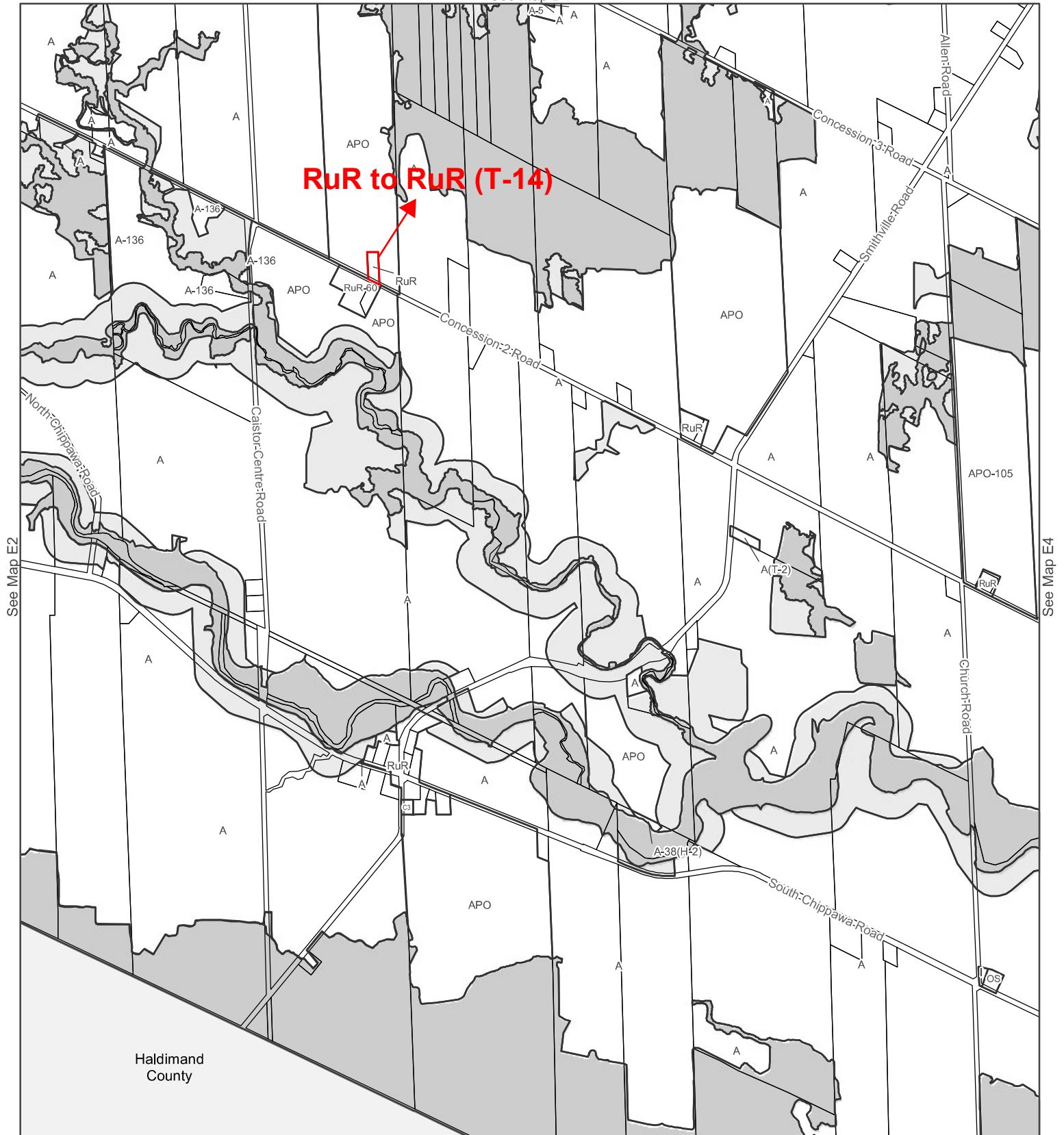
Any extension to the time limit set out in this By-law will require the passage of a further By-law by the Council for the Township of West Lincoln. Such request for an extension must be made in writing to the Township no later than 3 months prior to the expiration of this By-law.

**Public Consultation:**

The Public Meeting was held on February 12<sup>th</sup> 2024. All written and oral comments will be considered in the making of the decision by Council. Agency comments regarding this application has been included in the amending bylaw.

File: 1601-010-23  
Applicant: James Smith

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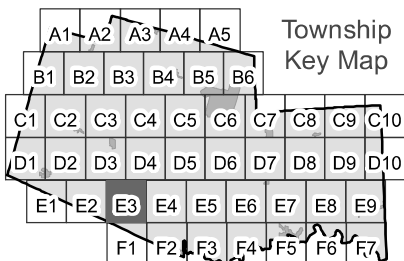


See Map E2

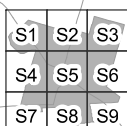
See Map E4

Haldimand County

See Map F1



**Smithville Key Map**



- Settlement Area Boundary
- Zone Boundary
- EC
- EP
- Waste Management Facility Assessment Area

**Township of West Lincoln**  
Schedule A  
Zoning By-law No.2017-70

Map  
**E3**  
1:20,000  
0 500 m  
Last Updated: July 2019