

Corporation of the Township of Nipissing
Commanda Island Unit 143

BY-LAW NO. 2024-34

"Being a By-law to Amend Zoning By-law 2020-20, as amended"

WHEREAS the Corporation of the Township of Nipissing has received an application to amend Zoning By-law 2020-20 as amended;

AND WHEREAS Section 34 of the Planning Act, R.S.O. 1990, c.P.13, as amended, authorizes the Council of a municipality to pass Zoning By-laws to regulate the use of land, buildings or structures in accordance with Section 34(1) of the Planning Act, R.S.O. 1990, c.P.13.

NOW THEREFORE the Council of the Corporation of the Township of Nipissing enacts that By-law 2020-20, as amended is hereby amended as follows:

1. Section 5.17 shall be added following Section 5.16. Section 5.17 shall read as follows:

"5.17 SPECIAL ZONE NO.17 (Commanda Island 143)

Notwithstanding any other provision of this By-law, on the property located on Commanda Island Unit 143, Parcel 8029 Section NS, PIN 52222-0045 (LT), in the Township of Nipissing, the following applies:

5.17.1 Zone Boundaries

The zone boundaries of Special Zone No. 17 (SZ 17) are identified on the Schedule A1 to this By-law.

5.15.2 Permitted Uses

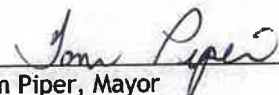
In addition to the permitted uses of the Limited Service Residential (LSR) Zone, the placement of fill (sand material) shall be permitted.

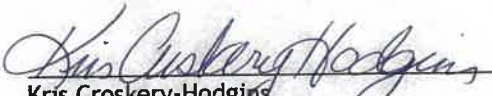
5.15.3 Regulations

Within the Special Zone No. 17 (SZ 15), the area associated with the placement of fill (sand material) shall not exceed a shoreline width of 18 metres and a length of 10 metres, for a total maximum area of 180 square metres.

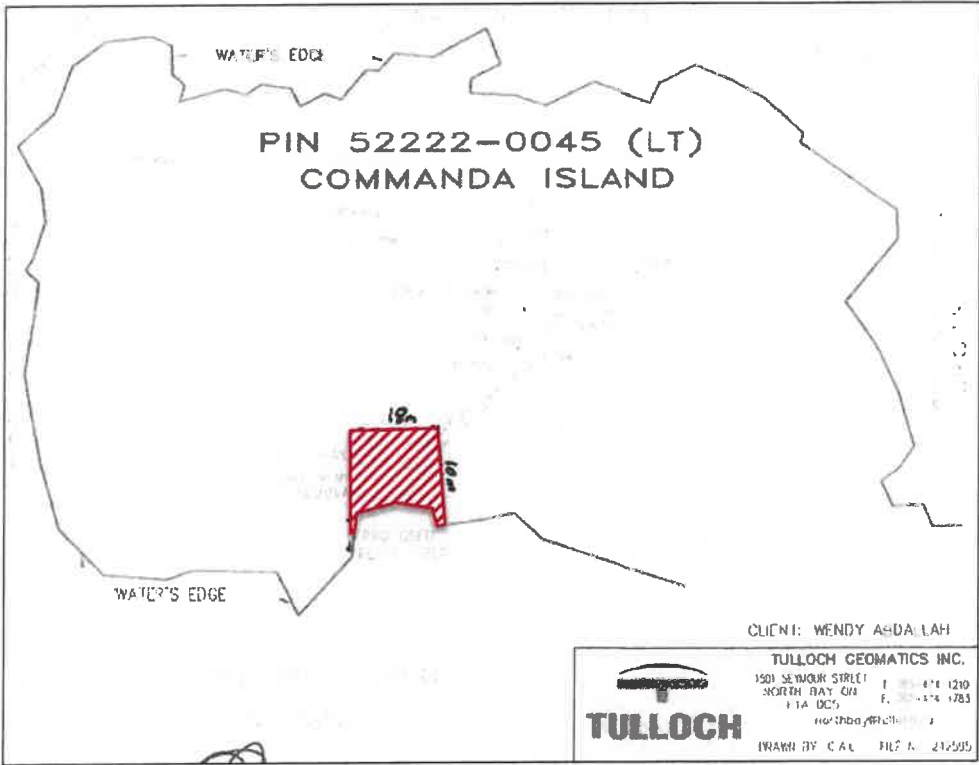
2. Schedule A to Zoning By-law 2020-20 shall be amended in accordance with Schedule 'A1', attached hereto.

Read a first, second and a third time and passed this 16th day of July, 2024.


Tom Piper, Mayor


Kris Croskery-Hodgins,
Municipal Administrator-Clerk-Treasurer

Schedule A1 to By-law No. 2024-34



 Lands to be rezoned to the Special Zone No. 17 (SZ 17)