



## The Corporation of Norfolk County

### By-Law 2025-XX

Being a By-Law to Amend Zoning By-Law 1-Z-2014, as amended, for the property described as North Walsingham Concession 9 Part Lot 4 & 5, Norfolk County, municipally known as 310 10<sup>th</sup> Concession Road.

**WHEREAS** Norfolk Council is empowered to enact this By-Law, by virtue of the provisions of Section 34 of the Planning Act, R.S.O. 1990, CHAPTER P.13, as amended;

**AND WHEREAS** this By-Law conforms to the Norfolk County Official Plan.

**NOW THEREFORE** the Council of The Corporation of Norfolk County hereby enacts as follows:

1. That Subsection 14 Special Provisions is hereby further amended by adding Special Provision 14.XXXX as follows:

14.XXXX In lieu of the corresponding provisions in Section 3.36, *Surplus Farm Dwelling Severance Properties*, the following shall apply:

- a) Any existing *accessory buildings* and *structures* existing on the severed lot at the time of severance shall be deemed to be granted relief from the applicable *building height* and *accessory building or structure lot coverage* regulations existing at the time of severance and relief from the *usable floor area* regulation to a maximum of 600.5 square metres.

**ENACTED AND PASSED** this xx day of xx, 2025.

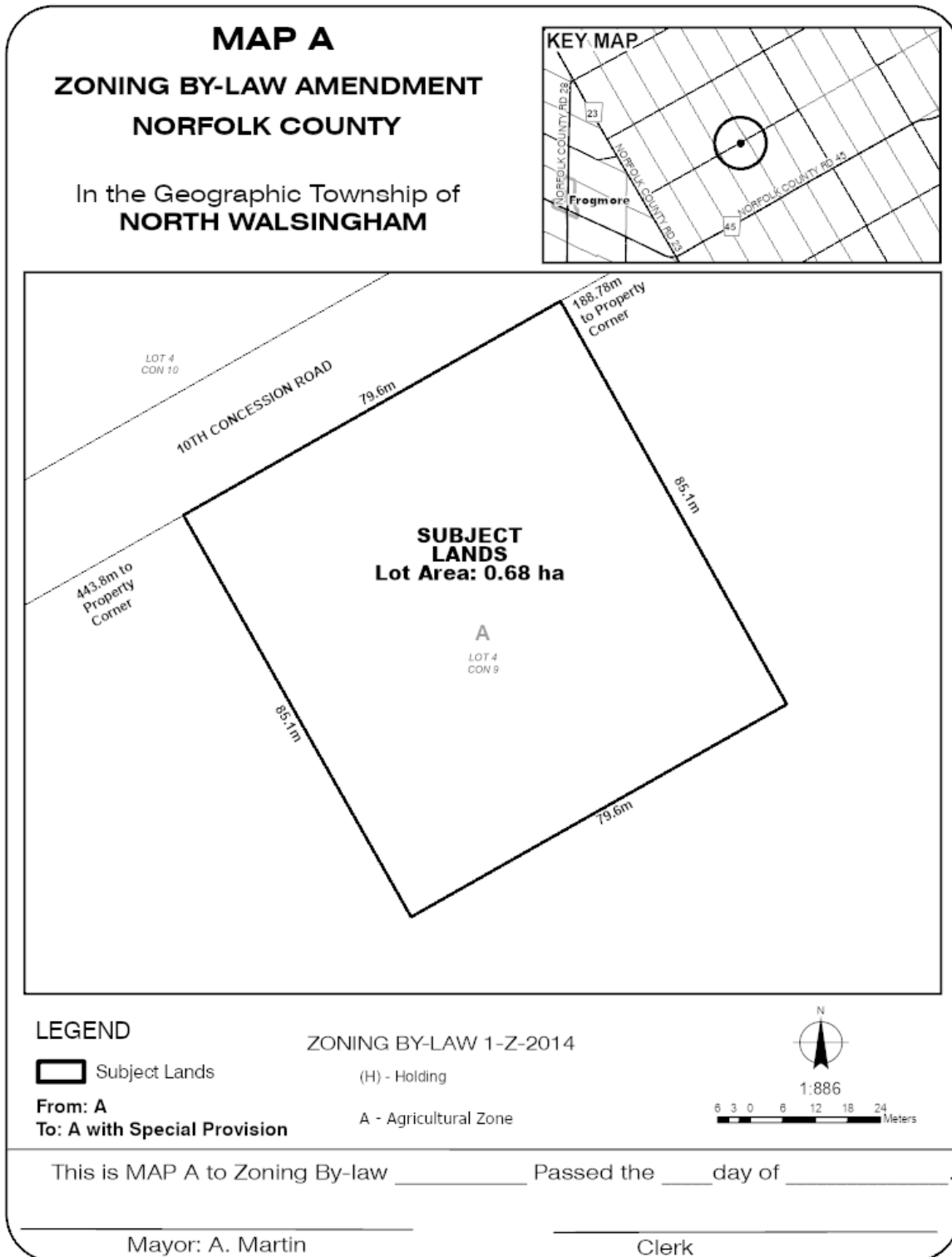
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Mayor

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County Clerk





## **Explanation of the Purpose and Effect of**

### **By-Law 2025-XX**

This By-Law affects a parcel of land described as North Walsingham Concession 9 Part Lot 4 & 5, Norfolk County, municipally known as 310 10th Concession Road.

The purpose of this By-Law is to add a Special Provision on the subject lands permit a maximum usable floor area of 600.5 square metres for a structure accessor to a dwelling within the Agricultural Zone to facilitate a future severance of a dwelling surplus to the needs of agriculture.