

**TOWN OF TILLSONBURG**  
**COUNCIL APPROVED BY-LAWS**

The following is a list of by-laws that have been passed since the most recent comprehensive by-law consolidation, but have not yet been consolidated into the comprehensive by-law.

Copies of the Council approved by-laws listed here, follow immediately behind this page.

<u>By-Law #</u>	<u>Third Reading</u>	<u>Location</u>	<u>Zone Change</u>
2024-037	April 8, 2024	Lot 44, Plan 41M-143	R1A (Removal of Holding Provision)
2024-044	OLT Approved April 11, 2024	Lot 616, PT Lt 615, Judge's Plan 500	Sect. 15.36, NC-6

\*By-Law is under appeal to OLT.

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**THE CORPORATION OF THE TOWN OF TILLSONBURG  
BY-LAW 2024-037**

**A BY-LAW to amend Zoning By-Law Number 3295, as amended.**

**WHEREAS** the Municipal Council of the Corporation of the Town of Tillsonburg deems it advisable to amend By-Law Number 3295, as amended;


**BE IT THEREFORE ENACTED** by the Council of the Corporation of the Town of Tillsonburg as follows:

1. That Schedule "A" to By-Law Number 3295, as amended, is hereby amended by changing to 'R1A' the zone symbol of the lands so designated 'R1A' on Schedule "A" attached hereto.
  
2. This By-Law comes into force in accordance with Sections 34(21) and (30) of the Planning Act, R.S.O. 1990, as amended.

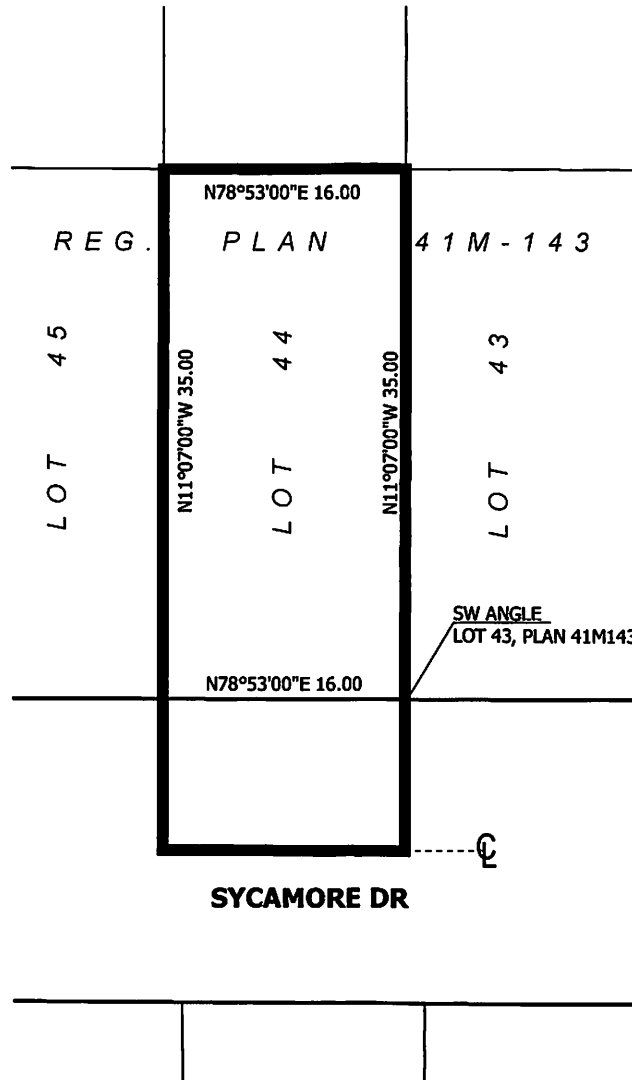
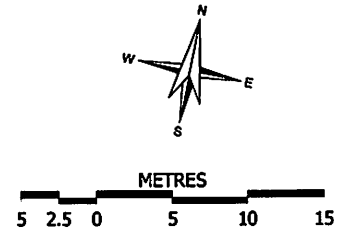
**READ A FIRST AND SECOND TIME THIS 8<sup>th</sup> day of APRIL, 2024.**

**READ A THIRD AND FINAL TIME AND PASSED THIS 8<sup>th</sup> day of APRIL, 2024.**

  
\_\_\_\_\_  
MAYOR – Deb Gilvesy

  
\_\_\_\_\_  
CLERK – Tanya Daniels

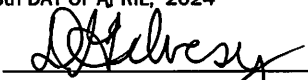
**SCHEDULE "A"**  
**TO BY-LAW No. 2024-037**  
**LOT 44, REGISTERED PLAN 41M-143**  
**TOWN OF TILLSONBURG**




 AREA OF ZONE CHANGE TO R1A

NOTE: ALL DIMENSIONS IN METRES

THIS IS SCHEDULE "A"  
 TO BY-LAW No. 2024-037, PASSED  
 THE 8th DAY OF APRIL, 2024

  
 \_\_\_\_\_  
 MAYOR

  
 \_\_\_\_\_  
 CLERK

THE CORPORATION OF THE  
TOWN OF TILLSONBURG  
BY-LAW NUMBER 2024-044

A By-Law to amend Zoning By-Law Number 3295, as amended.

WHEREAS the Municipal Council of the Corporation of the Town of Tillsonburg deems it advisable to amend By-Law Number 3295, as amended.

THEREFORE, the Municipal Council of the Corporation of the Town of Tillsonburg, enacts as follows:

1. That Schedule "A" to By-Law Number 3295, as amended, is hereby amended by changing to "NC-6" the zone symbol of the lands so designated "NC-6" on Schedule "A" attached hereto.
2. That Section 15.3 to By-Law Number 3295, as amended, is hereby further amended by adding the following subsection at the end thereof:

"15.3.6      **LOCATION: LT 616 PL 500; PT LT 615 PL 500      NC-6 (KEY MAP 20)**

15.3.6.1      Notwithstanding any provisions of this By-Law to the contrary, no *person* shall within any NC-6 zone *use any lot, or erect, alter, or use any building or structure* for any purpose except the following:

all *uses permitted* in Section 15.1;  
a *single detached dwelling* existing on July 17, 2023;  
an additional residential *dwelling unit* within the *existing single detached dwelling*.

15.3.6.2      Notwithstanding any provisions of this By-Law to the contrary, no *person* shall within any NC-6 zone *use any lot, or erect, alter, or use any building or structure* except in accordance with the following provisions:

15.3.6.2.1    Number of Additional Residential Dwelling Units within an Existing Single Detached Dwelling

Maximum		2
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15.3.6.2.2    Number of Parking Spaces

- |     |   |   |
|-----|---|---|
| i)  | Minimum for an <i>existing single detached dwelling</i> | 2 |
| ii) | Minimum per additional residential <i>dwelling unit</i> | 1 |

15.3.6.3 That all of the provisions of the NC Zone in Section 15.2 of this By-Law, as amended, shall apply and further, that all other provisions of this By-Law, as amended, that are consistent with the provisions herein shall continue to apply mutatis mutandis.”

3. This By-Law comes into force in accordance with Sections 34(21) and (30) of the Planning Act, R.S.O. 1990, as amended.

READ a first and second time this 17<sup>th</sup> day of July, 2023.

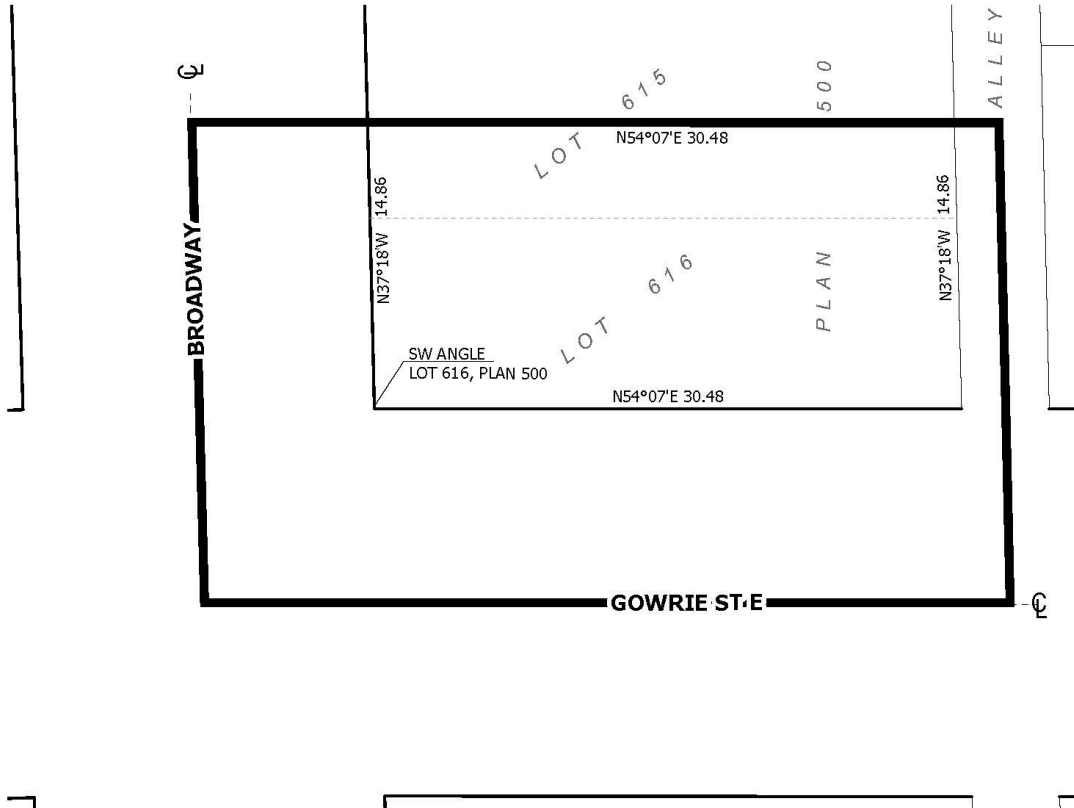
READ a third time and finally passed this 17<sup>th</sup> day of July, 2023.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk

SCHEDULE "A"  
TO BY-LAW No. 2024-044

LOT 616, PART LOT 615, JUDGE'S PLAN 500  
TOWN OF TILLSONBURG



 AREA OF ZONE CHANGE TO NC-6

NOTE: ALL DIMENSIONS IN METRES



THIS IS SCHEDULE "A"

TO BY-LAW No. \_\_\_\_\_, PASSED

THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2023

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CLERK