

THE CORPORATION OF THE TOWNSHIP OF SEVERN

BY-LAW NO. 2017-XX

BEING A BY-LAW TO AMEND ZONING BY-LAW NO. 2010-65, AS AMENDED, TO IMPLEMENT THE SOURCE PROTECTION POLICIES OF THE SOUTH GEORGIAN BAY LAKE SIMCOE SOURCE PROTECTION PLAN AND THE TOWNSHIP OF SEVERN OFFICIAL PLAN

WHEREAS the matters hereinafter set out comply with the Official Plan in effect for the Township of Severn;

AND WHEREAS the Council of the Corporation of the Township of Severn deems it advisable to amend the provisions of Zoning By-law No. 2010-65, as otherwise amended, as they apply to all lands in the Township of Severn;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF SEVERN HEREBY ENACTS AS FOLLOWS:

1. THAT Schedule "G" be added to Zoning By-law No. 2010-65, as otherwise amended, which applies to all lands within the Township of Severn, in accordance with Schedule "1" attached hereto and forming part of this By-law.
2. THAT a new section 3.40 "SOURCE PROTECTION" be added immediately following Section 3.39 "YARD ENCROACHMENTS PERMITTED" as follows:

"3.40 SOURCE PROTECTION

3.40.1 This Section applies to lands within the Well Head Protection Area (WHPA) and the Intake Protection Zone Area (IPZ) Overlay Zones (WHPA-A, WHPA-B, WHPA-C, WHPA-D, WHPA-E, IPZ-1, IPZ-2). The regulations set forth in this section shall apply to the applicable overlay zone and shall be in addition to those regulations set forth in the underlying zone. In the event of a conflict between the provisions of the regulations of this overlay zone and the provisions of the underlying zone, the provisions of the overlay zone shall prevail.

3.40.1.1 Within the WHPA-A and IPZ-1 overlay zones, any non-residential use that is listed below is prohibited.

- a) Storage facilities for agricultural source material.
- b) Storage facilities for non-agricultural source material.
- c) Commercial fertilizer storage facilities.
- d) Pesticide storage facilities.
- e) Road salt storage facilities.
- f) Snow storage facilities.
- g) Fuel storage facilities.
- h) Storage facilities for organic solvents.

3.40.1.2 Within the WHPA-A Overlay zones any residential fuel storage over 250 litres shall be prohibited.

3.40.1.3 Within the WHPA-A, WHPA-B, WHPA-C, IPZ-1 or IPZ-2 Overlay

Zones, any non-residential use that is proposed and listed in this Section or any non-residential use that is proposed and has the potential to use or store any of the items listed in this Section, shall be prohibited.

a) dense non-aqueous phase liquids (DNAPLS).

3.40.2 The taking of water of more than 50,000 litres per day without returning it to the same aquifer, shall not be permitted.

3.40.3 The provisions of this Section shall apply to all lands within the Township of Severn.”

3. THAT Zoning By-law No. 2010-65, as otherwise amended, is hereby amended to give effect to the foregoing, but Zoning By-law No. 2010-65, as otherwise amended, shall in all other respects remain in full force and effect save as same may be otherwise amended or herein dealt with.

4. THAT subject to the provisions of the *Planning Act*, R.S.O. 1990, as amended, this By-law shall come into force on the date it is passed by the Council of the Corporation of the Township of Severn.

By-law read a first and second time this _____ day of _____, 2017.

By-law read a third time and finally passed this _____ day of _____, 2017.

CORPORATION OF THE TOWNSHIP OF SEVERN

MAYOR

CLERK