

Corporation of the Town of Smiths Falls
NOTICE OF PUBLIC MEETING
PROPOSED ZONING BY-LAW AMENDMENT
General Housekeeping Amendments



TAKE NOTICE that the Planning Advisory Committee of the Town of Smiths Falls will hold a public meeting on the **17th day of October 2024 beginning at 5:00 p.m.** in the Council Chambers at Town Hall to consider proposed amendments to the Town's Zoning By-law 10375-2022 pursuant to Section 34 of the *Planning Act*, as described below. Virtual participation in this meeting will be accommodated by request to the Secretary-Treasurer of the Planning Advisory Committee.

PURPOSE AND EFFECT: To make some housekeeping or technical changes, including clarification of general provisions. The proposed housekeeping amendment is intended to address administrative, interpretation and technical issues that have been identified through the day-to-day use of the By-law. The following identifies the changes that are proposed through this amendment:

- Section 2.11 (Enforcement Provisions) to update legislative references and improve administration
- Section 4.16 (Keeping of Animals) to harmonize the regulation of livestock (other than household pets) with the Animal Control By-law
- Section 4.24 (Objects Stored in Yards) to update provisions for storage of recreational vehicles
- Section 4.26 (Number of Dwellings on a Lot) to clarify where more than one dwelling can be built on a lot
- Section 4.28.6 (Barrier Free Parking Spaces) to harmonize requirements to Accessibility for Ontarians with Disabilities Act
- Section 4.28.8 (Driveway Width for Townhouses) to allow 3 m wide driveways at street townhouse lots
- Section 4.32 (Watercourse Setbacks) clarifies that vertical additions to structures within the required 30 m waterbody setback are permitted, so long as the footprint is not enlarged
- Remove and integrate definition of "Automobile Care" within "Automobile Service Station"
- Section 7.2.1 (R2 Zone – Zone Provisions) to allow 0 m interior side yard setback for semi-detached dwellings that are divided into separate lots.

There is no key map attached to this notice given that the proposed housekeeping amendment applies to the whole of the Town of Smiths Falls.

MORE INFORMATION: Further information on this application is available electronically [at this link](#) and may be obtained by contacting the Secretary-Treasurer during regular office hours, Monday through Friday, 8:30 a.m. to 4:30 p.m.

TAKE NOTICE: this Public Meeting will be conducted in a hybrid manner through the Zoom platform and in person in the Council Chambers at Town Hall. **Public participants will be required to declare their name, address, and the file they have expressed interest in.**

If you wish to observe only, the Public Meeting can be viewed live on the Town's YouTube channel <https://www.youtube.com/channel/UCIFXU6Sq9neiC5VU9QbmLtQ> .

If you wish to participate in the hybrid Public Meeting, please contact the Secretary-Treasurer during regular office hours, Monday through Friday, 8:30 a.m. to 4:30 p.m.

Public Meeting documents, including the Planner's Report, will be available at the following link three days before the Public Meeting is scheduled to take place:

DATED AT THE TOWN OF SMITHS FALLS THIS 23rd DAY OF SEPTEMBER 2024.

**Karl Grenke, MCIP, RPP, Secretary-Treasurer
Manager of Development Services**
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