



**PLANNING ACT  
NOTICE OF THE PASSING OF ZONING BY-LAW Z789-2024 BY  
THE CORPORATION OF THE MUNICIPALITY OF BAYHAM**

**MUNICIPALITY OF BAYHAM  
HOUSEKEEPING AMENDMENTS (BILL 23)**

**TAKE NOTICE** that the Council of the Corporation of the Municipality of Bayham passed By-Law No. Z789-2024 on the 5<sup>th</sup> day of September 2024 under Section 34 of the *Planning Act*.

**AND TAKE NOTICE** that any person or agency may appeal to the Ontario Land Tribunal in respect of the By-law by filing with the Clerk of the Municipality of Bayham not later than the 26<sup>th</sup> day of September 2024 a notice of appeal setting out the objection to the By-law and the reasons in support of the objection.

**THE PURPOSE** of this By-law is to amend various sections of the Zoning By-law pertaining to Additional Residential Units in order to ensure conformity with the *Planning Act* and Municipality of Bayham Official Plan with respect to More Homes Built Faster Act, 2022 (Bill 23). The revisions are as follows, and further detailed in the Zoning By-law Z789-2024 available on the Municipality of Bayham website:

- Section 2.0 Definitions - Replace and revise the definition of “Dwelling Unit, Second” with “Additional Residential Unit”.
- Section 4.2 f) Accessory Use – Replace and revise in its entirety regarding the permitted Maximum Floor Areas of accessory use buildings accessory to the principal farm dwelling in all Agricultural Zones (A1/A1-A and A2), excluding main farm buildings such as barns, greenhouses, stables and driving sheds.
- Section 4.9 Obnoxious Uses – Add “water” in addition to land, and clarify the obnoxious uses regulations apply to both vacant lands and lands consisting of buildings/structures.
- Section 4.32.2 Parking Requirements - Replace “Dwelling Unit, Second” with “Additional Residential Unit” in the minimum parking space requirement table.
- Section 4.59 Second Dwelling Units - Replace the title “Second Dwelling Units” with “Additional Residential Unit”, and replace and revise Subsections a) through h) in its entirety with new provisions in accordance with the Official Plan.

The amendments are general amendments that do not apply to specific locations in the Municipality, therefore, no key map or Zoning By-law Schedule changes are necessary.

**THE EFFECT** of this By-law will be to ensure conformity with the Planning Act legislative changes as a result of *More Homes Built Faster Act, 2022* (Bill 23), and conformity to the Municipality of Bayham Official Plan (OPA No.34, By-law No. 2023-077) that was Adopted by Council and Approved by Elgin County on November 14, 2023.

**ONLY INDIVIDUALS, CORPORATIONS AND PUBLIC BODIES** may appeal a by-law to the Ontario Land Tribunal. A notice of appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

**NO PERSON OR PUBLIC BODY SHALL** be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Ontario Land Tribunal, there are reasonable grounds to add the person or public body as a party.

The complete By-law is available for inspection by contacting the municipal office.

**DATED AT THE MUNICIPALITY OF BAYHAM THIS 6<sup>th</sup> DAY OF SEPTEMBER 2024.**

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**NOTE:** For information regarding the fees associated with an appeal to the Ontario Land Tribunal, please see the following link: <https://olt.gov.on.ca/appeals-process/fee-chart/> or contact the Municipality.