

THE CORPORATION OF THE MUNICIPALITY OF POWASSAN
(TOMASELLI)
BYLAW NO. 2026-07

Being a Bylaw to amend Bylaw No. 2003-38, as amended, the Zoning Bylaw for the Municipality of Powassan with respect to lands described as Plan 57, Block 7, Part of Lot 25; Part of Lot 16, Concession 12, Himsworth, (Civic Address: 81 King Street, Powassan), in the Municipality of Powassan, District of Parry Sound.

WHEREAS the Council of the Corporation of the Municipality of Powassan is empowered to pass Bylaws to regulate the use of land pursuant to Section 34 of the Planning Act, R.S.O. 1990;

AND WHEREAS the owners of the subject lands have filed an application with the Municipality of Powassan to amend Bylaw No. 2003-38, as amended;

AND WHEREAS the Council of the Corporation of the Municipality of Powassan deems it advisable to further amend Bylaw 2003-38, as amended;

NOW THEREFORE the Council of the Corporation of the Municipality of Powassan enacts as follows:

1. **THAT** Schedule 'B' to Zoning Bylaw No. 2003-38 as amended, is hereby further amended by re-zoning affected lands described as 57, Block 7, Part of Lot 25; Part of Lot 16, Concession 12, Himsworth, (81 King Street), in the Municipality of Powassan, from Village Residential One (RV1) to Village Commercial One – Exception Five (CV1-5) as shown hatched on Schedule 'A-1' attached hereto and forming part of this By-law.
2. **THAT** Section 4.6.3 "Exceptions" of Zoning Bylaw No. 2003-38, as amended is further amended by adding the following subsection:

4.6.3.5 Village Commercial Exception Five (CV1-5) Zone
Notwithstanding Table 1 of Section 3.21 Parking Area Regulations, to the contrary, the provision of on-site parking, within the Village Commercial Exception Five (CV1-5) Zone, shall require a minimum of 10 parking spaces.
3. This Bylaw shall come into effect upon the date of passage hereof, subject to the provisions of Section 34 (30) and (31) of the Planning Act, 1990.

READ a FIRST and SECOND time on 21st day of April 2026 and **READ a THIRD and FINAL** time and passed as such in open Council on the 5th day of May 2026.



Mayor



Clerk

SCHEDULE 'A-1'

