



**BY-LAW NO. 2020-017**

**A BY-LAW OF THE CORPORATION OF THE TOWN OF  
BRACEBRIDGE TO AMEND BY-LAW 2016-088, A LAND  
USE CONTROL BY-LAW TO REGULATE THE USE OF  
LAND IN THE TOWN OF BRACEBRIDGE**

WHEREAS By-law No. 2016-088 was enacted to regulate land use in the Town of Bracebridge, in the District Municipality of Muskoka.

AND WHEREAS it is deemed necessary to amend the said By-law by rezoning certain lands and by the addition of certain provisions;

AND WHEREAS by motion 20-PD-018 the Council of The Corporation of the Town of Bracebridge deems it expedient to pass such a by-law.

AND WHEREAS this by-law provides for amendments to By-law 2016-088, as herein described and depicted.

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF BRACEBRIDGE ENACTS AS FOLLOWS:

1. **THAT** Schedules "A" thru "E" to By-law No. 2016-088, attached hereto, are hereby amended by changing the zoning of all lands highlighted in red in the attached Schedules "A-1" to "A-31".
2. **THAT** Section 3.2.3.1, Minimum Lot Area – Public Water & Private Sewage for the R1 zone is amended by deleting the following:  
  
"695 m<sup>2</sup>"  
  
and replacing it with the following:  
  
"0.4 ha"
3. **THAT** Section 3.2.3.1, Minimum Lot Area – Private Wells & Private Sewage for the R1 zone is amended by deleting the following:  
  
"1390 m<sup>2</sup>"  
  
and replacing it with the following:  
  
"0.4 ha"
4. **THAT** Section 3.2.3.1, Minimum Lot Area – Public Water & Private Sewage for the R2 and R3 zones are amended by deleting the following:  
  
"925 m<sup>2</sup>"  
  
and replacing it with the following:  
  
"0.4 ha"

5. **THAT** Section 3.2.3.1, Minimum Lot Area – Private Wells & Private Sewage for the R2 and R3 zones are amended by deleting the following:

“2040 m<sup>2</sup>”

and replacing it with the following:

“0.4 ha”

6. **THAT** Section 3.2.3.1, Minimum Lot Frontage – Public Water & Private Sewage for the R1 zone is amended by deleting the following:

“23 m”

and replacing it with the following:

“36 m”

7. **THAT** Section 3.2.3.1, Minimum Lot Frontage – Public Water & Private Sewage for the R2 and R3 zones is amended by deleting the following:

“23 m”

and replacing it with the following:

“30 m”

8. **THAT** Section 3.3.2 (\*1) vi) is amended by deleting the following:

“Any *deck* attached to a *sleeping cabin* cannot exceed a floor area of 50% of the gross floor area of the *sleeping cabin*.”

and replacing it with the following:

“Any *deck* attached to a standalone *sleeping cabin* cannot exceed a floor area of 50% of the gross floor area of the *sleeping cabin*.”

9. **THAT** Section 3.3.3.1, Minimum Yard Requirements: Front Yard for the SR1 zone is amended by deleting the following:

“20 m (\*2)”

and replacing it with the following:

“(\*2)”

10. **THAT** Section 3.3.3.1, Minimum Yard Requirements: Front Yard for the SR2, SR3, SR4 and SR5 zones are amended by deleting the following:

“30 m”

and replacing it with the following:

“(\*2)”

11. **THAT** Section 3.3.3.2 (\*2) is amended by deleting the following:

“The minimum *front yard* in the Shoreline Residential Type One (SR1) Zone is 7.5 metres if the *front lot line* abuts a *street*.”

and replacing it with the following:

“The minimum *front yard* is the greatest distance from the *front lot line* as a result of either:

- i) 20 metres from a waterbody or watercourse that is not a *coldwater stream* in a SR1, SR5 and WL zone;
- ii) 30 metres from a waterbody or watercourse that is not a *coldwater stream* in a SR2, SR3, and SR4 zone;
- iii) 30 metres where the *front lot line* abuts a *coldwater stream*; or
- iv) 7.5 metres where the *front lot line* abuts a *street*.”

12. **THAT** Section 3.3.3.2 (\*3) is amended by deleting the following:

“The maximum lot coverage for all *buildings or structures* located within 60 metres of the *high water mark* is 15% of the *lot area* within 60 metres of the *high water mark*. The maximum lot coverage of all *buildings or structures* located greater than 60 metres from any *high water mark* is 15% of the entire lot area.”

and replacing it with the following:

“The maximum lot coverage for all *buildings or structures* located within 60 metres of the *high water mark* is 15% of the *lot area* within 60 metres of the *high water mark*.

In the case of a lot abutting an original shore road allowance, which in turn abuts a *high water mark*, *lot coverage* shall be based on that portion of the *lot area* and the area of the original shore road allowance within 60 metres of the *high water mark* abutting the original shore road allowance within the projection of the side lot lines.

The maximum lot coverage of all *buildings or structures* located greater than 60 metres from any *high water mark* is 15% of the entire lot area.

Where a *lot* does not directly abut a *waterbody* or an open shore road allowance, the maximum lot coverage for all *buildings or structures* is 15% of the entire lot area.”

13. **THAT** Section 3.4.1, Permitted Uses header is amended by deleting the following:

“Convience”

and replacing it with the following:

“Convenience”

14. **THAT** Section 3.7.1 is amended by adding (\*1) to “*Dormitory*”.

15. **THAT** Section 3.8.1 is amended by permitting “*Equestrian Centre*” in the RU zone with a notation (\*10).

16. **THAT** Section 3.8.2 is amended by adding a notation (\*10) to read:

"An *Equestrian Centre* is permitted provided the following:

- i) The *lot* has a minimum *lot area* of 4.0 hectares;
- ii) The setbacks for Farm Buildings in Section 4.21.7 are met; and
- iii) The *use* is located a minimum of 150 metres from a *navigable waterway*."

17. **THAT** Section 3.8.2 (\*4) is amended by adding a subsection iv) to read:

"a maximum of two *accessory buildings or structures* are permitted with all *accessory buildings or structures* to have a combined maximum *total floor area* of 75m<sup>2</sup>."

18. **THAT** Section 3.8.2 (\*5) is amended by deleting:

"A maximum of one *Accessory Dwelling Unit* is permitted provided it is not accessory to a *Bulk Fuel Sales* use."

and replacing it with the following:

"A maximum of one *Accessory Dwelling Unit* is permitted provided it is not located on the same *lot* as a *Bulk Fuel Sales* use."

19. **THAT** Section 3.8.2 (\*7) is amended by adding a new subsection i) and renumbering all subsequent subsection, with the new subsection i) to read:

"the *use* is located on a *lot*, which existed at the date of passing of this by-law;"

20. **THAT** Section 3.8.2 (\*7) is amended by adding a subsection vi) to read:

"a maximum of one *accessory building or structure* is permitted with the *accessory building or structure* to have a maximum *total floor area* of 40m<sup>2</sup>."

21. **THAT** Section 3.11.1 (\*2) is amended by deleting:

"Before a building permit is issued, a survey must be submitted showing the *Regulatory Flood Elevation* and location of proposed structure(s) in relation to the *Regulatory Flood Elevation* and the original ground elevation. Structural development is not permitted where the depth of flooding would exceed 1.0 metres."

and replacing it with the following:

"Before a building permit is issued, a survey must be submitted showing the *Regulatory Flood Elevation* and location of proposed structure(s) in relation to the *Regulatory Flood Elevation* and the original ground elevation. Structural development is not permitted where the depth of flooding would exceed 1.0 metres. For the purposes of Wood Lake, the regulatory flood elevation is 301.36 metres above sea level and for the purposes of Lake Muskoka, the regulatory flood elevation is 226.49 metres above sea level."

22. **THAT** Section 3.11.2.3 is amended by deleting:

“*Docks* are restricted to floating types or those supported by piles and crib docks are not permitted.”

and replacing it with the following:

“*Docks* are restricted to floating types or those supported by piles. Crib docks are not permitted.”

23. **THAT** Section 4.3.13 titled “Air Conditioner and Heat Pumps” is added and reads as follows:

“An air conditioner or heat pump is only permitted in an *interior side yard* or *rear yard* and must be setback a maximum of 0.6 metres from the *building* it serves.”

24. **THAT** Section 4.3.14 titled “Treehouses and Play Equipment” is added and reads as follows:

“One *treehouse* or other play structure that does not require a building permit can be located in any *yard*, provided it is located a minimum of 1.2 metres from any *lot line* and 5.0 metres from any *street line*. Any other treehouses or play structures must meet the minimum *accessory building or structure* provisions for the zone in which it is located.”

25. **THAT** Section 4.8 is amended by added a new subsection vi) and renumbering all subsequent subsections, with the new subsection vi) to read:

“For the purpose of Section 4.8 v) a), the enlargement may include a *deck*, even if the original *structure* does not include a *deck*. If a *deck* is included as part of the enlargement, the *floor area* of the *deck* will count toward the maximum *floor area* permitted under Section 4.8 v) a). For the purpose of calculating the original *gross floor area*, any existing *deck* would not count towards the original *gross floor area* for a *building or structure* containing a *dwelling unit*.”

26. **THAT** Section 4.9 is amended by deleting:

“A *lot* which existed legally prior to the enactment date of this By-law, that does not meet the *lot area* or *lot frontage* or both requirements of the applicable Zone, is deemed to comply with the lot requirements. Additionally, if a lot has been created or reduced in size by a consent granted by the Committee of Adjustment and the lot does not meet the lot area or lot frontage or both requirements of the applicable Zone, the lot is deemed to comply with those lot requirements, if the deficiency in lot area or lot frontage or both requirements does not exceed 10% of those lot requirements. If the *lot area* or *lot frontage* or both dimensions of a *lot*, which existed legally prior to effective date of this By-law, is enlarged, the *lot* is deemed to comply with those lot requirements of this By-law. Such *lots* may be used and *buildings* may be erected, enlarged, repaired or renovated on the *lot* provided that the *use* and the *buildings* or *structures* comply with all of the other provisions of this By-law.”

and replacing it with the following:

“A *lot* which existed legally prior to the enactment date of this by-law, that does not meet the *lot area* or *lot frontage* or both requirements of the applicable zone, is deemed to comply with the lot requirements.

#### 4.9.1 Lots Created by Committee of Adjustment for Consent

If a *lot* has been created or reduced in size by a consent granted by the Committee of Adjustment and the *lot* does not meet the *lot area* or *lot frontage* or both requirements of the applicable zone, the *lot* is deemed to comply with those *lot* requirements, if the deficiency in *lot area* or *lot frontage* or both requirements does not exceed 10% of those *lot* requirements.

#### 4.9.2 Lot Additions to Non-Complying Lots

If the *lot area* or *lot frontage* or both dimensions of a *lot*, which existed legally prior to effective date of this by-law, is enlarged, the *lot* is deemed to comply with those lot requirements of this by-law. Such *lots* may be used and *buildings* may be erected, enlarged, repaired or renovated on the *lot* provided that the *use* and the *buildings* or *structures* comply with all of the other provisions of this by-law.

#### 4.9.3 Reducing Lot Area in Non-Complying Lots

If a *lot*, which existed legally prior to the enactment date of this by-law, has a *lot area* that complies to the zone in which it is located but the *lot frontage* does not comply and the *lot area* is reduced through a consent application, the *lot* is deemed to comply with the *lot* requirements of this by-law provided the *lot area* still meets the zone standards for the zone in which it is located and the *non-complying lot frontage* has not been reduced."

27. **THAT** Section 4.10 subsection iv) is amended by deleting:

"if the lot is located in a Shoreline or Tourist Commercial Zone and was created after the passing of this By-law it may front on:

- a) a *navigable waterway*;
- b) a *year round maintained public road*; or
- c) a *condominium road*."

and replacing it with the following:

"if the *lot* is located in a Shoreline Residential or Tourist Commercial zone and was created after the passing of this by-law, buildings or structures are permitted to be erected on the portion of the *lot* zoned a Shoreline Residential or Tourist Commercial zone if that portion of the *lot* fronts on:

- a) a *navigable waterway*;
- b) a *year round maintained public road*; or
- c) a *condominium road*."

28. **THAT** Section 4.10 subsection v) is amended by deleting:

"if the lot is located in a Shoreline or Tourist Commercial Zone and was created before the passing of this By-law it may front on:

- a) a *navigable waterway*;
- b) a *year round maintained public road*;
- c) a *condominium road*;
- d) a *seasonally maintained public road*; or
- e) a *private road*."

and replacing it with the following:

“if the *lot* is located in a Shoreline Residential or Tourist Commercial zone and was created before the passing of this by-law, buildings or structures are permitted to be erected on the portion of the *lot* zoned a Shoreline Residential or Tourist Commercial zone if the *lot* fronts on:

- a) a *navigable waterway*;
- b) a *year round maintained public road*;
- c) a *condominium road*;
- d) a *seasonally maintained public road*; or
- e) a *private road*.”

29. **THAT** Section 4.21.13 is amended by deleting the title:

“Minimum Separation Distance Formulae”

and replacing it with the following:

“Minimum Distance Separation Formulae”

30. **THAT** Section 4.22 is amended by adding Section 4.22.3 to reads as follows:

“4.22.3 Split Zoned Through Lots

Where a split zoned *lot*, fronts on a *navigable waterway* and the rear lot line abuts a *street*, the *front yard* setback of the zone located on the *street* side shall apply.”

31. **THAT** Section 4.24 is amended by deleting:

“Section 4.24 FRONTAGE ON PROVINCIAL HIGHWAY OR MUSKOKA CLASS A & B ROAD

Where any *lot frontage* abuts a Provincial Highway or Class A Muskoka Road, the minimum required *lot frontage* is 150 metres or where the *lot frontage* abuts a Class B Muskoka Road except for Manitoba Street south of Douglas Drive, the minimum required *lot frontage* is 135 metres.”

and replacing it with the following:

“Section 4.24 LOT FRONTAGE

Section 4.24.1 Frontage on Provincial Highway or Muskoka Class A & B Road

Where any *lot frontage* abuts a Provincial Highway or Class A Muskoka Road, the minimum required *lot frontage* is 150 metres or where the *lot frontage* abuts a Class B Muskoka Road, except for Manitoba Street south of Douglas Drive, the minimum required *lot frontage* is 135 metres.

4.24.2 Corner Lot

Notwithstanding which *lot line* is considered the *front lot line*, where a *lot* is a *corner lot*, the *lot* is deemed to comply with the minimum *lot frontage* where either of the *lot lines* that abut a *street* meets the minimum *lot frontage* requirement.

#### 4.24.3 Split Frontage

Where a *front lot line* is split due to another *lot* dividing the *front lot line* then the *lot frontage* requirements are deemed to conform if the combined *lot frontage* meets the *lot frontage* requirement for the zone in which it is located.”

32. **THAT** Section 4.27 is adding which reads as follows:

#### “4.27 Model Homes

Model homes are permitted in all zones on lands that have received draft plan of subdivision or condominium approval for residential purposes provided that:

- a) Each model home is built within a lot defined by the draft approved plan of subdivision or condominium;
- b) The model home complies with all other requirements of this by-law for the applicable type of dwelling unit;
- c) The buildings are used for the purpose of model homes only and must not be occupied prior to the date of registration of the subdivision, condominium, or similar development agreement;
- d) The lands are subject to an approved municipal servicing agreement and model home agreement; and
- e) Model homes may be constructed temporarily without connection to a municipal sanitary system and a municipal water supply system.”

33. **THAT** Section 5.3 is amended by replacing “7.0 metres” with “6.0 metres” for the “Minimum Perpendicular Width of Aisle” for “70 to 90 degrees” of Angle of Parking Space with Aisle:

34. **THAT** Section 5.14.4 subsection iii) is amended by deleting:

“is used for *human habitation* a maximum of 15 days in a month and a maximum of 60 days in a calendar year.”

and replacing it with the following:

“is used for *human habitation* only between May 15<sup>th</sup> and October 15<sup>th</sup>.”

35. **THAT** Section 5 is amended by adding a new Section 5.18 and renumbering all subsequent sections, with the new Section 5.18 to read:

“Notwithstanding any provision to the contrary, where an existing *lot* contains a complying or a legal non-complying number of *parking spaces* and standard *parking spaces* are converted to *accessible parking spaces*, which brings the number of *parking spaces* below the minimum number of *parking spaces* required for the uses on the *lot*, the number of *parking spaces* will be deemed to comply, provided the new *accessible parking spaces* meet the standards of this by-law.”

36. **THAT** the definition of “*AMUSEMENT PARK*” is added and reads as follows:

“Means a premise used primarily for the commercial operation of a recreation, entertainment and amusement complex wherein rides, exhibits and displays, games of skill or chance and the sale of food, beverages, toys or souvenirs constitute the *main* uses.”

37. **THAT** the definition of “*BASEMENT*” is added and reads as follows:

“Means the whole of the area extending to all four walls of a *building* located between two floor levels that is more than 50% below *grade*.”

38. **THAT** the definition of “*DORMITORY*” is amended by deleting:

“Means a *building* or *structure* where four (4) or more residents have exclusive use of a bedroom but common washroom and kitchen facilities and where each residential individually compensates the owner for providing the accommodation.”

and replacing it with the following:

“Means a *building* or *structure* where four (4) or more residents have exclusive use of a bedroom with common washroom and kitchen facilities and where each resident individually compensates the owner for providing the accommodation.”

39. **THAT** the definition of “*EQUESTRIAN CENTRE*” is added and reads as follows:

“Means a premise in which lands, buildings or structures are used for the boarding of five (5) or more horses, the training of horses and riders, and/or the staging of equestrian events, but does not include the racing of horses.”

40. **THAT** the definition of “*FITNESS CENTRE*” is amended by deleting:

“Means premises in which facilities are provided for recreational or athletic activities such as body-building and exercise classes and may include associated facilities such as a sauna, swimming pool, solarium, cafeteria and accessory retail uses.”

and replacing it with the following:

“Means premises in which facilities are provided for athletic activities such as body-building and exercise classes and may include associated facilities such as a sauna, solarium, cafeteria and accessory retail uses but does not include a swimming pool, tennis court or outdoor facilities such as an outdoor bowling green or sports field.”

41. **THAT** the definition of “*FLOOR AREA, GROSS*” is amended by deleting:

“Means the aggregate of the floor area measured between the exterior faces of the exterior walls of the *building* or *structure* at the level of each floor, and in the case of a dwelling, excluding any *porches*, *verandas* or *sunrooms* (unless habitable in all seasons of the year), any *basement* or *cellar* or *private garage*.”

and replacing it with the following:

“Means the aggregate of the floor area measured between the exterior faces of the exterior walls of the *building* or *structure* at the level of each floor, and in the case of a dwelling, excluding any *porches*, *verandas* or *sunrooms* (unless habitable in all seasons of the year), any *basement* or *private garage*.”

42. **THAT** the definition of “*FLOOR AREA, GROSS LEASABLE*” is amended by deleting:

“Means the aggregate of the floor area measured between the exterior faces of the exterior walls of the *building* or *structure* at the level of each floor, and in the case of a dwelling, excluding any *porches*, *verandas* or *sunrooms* (unless habitable in all seasons of the year), any *basement* or *cellar* or *private garage* but does not include mechanical rooms.”

and replacing it with the following:

"Means the aggregate of the floor area measured between the exterior faces of the exterior walls of the *building or structure* at the level of each floor, and in the case of a dwelling, excluding any *porches*, verandas or sunrooms (unless habitable in all seasons of the year), any *basement*, *private garage* or mechanical rooms."

43. **THAT** the definition of "*GRADE, FINISHED*" is amended by deleting:

"Means the average elevation of the finished surface of the ground at ground level measured on any side of a building or structure."

and replacing it with the following:

"Means the average elevation of the finished surface of the ground at ground level as approved by the Town, measured on any side of a building or structure."

44. **THAT** the definition of "*HEIGHT and HEIGHT OF BUILDING*" is amended by deleting:

"Means the vertical distance, measured between the *finished grade* at the *front of a building*, or in the case of a *boathouse* or *boat port* the top of dock, and

- a) in the case of a flat roof or mansard roof, the highest point of the roof surface;
- b) in the case of a gable, hip or gambrel roof, on a *building or structure* other than an *accessory building or structure*, the mean *heights* between the eaves and ridge. For the purpose of gable, hip or gambrel roof, the mean height will be measured on the roof slope with the greatest area; and
- c) in the case of a gable, hip or gambrel roof, for an accessory building such as a *boathouse*, *boat port*, *sleeping cabin*, *detached garage* or *shed*, the highest point of the roof surface."

and replacing it with the following:

"Means the vertical distance measured between the *finished grade* at the *front of a building*, or in the case of a *boathouse* or *boat port* the top of dock, and

- a) in the case of a flat roof or mansard roof, the highest point of the roof surface;
- b) in the case of a gable, hip or gambrel roof, on a *building or structure* other than an *accessory building or structure*, the mean *height* between the highest eave and highest ridge; and
- c) in the case of a gable, hip or gambrel roof, for an accessory building such as a *boathouse*, *boat port*, *sleeping cabin*, *detached garage* or *shed*, the highest point of the roof surface."

45. **THAT** the definition of "*LOT LINE, FRONT*" is amended by deleting subsection d) and e):

"d) the shorter of the two intersecting lot lines on a corner lot;

e) the lot line where the principal access to the lot is provided on a thorough lot."

and replacing it with the following:

"d) the lot line where the principal access to the lot is provided on a corner lot or thorough lot."

46. **THAT** the definition of "*MODEL HOME*" is added and reads as follows:

"Means a building which is used on a temporary basis for display of the type of dwelling unit in a related development and may be used as a sales office but cannot be used for human habitation."

47. **THAT** the definition of "*MUSEUM*" is added and reads as follows:

"Means a premise used for the exhibition, collection or preservation of objects of cultural, historical or scientific interest for public viewing."

48. **THAT** the definition of "*NON-COMPLYING, LEGAL*" is added and reads as follows:

"Means either a *lot* that does not meet the requirements of the zone standards of this by-law for the zone in which the *lot* is located but which met the zone standards when the *lot* was created or no zone standards were in place when the *lot* was created; or a *building or structure* that does not meet the requirements of the zone standards of this by-law for the zone in which the *lot* containing the *building or structure* is located but which met the zone standards when the *building or structure* was constructed or no zone standards were in place when the *building or structure* was constructed and has been in continued existence since that time."

49. **THAT** the definition of "*NON-CONFORMING, LEGAL*" is added and reads as follows:

"Means the *use* of any land, *building or structure* which is not within the permitted uses set out in this by-law for the zone in which the land, *building or structure* is located but which was a permitted use on the day the *use* was created and has been a continuous use since that time."

50. **THAT** the definition of "*PATIO*" is amended by deleting:

"Means a surfaced open space of land at grade adjacent to a residential *dwelling unit*, which is used as an outdoor living area."

and replacing it with the following:

"Means an artificially created surfaced area, which is used as an outdoor living area that is a minimum of 0.6 metres above grade."

51. **THAT** the definition of "*RECREATION FACILITIES*" is amended to *RECREATIONAL FACILITIES*".

52. **THAT** the definition of "*TREEHOUSE*" is added and reads as follows:

"Means a *structure* affixed to a tree that is utilized for children to play in but does not include a *Sleeping Cabin*."

53. **THAT** the definition of "*WAREHOUSE*" is amended by deleting:

"Means a *building* or part of a *building* used for storage and distribution of goods, wares, merchandise, substances, articles or things, and may include facilities for a wholesale or retail commercial outlet not exceeding 25% of the *gross floor area*."

and replacing it with the following:

"Means a *building* or part of a *building* used for storage and may include distribution of goods, wares, merchandise, substances, articles or things, as well as facilities for a wholesale or retail commercial outlet not exceeding 25% of the *gross floor area* but does not include *indoor storage facilities*."

54. **THAT** Section 7.1.1 is amended by deleting the following:

|      |              |                |                                                                                                                                                                                                                                                                       |
|------|--------------|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R1-8 | R-11<br>R-16 | 90-58<br>98-76 | Permitted uses are all those uses in the R1 Zone with a minimum interior side yard of 1.5m, a minimum exterior side yard of 3m, a floor area per dwelling unit between 83m <sup>2</sup> and 140 m <sup>2</sup> and a maximum building footprint of 97.5m <sup>2</sup> |
|------|--------------|----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

and replacing it with the following

|      |              |                |                                                                                                                                     |
|------|--------------|----------------|-------------------------------------------------------------------------------------------------------------------------------------|
| R1-8 | R-11<br>R-16 | 90-58<br>98-76 | Permitted uses are all those uses in the R1 Zone with a minimum interior side yard of 1.5m, and a minimum exterior side yard of 3m. |
|------|--------------|----------------|-------------------------------------------------------------------------------------------------------------------------------------|

55. **THAT** Section 7.1.1 is amended by deleting the following:

|       |   |   |                                                                                                                                                                                                          |
|-------|---|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R1-32 | - | - | Permitted uses are all those uses in the R1 zone including <i>Seasonal Dwelling</i> and a <i>Sleeping Cabin</i> in accordance with Section 3.3.2 (*1) of this By-Law with a minimum lot frontage of 60m. |
|-------|---|---|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

and replacing it with the following

|       |   |   |                                                                                                                                                                                                                                                                                                                                                                                |
|-------|---|---|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R1-32 | - | - | Permitted uses are all those uses in the R1 zone including <i>Seasonal Dwelling</i> and a <i>Sleeping Cabin</i> in accordance with Section 3.3.2 (*1) of this by-law with a minimum lot frontage of 60m on the Muskoka River. Notwithstanding Section 4.10 of this by-law, buildings or structures are permitted without frontage on a year round municipally maintained road. |
|-------|---|---|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

56. **THAT** Section 7.1.1 is amended by deleting the following:

|       |        |         |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |
|-------|--------|---------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R2-5H | RM-15H | 2004-07 | Permitted uses are only those uses existing at the date of passing of this By-law until the Holding Symbol is removed by By-law at which time the permitted uses are limited to Detached Dwelling and Duplex Dwelling with minimum lot frontage of 18m, minimum lot area of 613m <sup>2</sup> , with each <i>dwelling unit</i> having an outdoor privacy area of 23m <sup>2</sup> . The Holding Symbol may be removed once the owner has entered into a Site Plan Agreement with the Town. |
|-------|--------|---------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

and replacing it with the following

|      |        |         |                                                                                                                                                                                                                                           |
|------|--------|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R2-5 | RM-15H | 2004-07 | Permitted uses are limited to Detached Dwelling and Duplex Dwelling with a minimum lot frontage of 18m, a minimum lot area of 613m <sup>2</sup> , and with each <i>dwelling unit</i> having an outdoor privacy area of 23m <sup>2</sup> . |
|------|--------|---------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

57. **THAT** Section 7.1.1 is amended by adding the following:

|       |    |          |                                                                                  |
|-------|----|----------|----------------------------------------------------------------------------------|
| R2-11 | R2 | 2016-088 | Permitted uses are all those uses in the R2 zone including <i>Parking Area</i> . |
|-------|----|----------|----------------------------------------------------------------------------------|

58. **THAT** Section 7.1.1 is amended by adding the following:

|      |      |          |                                                                                                                                                                                                                                                                                                                                                                                                                            |
|------|------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R4-H | R4-H | 2009-004 | Permitted uses in the R4-H zone are limited to existing uses only until such time as the Holding Symbol (H) is removed by by-law, at which time, the permitted uses would be all those uses in the Residential Type 4 (R4) zone. The Holding Symbol (H) can only be removed once the applicant has entered into a Servicing Agreement with the District of Muskoka and a Site Plan Agreement with the Town of Bracebridge. |
|------|------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

59. **THAT** Section 7.1.1 is amended by deleting the following:

|       |       |       |                                                                                                       |
|-------|-------|-------|-------------------------------------------------------------------------------------------------------|
| R4-10 | R4-12 | 91-81 | Permitted uses are limited to an <i>Apartment Dwelling</i> with a maximum of 12 <i>Dwelling Units</i> |
|-------|-------|-------|-------------------------------------------------------------------------------------------------------|

and replacing it with the following

|       |       |       |                                                                                                       |
|-------|-------|-------|-------------------------------------------------------------------------------------------------------|
| R4-10 | R4-12 | 88-33 | Permitted uses are limited to an <i>Apartment Dwelling</i> with a maximum of 12 <i>Dwelling Units</i> |
|-------|-------|-------|-------------------------------------------------------------------------------------------------------|

60. **THAT** Section 7.1.1 is amended by deleting the following:

|       |       |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
|-------|-------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R4-24 | R4-19 | 2010-066 | Permitted uses are all those uses in the Residential Type 4 (R4) Zone with the following provisions: 1) That parking spaces are permitted in all yards; and 2) Where a draft condominium description has been approved by the applicable approval authority and the description is proposed to be registered in phases in accordance with Part XI of the Condominium act, 1998, and the registration of each phase occurs in accordance with the approved condominium description, all registered and proposed phases included in the said description are deemed to comply with the provisions of the Zoning Bylaw notwithstanding that the descriptions for all phases have not been registered. |
|-------|-------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

and replacing it with the following

|       |       |          |                                                                                                                                                                                                         |
|-------|-------|----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R4-24 | R4-19 | 2010-066 | Permitted uses are all those uses in the Residential Type 4 (R4) zone with parking permitted in all yards and the <i>lot frontage</i> to be taken as the entire R4-24 zone frontage on Manitoba Street. |
|-------|-------|----------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

61. **THAT** Section 7.1.1 is amended by adding the following:

|        |      |          |                                                                                                                                                                                                                                                                                                                                                    |
|--------|------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| R4-37H | R4-H | 2012-013 | Permitted uses are limited to existing uses only until such time as the Holding Symbol (H) is removed by by-law, at which time, the permitted uses would be all those uses in the Residential Type 4 (R4) Zone. The Holding Symbol (H) can only be removed once the applicant has entered into a Site Plan Agreement with the Town of Bracebridge. |
|--------|------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

62. **THAT** Section 7.1.2 is amended by adding the following:

|        |        |          |                                                                                                                                                                            |
|--------|--------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| SR1-79 | SR1-58 | 2010-067 | Permitted uses are all those uses in the SR1 zone with a minimum <i>front yard setback</i> of 30 metres and a minimum east <i>interior side yard</i> setback of 15 metres. |
|--------|--------|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

63. **THAT** Section 7.1.2 is amended by adding the following:

|        |     |          |                                                                                                                                                                                                                                            |
|--------|-----|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| SR1-80 | SR1 | 2016-088 | Permitted uses are all those uses in the SR1 zone with all those lands in the SR1-80 zone considered one <i>lot</i> for planning purposes and the <i>lot coverage</i> is taken as the individual <i>lot coverage</i> for each <i>lot</i> . |
|--------|-----|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

64. **THAT** Section 7.1.2 is amended by adding the following:

|        |     |          |                                                                                                                                                                                                                                            |
|--------|-----|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| SR1-81 | SR1 | 2016-088 | Permitted uses are all those uses in the SR1 zone with all those lands in the SR1-81 zone considered one <i>lot</i> for planning purposes and the <i>lot coverage</i> is taken as the individual <i>lot coverage</i> for each <i>lot</i> . |
|--------|-----|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

65. **THAT** Section 7.1.2 is amended by adding the following:

|        |     |          |                                                                                                                                                                                                                                            |
|--------|-----|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| SR1-82 | SR1 | 2016-088 | Permitted uses are all those uses in the SR1 zone with all those lands in the SR1-82 zone considered one <i>lot</i> for planning purposes and the <i>lot coverage</i> is taken as the individual <i>lot coverage</i> for each <i>lot</i> . |
|--------|-----|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

66. **THAT** Section 7.1.3 is amended by adding the following:

|      |    |          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
|------|----|----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| C1-8 | R2 | 2016-088 | Permitted uses are all those uses in the C1 zone except a <i>Medical Clinic</i> ; and with no visual buffer required along the south lot line, a 1.8 metre wooden fence is required along the north lot line, a 1.5 metre setback for the <i>parking area</i> from the fence along the north lot line, a minimum of one (1) <i>dwelling unit</i> is required, and a minimum outdoor privacy area of 23m <sup>2</sup> per <i>dwelling unit</i> is required for exclusive use of the occupants of each <i>dwelling unit</i> . |
|------|----|----------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

67. **THAT** Section 7.1.4 is amended by adding the following:

|       |     |          |                                                                                        |
|-------|-----|----------|----------------------------------------------------------------------------------------|
| CT1-6 | CT1 | 2016-088 | Permitted uses are all those uses in the CT1 zone including an <i>Amusement Park</i> . |
|-------|-----|----------|----------------------------------------------------------------------------------------|

68. **THAT** Section 7.1.4 is amended by adding the following:

|       |     |          |                                                                                                                                  |
|-------|-----|----------|----------------------------------------------------------------------------------------------------------------------------------|
| CT2-4 | CT2 | 2016-088 | Permitted uses are all those uses in the CT2 zone including parking for an <i>Amusement Park</i> located on another <i>lot</i> . |
|-------|-----|----------|----------------------------------------------------------------------------------------------------------------------------------|

69. **THAT** Section 7.1.6 is amended by deleting the following:

|      |    |   |                                                                                                                 |
|------|----|---|-----------------------------------------------------------------------------------------------------------------|
| I-14 | R1 | - | Permitted uses are all those uses in the I Zone with the total site to require a minimum of 300 parking spaces. |
|------|----|---|-----------------------------------------------------------------------------------------------------------------|

and replacing it with the following

|      |    |          |                                                                                                                                                                                                            |
|------|----|----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| I-14 | R1 | 2016-088 | Permitted uses are all those uses in the I Zone with the total site to require a minimum of 300 parking spaces, the setback from top of bank being 6 metres and the maximum <i>height</i> being 20 metres. |
|------|----|----------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

70. **THAT** Section 7.1.6 is amended by adding the following:

|      |     |          |                                                                                                |
|------|-----|----------|------------------------------------------------------------------------------------------------|
| I-19 | EP1 | 2016-088 | Permitted uses are limited to <i>Artisan Studio, Assembly Hall, Museum, and Public Office.</i> |
|------|-----|----------|------------------------------------------------------------------------------------------------|

71. **THAT** Section 7.1.6 is amended by adding the following:

|      |          |          |                                                                                |
|------|----------|----------|--------------------------------------------------------------------------------|
| I-20 | I and R2 | 2016-088 | Permitted uses are all those uses in the I Zone including <i>Parking Area.</i> |
|------|----------|----------|--------------------------------------------------------------------------------|

72. **THAT** Section 7.1.7 is amended by deleting the following:

|       |    |          |                                                                                   |
|-------|----|----------|-----------------------------------------------------------------------------------|
| RU-33 | RU | 2007-025 | Permitted uses are all those uses in the RU Zone with minimum lot area of 3.9 ha. |
|-------|----|----------|-----------------------------------------------------------------------------------|

and replacing it with the following:

|       |    |          |                                                                                     |
|-------|----|----------|-------------------------------------------------------------------------------------|
| RU-33 | RU | 2007-025 | Permitted uses are all those uses in the RU zone with a minimum lot area of 1.6 ha. |
|-------|----|----------|-------------------------------------------------------------------------------------|

73. **THAT** Section 7.17 is amended by adding the following:

|       |     |          |                                                                                                                                                                                                    |
|-------|-----|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| RU-59 | SR1 | 2016-088 | Permitted uses are all those uses in the RU zone. Notwithstanding Section 4.10 of this by-law, buildings or structures are permitted without frontage on a year round municipally maintained road. |
|-------|-----|----------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

74. **THAT** Section 7.18 is amended by adding the following:

|       |        |          |                                                                         |
|-------|--------|----------|-------------------------------------------------------------------------|
| OS1-9 | SR1-27 | 2016-088 | Permitted uses are all are limited to stormwater management facilities. |
|-------|--------|----------|-------------------------------------------------------------------------|

75. **THAT** Section 7.1.8 is amended by adding the following:

|       |       |          |                                                                                                                 |
|-------|-------|----------|-----------------------------------------------------------------------------------------------------------------|
| OS3-2 | R1-48 | 2016-088 | Lands located in the OS3-2 zone are to remain in their natural state with no buildings or structures permitted. |
|-------|-------|----------|-----------------------------------------------------------------------------------------------------------------|

76. **THAT** Section 7.1.9 is amended by adding the following:

|       |   |          |                                                                                                                                                                                                                                      |
|-------|---|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| EP1-2 | - | 2013-043 | Permitted uses are limited to existing uses with the land to remain in a natural state with the exception of a 2 metre pedestrian access trail, which includes a bridge and raised boardwalk for pedestrian access to the shoreline. |
|-------|---|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

77. That Schedules "A-1" to "A-31" attached hereto forms part of this by-law.
78. That this by-law shall take effect on the date of passage by Council and shall come into force in accordance with Section 34 of the Planning Act, R.S.O., 1990.
79. Upon the date this By-law comes into force and effect, By-law 2020-011 is hereby repealed.

READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 11TH DAY OF MARCH 2020.

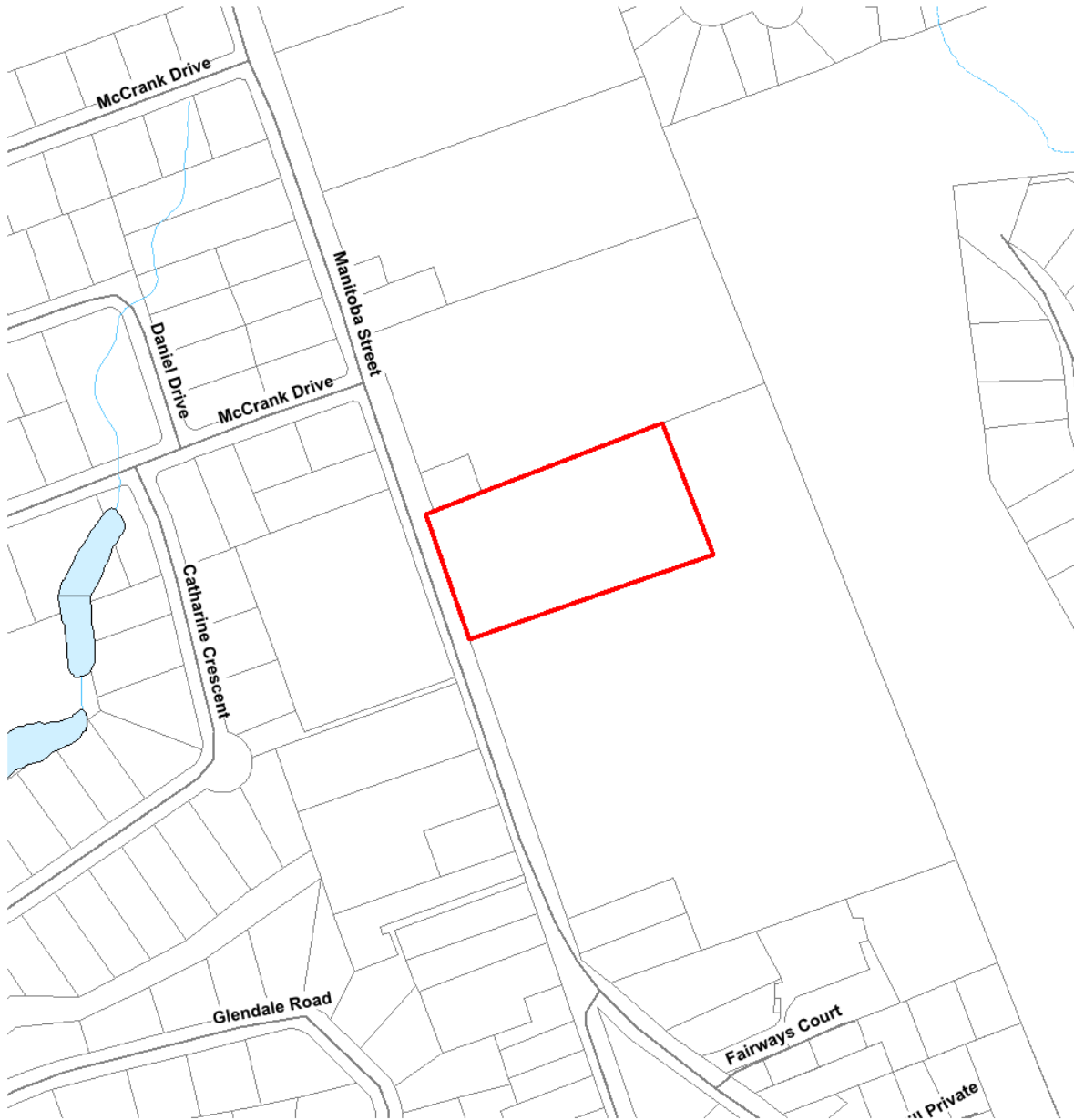
---

Mayor, Graydon Smith

---

Director of Corporate Services/Clerk,  
Lori McDonald

**Schedule "A-1"**  
**Part of Lot 1, Concession 3, Macaulay Ward of the Town of Bracebridge**  
**being Lot 51 of Registrar's Compiled Plan 510**

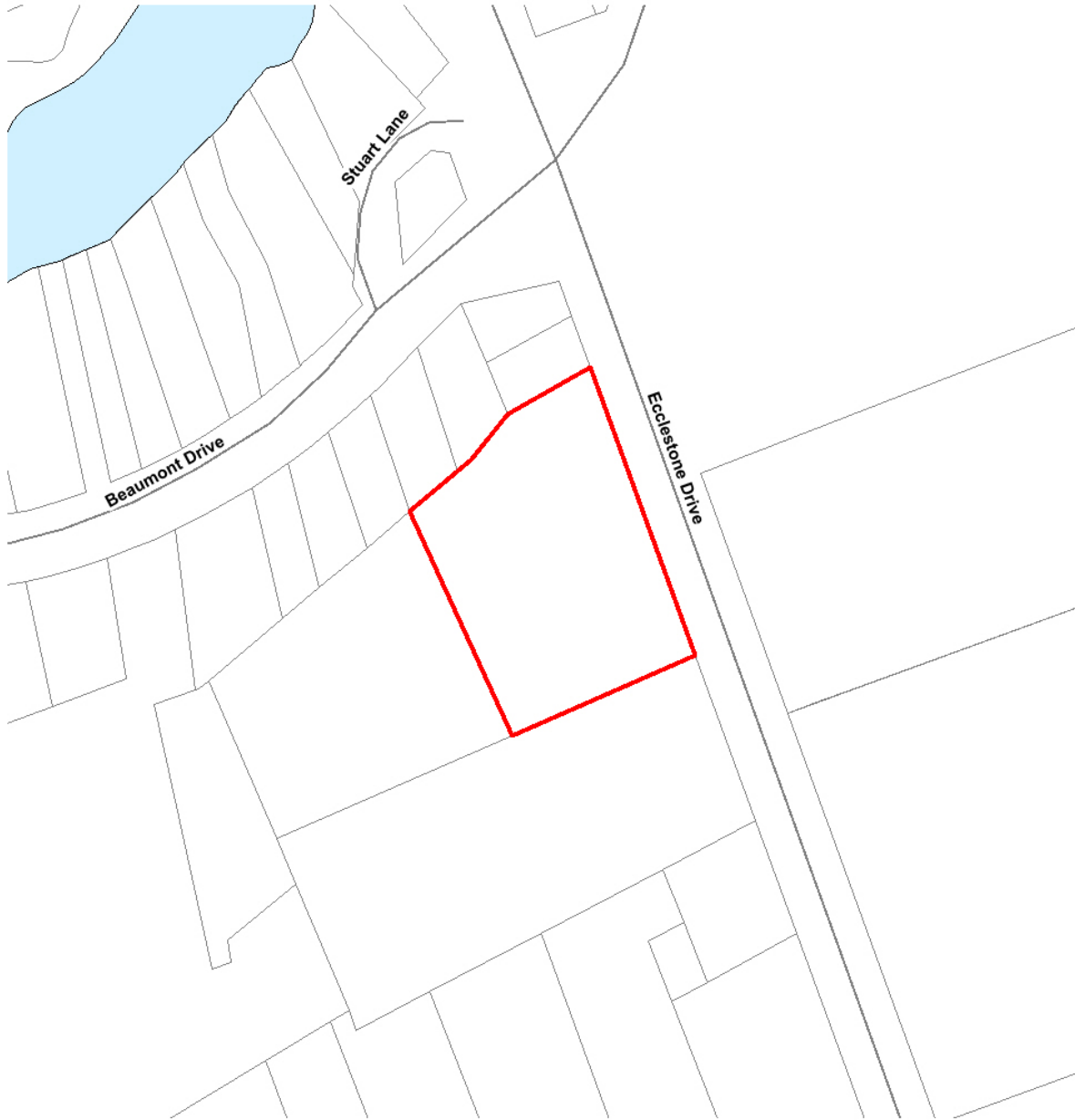


Scale 1 : 4,000



Rezone lands from Residential Type 1 (R1)  
to Institutional (I)

**Schedule "A-2"**  
**Part of Lot 1, Concession 13, Muskoka North Ward of the Town of Bracebridge**  
**being Part of Lot 8 of Registrar's Compiled Plan 530**

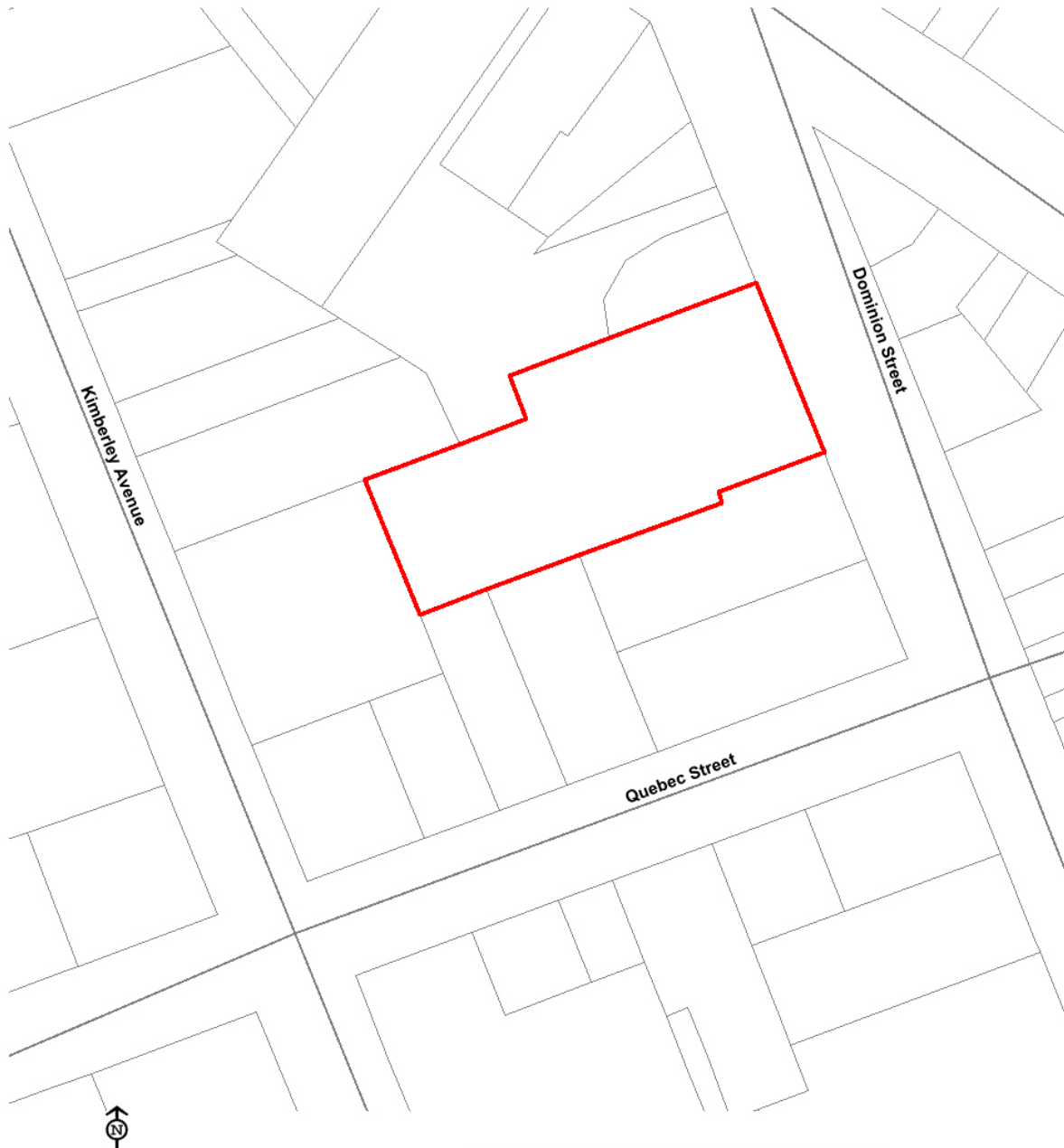


Scale 1 : 2,000



Rezone lands from Residential Type 1 Special - 44 (R1-44)  
to Residential Type 1 (R1)

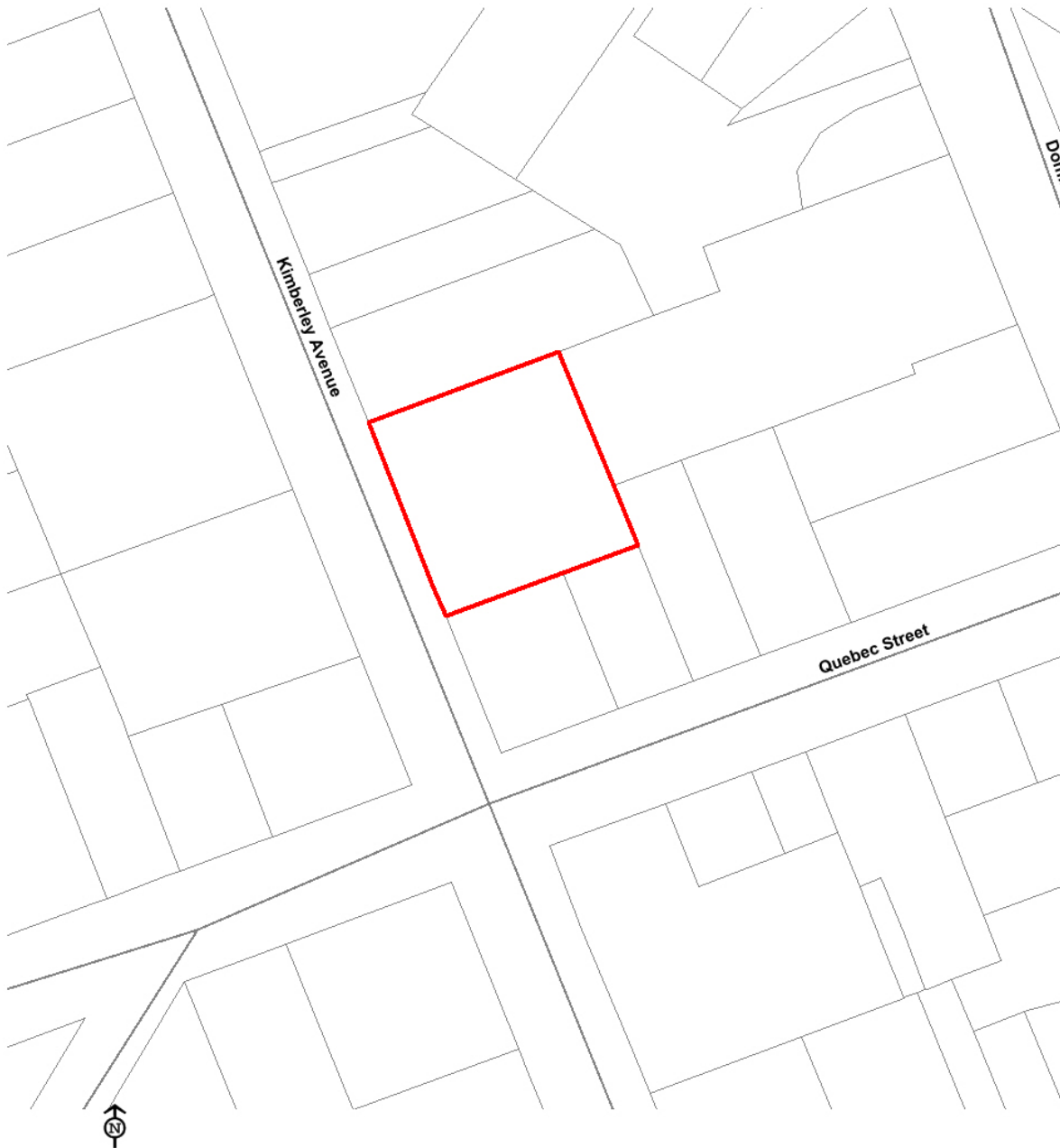
**Schedule "A-3"**  
**Lot 1 and part of Lots 2 and 7, Plan 1, West Dominion Street and**  
**North Quebec Street and part of Lots 6 and 7 of Plan 3, East Market Street,**  
**Bracebridge Ward of the Town of Bracebridge**  
**being Parts 1 to 3 of Plan 35R-24608**



Scale 1 : 1,000

 Rezone lands from Institutional (I) in part and Residential Type 2 (R2) in part to Institutional Special - 20 (I-20)

**Schedule "A-4"**  
**Part of Lots 5 to 7 of Plan 3, East Market Street,**  
**Bracebridge Ward of the Town of Bracebridge**  
**being Parts 4 and 5 of Plan 35R-24608**



Scale 1 : 1,000

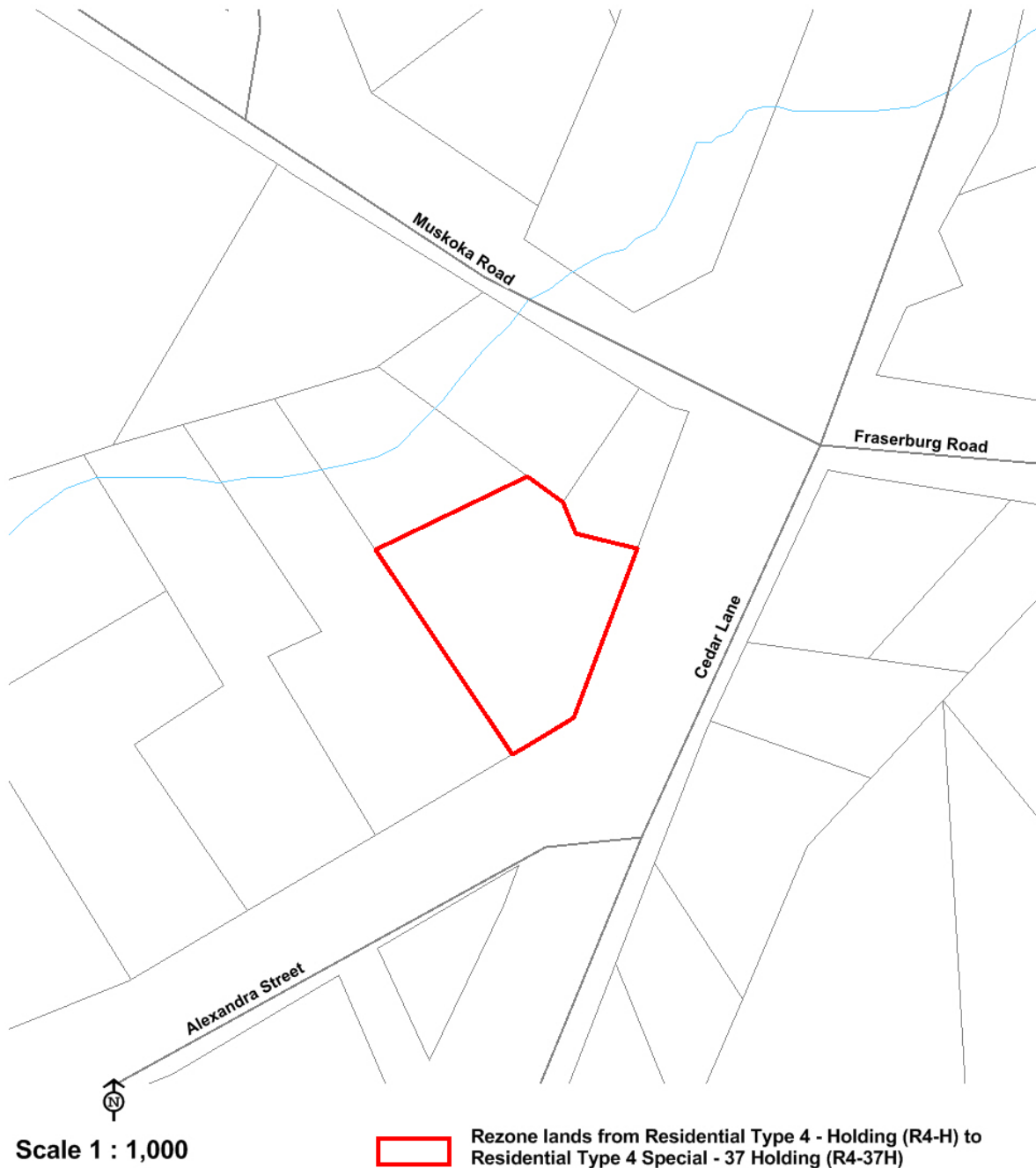


Rezone lands from Residential Type 2 (R2) to  
 Residential Type 2 Special - 11 (R2-11)

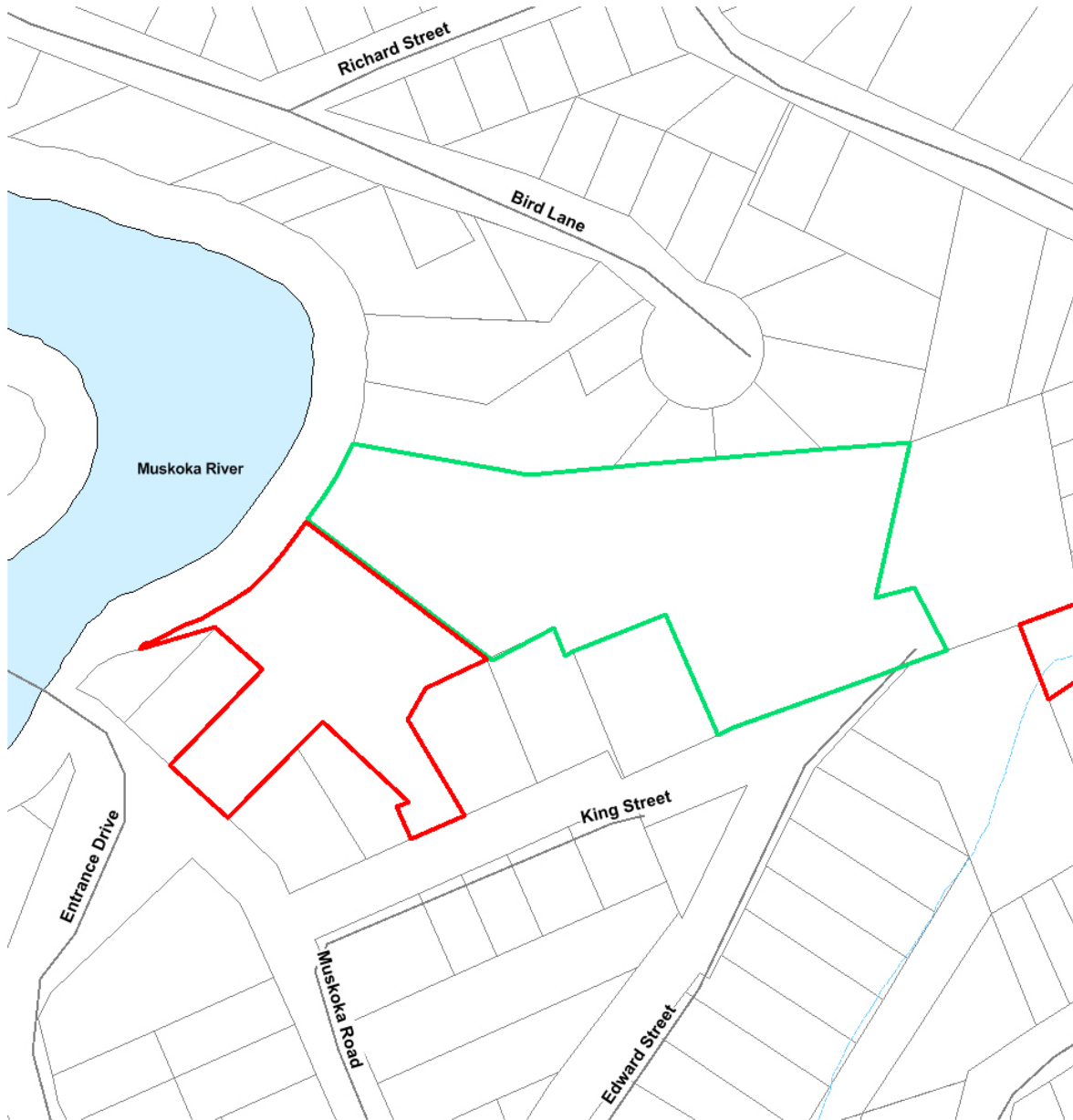
**Schedule "A-5"**  
**Lot 12 of Plan 16, Bracebridge Ward of the Town of Bracebridge**



**Schedule "A-6"**  
**Part of Lot 3, Concession 1, Bracebridge Ward of the Town of Bracebridge**  
**being part of Parts 2 and 3 of Plan 35R-23742**



**Schedule "A-7"**  
**Lot 2 and part of Lot 3 of Plan 6, Bracebridge Ward of the Town of Bracebridge,**  
**being Parts 1 and 2 of Plan 35R-5522, Parts 2, 9, 10 and 11 of Plan 35R-7300**  
**and Part 1 of Plan 35R-10152**



Scale 1 : 2,000

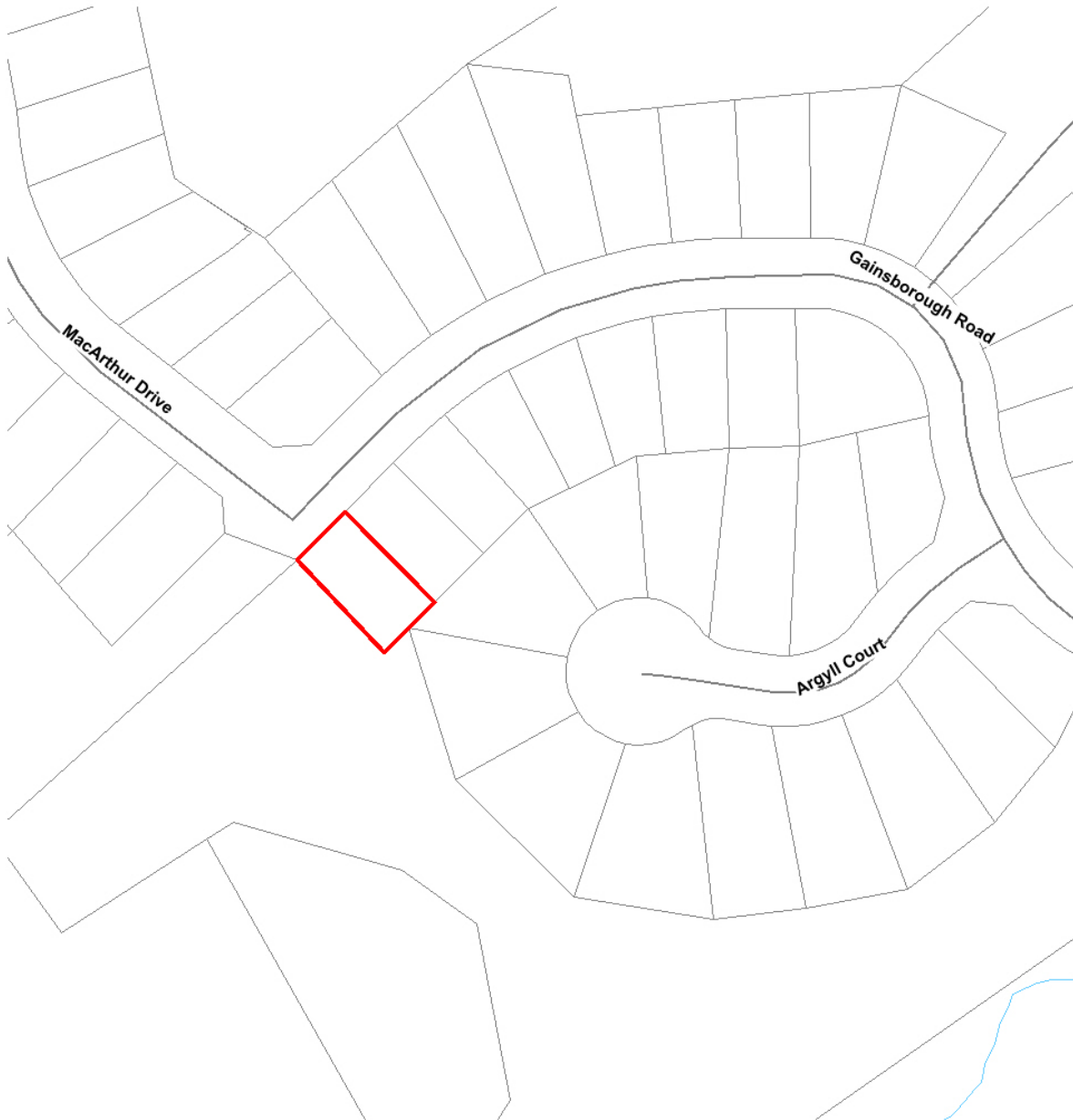


Rezoned lands from Environmental Protection One (EP1) to  
Institutional Special - 19 (I-19)



Rezoned lands from Environmental Protection One (EP1) to  
Open Space One (OS1)

**Schedule "A-8"**  
**Lot 1 of Plan 35M-717, Monck South Ward of the Town of Bracebridge**

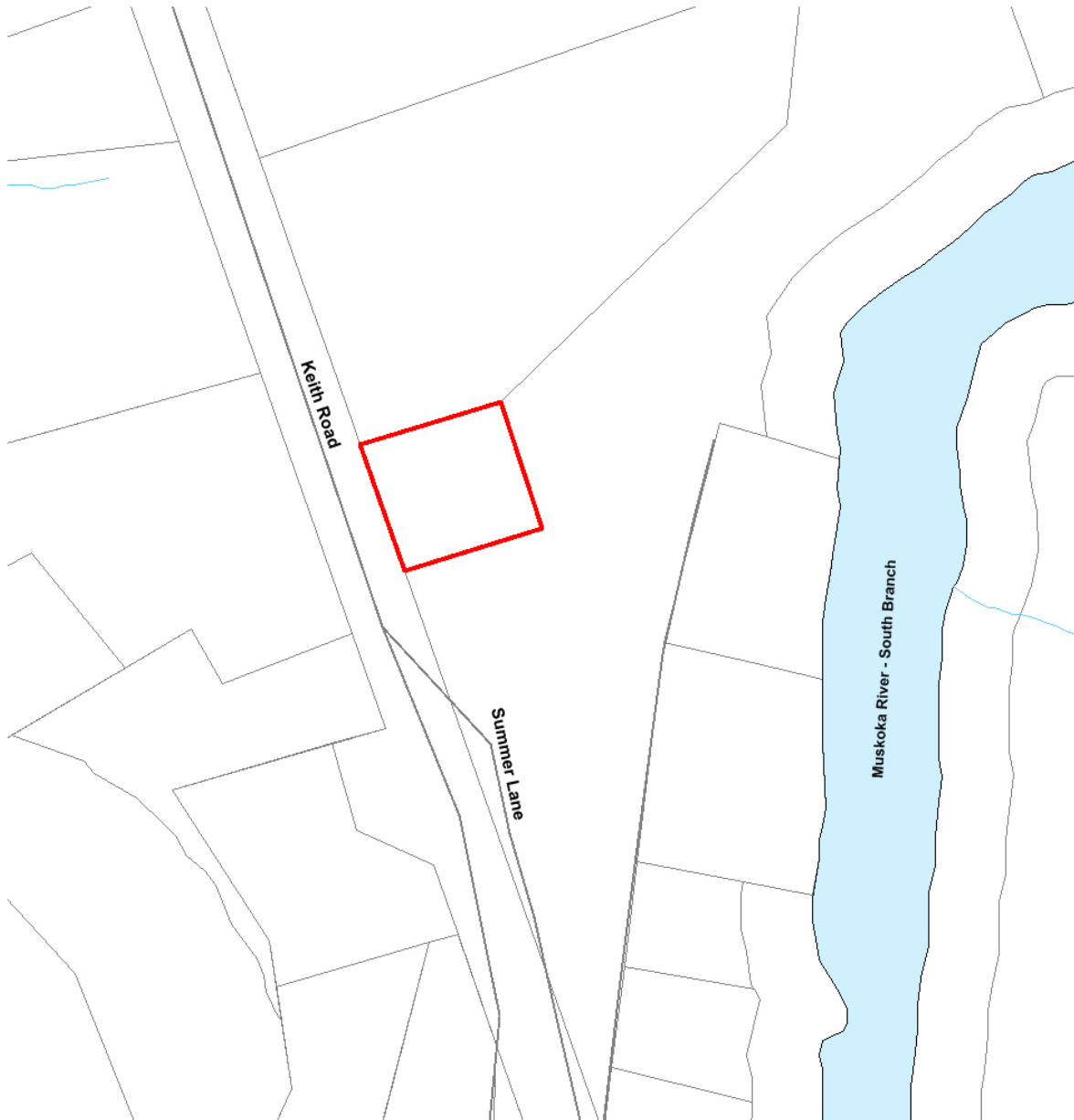


Scale 1 : 1,500



Rezone lands from Residential Type 1 Special - 48 (R1-48)  
to Open Space Three Special - 2 (OS3-2)

**Schedule "A-9"**  
**Part of Lot 1, Concession 12, Draper Ward of the Town of Bracebridge,**  
**being Parts 1 and 2 of Plan 25R-17003**



Scale 1 : 1,500



Rezoned lands from General Industrial (M2)  
to Residential Type 1 (R1)

**Schedule "A-10"**  
**Lot 2 and part of Lot 3 of Plan 15, Bracebridge Ward of the Town of Bracebridge,**

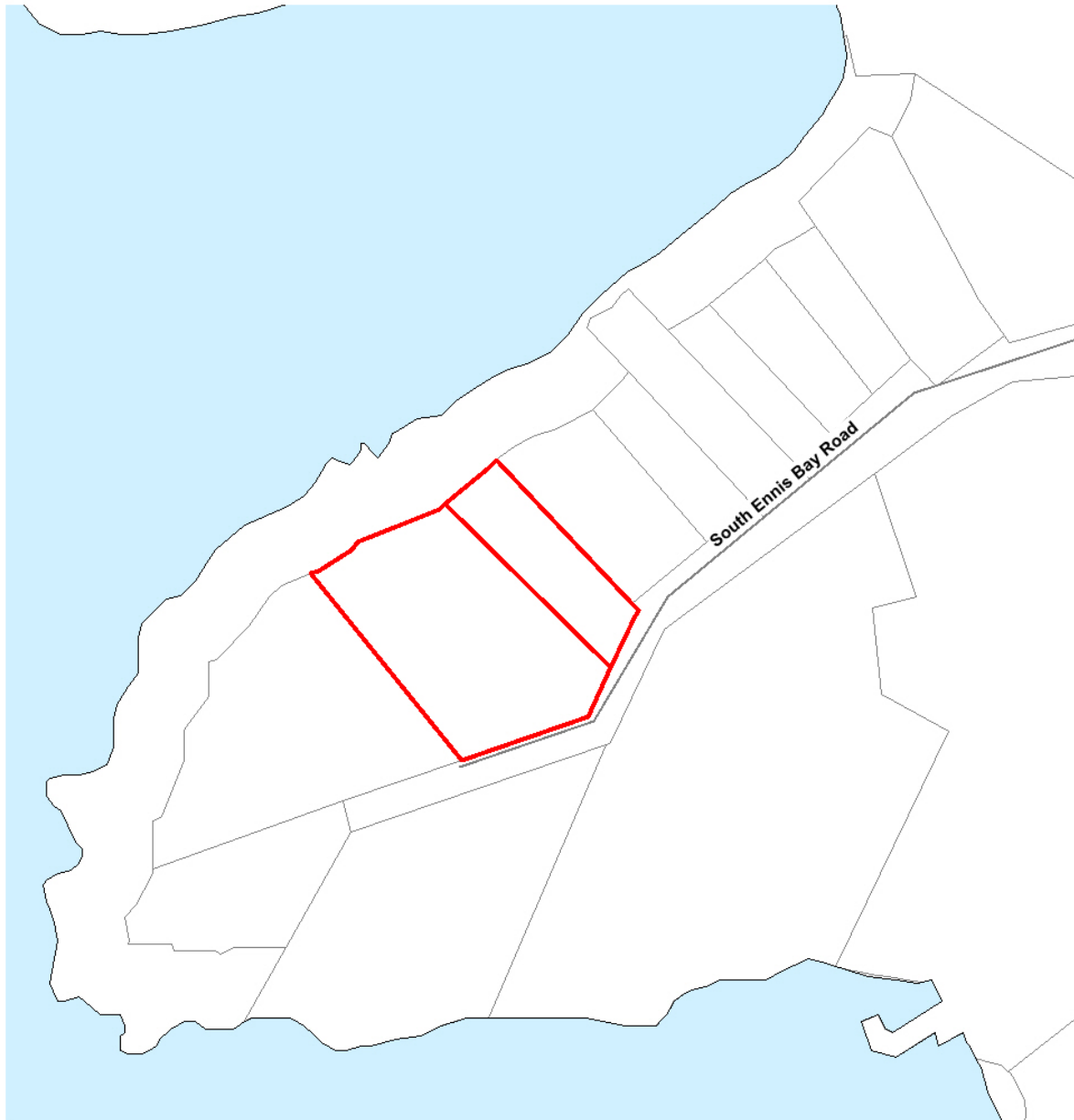


Scale 1 : 1,500



Rezone lands from Residential Type 1 (R1)  
to Residential Type 2 (R2)

**Schedule "A-11"**  
**Part of Lot 14, Concession 10, Muskoka North Ward of the Town of Bracebridge,**  
**being Part 3 of Plan 35R-8859**



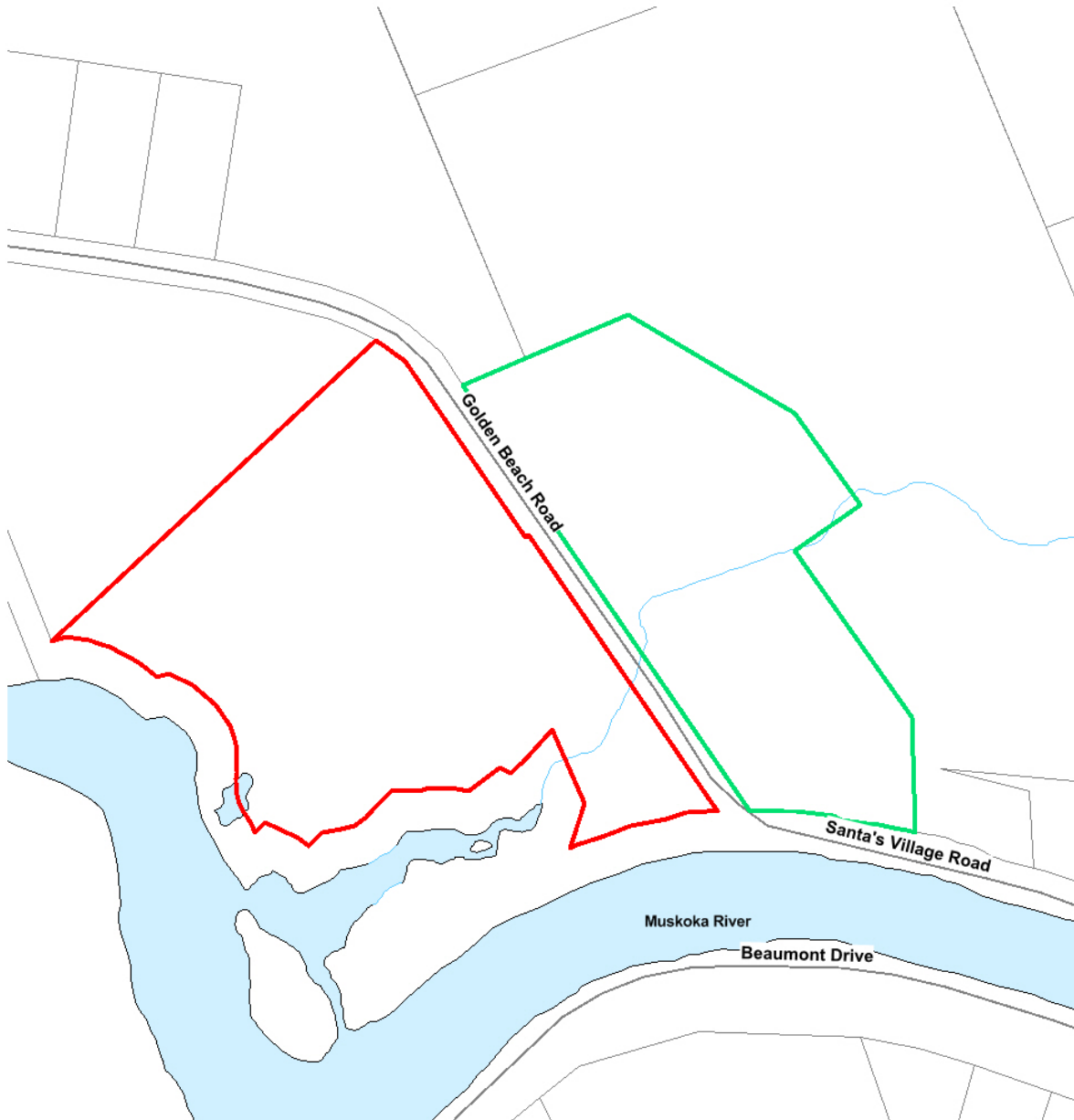
Scale 1 : 1,500



Rezone lands from Shoreline Residential Type 2 (SR2)  
to Shoreline Residential Type 3 (SR3)

**Schedule "A-12"**

**Part of Lots 9 and 10, Concession 2, Monck South Ward of the Town of Bracebridge,  
being Lots 2, 3 and 6 of RCP 550, Part 1 of Plan 35R-6860, Parts 1 and 4 of Plan 35R-9085**



**Scale 1 : 4,000**



**Rezone lands from Tourist Commercial One (CT1)  
to Tourist Commercial One Special - 6 (CT1-6)**



**Rezone lands from Tourist Commercial Two (CT2)  
to Tourist Commercial Two Special - 4 (CT2-4)**

**Schedule "A-13"**  
**Part of Lot 13, Concession 4, Monck South Ward of the Town of Bracebridge,**  
**being Parts 3 and 4 of Plan 35R-24923**



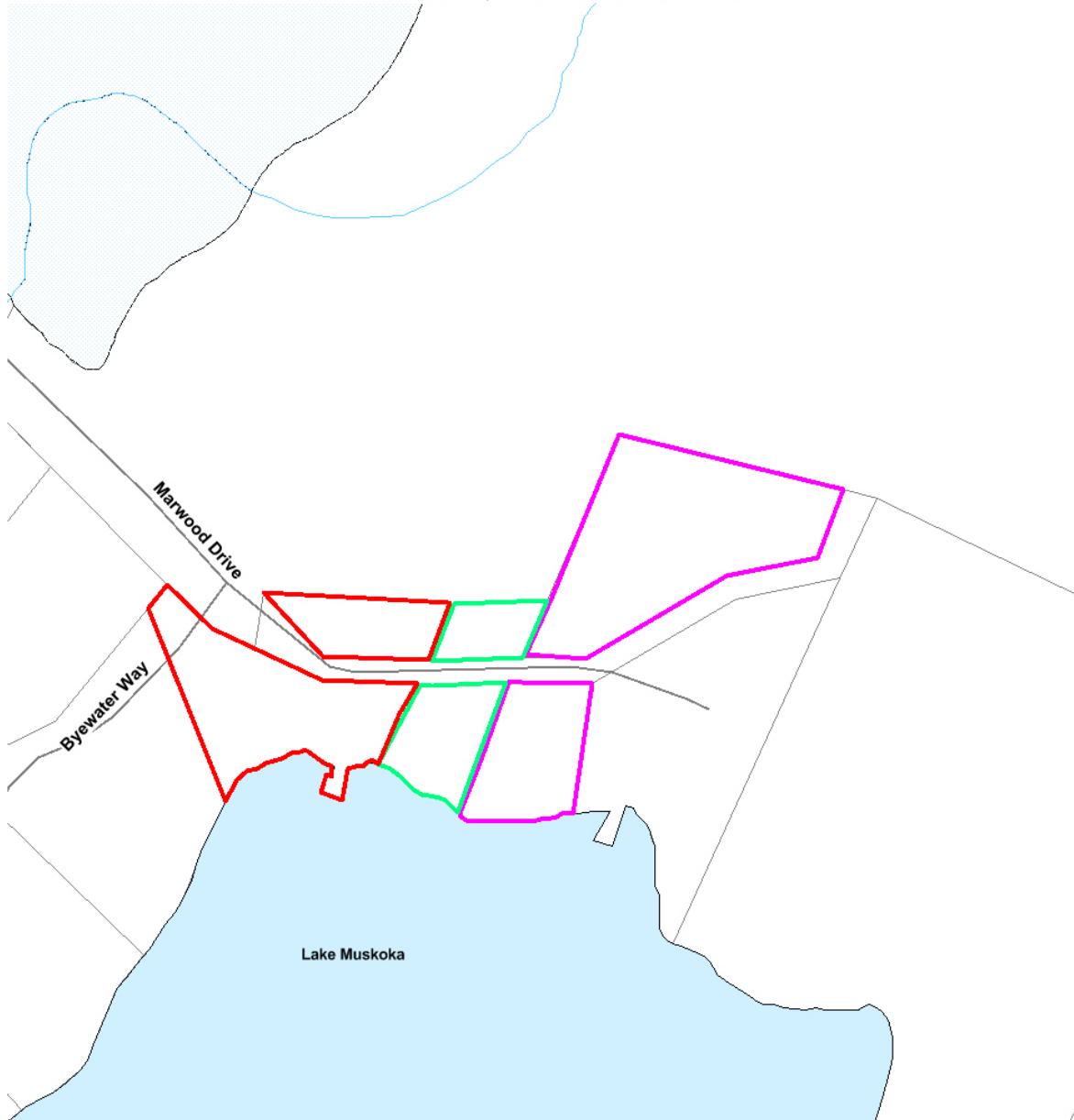
Scale 1 : 2,000



Rezone lands from Shoreline Residential Type 1 Special - 58 (SR1-58)  
to Shoreline Residential Type 1 Special - 79 (SR1-79)

**Schedule "A-14"**

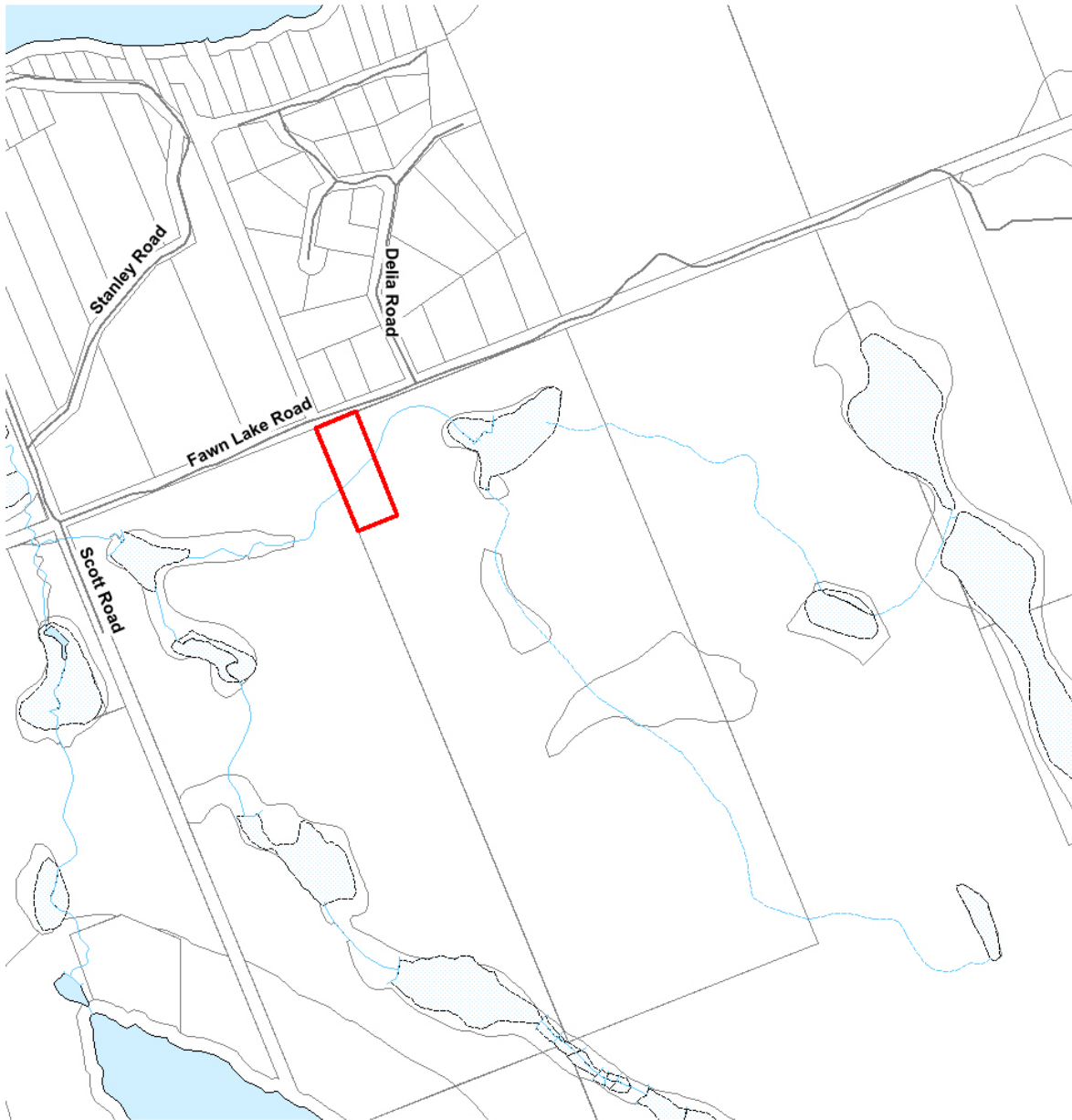
**Part of Block A, Concession 13, Muskoka North Ward of the Town of Bracebridge,  
being Lot 9 of RCP 512, Part 1 of Plan RD1030, Parts 2, 3, 4, 5, 15 and 16 of Plan BR-685,  
and Parts 11,13 and 15 of Plan 35R-6964**



**Scale 1 : 2,000**

- Rezone lands from Shoreline Residential Type 1 (SR1) to Shoreline Residential Type 1 Special - 80 (SR1-80)
- Rezone lands from Shoreline Residential Type 1 (SR1) to Shoreline Residential Type 1 Special - 81 (SR1-81)
- Rezone lands from Shoreline Residential Type 1 (SR1) to Shoreline Residential Type 1 Special - 82 (SR1-82)

**Schedule "A-15"**  
**Lot 12, Concession 27, Macaulay Ward of the Town of Bracebridge,**



Scale 1 : 8,000



Rezone lands from Shoreline Residential Type 1 (SR1)  
to Rural Special - 59 (RU-59)

**Schedule "A-16"**  
**Part of Lot 28, Concession 2, Macaulay Ward of the Town of Bracebridge,**

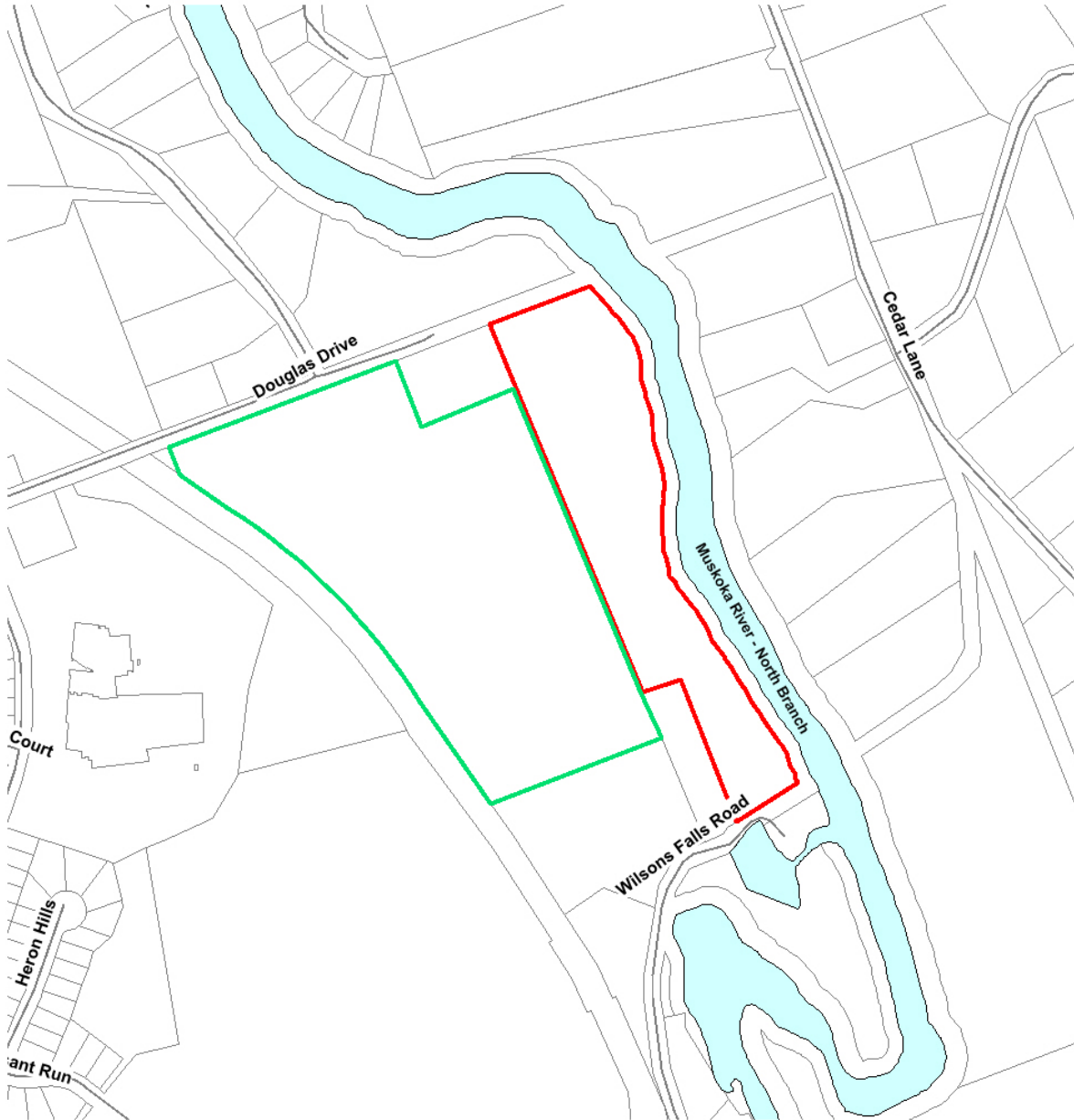


Scale 1 : 8,000



Rezone lands from Shoreline Residential Type 1 (SR1)  
to Rural Residential (RR)

**Schedule "A-17"**  
**Part of Lots 4 and 5, Concession 4, Macaulay Ward of the Town of Bracebridge,**  
**being Parts 2 to 4 of Plan RD-958 and Part 1 of Plan 35R-35R-9900**



Scale 1 : 8,000

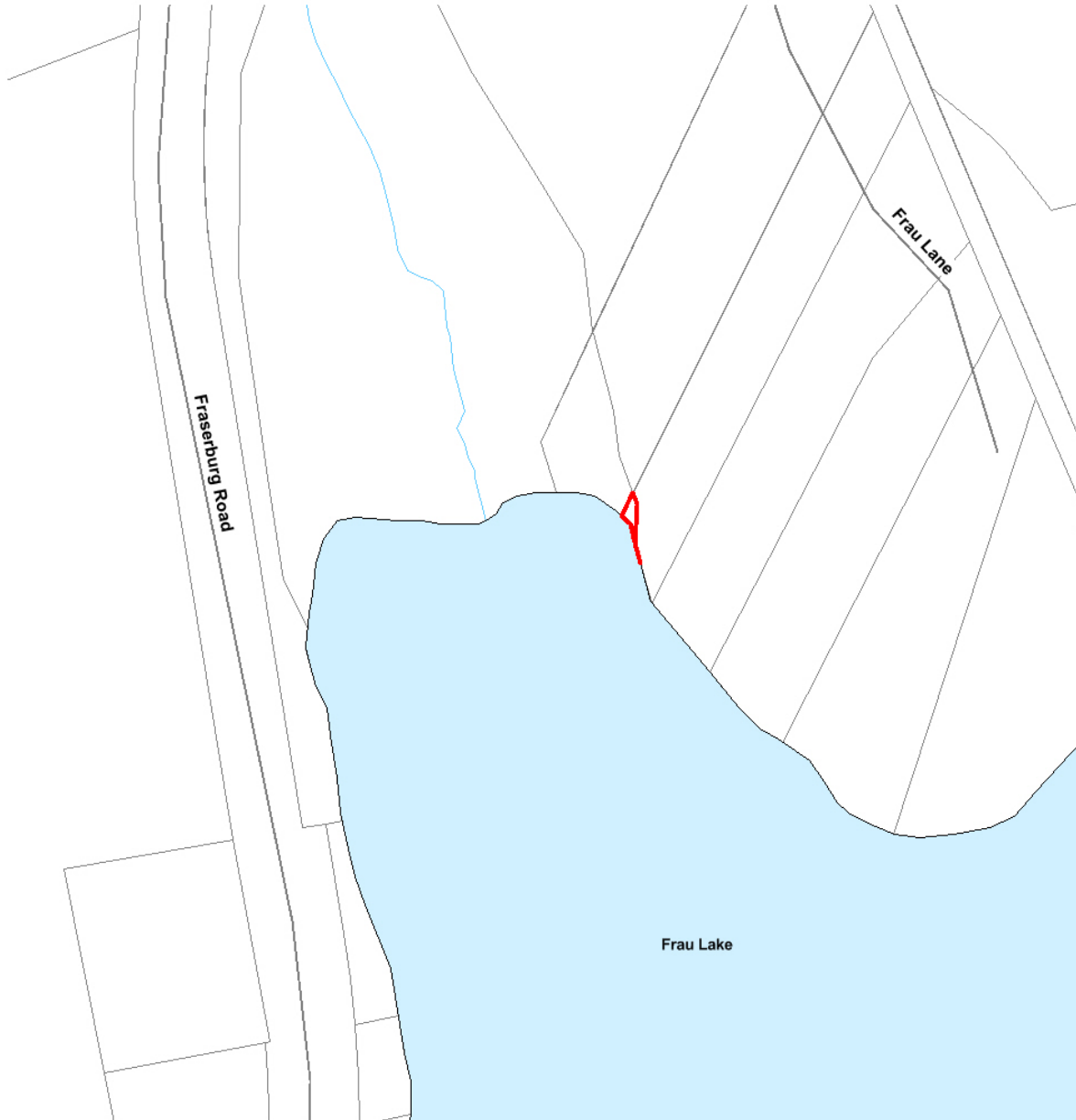


Rezone lands from Open Space One (OS1)  
to Shoreline Residential Type 1 (SR1)



Rezone lands from Open Space One (OS1)  
to Rural (RU)

**Schedule "A-18"**  
**Part of Lot 23 Concession 13, Draper Ward of the Town of Bracebridge,**  
**being Parts 6 and 8 of Plan RD-613**

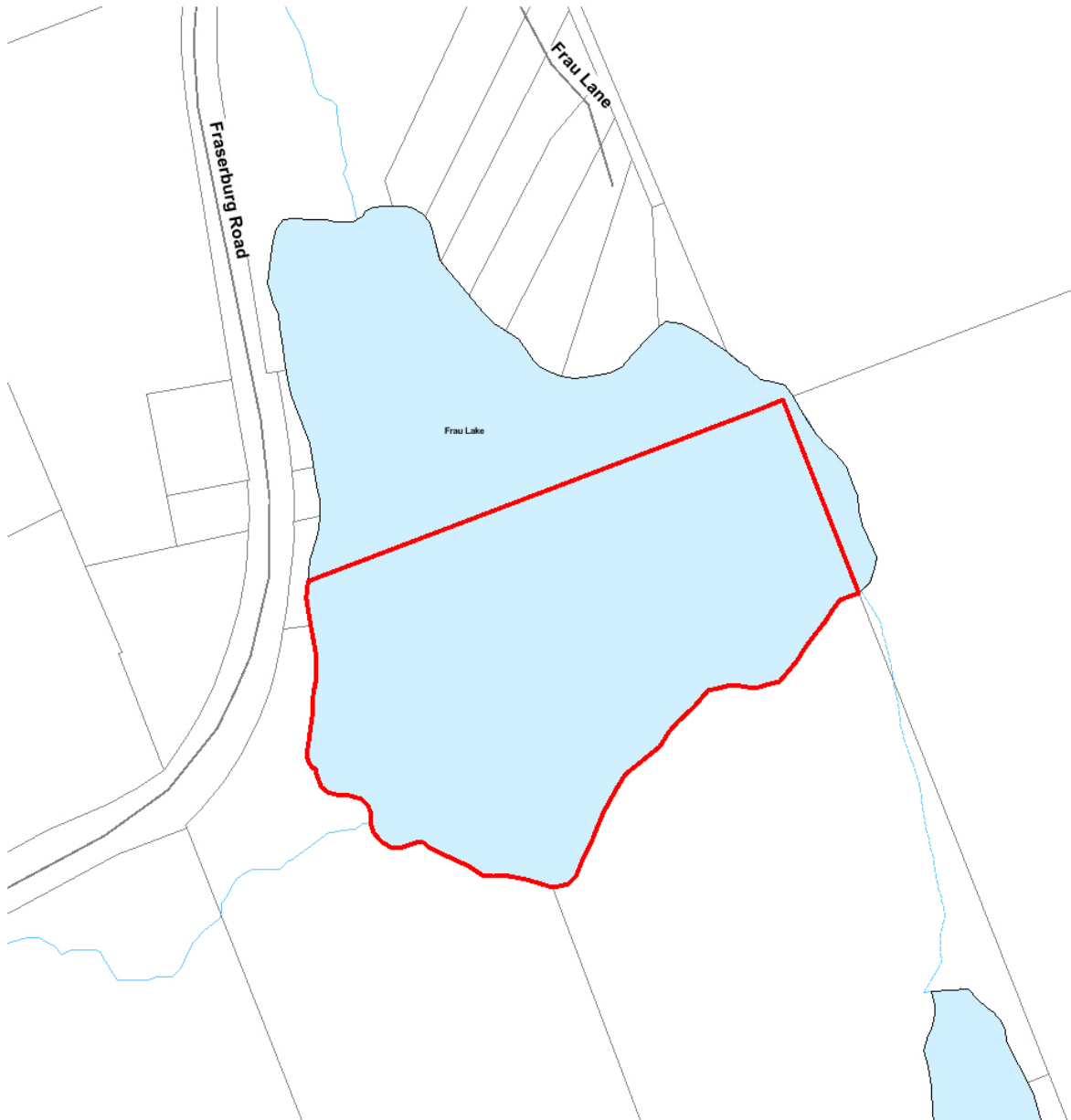


Scale 1 : 1,500



Rezoned lands from Shoreline Residential Type 1 (SR1)  
to Shoreline Residential Type 3 (SR3)

**Schedule "A-19"**  
**Part of Lot 23 Concession 12, Draper Ward of the Town of Bracebridge,**  
**being Part of Frau Lake**



Scale 1 : 3,000



Rezone lands from Environmental Protection Wetland One (EPW1)  
to Environmental Protection One (EP1)

**Schedule "A-20"**  
**Part of Lot 3, Concession 10, Draper Ward of the Town of Bracebridge,**  
**being Parts 24 to 29 of Plan RD-827**



Scale 1 : 4,000



Rezone lands from Residential Type 1 (R1)  
to Environmental Protection One (EP1)

**Schedule "A-21"**  
**Part of Lot 24, Concession 7, Draper Ward of the Town of Bracebridge,**  
**being Part 1 of Plan 35R-3557**

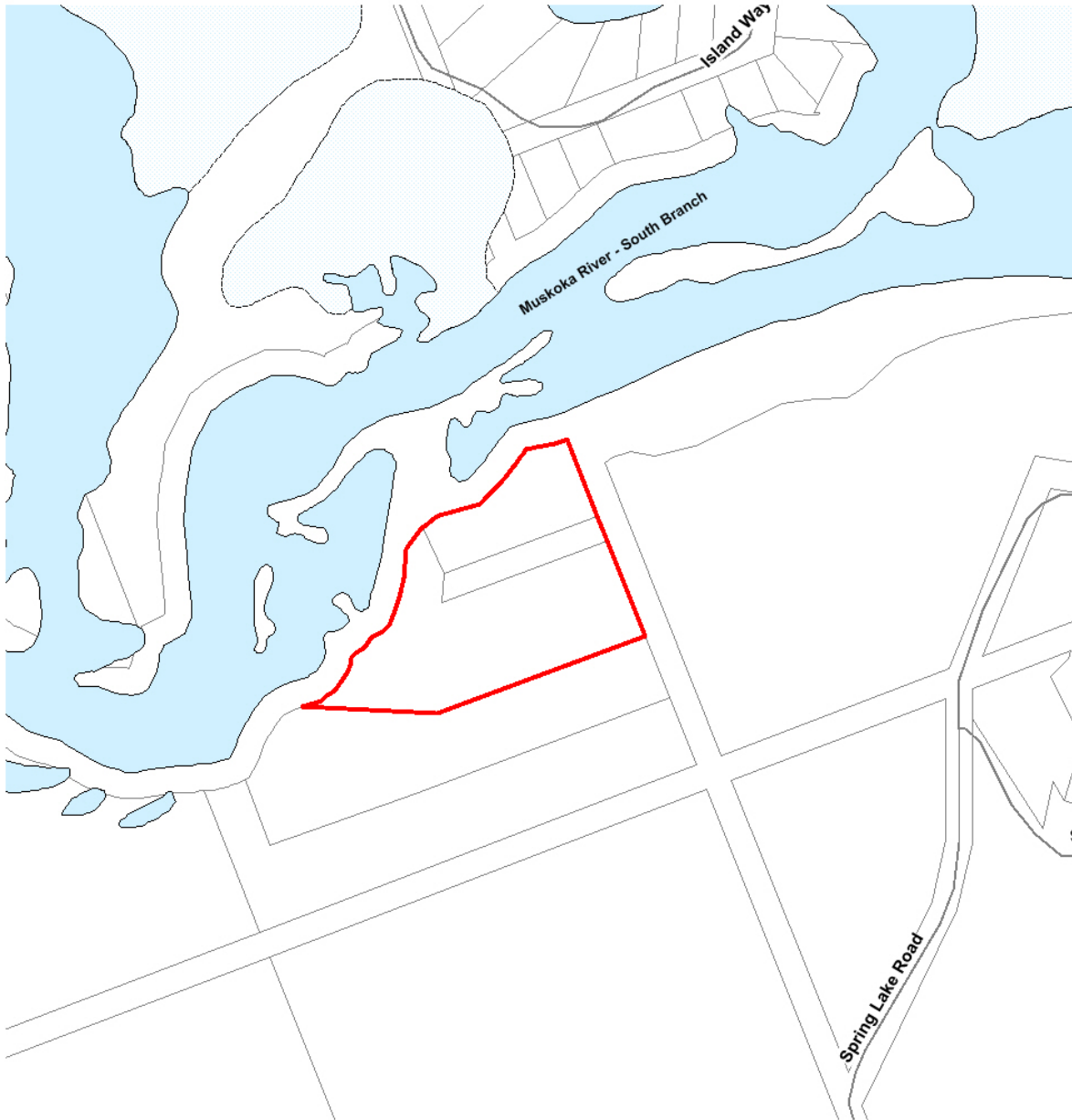


Scale 1 : 4,000



Rezone lands from Shoreline Residential Type 1 (SR1)  
to Rural Residential (RR)

**Schedule "A-22"**  
**Part of Lot 30, Concession 8, Draper Ward of the Town of Bracebridge,**  
**being Parts 13 to 16 and Parts 23 to 27 of Plan RD-917**

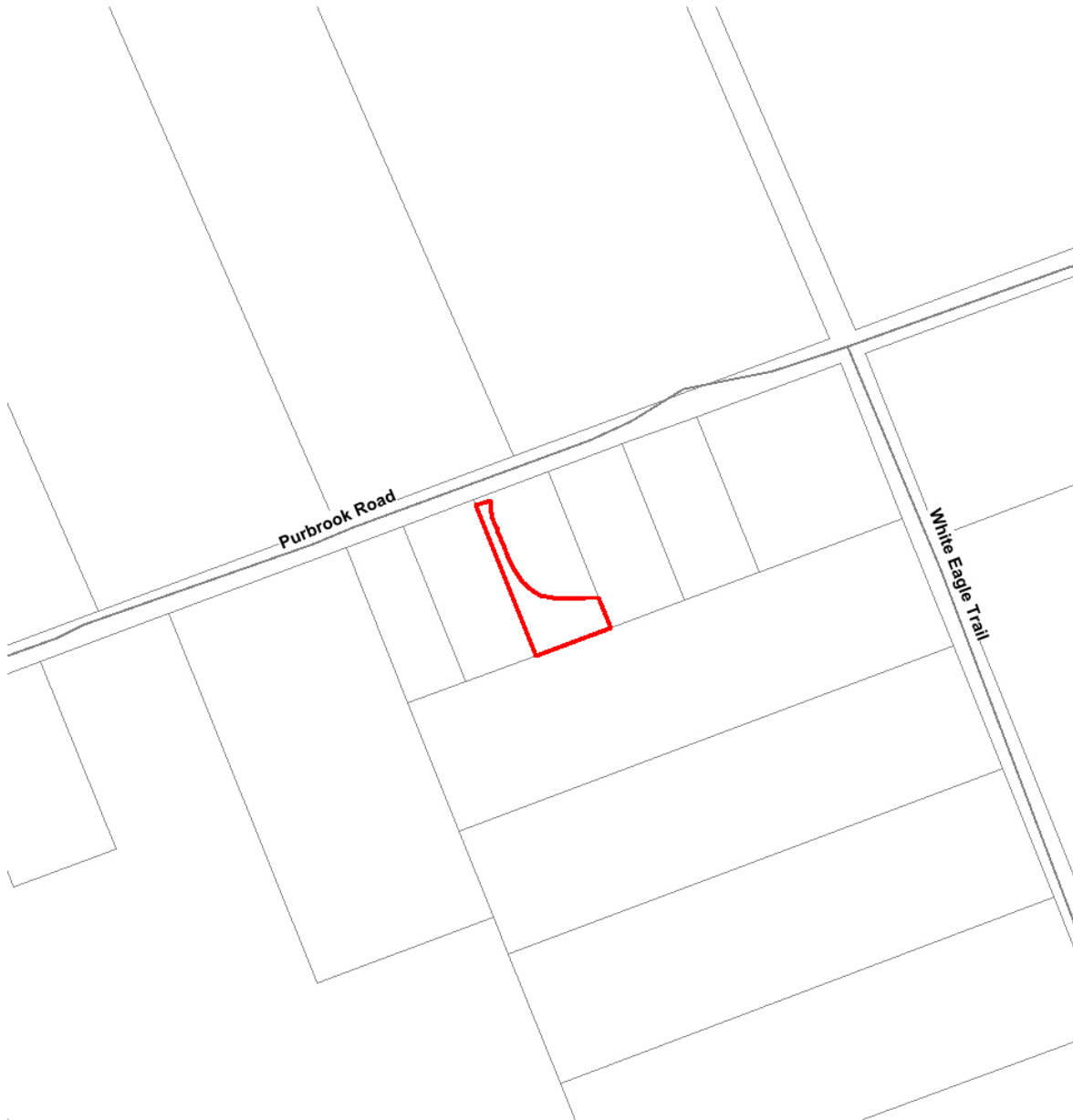


Scale 1 : 4,000



Rezone lands from Shoreline Residential Type 1 (SR1)  
to Shoreline Residential Type 5 (SR5)

**Schedule "A-23"**  
**Part of Lot 30, Concession 9, Draper Ward of the Town of Bracebridge,**  
**being Part 3 of Plan RD-873**

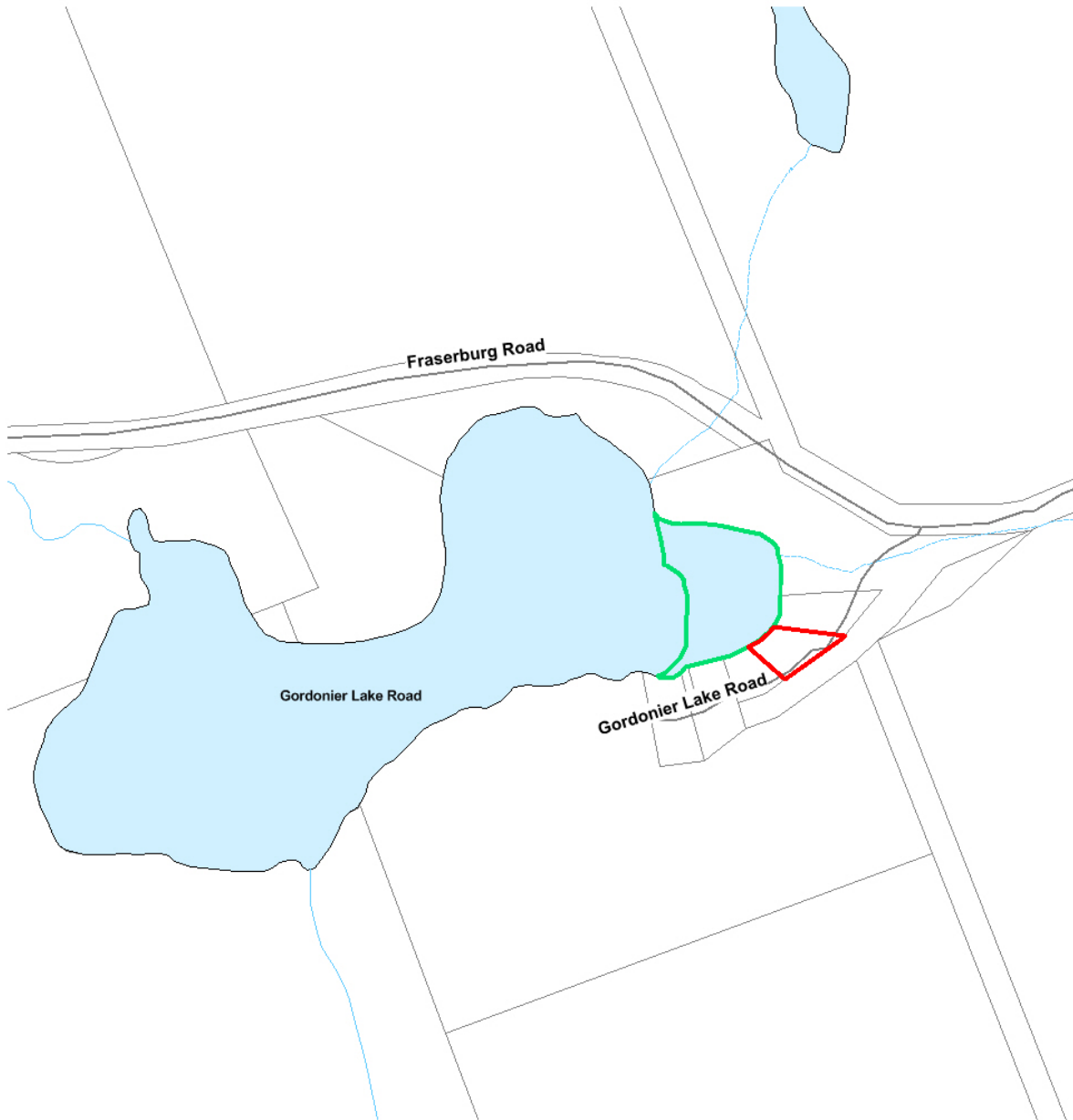


**Scale 1 : 4,000**



**Rezone lands from Environmental Protection Wetland One (EPW1)  
to Rural Residential (RR)**

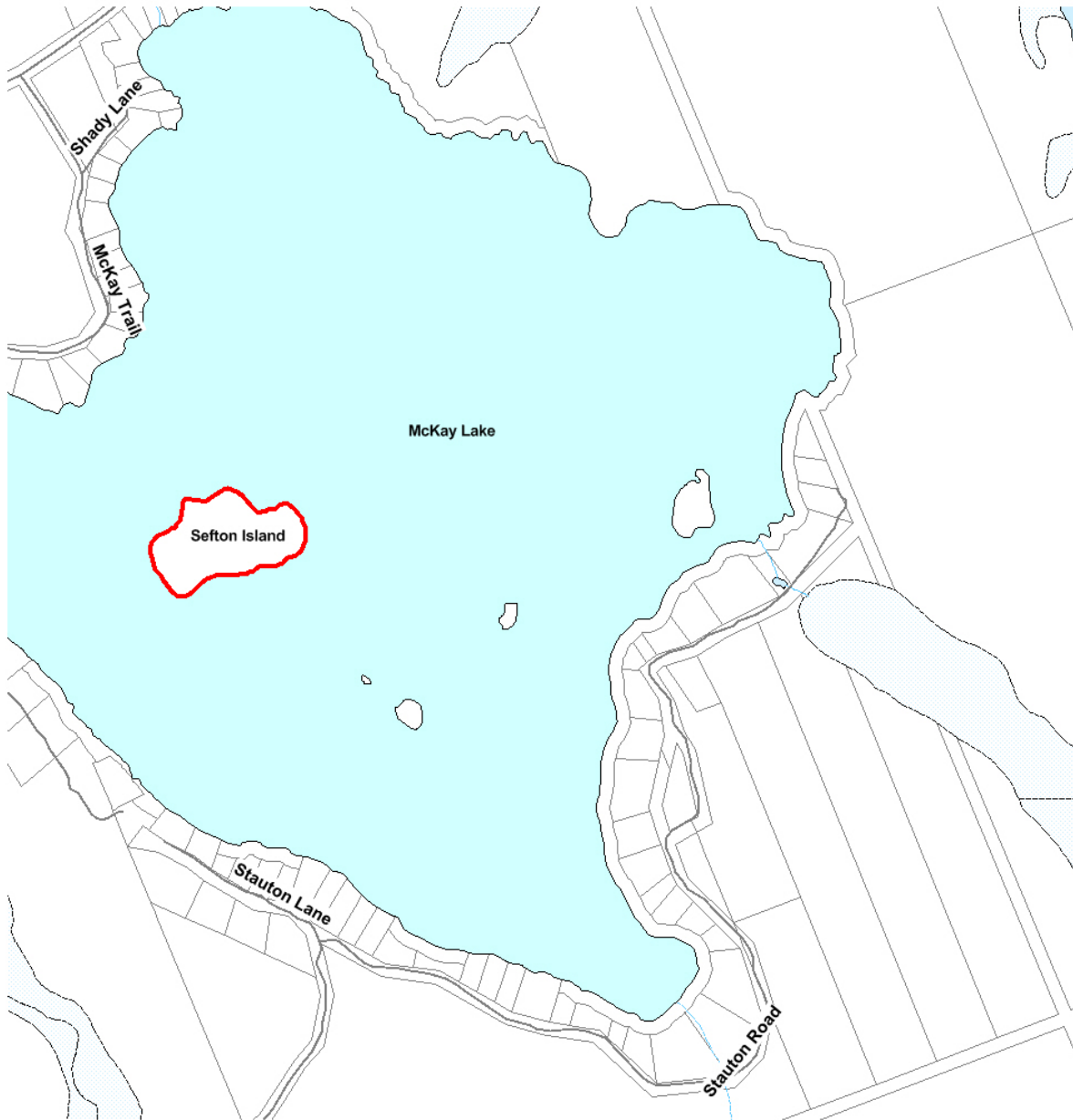
**Schedule "A-24"**  
**Part of Lot 20, Concession 12, Draper Ward of the Town of Bracebridge,**  
**being Parts 4 and 5 of Plan BR-404 and Part of Gordonier Lake**



**Scale 1 : 4,000**

- Rezone lands from Shoreline Residential Type 1 (SR1) to Shoreline Residential Type 3 (SR3)
- Rezone lands from Shoreline Residential Type 1 (SR1) to Environmental Protection One (EP1)

**Schedule "A-25"**  
**Sefton Island, McKay Lake, Draper Ward of the Town of Bracebridge,**



Scale 1 : 8,000



Rezone lands from Shoreline Residential Type 2 (SR2)  
to Shoreline Residential Type 5 (SR5)

**Schedule "A-26"**  
**Part of Lot 30, Concession 12, Draper Ward of the Town of Bracebridge,**  
**being Part 12 of Plan C-418**



Scale 1 : 2,000



Rezone lands from Shoreline Residential Type 2 (SR2)  
to Shoreline Residential Type 1 (SR1)

**Schedule "A-27"**  
**Part of Lot 22, Concession 2, Oakley Ward of the Town of Bracebridge,**  
**being Parts 6 and 7 of Plan 35R-20423**



**Schedule "A-28"**  
**Part of Lot 19, Concession 5, Oakley Ward of the Town of Bracebridge,**  
**being Part 1 of Plan 35R-13403**

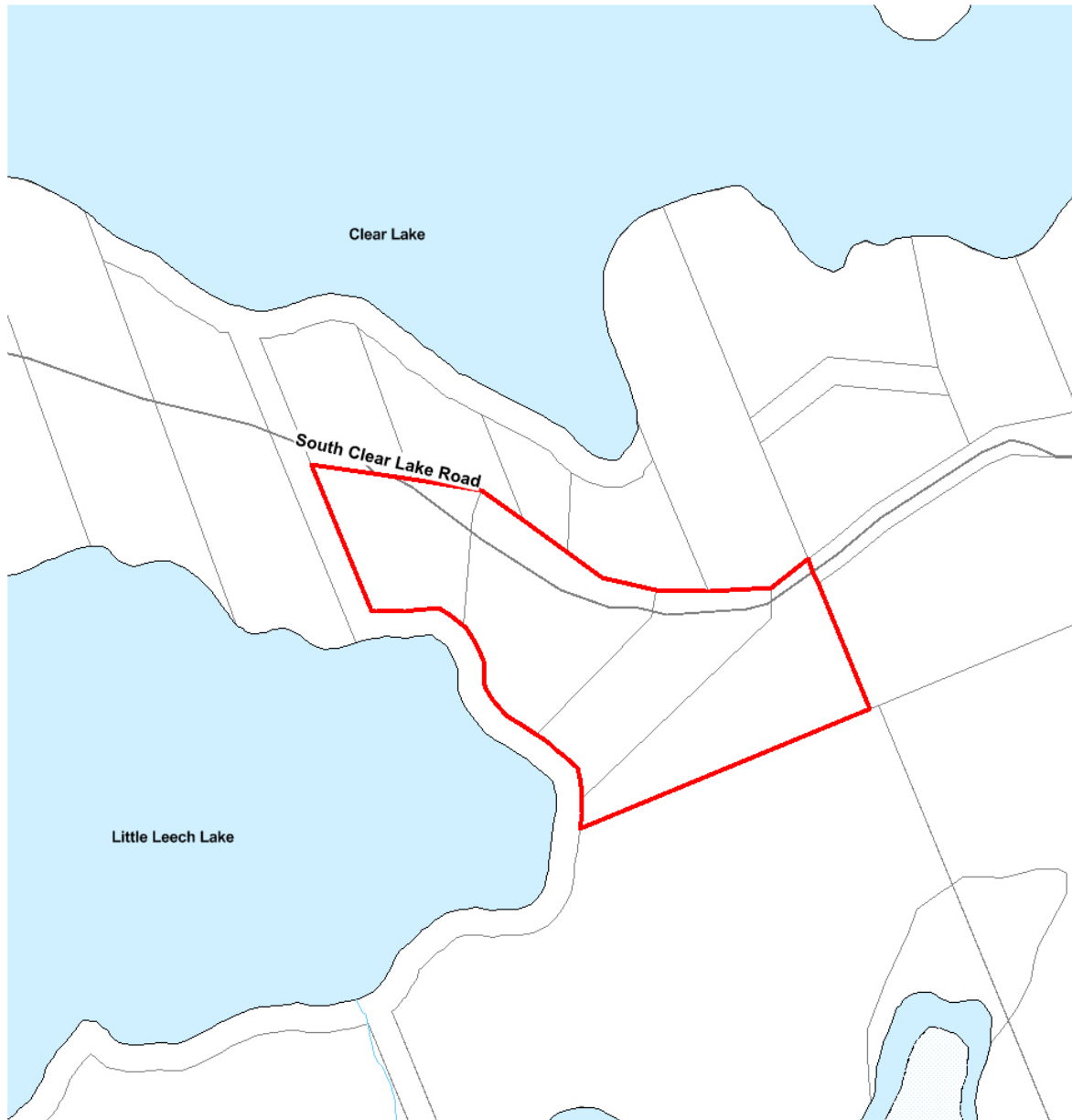


Scale 1 : 6,000



Rezone lands from Environmental Protection Wetland One (EPW1)  
to Rural (RU)

**Schedule "A-29"**  
**Part of Lot 10, Concessions 8 and 9, Oakley Ward of the Town of Bracebridge,**  
**being Part 1 of Plan BR-481, Parts 1 to 5, 8 and Part of Part 7 of Plan 35R-8003,**  
**Parts 1 to 3 of Plan 35R-15534, and Part 1 of Plan 35R-16595**



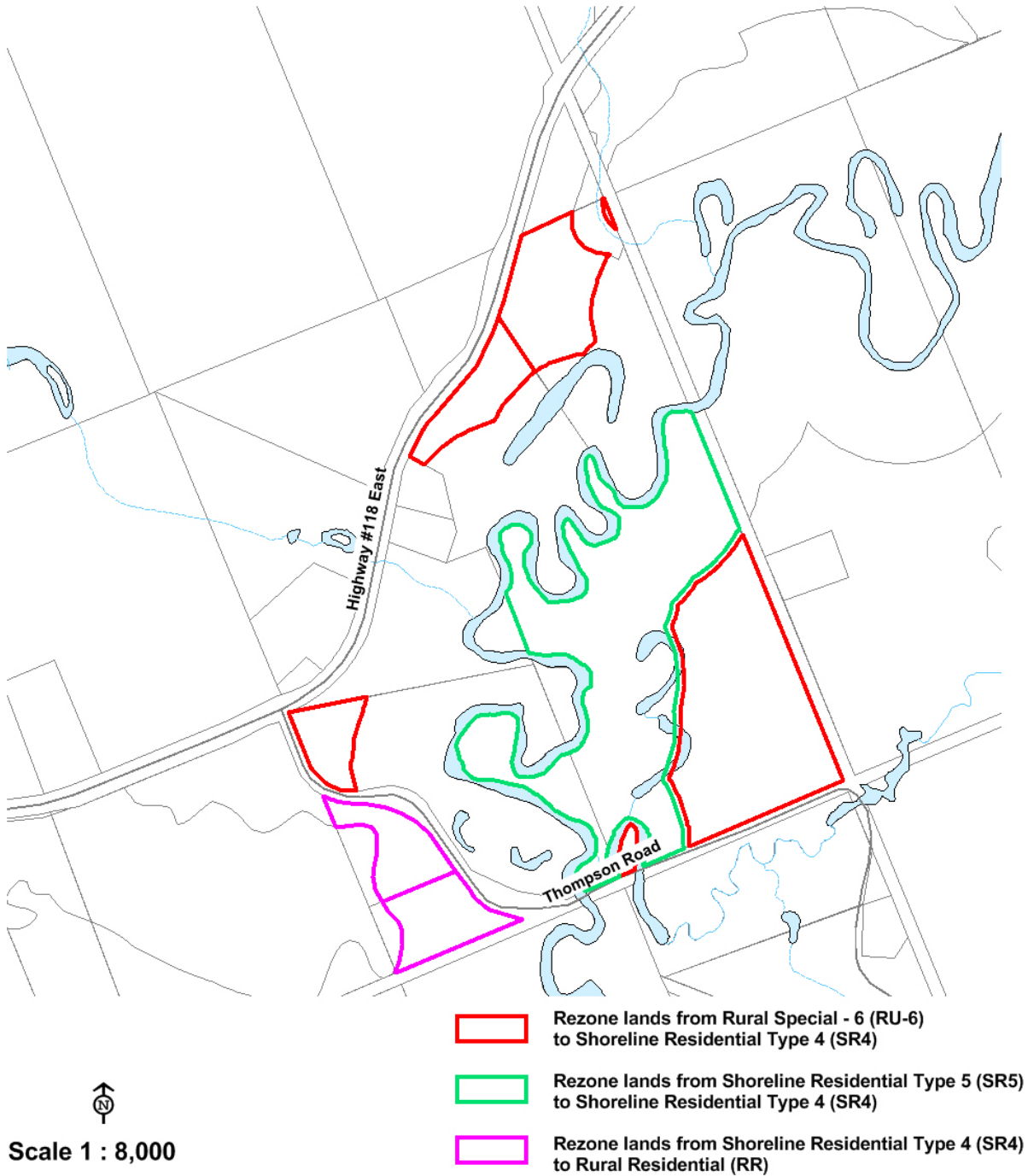
Scale 1 : 4,000



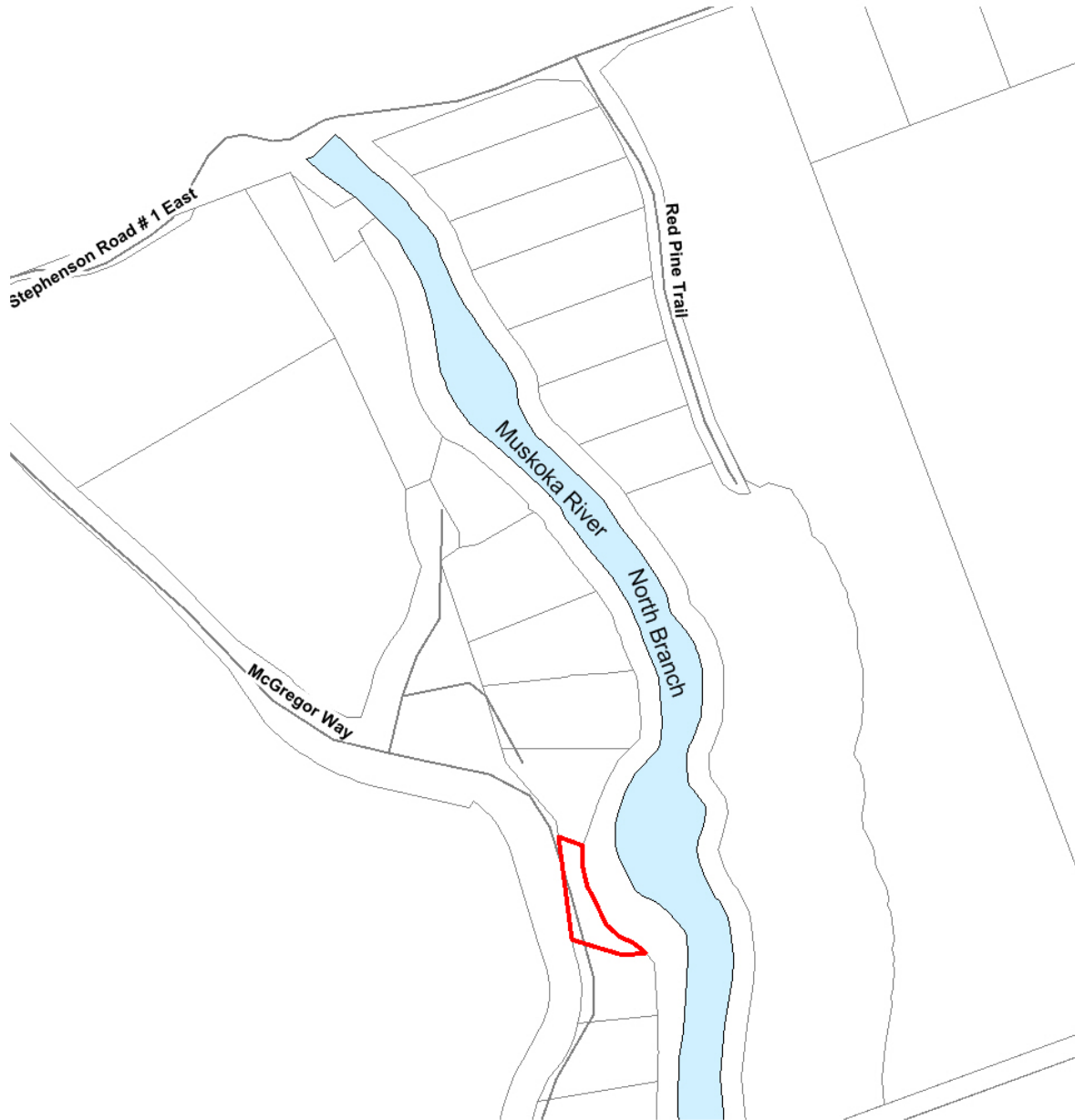
Rezone lands from Rural (RU)  
to Shoreline Residential Type 1 (SR1)

**Schedule "A-30"**

**Part of Lots 11 and 12, Concession 5, Oakley Ward of the Town of Bracebridge,  
being Part 4 of Plan 35R-13674, Parts 1 and 2 of Plan 35R-20453,  
Parts 3 and 4 of Plan 35R-21237, and Parts 1 and 2 of Plan 35R-25814**



**Schedule "A-31"**  
**Block 15 of Plan 35M-707, Macaulay Ward of the Town of Bracebridge,**



Scale 1 : 5,000



Rezone lands from Shoreline Residential Type 1 Special - 27 (SR1-27)  
to Open Space One Special - 9 (OS1-9)