

THE CORPORATION OF THE TOWNSHIP OF RAMARA

BYLAW NUMBER 2006.74

A BYLAW TO ADOPT AMENDMENT NO. 6

TO THE OFFICIAL PLAN OF THE TOWNSHIP OF RAMARA

WHEREAS Section 17(22) of the *Planning Act*, R.S.O. 1990, C. P.13, as amended, provides for the adoption of an amendment to an official plan;

AND WHEREAS in accordance with Section 17(15) and Regulation 198/96, public meetings were held with respect to this amendment;

NOW THEREFORE, the Council of the Corporation of the Township of Ramara in accordance with the provisions of Section 17(22) of the *Planning Act*, enacts as follows:

1. **THAT** Amendment No. 6 to the Official Plan of the Township of Ramara, constituting the attached text and Schedule "A", is hereby adopted.
2. **THAT** the Clerk is authorized to forward Amendment No. 6 to the County of Simcoe as required by Section 17(31) and to provide such notice as required by Section 17(23) of the *Planning Act*.
3. **THAT** this Bylaw shall come into force and effect on the day of passing thereof and the amendment shall come into effect as an official when approved in accordance with Section 17 of the *Planning Act*.

BYLAW READ A FIRST, SECOND AND THIRD TIME AND PASSED THIS 6th DAY OF November 2006.


Dan McMillan – Deputy Mayor


Richard P. Bates, BAS, CET
CAO/Clerk

AMENDMENT NO. 6 TO THE OFFICIAL PLAN OF THE TOWNSHIP OF RAMARA

PART A - THE PREAMBLE

1. Purpose of the Amendment

The purpose of Official Plan Amendment No. 6 is to change the land use designation shown on Schedule "A" from "Rural" to "Mineral Aggregate Extraction Area" to permit the licencing of a quarry.

2. Location

The Amendment is specific to the lands located in Lots 11 to 15 inclusive and Part of Lot 16 and 17, Concession B (Rama) and Part of Lot 15, Concession C (Rama). The subject land is located on the north and south sides of Concession Road B-C, as shown on Schedule "A" to the Ramara Official Plan.

3. Basis

The Official Plan of the Township of Ramara currently designates the subject land as "Rural". The applicant has made an application to amend the Official Plan to permit the licencing of the subject land as a Quarry under the *Aggregate Resources Act*. There is a companion amendment to the Ramara Zoning Bylaw 2005.85. Only those lands that are proposed to be licenced are designated as "Mineral Aggregate Resource Area."

The Ramara Official Plan permits a licenced quarry only within this land use designation. The subject lands are identified within the "High Potential Mineral Aggregate Resource Area" on Schedule "D" to the Official Plan.

PART B - THE AMENDMENT

All of the Amendment entitled PART B - THE AMENDMENT consisting of the text and schedule constitutes Amendment No. 6 to the Official Plan of the Township of Ramara.

1. Schedule "A" entitled "Land Use Plan" of the Official Plan of the Township of Ramara is hereby amended by redesignating certain lands in Lots 11 to 15 inclusive and Part of Lots 16 and 17, Concession B (Rama) and Part of Lot 15, Concession C (Rama), in the Township of Ramara from "Rural" to "Mineral Aggregate Extraction Area", as shown on Schedule "A", attached hereto.
2. Section 9.11 MINERAL AGGREGATE EXTRACTION AREA of the Official Plan of the Township of Ramara is hereby amended by adding the following Special Policy 9.11.11.4:

9.11.11.4 Fowler Quarry, Lots 11 to 15 inclusive and Part of Lots 16 and 17, Concession B (Rama) and Part of Lot 15, Concession C (Rama)

Notwithstanding 9.11.2, any licenced aggregate operation within Lots 11 to 15 inclusive and Part of Lots 16 and 17 Concession B (Rama) and Part of Lot 15, Concession C (Rama) shall provide and maintain access to and from the licenced quarry on Concession Road B-C, which is designated as an aggregate haul road by the Township of Ramara.

Any proposed licenced quarry will be subject to an agreement with the Township of Ramara regarding road improvements to Concession Road B-C, timing of road works, road maintenance, responsibility for the cost of the road improvements, among other related matters.

Notwithstanding any provision of this Plan, the implementing zoning bylaw shall incorporate a holding provision until the owner has satisfied the requirement of entering into an agreement with the Township of Ramara.

3. Amendment No. 6 shall be implemented by means of a Zoning Bylaw Amendment enacted pursuant to the provisions of Section 34 of the *Planning Act*.
4. The provisions of the Official Plan of the Township of Ramara, as amended, shall apply in regard to the interpretation of this Amendment.

PART C - THE APPENDIX

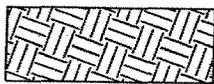
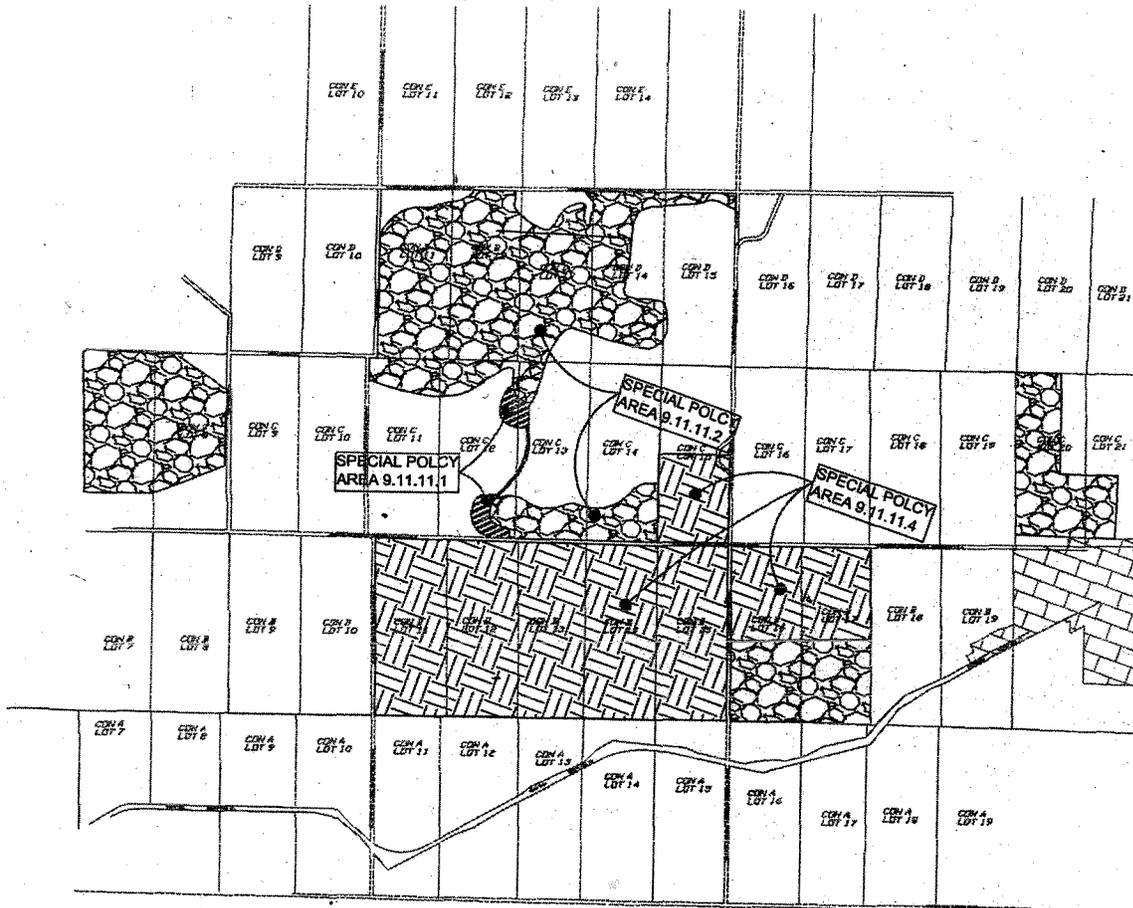
The following appendices do not constitute part of Amendment No. 6 but are included as information supporting the Amendment.

1. Minutes of Public Meetings, held on September 7, 2002 and October 23, 2006.
2. Memoranda from the Township Planning Consultant to the Township of Ramara, dated March 11, 2002, July 26, 2002, December 2, 2002, January 20, 2003, and October 23, 2006.

TOWNSHIP OF



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Lands to be redesignated from Rural and Mineral Aggregate Extraction to Mineral Aggregate Extraction Area with SPECIAL POLICY AREA