

CANADA
PROVINCE OF QUÉBEC
HULL DISTRICT

MUNICIPALITY DE PONTIAC

MRC DES COLLINES-DE-L'OUTAOUAIS

BYLAW NO. 07-03, TITLED: « MODIFICATION TO BYLAW NO. 177-01 – ZONING BYLAW »

WHEREAS this Council considers it appropriate and to be of public interest to control the total floor area of residential and non-residential buildings to be built on the municipality's territory;

WHEREAS the « Development and town planning Act » permits municipalities in Quebec to control the minimum total floor area of existing buildings on the municipality's territory by means of their zoning bylaw;

WHEREAS the urban renewal committee recommends passing the proposed dispositions in this bylaw;

THEREFORE, it is

Motioned by Brian Middlemiss
Seconded by Pierre Lafrance

AND RESOLVED THAT the Municipality of Pontiac adopts the bylaw no. 07-03 as follows:

BYLAW NO. 07-03
titled : « Modification to bylaw no. 177-01 – Zoning bylaw »

**« MODIFICATION OF THE ZONING BYLAW N° 177-01 –
AIMING TO REPLACE SECTION 4.1.2 – MINIMUM TOTAL AREA
OF MAIN RESIDENTIAL BUILDINGS
AND THE ADDITION OF SECTION 4.2.1.1 – MINIMUM TOTAL AREA
OF MAIN NON-RESIDENTIAL BUILDINGS »**

WHEREAS this Council deems it appropriate and to be of public interest to replace section 4.1.2 of the zoning bylaw no. 177-01, in order to include the minimum total area of main residential buildings to be built on the municipality's territory;

WHEREAS the urban renewal committee recommends passing the proposed dispositions in this bylaw;

THEREFORE, it is

Moved by Brian Middlemiss
Seconded by Pierre Lafrance

AND RESOLVED THAT Council decrees the following:

SECTION 1 :

Replace section 4.1.2 of the zoning bylaw 177-01, by the following:

4.1.2 The minimum total area of a main residential building

A minimum total floor area of a main residential building is applicable and must respect the following standards:

One-story building: minimum 85 square metres total floor area
Two-story building: minimum 45 square metres total floor area

Any additional buildings, garage or other, attached to the main building, will not be considered for calculation purposes of the minimum total floor area.

SECTION 2 :

Add section 4.2.1.1, to zoning bylaw no. 177-01.

4.2.1.1 The minimum total area of a main non-residential building

One-story building: minimum 85 square metres total floor area
Two-story building: minimum 45 square metres total floor area

SECTION 3 :

The present bylaw will be in force following the formalities foreseen by Law.

GIVEN IN PONTIAC (QUÉBEC), this 13th day of April 2004.

Sylvain Bertrand
Secretary treasurer

Bruce Campbell
Mayor