

CORPORATION OF THE MUNICIPALITY OF TWEED

BY-LAW NO. 2018-42

Being a By-law to Amend Comprehensive Zoning By-law No. 2012-30 of the Corporation of the Municipality of Tweed, as amended.

WHEREAS By-law No. 2012-30, as amended, is the Comprehensive Zoning By-law governing the lands located within the Corporation of the Municipality of Tweed;

AND WHEREAS the Council of the Corporation of the Municipality of Tweed, having given due consideration to the need to proceed with changes, considers it reasonable to amend By-law No. 2012-30;

AND WHEREAS authority is granted under Section 34 of the Planning Act, R.S.O. 1990, c.P.13 as amended;

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

1. That Comprehensive Zoning By-law No. 2012-30, as amended, is hereby further amended by the addition of the following to Section 3 entitled “Definitions” immediately after item 3.42 thereof:

3.42.1 CANNABIS PRODUCTION FACILITY

“Cannabis Production Facility” shall mean a premises used for the growing, producing, testing, destroying, storing, or distribution of medical cannabis or recreational cannabis and can include analytical testing and must be licensed by an authorized federal or provincial agency. This use does not include the retail sale or dispensing of cannabis.

2. That Section 19, subsection 2, entitled ‘Permitted Uses’ be amended with the addition of the following permitted use:

xxii) a cannabis production facility.

3. That By-law No. 2012-30 is hereby further amended by the addition of the following to Section 5 entitled “General Provisions” immediately after item 5.49 thereof:

5.50 CANNABIS PRODUCTION FACILITY

- a) A cannabis production facility shall only be permitted within the Rural Industrial (RI) Zone.
 - i. In addition, within the Rural Industrial Zone, a cannabis production facility may be permitted provided that the following provisions are met:
 - 1) A cannabis production facility must be in a fully enclosed building;
 - 2) Outdoor storage is not permitted with a cannabis production facility;
 - 3) Loading spaces for a cannabis production facility must be in a fully enclosed building;
 - 4) Security fencing must be installed around the cannabis production facility;

- 5) No use shall produce dust or other emissions that exceed standards set by provincial legislation without written authorization from the appropriate provincial agency;
 - 6) No use shall produce odour, glare, or noise that creates a nuisance;
 - 7) A lot with a cannabis production facility must be at least 70 metres from a lot in the:

Residential Zone categories,
Commercial Zone categories,
Community Facility zone.
 - 8) A lot with a cannabis production facility must be at least 70 metres from a lot with a:

Public School,
Private School,
Place of Worship, and
Day Nursery.
 - 9) Cannabis retail stores are not a permitted form of development in this zone.
 - 10) On private water supply the owner(s) will be required to provide confirmation that there is sufficient water for daily usage and adequate fire suppression (Ministry of the Environment water taking permit may be required). On a private septic system or other on-site disposal system the owner(s) will be required to confirm that discharge from facilities can be safely treated in a private septic system or alternative. If discharge or treatment of product requires off site handling the owner(s) will provide documentation of agreement(s) with approved waste handlers.
 - 11) New construction will be subject to Section 41 of the Planning Act, R.S.O. 1990, c.P.13. as amended (site plan control).
4. That all other provisions in the Rural Industrial Zone shall apply.
 5. That this By-law shall come into force and take effect on its date of passing, subject to the provisions and subsections 34(30) and (31) of the Planning Act, R.S.O 1990, c.P.13, as amended, in the event a notice of appeal of this By-law is filed in accordance with subsection 34(19) of the Act.

Read a first and second time this 13th day of June, 2018.

Read a third and final time, passed, signed and sealed in open Council this 13th day of June, 2018.

MAYOR

CLERK