

SECTION 1 - GENERAL

1.1 TITLE

This By-law shall be known as the Township of Sandwich South Comprehensive Zoning By-law.

1.2 APPLICATION

The provisions of this By-law shall apply to all lands within the boundaries of The Corporation of the Township of Sandwich South as now or hereafter legally constituted.

1.3 SCOPE

No lot or lands or any part thereof shall be used or altered and no buildings or structures or any part thereof shall be erected, structurally altered or enlarged, or used, within the Township of Sandwich South except in conformity with the provisions of this By-law.

1.4 REPEAL OF EXISTING BY-LAWS

From the coming into force of this By-law, all previous by-laws passed under Section 34 of The Planning Act, S.O., 1983, or a predecessor thereof, shall be deemed to have been repealed, except for By-laws No. 78-28 and 80-3, and except to the extent that any of the said by-laws prohibit the use of any land, building or structure for a purpose that is also prohibited by this By-law.

1.5 APPLICATION OF OTHER BY-LAWS

Nothing in this By-law shall serve to relieve any person from the obligation to comply with the requirements of the Ontario Building Code or any other by-laws of the Municipality in force from time to time or the obligation to obtain any licence, permit, authority or approval required under any by-law of the Municipality.

1.6 GREATER RESTRICTIONS OF OTHERS TO GOVERN

Nothing in this By-law shall reduce the severity of restrictions lawfully imposed by a governmental authority having jurisdiction to make such restriction.

1.7 VALIDITY

Should any section, clause or provision of this By-law, including any part of the zoning as shown on the Zoning Maps, be held by a court of competent jurisdiction to be invalid, the validity of the remainder of the By-law shall not be affected.

1.8

EFFECTIVE DATE

This By-law shall take effect from the date of passage by Council and shall come into force in accordance with Section 34 of The Planning Act, S. O. 1983.