

**PROVINCE OF QUEBEC  
MUNICIPALITY OF THE TOWNSHIP OF HARRINGTON  
MRC D'ARGENTEUIL**

**BY-LAW 309-2024 amending the zoning by-law number 192-2012 of the Municipality of the Township of Harrington, as already amended, to ensure compliance with by-law number 68-20-18 and 68-26-21 amending the revised development plan for the Argenteuil RCM (concordance regulation).**

**WHEREAS** the Municipality of the Township of Harrington has adopted a zoning by-law for its entire territory.

**WHEREAS** the Argenteuil MRC has adopted by-law 68-20-18 amending the revised development plan to modify various provisions, particularly those concerning urban farms and those related to para-industrial activities that came into force on November 14, 2018.

**WHEREAS** the Argenteuil MRC adopted by-law 68-26-21 amending the revised development plan to amend certain provisions relating to heronries and that it came into force on May 26, 2021.

**WHEREAS** the Municipality of the Township of Harrington must adopt, under the Planning and Development Act, any by-law (concordance by-law) to ensure that its urban planning regulations comply with the revised development plan as amended by by-laws 68-20-18 and 68-26-21 within 6 months of the entry into force of those regulations.

**CONSIDERING THAT** this draft by-law does not contain a clause subject to referendum approval by persons entitled to vote under the Act respecting planning and development.

**THEREFORE**, the Municipality of the Township of Harrington hereby orders:

**ARTICLE 1**

The preamble to this Regulation shall form an integral part of this Regulation.

**ARTICLE 2:**

Zoning by-law number 192-2012, as amended, is modified in **Section 2.2 "Classification of main uses", in Section 2.2.2 "Trade (C) Group"**, by replacing the term "para-industrial activity" with "para-industrial businesses" in the third paragraph, which will read as follows:

**“2.2.2 Trade Group (C)”**

3. Are classified as “C3” (heavy trade and para-industrial trade).”

**ARTICLE 3**

Zoning By-law Number 192-2012, as amended, is modified in **Section 2.3 “Ancillary Uses”, in Section 2.3.2 “Ancillary Uses of the Agricultural Group (A)”**, by replacing the second paragraph, which will read as follows:

**“2.3.2 Uses incidental to an agricultural group (A)”**

2. Artisanal or Semi-Artisanal activities related to the agri-food sector.

#### **ARTICLE 4**

Zoning By-law No. 192-2012, as amended, is modified in **Section 8.5 “Other Environmental Protection Provisions”, in Section 8.5.1 “Protection of the heronry”** by replacing the number 100 by 200, the first paragraph and the first subparagraph of the second paragraph, which shall read as follows:

##### **“8.5.1 Protection of the heronry”**

Inside a heronry and on a 200 m protective strip bordering a heronry, any construction, building, use, work or work is prohibited. Any modification or destruction of natural vegetation is prohibited.

In addition, the following provisions apply:

1. Within a radius of 500 m, calculated beyond the 200 m protection strip at the edge of a heronry, any construction, work or work of felling trees is prohibited between April 1<sup>st</sup> and July 31<sup>st</sup> of each year.

#### **ARTICLE 5**

Zoning By-law No. 192-2012, as amended, is modified in **Section 10.9 “Integrated Projects” in Section 10.9.1 “Conditions of Implementation”** by adding a fourth paragraph, which will read as follows:

##### **10.9.2: Site/Location Conditions**

In addition, an integrated project must be served by a water and/or sanitary sewer system.”

#### **ARTICLE 6**

Zoning By-law Number 192-2012, as amended, is modified by adding **Section 10.17 “Provisions Relating to Artisanal and Semi-Artisanal Activities Within Agricultural and Agroforestry Assignments”** following Section 10.16, which will read as follows:

##### **10.17 Provisions relating to Artisanal and Semi-Artisanal activities within agricultural and agroforestry areas**

When a use that is part of the agricultural group (A) is authorized in the corresponding specifications grid, the “Artisanal or Semi-Artisanal activities related to the agri-food sector” use is authorized as an accessory to an agricultural or forestry use and must comply with the following conditions:

1. Authorization from the Agricultural Land Protection Commission of Quebec (CPTAQ) is required in advance, except for storage activities, processing or processing of agricultural products by a producer of the existing agricultural holding or incidentally by other producers.
2. Activities must be carried out by the producer of the existing farm.
3. Products must come from the existing farm and incidentally from other agricultural productions.

4. Ancillary use shall be performed within an ancillary building with a maximum floor area of 200 m2.
5. Incidental use shall not generate any display or outdoor storage.
6. A maximum of 2 persons, in addition to the agricultural producer, may work there.
7. One (1) additional off-street parking space per employee is required.”

**ARTICLE 7**

**COMING INTO FORCE:**

These Regulations come into force in accordance with the Act.

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 Gabrielle Parr  
 Mayor

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 Steve Deschênes  
 Director General

Notice of Motion:	12-02-2024
Adoption of draft regulation:	12-02-2024
Public consultation meeting:	29-02-2024
Adoption of the regulation	18-03-2024
Transmission of the regulation certified copy to the MRC:	17-05-2024
Receipt of certificate of conformity:	09-07-2024
Public notice -entry into force	23-08-2024