PROVINCE DE QUÉBEC MUNICIPALITÉ DU CANTON DE HARRINGTON MRC D'ARGENTEUIL

BY-LAW NUMBER 339-2024, amending Zoning By-law Number 192-2012 of the Municipality of the Township of Harrington, as previously amended, to prohibit the use accessory to the dwelling "establishment of principal residence" in zone RU-122

WHEREAS the Municipality of the Township of Harrington is governed by the *Land Use Planning and Development Act* (R.S.Q., c. A-19.1).

WHEREAS Zoning By-law number 192-2012 of the Municipality of the Township of Harrington, in force since May 22, 2012, may be amended in accordance with the law.

WHEREAS the Quebec government has made changes to the legislative framework concerning tourist accommodations by adopting the *Tourist Accommodations Act* (2021, c 30) and the *Tourist Accommodations By-law* (H-1.01) (in force since September 1, 2022).

WHEREAS the Municipality of the Township of Harrington may regulate the use accessory to the dwelling *"establishments of principal residence"* as defined in the *Tourist Accommodation Act.*

WHEREAS tourist lodging involves issues of cohabitation on the territory of the Municipality of the Township of Harrington.

WHEREAS the Municipality of the Township of Harrington wishes to limit the authorization of the use accessory to the dwelling *"establishments of principal residence"* to zones URB-132, URB-134, RU-135, URB-141 and RU-147, as defined in by-law 299-2023, in force since June 12, 2023.

WHEREAS the Municipality of the Township of Harrington shall identify each area where the incidental use of the dwelling *"principal residence establishment"* is not permitted, and through a separate regulatory amendment to meet the specifications of the *Tourist Accommodation Act*.

WHEREAS a notice of motion was filed, and the first draft by-law was adopted on February 12, 2024.

WHEREAS a public consultation meeting was held on February 29, 2024, in accordance with the law, and questions were raised by participants concerning the specification grids.

WHEREAS the second draft by-law was adopted with amendments on March 18, 2024.

WHEREAS this by-law contains provisions that are subject to referendum approval and will be submitted to the special procedure provided for in Section 23 of the *Tourist Accommodation Act*.

WHEREAS a copy of the by-law is available for consultation.

THEREFORE, the Municipality of the Township of Harrington decrees as follows:

ARTICLE 1

The preamble to the present by-law forms an integral part of the present by-law.

ARTICLE 2

Zoning by-law number 192-2012, as amended, is modified in the **specifications grid for zone RU-122 in Appendix 2,** by the addition of a new line in the accessory residential use section:

"Principal residence establishment"

ARTICLE 3

The specifications grid for zone RU-122 in Appendix 2 of zoning bylaw number 192-2012, as amended, is attached as **APPENDIX A** to form an integral part of this draft by-law number 339-2024.

ARTICLE 4

ENTRY INTO FORCE:

This by-law comes into force in accordance with the Law.

Gabrielle Parr Mairesse Steve Deschênes Directeur général

Notice of motion:	12-02-2024
Adoption of 1st draft by-law:	12-02-2024
Public consultation meeting:	29-02-2024
Adoption of the second draft by-law:	18-02-2024
Adoption of by-law:	15-04-2024
Public notice held in register:	24-04-2024
Transmission of the by-law certified copy to the MRC:	01-05-2024
Coming into force of the by-law (receipt of certificate	
of conformity):	

APPENDIX A

Specifications grid modified by bylaw number 339-2024

G	RILLE DES			IS		Zone	RU-122
	Annexe 2 du	Règlement	de zonage				
G	ROUPES ET	CLASSES	D'USAGE	S		CANTON DE	HARRINGTON
H - Habitation							
H1 Unifamiliale	•					USAGE(S) spécifi	quement autorisé(s)
C - Commerce							
C1 Commerce local, vente et services						(2): 1110, 1111, 1112, 11	15
C2 Restauration et hékergement							
C3 Commerce lourd et activité para-industrielle							
C4 Service pétrolier							
C5 Établissement à caractère érotique							
- Industriel							
11 Léger et artisanal			•(2)				iquement prohibé(s)
12 Activités extractives						(3): R104, R105	
 Public et institutionnel 							
P1 Institutionnel							
P2 Service d'utilité publique							
R-Récréatif							
R1 Extensif	_			• (3)			
R2 Intensif	-						
- Agricole							MEC
A1 Activité agricole (LPTAA)						N	DTES
A2 Activité agricole / forestière					•		
	ANTATION D	U BATIME	INT PRINC	IPAL		 PIIA-01 s'appliquant au	ix te rr ains en pente, aux
Node d'implantation	_						
Isolé	•	•	•	•	٠	PIIA-04 s'appliquant	
Jumelé							
Contigu							
largee							
Avant (min.)	7,6	7,6	7,6	7,6	7,6		
Latérales (min. / totales)	3/6	3/6	3/6	3/6	3/6		
Arrière (min.)	7,6	7,6	7,6	7,6	7,6		
	TÉRISTIQUE	S DU BAII	MENT PRI	NCIPAL	_		
Hauteur du bâtiment							
En étages (min. / max.)	1/2	1/2	1/2	1/2	1/2		
En mètres (max.)	9,1	9,1	9,1	9,1	9,1		
Dimensions du bâtiment							
Sup. d'implantation - m ² (min.)	85	37	37	37	37		
Largeur (min.)	6	6	6	6	6		
Profondeur (min.)		-	-	-	-		
Taux d'implantation (max.)	50%	50%	50%	50%	50%		
Ibre de logements par bâtiment (max.)	1 LOTISSEM	ENT (Dool		atinggener	4)	Les normes de lotissement prescrites sont pour un lot non desservi. Pour un lot	
Superficie du lot - m² (min.)	4 000	4 000	4 000	4 000	4000	partiellement desservi,	voir le rieglement
.ongueur de façade du lot (min.) Profondeur du lot (min.)	45	45 60	45 60	45 60	45 60	de latissement.	
					00	WODIE	CATIONS
	GES ACCES	SUIKES A	CHADITA	IUN			ICATIONS
ervice professionnel et commercial	•					No. de règlement	Entrée en vigueur 17-août-17
Atelier d'artistes et d'artisans	•					261-2016 192-09-2017	1/-aout-1/ 22-mai-18
.ogement supplémentaire	•			-		192-09-2017	
itudio d'enregistrement able champêtre	-					192-2016	18-oct-18
able champetre Site touristique (B&B)							
Site agrotouristique	-						
	•						
Gosque de vente à la ferme							
ermette Etablissement de résidence principale	•						
	DISPOSITIO	NC DARTI	THI IEREC				
	_	_	JOLILINES				
Jaage mixte	•	•		•		Data: 5	mars 2012
Jaage multiple	-	•	•	•		Date: 5	indfs 2012
Entreposage extérieur			•	•	•	Apur urba	nistes-conseils
Projet intégré PIIA	•	•	•	•	•		