

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

**BY-LAW NUMBER 340-2024, 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-124**

**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-124 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-124** in Appendix 2 of zoning by-law number 192-2012, as amended, is attached as **APPENDIX A** to form an integral part of this draft by-law number 340-2024.

## 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 340-2024

**GRILLE DES SPÉCIFICATIONS**

Annexe 2 du Règlement de zonage

GROUPES ET CLASSES D'USAGES							
<b>H - Habitation</b>							
H1 Unifamiliale	●						
<b>C - Commerce</b>							
C1 Commerce local, vente et services							
C2 Restauration et hébergement							
C3 Commerce lourd et activité para-industrielle							
C4 Service péboller							
C5 Etablissement à caractère érotique							
<b>I - Industriel</b>							
I1 Léger et artisanal			●(2)				
I2 Activités extractives							
<b>P - Public et institutionnel</b>							
P1 Institutionnel							
P2 Service d'utilité publique							
<b>R - Récréatif</b>							
R1 Extensif				●(3)			
R2 Intensif					●(4)		
<b>A - Agricole</b>							
A1 Activité agricole (LPTAA)							●
A2 Activité agricole / forestière							
IMPLANTATION DU BÂTIMENT PRINCIPAL							
<b>Mode d'implantation</b>							
Isolé	●	●	●	●	●	●	●
Jumelé							
Contigu							
<b>Marges</b>							
Avant (min.)	7,6	7,6	7,6	7,6	7,6	7,6	7,6
Latérales (min. / totales)	3/6	3/6	3/6	3/6	3/6	3/6	3/6
Arrière (min.)	7,6	7,6	7,6	7,6	7,6	7,6	7,6
CARACTERISTIQUES DU BÂTIMENT PRINCIPAL							
<b>Hauteur du bâtiment</b>							
En étages (min. / max.)	1/2	1/2	1/2	1/2	1/2	1/2	1/2
En mètres (max.)	9,1	9,1	9,1	9,1	9,1	9,1	9,1
<b>Dimensions du bâtiment</b>							
Sup. d'implantation - m <sup>2</sup> (min.)	85	37	37	37	37	37	37
Largeur (min.)	6	6	6	6	6	6	6
Profondeur (min.)	6	6	6	6	6	6	6
Taux d'implantation (max.)	50%	50%	50%	50%	50%	50%	50%
Nbre de logements par bâtiment (max.)	1						
NORMES DE LOTISSEMENT (Règlement de lotissement)							
Superficie du lot - m <sup>2</sup> (min.)	4 000	4 000	4 000	4 000	4 000	4 000	4 000
Longueur de façade du lot (min.)	45	45	45	45	45	45	45
Profondeur du lot (min.)	60	60	60	60	60	60	60
USAGES ACCESSOIRES A L'HABITATION							
Service professionnel et commercial	●						
Atelier d'artistes et d'artisans	●						
Logement supplémentaire	●						
Studio d'enregistrement							
Table champêtre							
Gîte touristique (B&B)							
Gîte agrotouristique							
Kiosque de vente à la ferme	●						
Fermette	●						
<b>Etablissement de résidence principale</b>							
DISPOSITIONS PARTICULIÈRES							
Usage mixte	●	●		●	●		
Usage multiple		●	●	●	●		
Entreposage extérieur			●	●	●	●	
Projet intégré	●						
PIA	●	●	●	●	●	●	●

**Zone RU-124**

**CANTON DE HARRINGTON**

**USAGE(S) spécifiquement autorisé(s)**

(2): I110, I111, I112, I115  
(4): R203

**USAGE(S) spécifiquement prohibé(s)**

(3): R104, R105

**NOTES**

PIA-01 s'appliquant aux terrains en pente, aux

PIA-04 s'appliquant

Les normes de lotissement prescrites sont pour un lot non desservi. Pour un lot partiellement desservi, voir le Règlement de lotissement.

**MODIFICATIONS**

No. de règlement	Entrée en vigueur
261-2016	17-août-17
192-09-2017	22-mai-18
192-2018	18-oct-18

Date: 5 mars 2012

Apur urbanistes-conseils