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

BY-LAW NUMBER 348-2024, 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-143

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-143 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-143 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 348-2024.

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 348-2024

	ILLE DE Annexe 2 du			IS			Zone	RU-143	
Annexe 2 du Réglement de zonage GROUPES ET CLASSES D'USAGES CANTON DE HARRINGTON									
H - Habitation									
H1 Unifamiliale							USAGE(S) apécifi	quement autorisé(s)	
C - Commerce				<u> </u>			(1): C111	4	
C1 Commerce local, vente et services		•(1)					- (1). 6111		
C1 Commerce local, venie el services		•(1)	- 170	<u> </u>					
			•(2)				-		
C3 Commerce lourd et activité para-industrielle				<u> </u>	<u> </u>		-		
C4 Service pétrolier							-		
C5 Établissement à caractère érotique									
I - Industriel									
I1 Léger et artisanal								iquement prohibé(s)	
12 Activités extractives							(2): C204, C205, C206	j	
P - Public et institutionnel									
P1 Institutionnel									
P2 Service d'utilité publique									
R - Récréatif							7		
R1 Extensif				•					
R2 Intensif				<u> </u>	•				
A - Agricole					-				
A1 Activité agricole (LPTAA)							N(DTE8	
				<u> </u>	<u> </u>			7160	
A2 Activité agricole / forestière	NTATION I	NUDATIN	ENT DOW	CIDAL			DIIA 04 sizes lineart		
	NIATION	JUBATIM		GIPAL	1		PIIA-04 s'appliquant		
Mode d'implantation					-		-		
Isolé		•	•	•	•		- 1		
Jumelé									
Contigu									
Marges									
Avant (min.)		7,6	7,6	7,6	7,6				
Latérales (min. / totales)		3/6	3/6	3/6	06-mars				
Arrière (min.)	DIOTION	7,6	7,6	7,6	7,6		_		
CARACTE	RISTIQUE	S DU BAI	IMENT PR	INGIPAL					
Hauteur du bâtiment		410	40	1/2	410		-		
En étages (min. / max.)		1/2	1/2 9.1	9,1	1/2		-		
En mètres (max.) Dimensions du bâtiment		9,1	9,1	9,1	9,1		-		
							-		
Sup. d'implantation - m ² (min.)		37	37	37	37				
Largeur (min.)		6	6	6	6		_		
Profondeur (min.)		6	6 50%	6	6 50%				
Taux d'implantation (max.)		50%	00%	50%	50%		-		
Nbre de logements par bâtiment (max.) NORMES DE I	OTIRSEN	ENT (Da	lomont do	latingama	anti)		Les normes de lotisser pour un lot non desser		
	LUTIOSEM	4 000	4 000	4 000	4 000		partiellement desservi,	I	
Superficie du lot - m ² (min.)		4000	4000	4000	4000		de lotissement.	voir le rteglement	
Longueur de façade du lot (min.)							de Kossenen.		
Profondeur du lot (min.)	S ACCES	60 SOIRES A	60	60 TION	60		MADIE	CATIONS	
Service professionnel et commercial		SOILCO A	LE HADILA				No. de règlement	Entrée en vigueur	
Atelier d'artistes et d'artisans	•					\vdash	261-2016	17-août-17	
	•						_	17-aout-17 22-mai-18	
Logement supplémentaire	•			<u> </u>	—		192-09-2017		
Studio d'enregistrement							192-2018	18 oct. 2018	
Table champêtre									
Gîte touristique (B&B)									
Gite agrotouristique									
Kiosque de vente à la ferme	•								
Fermette	•								
Établissement de résidence principale									
	SPOSITIO	NS PARTI	CULIÈRES	3					
Usage mixte									
Usage multiple							Date: 5	mars 2012	
Entreposage extérieur									
Projet intégré				<u> </u>	-		Apur urbar	istes-conseils	
PilA		•	•	•	•				
Pila		•	•	•	•				