

CORPORATION OF THE TOWNSHIP OF RYERSON

REGULAR MEETING AGENDA

July 14, 2026 AT 6:00 P.M.

THIS WILL BE A HYBRID IN-PERSON/ELECTRONIC MEETING via ZOOM

Members of the Public must register with the Ryerson Township Clerk's Office **prior to the meeting for meeting access and availability of limited in-person seating.**

Members of the Public are not permitted in a Closed meeting.

To Members of the Public: If you have trouble with your connection during the meeting, you may notify the Host by e-mail at: treasurer@ryersontownship.ca

Meeting will be recorded.

The Municipal Council of the Township of Ryerson recognizes that we are on the traditional territory of the Anishinaabe Peoples, in the Robinson-Huron and Williams Treaties areas. We wish to acknowledge the long history of First Nations and Métis Peoples in Ontario and show respect to the neighbouring indigenous communities.

Note: (R) denotes resolution

1. CALL TO ORDER:

1.1 Attendance:

1.2 Announcement: This meeting is being recorded.

1.3 Motion to adopt the agenda as presented. **(R)**

2. ADOPTION OF MINUTES:

2.1 Adoption of minutes from the Tri-Council meeting on June 22, 2026, and the regular meeting on June 23, 2026. **(R)**

3. DECLARATION OF PECUNIARY INTEREST: None

4. REPORTS:

4.1 TREASURER: Q2 Budget Variance.

4.2 ACTING CAO/CLERK: Report on Lame Duck.

4.3 EXECUTIVE ASSISTANT: Short-Term Accommodation Report.

5. COMMUNICATION ITEMS:

5.1 Township Access Point Discussions

5.2 Draft Zoning By-law - V3

General Correspondence:

5.3 June 15, 2026, Historical Society meeting minutes.

5.4 Joint Building Committee June permit summary.

5.5 Joint Building Committee June permits for Ryerson.

5.6 Library delegation AMO conference.

5.7 North Bay Parry Sound District Health Unit – Health Impacts of ‘Bring-Your-Own’ Alcohol.

6. CLOSED SESSION:

6.1 Resolution to move to a closed meeting pursuant to the Municipal Act 2011, c. 25, Section (2) (b) as the subject matter being considered is regarding personal matters about an identifiable individual, including municipal or local board employees ; The general nature of the closed meeting is to discuss HR. **(R)**

7. RETURN TO OPEN:

7.1 Appointment By-law. **(R)**

8. CONFIRMING BY-LAW:

8.1 To Confirm the meetings of Council. **(R)**

9. IMPORTANT DATES:

- July 24, 2026, Open House
- August 4, 2026, Statutory Public Meeting 6:00 p.m.
- August 25, 2026, Regular Meeting 6:00 p.m.
- August 22, 2026, Hazmat Day

10. ADJOURNMENT:

CORPORATION OF THE TOWNSHIP OF RYERSON

LIST OF PROPOSED RESOLUTIONS

FOR COUNCIL MEETING: July 15, 2025 AT 6:00 P.M.

Item # 1.3 on Agenda Moved by Councillor Patterson, Seconded by Councillor Robertson,

Be it resolved that Ryerson Township Council adopt the July 14, 2026 agenda as circulated.

Item # 2.1 on Agenda Moved by Councillor Abbott, Seconded by Councillor Patterson,

Be it resolved that the notes from the Tri-council meeting on June 22, 2026 and the regular meeting on June 23, 2026 be adopted as circulated.

Item # 6.1. on Agenda Moved by Councillor Abbott, Seconded by Councillor Robertson,

Be it resolved that we now moved to a closed meeting at _____ p.m., pursuant to the Municipal Act 2001, c. 25, Section (2) (b) as the subject matter being considered is regarding personal matters about an identifiable individual, including municipal or local board employees; The general nature of the closed meeting is to discuss HR.

Item # 7.1. on Agenda Moved by Councillor Patterson, Seconded by Councillor Robertson,

Be it resolved that leave be given to introduce a Bill # ____-26, being a By-law to appoint a CAO for the Township and further; That By-law # ____-26 be read a First, Second, and Third time, Signed and the Seal of the Corporation affixed thereto and finally passed in Council this 14th day of July, 2026.

Item # 8 on Agenda Moved by Councillor Abbott, Seconded by Councillor Patterson,

Be it resolved that leave be given to introduce a Bill # ____-26, being a By-law to confirm the meetings of Council and further; That By-Law # ____-26 be read a First, Second, and Third time, Signed and the Seal of the Corporation affixed thereto and finally passed in Council this 14th day of July 2026.

Item # 10 on Agenda Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that we do now adjourn at _____. The next regular meeting is August 25, 2026 at 6:00 p.m.

THE MUNICIPAL CORPORATION OF THE TOWNSHIP OF RYERSON

TRI COUNCIL NOTES

June 22, 2026

The hybrid in-person/virtual TRI Council meeting of the Councils of the Township of Ryerson, the Township of Armour and the Village of Burk's Falls was held on Monday, June 22, 2026 at 7:00 p.m. at the Katrine Community Centre.

Those in attendance were:

Township of Ryerson Council present included Deputy Mayor Glenn Miller and Councillor Beverly Abbott; Staff: Brayden Robinson, Treasurer; Nancy Field, Clerk and Joe Readman, Fire Chief. The Township of Ryerson did not have quorum; therefore, Ryerson Council was unable to consider or pass resolutions at the meeting.

Township of Armour Council present included Mayor Rod Ward; Councillors Jerry Brandt, Wendy Whitwell, Dorothy Haggart-Davis and Rod Blakelock; Staff: Charlene Watt, Municipal Clerk; Dave Gray, CAO; Charlotte Wagar, Office Administrator and Amy Tilley, Waste Management Administrator.

Village of Burk's Falls Council present included Mayor Chris Hope, Councillors Nancy Kyte, Sean Cotton and Ashley Brandt; Staff: Camille Barr, Deputy Clerk and Tammy Wylie, Treasurer.

Guests: Diane Brandt, Jon Hind, and John Wilson.

WELCOME:

The meeting was called to order by Mayor Rod Ward at 7:00 p.m.

Mayor Rod Ward welcomed all of the participants.

VIDEO RECORDING DISCLAIMER:

Participants were informed that the meeting will be recorded to provide a record of discussions and agreements held within the meeting. By staying in the meeting, virtually or in-person, participants consented to being recorded. Participants also agreed to recordings being posted to YouTube or other distribution services.

INDIGENOUS LAND ACKNOWLEDGEMENT:

TRI Council acknowledged the traditional lands of the Anishinaabe and recognized the historical and contemporary contributions of the local First Nations and the peoples of Turtle Island.

CONFIRMATION OF THE MINUTES OF THE PREVIOUS MEETING:

The notes of the regular meeting held on February 23, 2026 were approved as circulated.

THE MUNICIPAL CORPORATION OF THE TOWNSHIP OF RYERSON

TRI COUNCIL NOTES

June 22, 2026

DECLARATION OF PECUNIARY INTEREST:

No pecuniary interest and general nature thereof were declared.

DISCUSSION ITEMS:

Draft Arena Agreement & Draft Waste Management Agreement

TRI Council reviewed the draft Joint Arena Services Agreement and the draft Joint Waste Management Agreement. Following discussion, both the Township of Armour and the Village of Burk's Falls passed resolutions endorsing the draft agreements and agreed to bring forward by-laws authorizing their execution at their next Council meetings, or as soon as practicable thereafter.

The Township of Ryerson was unable to pass a resolution due to the absence of quorum; however, TRI Council was advised that the agreements will be presented for consideration at its next regularly scheduled Council meeting.

TRI Council expressed its appreciation to the TRI Sub Committee for its commitment and collaborative efforts in developing the draft agreements and successfully guiding the project through the review process.

TRI-R Landfill Sub Committee Report

TRI Council reviewed a report on the TRI-R Landfill Waste Management Sub Committee's first meeting of June 16, 2026. The group evaluated site issues, assets, and infrastructure to develop a plan for improvements. The Committee's initial focus is improving traffic flow and reducing congestion in the Blue Box drop-off area by removing underutilized infrastructure and decommissioning outdoor recycling compactors. These changes are expected to create additional operational space and improve site efficiency. Committee members also reviewed existing infrastructure to identify potential future capital projects. The next meeting will focus on implementing the first site improvement and prioritizing future capital needs. The 2026 Waste Management Budget includes \$9,000 for site layout improvements, with minimal costs anticipated for decommissioning infrastructure and completing necessary grading work. The Committee also reviewed challenges associated with the Tire Recycling Program, noting that market limitations are controlled by tire producers and that expanding tire collection areas would not provide a sustainable solution. The Committee recommended focusing on inventory management and advocating to provincial authorities for increased processing capacity, improved market access, and long-term solutions for tire diversion.

TRI Council discussed concerns with the Waste Management Administrator related to the storage of large quantities of used tires at the landfill and cautioned against suspending the tire collection program. Council noted that discontinuing the service could increase the risk of illegal tire dumping within the region.

THE MUNICIPAL CORPORATION OF THE TOWNSHIP OF RYERSON

TRI COUNCIL NOTES

June 22, 2026

TRI-R Landfill Sub Committee Report (cont'd.)

The Waste Management Administrator advised that confirmation had recently been received from eTracks that the existing tire stockpile is scheduled to be removed by the end of the week.

Council was further advised that if the landfill continues to accept used tires while neighbouring municipalities discontinue the service, the site may become the primary collection location for residents from a broader geographic area.

Armour Council will consider a resolution at a future Council meeting requesting that the Province of Ontario address the growing issue of used tire stockpiling at collection sites. The current situation is attributed, in part, to challenges within Ontario's tire recycling system. A staff report outlining the issue and potential advocacy measures will be presented to Armour Council by the Waste Management Administrator.

New Fire Hall Build Update

The Fire Chief provided a status report on the progress of the new Fire Hall build. The project recently passed the under-slab plumbing rough-in and is pending the insulation and plumbing inspections. Construction of the new facility continues to progress well. Interior office walls are currently being painted, and installation of the drop ceiling is set to begin. Outside, construction of the septic beds is underway and nearing completion, allowing the remaining site work and landscaping to proceed. Additional project activities include coordinating the relocation and required testing and servicing of the SCBA air compressor, completion of internet and phone service installation, and installation of the radio infrastructure, which is awaiting transition to the new site. Financially, a total of \$1,451,859.80 has been invoiced and paid to date, representing approximately 42% of the total project cost. The Fire Chief extended an invitation to TRI Council members to visit the construction site and observe the progress of the project.

Canada Day Fireworks

The Village of Burk's Falls requested volunteers to assist with collecting donations at the two gate entrances during the Canada Day fireworks display scheduled for July 1, 2026. TRI Council considered the request, and Councillors Dorothy Haggart-Davis, Nancy Kyte, and Beverly Abbott volunteered to assist with the fundraising efforts. Volunteers were asked to arrive at approximately 7:30 p.m. to assist with event preparations.

The Fire Chief advised that access to the fairgrounds from the Dimsdale Street intersection will be closed due to ongoing construction. A fire truck will be positioned at the entrance to restrict access.

THE MUNICIPAL CORPORATION OF THE TOWNSHIP OF RYERSON

TRI COUNCIL NOTES

June 22, 2026

NEXT MEETING:

TRI Council discussed the scheduling of its regular October 2026 meeting and reviewed resolutions from the partner municipalities supporting a change to the meeting date due to the conflict with Municipal Election Voting Day. Following discussion, TRI Council passed a resolution approving the rescheduling of the regular October TRI Council meeting from October 26, 2026 to October 5, 2026. The October 5, 2026 meeting will be hosted by the Village of Burk's Falls.

ADJOURNMENT:

The TRI Council meeting adjourned at 7:25 p.m.

RESOLUTIONS:

Resolution #TRI-2026-3 - Moved by Jerry Brandt, seconded by Ashley Brandt; That the TRI Council of the Township of Armour, Township of Ryerson and the Village of Burk's Falls approve the notes of the TRI Council meeting held on February 23, 2026, as circulated. Carried

Resolution #TRI-2026-4 - Moved by Wendy Whitwell, seconded by Dorothy Haggart-Davis; WHEREAS Section 20(1) and 20(2) of the Municipal Act, 2001, S.O. 2001, Chapter 25, as amended, authorizes a municipality to enter into an agreement with one or more municipalities or local bodies;

AND WHEREAS the Council of each of the Township of Armour, the Township of Ryerson, and the Village of Burk's Falls deems it appropriate and in the public interest to enter into agreements with respect to the Armour, Ryerson and Burk's Falls Memorial Arena and the TRI-R Communal Landfill;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Township of Armour supports entering into agreements for these shared services;

AND FURTHER THAT each municipal Council shall bring forward by-laws authorizing the execution of the Joint Arena Services Agreement and the Joint Waste Management Services Agreement at their next regularly scheduled Council meeting or as soon as possible thereafter. Carried

Resolution #TRI-2026-5 – Intentionally omitted. The Township of Ryerson did not have quorum and unable to consider a resolution respecting the Joint Arena Services Agreement and Joint Waste Management Services Agreement.

Resolution #TRI-2026-6 – Moved by Ashley Brandt, seconded by Nancy Kyte; WHEREAS Section 20(1) and 20(2) of the Municipal Act, 2001, S.O. 2001, Chapter 25, as amended, authorizes a municipality to enter into an agreement with one or more municipalities or local bodies;

THE MUNICIPAL CORPORATION OF THE TOWNSHIP OF RYERSON

TRI COUNCIL NOTES

June 22, 2026

RESOLUTIONS: (cont'd.)

AND WHEREAS the Council of each of the Township of Armour, the Township of Ryerson, and the Village of Burk's Falls deems it appropriate and in the public interest to enter into agreements with respect to the Armour, Ryerson and Burk's Falls Memorial Arena and the TRI-R Communal Landfill;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Village of Burk's Falls supports entering into agreements for these shared services;

AND FURTHER THAT each municipal Council shall bring forward by-laws authorizing the execution of the Joint Arena Services Agreement and the Joint Waste Management Services Agreement at their next regularly scheduled Council meeting or as soon as possible thereafter. Carried

Resolution #TRI-2026-7 – Moved by Chris Hope, seconded by Glenn Miller; WHEREAS the regularly scheduled TRI Council meeting falls on Monday, October 26, 2026, which is also Municipal Election Voting Day;

AND WHEREAS TRI Council wishes to reschedule the meeting to avoid conflict with the municipal election process;

NOW THEREFORE BE IT RESOLVED THAT the regular TRI Council meeting scheduled for the last Monday in October 2026 be rescheduled to October 5, 2026. Carried

Resolution #TRI-2026-8 - Moved by Sean Cotton, seconded by Chris Hope; That the TRI Council of the Township of Armour, Township of Ryerson and the Village of Burk's Falls adjourn this regular TRI Council meeting at 7:25 p.m. until the next TRI Council meeting scheduled for October 5, 2026 to be hosted by the Village of Burk's Falls. Carried

CORPORATION OF THE TOWNSHIP OF RYERSON

REGULAR COUNCIL MEETING

MINUTES

June 23, 2026 AT 6:00 P.M.

The regular meeting of Council of the Corporation of the Township of Ryerson was held **June 23, 2026** at 6:00 p.m. This was a hybrid meeting combining in person, electronic meeting via Zoom and phone.

1. CALL TO ORDER

Deputy Mayor Glenn Miller called the meeting to order at 6:00 p.m.

Attendance was announced, and it was noted that the meeting is being recorded.

Council members attending in person or electronically: Deputy Mayor Miller, Councillors: Abbott, and Robertson.

Regrets: Mayor Sterling, Councillor Patterson.

Staff in attendance: Brayden Robinson, Nancy Field, Kelly Morissette, and Joe Readman.

Public attending in person or electronically: Nieves Guijarro, Brad Beers, Georgia, Glenn Roche, Karen Roche, Justin Martin, and Peter Camani.

Notice of this meeting was posted on the website.

1.3 R- 100 - 26 Moved by Councillor Abbott, Seconded by Councillor Robertson,

Be it resolved that Ryerson Township Council adopt the June 23, 2026 agenda as circulated.

(Carried)

2. ADOPTION OF MINUTES

R- 101- 25 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that the minutes from the regular meeting on May 26, 2026 be adopted as circulated.

(Carried)

3. DECLARATION OF PECUNIARY INTEREST: None noted.

4. DELEGATION:

4.1 Glenn Roche & Brad Beers spoke to Council regarding their concerns on Airbnb's. Questions were asked and answered.

4.2 Diane Brandt attended the council meeting to speak with council regarding a donation to fund two students for the schoolhouse for the summer.

4.3 Deputy Mayor Miller allowed Peter Camani to speak to Council. Resolution noted below.

R- 102 - 26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that Ryerson Township Council approve a Special Permit Exemption from Noise By-Law 14-22 For the Harvest Festival as follows:

-Friday September 11, 2026, from 12 pm-4:30 am

- Saturday September 12, 2026 from 2 pm-6 am
- Sunday September 13, 2026 from 1 pm-7 pm (as per usual)
- Sunday September 13, 2026, from 10 pm-2 am (ambient music similar to 2025)
- Monday September 14, 2026, from 7 am-6 pm (ambient music similar to 2025)

And that proof of insurance of 5 million dollars naming the Township of Ryerson as additional insured be provided prior to the event.

(Carried)

5. REPORTS:

5.1 FIRE CHIEF: J. Readman provided Council with a Q2 fire update.

5.2 PUBLIC WORKS: A roads report was provided to Council.

5.3 TREASURER: B. Robinson provided Council with the Arena & Landfill Services Agreement By-laws, an updated Reserve and Reserve Policy, and the recent tender results. Resolutions noted below.

R- 103 - 26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

WHEREAS Section 20(1) and 20(2) of the Municipal Act, 2001, S.O. 2001, Chapter 25, as amended, authorizes a municipality to enter into an agreement with one or more municipalities or local bodies;

AND WHEREAS the Council of each of The Township of Armour, The Township of Ryerson, and The Village of Burk's Falls deems it appropriate and in the public interest to enter into agreements with respect to the Armour, Ryerson and Burk's Falls Memorial Arena and the TRI-R Communal Landfill;

NOW THEREFORE BE IT RESOLVED THAT the Council of the Township of Ryerson supports entering into agreements for these shared services;

AND FURTHER THAT each municipal Council shall bring forward by-laws authorizing the execution of the Joint Arena Services Agreement and the Joint Waste Management Services Agreement at their next regularly scheduled Council meeting or as soon as possible thereafter

(Carried)

R- 104 - 26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that leave be given to introduce Bill #26-26, being a By-law to Enter into an Agreement for the Provisions of Shared Landfill Services and further; That By-law #26-26 be read a First, Second, and Third time, Signed and the Seal of the Corporation affixed thereto and finally passed in Council this 23rd day of June, 2026.

(Carried)

R- 105 - 26 Moved by Councillor Abbott, Seconded by Councillor Robertson,

Be it resolved that leave be given to introduce Bill # 27-26, being a By-law to Enter into an Agreement for the Provisions of Shared Arena Services and further; That By-law # 27-26 be read a First, Second, and Third time, Signed and the Seal of the Corporation affixed thereto and finally passed in Council this 23rd day of June, 2026.

(Carried)

R- 106 -26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that Ryerson Township Council approve the updated Reserve and Reserve Fund Policy.

(Carried)

R- 107 - 26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that Ryerson Township Council accept Tender 2026-06 Demolition & Property Clean Up from 3DS Contracting in the amount of \$14,100.00 plus HST for a total of \$15,933.00.

(Carried)

6. COMMUNICATION ITEMS

R- 108 - 26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be It Resolved That the Council of the Township of Ryerson hereby acknowledges receipt of the minutes of the Emergency Management Program Committee meeting held on April 8, 2026;

AND THAT staff be directed to implement the recommendations as outlined in the minutes.

- a) Discuss the 2026 Exercise with Field Officer, testing the Virtual Operations Center.
- b) Schedule Red Cross training for Arena and Community Centre Staff.
- c) Complete and review the McMurrich/Monteith Reception Centre Plan.
- d) Schedule follow up meeting for EMPC.

(Carried)

R- 109 -26 Moved by Councillor Abbott, Seconded by Councillor Robertson,

Be it resolved that the Ryerson Township Council supports a request for donation of \$2300.68 to the Burk's Falls & District Historical Society for 2026.

(Carried)

R- 110 -26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that Ryerson Township Council supports the Village of South River's rideshare proposal under the Ontario Transit Investment Fund, Case #2025-03-1-3126316310 and respectfully requests that the Honourable Minister of Transportation render a timely and favourable decision to enable this practical and much-needed local transportation service to proceed for the benefit of residents and visitors within the region.

(Carried)

General Information Items Received:

- Council received the Joint Building Committee permit summary for May.
- Council received the Joint Building Committee permit summary for Ryerson for the month of May.
- Council received the resolution from the Township of Armour regarding the Tri-Council meeting schedule change.
- Council received the resolution from the Township of Armour regarding the Draft Arena and Landfill Service Agreements.
- Council received the Historical Society's May 18, 2026, meeting minutes.

7. CLOSED SESSION:

R- 111 -26 Moved by Councillor Abbott, Seconded by Councillor Robertson,

Be it resolved that we move to a closed meeting at 7:15 p.m., pursuant to the Municipal Act 2001, c. 25, Section 239 (2) (f) as the subject matter being considered is regarding advice that is subject to solicitor-client privilege, including communications for that purpose; The general nature of the closed meeting to legal matters.

8. CONFIRMING BY-LAW

R- 112 -26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that leave be given to introduce a Bill # 28-26, being a By-law to confirm the meetings of Council and further; That By-Law # 28-26 be read a First, Second, and Third time, Signed and the Seal of the Corporation affixed thereto and finally passed in Council this 23rd day of June, 2026.

(Carried)

10. ADJOURNMENT:

R- 113 -26 Moved by Councillor Robertson, Seconded by Councillor Abbott,

Be it resolved that we do now adjourn at 7:33 p.m. The next regular meeting July 14, 2026 at 6:00 p.m.

(Carried)

DEPUTY MAYOR

ACTING CAO/CLERK

	A	B	X	Y	Z
	Account #	ACCOUNT NAME	2026 BUDGET	2026 YTD (06/30)	NOTES
1					
2	RYERSON-ADMINISTERED SERVICES				
3	Fire Department				
4	Revenue				
5	15-321	Fire Revenue - MVC	6,800	1,166	
6	15-321-01	Fire Rev - Inspections	500	115	
7	15-321-02	Fire Rev - Donations	100	-	
8	15-321-03	Fire Rev - Miscellaneous	6,900	15,625	Fire Protection grant
10	15-321-05	Fire Rev - FC Shared Services	-	-	agreement terminated in 2025
12	15-325	Capital Grant Revenues	1,850,000	-	
13	15-326	Loan Proceeds	1,850,000	-	
14	15-328	Proceeds on Sale of Capital Assets	-	-	
16	15-621 A	Fire Rev - Armour	310,901	155,450	
17	15-621 B	Fire Rev - Burk's Falls	185,865	92,932	
18	Subtotal - Fire Revenue		4,211,066	265,289	
19	Expenditures				
20	16-202	Fire - Vehicle Expense	27,500	27,705	Aerial repairs ~10k
21	16-203	Fire - Equip/Comm Repair	11,900	3,955	
22	16-204	Fire - Utilities	-	-	
23	16-205	Fire - Phone	-	-	
24	16-206	Fire - FPO Supplies	4,700	-	
25	16-208	Fire - Outside Training	18,300	5,763	
26	16-209	Fire - WSIB	9,600	2,396	
27	16-210	Fire - Response Wages	94,000	-	
28	16-211	Wages & Empl Related Costs	229,000	112,168	
29	16-211 3	Accrued Sick Leave	-	-	
30	16-212	Fire - Insurance	40,700	37,824	
31	16-212-1	Fire Loan Interest	2,052	1,329	
32	16-212-3	Fire Hall Loan Interest	60,100	4,070	
33	16-212-4	Fire Hall Loan - Interest	14,017	-	
34	16-212-5	Fire Hall Loan - Principal	6,654	-	
35	79-117	Fire Loan Principal	28,961	14,374	
36	16-213	Fire - Bldg Repair/Maintenance	4,000	542	
37	16-214	Fire - Office Expense	18,300	9,308	
38	16-215	Fire - Air Stn Fill/Maintenance	1,400	637	
39	16-216	Fire- PPE	-	-	
40	16-217	Fire - New Equipment/Gear	58,600	25,403	
41	16-218	Fire - Miscellaneous	1,000	(10)	
42	16-219	Snow Removal	2,100	2,249	
43	16-221	Capital Purchase	3,717,150	1,076,845	
44	16-222	Fire - Recharge Fire Extinguishers	500	-	
45	16-223	Fire - Radio Licence	1,850	1,932	
46	16-224	Fire - Answering Service	1,350	-	
47	16-225	Fire - Legal	2,000	-	
48	16-226	Office Space Rental	3,242	1,621	
51	16-229	Fire - Audit & Accounting	4,200	(899)	
52	16-247	Smoke/CO Alarms	-	-	
53	16-248	Defib. / Medical Supplies	1,000	53	
56	79-107	To Be Recovered - Fire Sick Leave	-	-	
57	Subtotal - Fire Expenditures		4,364,176	1,327,264	

TOWNSHIP OF RYERSON

2026 BUDGET VARIANCE

AS OF JUNE 30, 2026

	A	B	X	Y	Z
	Account #	ACCOUNT NAME	2026 BUDGET	2026 YTD (06/30)	NOTES
1					
58		Net Fire Cost to Ryerson	153,110	1,061,975	Per 2026 budget
59					
60		Regional Fire Training			
61	15-630	RTO Rev Armour	8,172	4,038	
62	15-631	RTO Rev Burk's Falls	4,885	2,414	
63	15-632	RTO Rev Kearney	17,082	8,441	
64	15-633	RTO Rev Magnetawan	17,082	8,441	
65	15-634	RTO Rev Perry	17,082	8,441	
66	15-635	RTO Rev McM/Monteith	17,082	8,441	
67		Subtotal - RFC Revenue	81,385	40,215	
68		RFC Expenditures			
69	16-285	Regional Training Officer - Materials	85,408	40,704	
70		Net RTO Cost to Ryerson	4,023	489	Per 2026 budget
71					
97		Net Expenditures - Ryerson-administered Joint Services	157,133	1,062,464	
98		OPERATIONS			
99	14-110	General Levy	2,702,277	1,464,394	
100	14-210	General Tax - Educ - English - Public	300,868	-	
101	14-310	General Tax - Educ - English - Separate	10,086	-	
102	14-410	General Tax - Educ - French - Public	285	-	
103	14-510	General Tax - Educ - French - Separate	663	-	
104	15-230	Payment in Lieu of Taxes - Provincial	2,001	486	
105	18-911	Transfer to School Bd - English Public	(300,868)	(150,434)	
106	18-912	Transfer to School Bd - English Separate	(10,086)	(5,043)	
107	18-913	Transfer to School Bd - French Public	(285)	(143)	
108	18-914	Transfer to School Bd - French Separate	(663)	(332)	
109		Net Taxation	2,704,278	1,308,929	
110					
111	15-310	General Government - Misc. Rev	50	382	Admin fee for livestock, by-law infractions (2025- WSIB rebate)
112	15-371	Tax Sales Admin Fee	3,900	880	
113	15-381	Planning Zoning Severances	6,100	1,725	3-year average
114	15-402	Misc Government Grants	-	39,636	PPRP grant; MNR crown land grant
115	15-502	Prov Grant Wildlife Compensation	800	-	=Expense account 16-256
116	15-503	Prov. Aggregate Resources Rev	9,900	-	3-year average
118	15-510	Provincial Government - OMPF	443,100	211,550	Per notification
119	15-511	Provincial Offences	1,100	(1,443)	3-year average
120	15-512	Prisoner Transportation Credit	785	196	Per notification
121	15-513	Policing Detachment Revenue	1,050	382	3-year average
122	15-515	Fire Hall Plowing Revenue	2,100	2,249	began clearing fire hall in 2026
123	15-531	Road Revenue - Misc (Operating Rev)	1,050	406	3-year avg entrance permits
126	15-623	Rockwynn Docks	-	-	Magnetawan maintaining in 2026
127	15-720	Licenses & Permits	24,500	19,343	3-year average
129	15-750	Current Penalties & Interest	57,400	26,631	Assuming 16.6% of tax arrears collected in penalties and interest (2023-2025 average)
130	15-760	Investment Income	51,750	36,009	
131	15-770	Sales, Photocopies, etc.	350	259	Landfill cards, records search, other misc charges
132	15-771	Township Book	100	76	
133	15-773	Cemetery Revenue	500	190	Interest on trust account

Page 15 of 126
TOWNSHIP OF RYERSON
2026 BUDGET VARIANCE
AS OF JUNE 30, 2026

	A	B	X	Y	Z
1	Account #	ACCOUNT NAME	2026 BUDGET	2026 YTD (06/30)	NOTES
135	15-775	Transfer From Parkland	48,774	-	Re: cost of arena capital repairs in 16-734
136	15-790	Transfer from Election Reserve	10,500	-	
138	15-790	Transfer from Reserve - Cemetery	500	-	\$500.00 to cover maintenance costs.
139	15-790	Transfer from Reserve - Roads	-	-	
141	Subtotal Other Revenue		664,309	338,469	
142	Total Operating Revenue		3,368,587	1,647,398	
143					
144	16-111	Council - Wages/Benefits	60,825	30,408	
145	16-112	Council - Insurance	1,620	1,620	actual allocation
146	16-114	Council - Expense	16,100	4,985	training, conference fees, courses, new laptops
147	16-121	Gen Govt Wages/Benefits	371,400	171,138	
148	16-122	Gen Govt - Insurance	36,332	36,332	actual allocation
149	16-123	CGIS/Blue Sky	8,600	6,398	Current fee plus anticipated Q4 CPI increase
150	16-124	Gen Govt - Materials	38,600	20,497	staff training, office supplies, other misc
151	16-125	Gen Govt - Cont Serv	5,000	1,756	cleaning, mat rentals, garbage pickup
152	16-126	Health & Safety	-	-	
153	16-127	Accessibility	-	-	accessibility grant ended 2024
154	16-132	Memorial Donations	500	103	
155	16-128	Donations	5,500	1,929	
157	16-130	HR Services	2,500	-	miscellaneous HR support
158	16-131	Audit, Accounting & Clerk Assistance	25,700	(6,230)	Audit fees \$23,600; accounting fees \$2,000 + HST
159	16-133	Election Expense	14,000	6,192	
160	16-134	Transfer to Election Reserve	-	-	
161	16-135	Legal	17,500	6,315	\$7,500 for general legal advice plus \$2,000 per member of council for integrity commissioner
162	16-136	Tax W/O and Adjustments	-	-	
163	16-138	Assessment Services	31,445	15,722	Per levy notification.
164	16-139 A	Building Maintenance	3,000	297	Misc building repair, not capitalized
165	16-142	Information Technology	2,000	1,152	
167	16-150	Ontario Aggregate Resources Fee	1,000	-	Royalty on own-source aggregates
168	16-156	Bank Errors & Charges	1,700	1,095	AFT charges, maintenance fees, NSF cheque fees
169	16-137	Transfer to Tax Rate Stabilization Reserve	-	-	
170	79-102	To Be Recovered Employee Benefits	-	-	
171	Subtotal - General Government Operating Expenditures		643,322	299,710	
172					
173	16-231	By-Law Enforcement Officer - Wages	24,400	10,299	
174	16-234	By-Law Enforcement - Materials	2,000	260	mileage and supplies
175	16-245	MNR Crown Land Protection	-	-	
176	16-246	Transfer to Fire Reserve	29,250	-	Savings towards new fire hall (\$29,250)
177	16-249	Policing	184,333	61,444	Per levy notification
179	16-253	Police Services Board	1,675	475	Per levy notification plus conference mileage
180	16-254	Animal Control - Materials	500	33	Incl dog tags (250), East Parry Sound vet annual fee (250)
181	16-255	Animal Control - Contracted Services	2,586	1,295	Contract with Ontario SPCA.
182	16-256	Prov Wildlife Predation	800	-	= revenue account 15-502.
183	16-258	Transfer to JBC Reserve	7,131	-	
184	16-262	CodeRED Alert system	1,000	888	shared 50/50 with Burks Falls- contract until 2028
187	16-265	Emergency Measures - Contract Service	5,000	4,390	Wages and training for CEMC
188	16-266	911 - Civic Addressing	1,000	418	CERB contract, 911 signs
190	Subtotal other Protection Operating Expenditures		259,675	79,503	

TOWNSHIP OF RYERSON

2026 BUDGET VARIANCE

AS OF JUNE 30, 2026

	A	B	X	Y	Z
	Account #	ACCOUNT NAME	2026 BUDGET	2026 YTD (06/30)	NOTES
1					
191					
192	16-451	Hazardous Waste Expense	4,675	-	ARI fees per draft budget + HWIN levy
193	16-460	Landfill/Recycling	124,859	57,782	Per 2026 budget, includes estimate of user fees
194	Subtotal Environmental Operating Expenditures		129,534	57,782	
195					
196	16-511	Almaguin Highlands Health Centre	5,000	1,000	
197	16-518	Health Unit	23,247	11,536	Per levy notification.
198	16-520	Land Ambulance	73,749	36,875	Per levy notification.
200	16-554	Cemeteries - Materials	1,000	-	
201	16-555	Cemeteries - Contracted Services	5,190	-	2026 final year of contract
202	Subtotal Health Services Operating Expenditures		108,186	49,411	
203					
204	16-618	Social and Family Services	100,016	50,008	Per levy notification.
205	16-628	Eastholme - Operating	72,881	36,441	Per levy notification.
206	Subtotal Social&Family Services Operating Expenditures		172,897	86,449	
207					
209	16-714	Recreation - Parks - Materials	3,900	3,511	includes insurance allocation
210	16-715	Recreation - Parks - Contracted Services	3,460	-	2026 final year of contract
211	16-716	Rockwynn Docks	1,000	-	2025 Magnetawan responsible. 50% of hydro, contingency for repairs
213	16-722	Recreation Committee Materials	-	-	
214	16-726	Recreation - Programs Materials	4,000	-	Fireworks, yard sale
216	16-734	Recreation - Arena	183,380	91,690	Per 2026 budget
218	16-754	Culture - Museum - Materials	4,550	3,214	Hydro, PCO, empty septic, insurance
223	16-790	Transfer to Library Reserve	26,000	-	
224	16-795	Library	50,409	21,101	Per 2026 budget
225	Subtotal Recreation&Cultural Services Operating		276,699	119,516	
226					
227	16-816	External Planning Support	3,000	736	
230	16-858	Economic Development	5,000	5,000	Fixed annual contribution
232	Subtotal Planning Operating Expenditures		8,000	5,736	
233					
273	17-002	Contra Road Wages	-	-	
274	17-001	Total road wages	524,200	242,126	per calculation
276	17-022	Installation of Culverts	12,800	-	
277	17-032	Install & Maintain Culverts Materials	1,000	23	
278	17-052	Grass Mowing Materials	4,900	-	
279	17-062	Brushing Maintenance Materials	50,000	12,313	contracted brushing- 25 lane-km
282	17-092	Beavers Materials	500	-	
283	17-102	Debris and Litter Pickup Materials	100	-	
284	17-152	Hardtop Patching Materials	5,400	2,285	4 loads of cold mix
285	17-162	Sweeping Materials	2,300	2,696	
287	17-212	Grading & Scarifying Materials	2,800	-	set of grader blades
288	17-222	Dust Layer - Purchase	77,600	39,107	increase of 11% per tender results
289	17-232	Dust Layer - Application Materials	200	-	
290	17-242	Gravel - Contract	31,300	28,087	1,500t granite misc application
292	17-302	Snow Plowing & Removal Materials	7,900	1,483	
293	17-312	Purchase of Sand/Salt	46,900	-	4,000t winter sand; salt
294	17-322	Sanding & Salting Materials	1,000	-	

TOWNSHIP OF RYERSON

2026 BUDGET VARIANCE

AS OF JUNE 30, 2026

	A	B	X	Y	Z
	Account #	ACCOUNT NAME	2026 BUDGET	2026 YTD (06/30)	NOTES
1					
295	17-332	Culvert Thaw Materials	200	-	
297	17-349	Winter Lighting for Vehicles Materials	1,000	-	
298	17-350	Truck and Equipment Chains	2,500	-	one set of chains
300	17-382	Signs Materials	3,000	2,527	
301	17-392	Training Materials	4,300	2,023	
302	17-393	Safety Equipment / Clothing	2,500	-	
303	17-432	Overhead Materials	82,600	61,563	
304	17-433	Overhead Professional Fees	1,000	-	
307	17-462	13 Western Star Materials	45,000	38,023	sensor/DEF issues (25k)
309	17-472	22 Pickup Materials	4,200	2,763	
311	17-475	19 Ford Pickup Parts and Repair	8,900	5,167	
313	17-482	23 Freightliner Materials	7,800	3,312	
315	17-492	22 Freightliner Materials	8,900	2,628	
319	17-504	2013 Grader Materials	55,000	1,872	tires; hydraulic issues
323	17-522	2019 Backhoe/JCB Materials	5,800	3,039	
326	17-532	2015 Excavator Materials	2,400	2,387	proposal to scrap machine
327	17-542	Float Materials	2,000	1,554	
328	17-552	Small Equipment Materials	1,500	-	
330	17-562	2014 Loader Materials	5,100	1,618	
331	17-615	Bridge Appraisals	-	-	not required in 2026
332	17-902	Purchase New/Replace Worn Tools	3,000	71	
333	16-349	Fuel to be distributed	90,000	34,102	Held due to increased oil prices
334	Subtotal Transportation Operating Expenditures		1,105,600	490,769	
335					
336	DEBT REPAYMENT				
338	17-968	Grader/Loader Interest	-	-	Loan repaid in 2025
339	17-970	Road Construction Interest	99	99	
340	17-972	2021 Plow Interest	513	-	
343	79-113	Grader/Loader Principal	-	-	Loan repaid in 2025
344	79-115	Road Construction Principal	8,770	8,770	
345	79-116	2021 Plow Principal	54,713	27,687	
347	Total Debt Repayment		64,095	36,557	
348					
349	Ryerson Operating Expenses		2,768,008	1,225,433	
350	Net Ryerson Total Expenditures re Ryerson-administered Joint Services		157,133	1,062,464	
351	Adjustment re Shared Services capital and one-time operating expenses		14,831	0	
352	NET OPERATING REVENUE - FUNDING AVAILABLE FOR CAPITAL		458,277	-640,499	
353					
354	CAPITAL ACTIVITIES				
355	CAPITAL REVENUE, TRANSFERS FROM RESERVES AND LOAN PROCEEDS				
356	15-792	Prior Year Surplus	266,290	-	
358	15-402B	Misc Government Grants	-	-	
359	15-501	Ont Community Infrastructure Fund	297,300	-	Funding for Bartlett Lake culvert replacement; Peggs Mtn
360	15-509	Modernization Grant Funding	-	-	
361	15-790 P	Transfer from Reserve- COVID-19 Grant	-	-	reserve depleted in 2023
362	15-790 C	Transfer from Reserve - Capital Funds	-	-	

Page 18 of 126
TOWNSHIP OF RYERSON
2026 BUDGET VARIANCE
AS OF JUNE 30, 2026

	A	B	X	Y	Z
1	Account #	ACCOUNT NAME	2026 BUDGET	2026 YTD (06/30)	NOTES
363	15-790 L	Transfer from Reserve -Landfill	3,743	-	Re: 2025 deficit (\$3,743)
364	15-790 A	Transfer from Reserve- Arena	-	-	
365	15-790 F	Transfer from Reserve- Fire	-	-	
366	15-541	Loan Proceeds	-	-	
367	15-780	AMO Gas Tax Revenue	48,800	-	Peggs Mountain Road resurfacing
368	15-785	NORDS Grant Revenue	-	-	Program ended in 2025
369	15-531	Miscellaneous Roads Revenue	-	-	
372	Total Sources of Funding - Capital		616,133	0	
373					
374	CAPITAL PROJECTS				
389	16-157	Land purchase	16,350	16,345	Share of fire hall land
390	16-139 B	Building Maintenance	-	-	
392	16-140	Office Equipment	5,000	1,689	Purchase of new computers (\$5,000)
394	16-180	Operational Plans	65,700	78,764	OP/ZBL Update (60,700) plus contingency
395	16-235	Property Standards	15,000	-	Re: demolition costs
396					
397	Road Projects				
401	17-632	Midlothian Swing Bridge Materials	-	-	
404	17-642	Culvert Replacement Materials	243,300	784	Bartlett Lake culvert (shared with McMurrich)
405	17-652	Granite Materials	-	-	
409	17-682	Road Construction Materials	10,850	-	Richardson Road- joint project with McMurrich/Monteith
413	17-702	Midlothian RAP	-	-	
414	17-732	Peggs Mountain Road	340,200	329,022	resurface 4.5km
415	17-890	Building Repair	38,900	1,592	doors; roof repairs; security cameras
416	17-892	New Pit - Materials	-	-	-
417	17-895	Flooding Damage	-	31,648	
420	17-924	Purchase New Equipment	-	-	
423	17-947	Road Needs Study	16,800	4,317	Required for AMP update
424	Capital portion of Joint Services		14,831	-	
425					
426	Total Capital Projects		766,931	464,161	
427					
428	NET RESERVE TRANSFERS				
429	16-137	Transfer to Capital Reserve	105,944	-	Budget balancing figure- allocate to working capital (\$30,000); operating contingency (\$75,944)
430	16-246	Transfer to Fire Reserve	13,627	-	2025 surplus (\$11,105) plus 2% op exp
431	16-465	Transfer to Landfill Reserve	3,215	-	2% op exp
432	16-470	Transfer to Landfill Closure Reserve	-	-	
433	16-535	Transfer to Hospital Reserve	20,000	-	
434	16-737	Transfer to Arena Reserve	29,693	-	2025 surplus (\$25,648) plus 2% op exp
435	17-952	Transfer to Roads Capital Reserve	135,000	-	
436	Total Reserve Transfers		307,479	0	
437	NET CAPITAL EXPENDITURES		458,277	464,161	
438					
439	BALANCE		0	(1,104,660)	
440					
441		Total Municipal Expenditures	8,277,171	3,057,562	
442		Total Education Expenditures	311,902	155,951	

	A	B	X	Y	Z
	Account #	ACCOUNT NAME	2026 BUDGET	2026 YTD (06/30)	NOTES
1					
443		Total Expenditures	8,589,073	3,213,513	
444					
445		Revenue Municipal	5,572,893	643,974	
446		Taxation General	2,702,277	1,464,394	
447		Taxation Education	311,902	0	
448		Payment in Lieu	2,001	486	
449		Total Revenue	8,589,073	2,108,854	
450		Balance Check	0	-1,104,660	

	Staff Report
To:	Council
From:	CAO/Clerk, Nancy Field
Date of Meeting:	July 14, 2026
Report Title:	Lame Duck
Report Date:	July 7, 2026

Recommendation:

That Council of the Township of Ryerson receive the information in this report.

Background: Restricted Acts. The *Municipal Act, 2001* provides that the actions of a council become restricted on the first day that it can be determined that the new council will have less than three quarters of the members of the outgoing council.

This can be determined during two different periods. The first is after Nomination Day, August 21, 2026, at 2:00 p.m. but before Voting Day.

This period begins at the close of Nomination Day. If it is determined that less than three quarters of the current council members do not run for office, or they cannot be certified as candidates.

The second period starts after voting day based on the declaration of results after the October 26, 2026 election.

This period begins after voting day, based on the declaration of the results of the election, including any acclamations, if the new council will include fewer than three quarters of the members of the outgoing council, then the restrictions will apply to the outgoing council.

Once the restrictions take effect, the outgoing council cannot:

- Hire or dismiss the municipality's chief administrative officer (CAO).
- Hire or dismiss certain senior municipal officials.
- Sell major municipal assets unless it's part of normal business.

- Make other significant decisions that could bind the incoming council, unless an exception in the law applies.

Once it is clear that more than 25% of the current council will not be returning, the outgoing council's authority becomes limited. It may continue to conduct routine municipal business, such as approving regular operational matters, paying bills, and ensuring municipal services continue without interruption. However, it is generally prohibited from making significant or long-term decisions that could bind the incoming council. This rule exists to ensure that major decisions are made by the council that voters have most recently elected. This period is referred to as *Lame Duck*.

Refer to section 275 of the *Municipal Act, 2001* for further information and clarification.

	Staff Report
To:	Council
From:	Executive Assistant- Kelly Morissette
Date of Meeting:	July 14, 2026
Report Title:	Short-Term Rental Options for Consideration
Report Date:	July 07, 2026

Recommendation:

That Council receive this report titled Options for Short Term Rental Accommodations (STRA's) informational purposes and provide staff with direction for the next steps.

Purpose/Background:

At the regular Council meeting held on June 23, 2026, Council received a delegation regarding the operation of STRA's within the Township. During the delegation, residents identified several concerns related to the impact of STRA's on the community, including:

- Excessive noise
- Improper waste disposal
- Neighbourhood disruptions
- Safety concerns

Presently the township addresses these complaints through Noise By-law #47-24, Property Standards By-law #26-24, and Zoning By-law #56-14.

It has been determined that there are currently approximately 20 properties being rented as STRA's within the Township.

Analysis / Financial:

Option: 1

Remain Status Quo - Continue to address complaints as they come in using our existing by-laws.

FRAMEWORK:

- Continue enforcing existing by-laws.
- Respond and investigate complaints as they are received.
- No routine inspections.
- Continue to educate property owners on applicable municipal by-laws and regulations.

Advantages:

- Lowest cost option.
- No additional administrative workload.

Disadvantages:

- Rely solely on complaints before action is taken.
- Limited ability for the Township to communicate township expectations to operators.

Financial Implications:

- No additional staffing requirements and implementation costs.
- Existing by-law enforcement continues under the current shared service contract.
- No additional revenue.

Option: 2

Implement a low-cost registration program requiring all Short-Term Rental Accommodation's (STRA's) to register with the Township and meet basic safety requirements.

FRAMEWORK:

- Simple registration (rather than full licensing program)
 - o Owner information
 - o Maximum occupancy
 - o Mandatory designated contact person
 - The designated contact person will serve as the primary point of contact for residents to report concerns, such as weekend noise complaints, during the rental.
 - o Owner certification confirming
 - Smoke alarms installed and maintained
 - Carbon monoxide alarms installed where legally required
 - Septic information
 - Civic address.
 - o Property owners must be in good standing with the Township.
 - o Township information package provided. The package is intended to help prevent issues before they arise.

Advantages:

- Low implementation and administrative cost.
- Encourages owner accountability.
- No routine inspections required.
- Continue with current by-law enforcement contract of seven (7) hours of enforcement per week.
- AMPs to be applied .

Disadvantages:

- Relies on voluntary registration by property owners.
- Limits enforcement beyond the existing by-laws.

Financial Implications:

Base on an estimated 20 short-term rental accommodations operating in the Township:

The registration fees noted below do not account for any additional administrative, enforcement, or implementation costs associated with the registration program.

- Initial Registration Fee : \$200 = \$4000
- Renewal Fee: \$100 = \$2,000

Option 3:

Licensing program requiring annual licensing, fees, inspections, revocation process, allow for more enforcement powers, but at a much higher administrative cost.

FRAMEWORK:

Licensing requirements may include:

- Annual Licensing
- Compliance Building and Fire Code
- Septic compliance
- Occupancy limits
- Designated local contact information
- Site plans
- Fire Safety Plans
- Liability Insurance – Naming Township as additional insured.
- Annual inspections – Building Official, Fire Department & By-Law Enforcement

Council will need to establish policies regarding:

- A minimum of rental periods before you have to obtain a license.
- Will there be restrictions on rental lengths.
- Enforcement Standards
- Will the township impose a Municipal Accommodation Tax. (Generally, 4%)
- License suspension or revocation.

Advantages:

- High level enforcement.
- More proactive management of STRA's.
- Ability to suspend or revoke licenses.
- AMPs may be applied.
- Complaint tracking.

Disadvantages:

- Significant implementation and administrative cost.
- Licensing revenues may not offset program costs.
- Increased municipal liability associated with conducting inspections
- Purchase a computer tracking program \$30,000 annually.

Financial Implications:

Please note these costs are approximate numbers only:

Based on an estimated 20 short-term rentals operating within the Township:

- Licensing: \$1000.00 = \$20,000 annually
- Municipal Accommodation Tax (MAT): Average rental rate of \$1,950, for 12 weeks (June, July, August):
 - \$23,400 annual rental revenue per property

- \$18,720 in annual MAT revenue.

Several STRA's may operate throughout the remainder of the year. The actual MAT revenues could be higher depending on occupancy levels and the seasonal demand, the cost associated with implementing, administering, and enforcing the program may be greater or fall even with the revenues collected.

Consultations:

Through consultation with municipalities currently licensing or enforcing a registration program, feedback received indicated that licensing program required additional staff and enforcement resources to effectively manage, enforce, and licence short-term rental accommodation.

Examples from Municipalities consulted with include:

- **Township of Lake of Bays**
 - Implemented the licensing of STRA's in 2024,
 - One person was employed dedicated to overseeing the licensing and management
 - To date they currently have 228 active licenses.
- **Municipality of Magnetawan**
 - Hired a third-party external monitoring company and utilizes community interactive map identify licensed STRA's.
 - No additional staffs were hired for the licensing and management of STRA's.
 - Currently have 22 active licenses in 2026.
- **Municipality of Trent Lake**
 - Implemented a short-term rental registration program in 2025 and issued 66 licenses.
 - A full-time enforcement officer hired to oversee complaints and general management of registered STRA's.
- **Township of Muskoka Lake**
 - Implemented in 2025 and have approximately 100-200 rentals that either have received a license or in the application review process.
 - Employ a Chief By-law Officer, three (3) seasonal officers, one full-time Officer, and an Administrative Assistant.
 - Do not perform property inspections when an application is being processed.

The recommendation received by the municipalities was to continue enforcing by-laws already implemented due to such low numbers of STRA's in the township.

Recommendation:

Option 1: maintain current complaint-driven approach with no additional costs.

Option 2: Provides increased accountability through registration while maintaining the Townships current enforcement model.

Option 3: Highest level of regulation but requires significant financial and staffing resources.

Given that the township has a relatively low number of STRA's operating through out the township and with the recent implementation of the Administrative Monetary Penalty By-law, staff recommend **Option 1** with parts of **Option 2** at this time. Staff can continue to monitor complaints, utilize the new AMP's process, provided the known rentals with the information packages and reassess if additional regulations should be implemented in the future.









TOWNSHIP OF RYERSON

COMPREHENSIVE ZONING BY-LAW

By-law No. [REDACTED]

Explanatory Review Note:

This document is Version 3 of the Comprehensive Zoning By-law for the Township of Ryerson completed July 7, 2026. It is a draft document showing the edits and revisions made to the current Zoning By-law and will be presented at the Statutory Public Meeting.

Yellow highlighted areas show where dates and by-law numbers will be added in future. Red, pink and green text indicates where edits to your existing Zoning By-law are being proposed for discussion.

[REDACTED], 2026.

Prepared By:



Table of Contents

1	Interpretation and Administration.....	1
1.1	Title	1
1.2	Lands Affected by this By-law	1
1.3	Validity.....	1
1.4	Effective Date.....	1
1.5	Transition	1
1.6	Appeals.....	2
1.7	Interpretation of Words.....	3
1.8	Interpretation.....	3
1.9	Boundary Interpretation	3
1.10	Conformity and Compliance with Zoning By-law.....	4
1.11	Other Requirements.....	4
1.12	Zones.....	4
1.13	Zoning of Water.....	4
1.14	Holding and Special Zones	4
1.15	Enforcement.....	6
1.16	Level of Municipal Services.....	6
1.17	Technical Revisions to the Zoning By-law.....	6
2	Definitions	7
3	General Provisions	22
3.1	Accessory Buildings, Structures and Uses.....	22
3.2	Additional Residential Units	22
3.3	Accessory Structure Encroachments	23
3.4	Building Permit Issued	28
3.5	Existing Buildings, Structures and Uses	28
3.6	Existing Lots.....	29
3.7	Frontage on a Public Road	30
3.8	Height Exceptions	31
3.9	Home-Based Business	31
3.10	Hunt Camp.....	32
3.11	Landscaping and Buffers	33

3.12	Loading Space Requirements.....	33
3.13	Multiple Uses on One Lot.....	34
3.14	Multiple Zones on One Lot.....	34
3.15	Outdoor Storage	35
3.16	Parking Area Requirements	35
3.17	Pits and Quarries and Peat Harvesting.....	38
3.18	Public Uses	38
3.19	Reduction of Requirements.....	39
3.20	Restriction on Dwelling Unit in Non-Residential Buildings	39
3.21	Septic System Leaching Bed	40
3.22	Signs.....	40
3.23	Special Provision for Through Lots	40
3.24	Special Setback Requirements	40
3.25	Minimum Distance Separation (MDS) Formulae.....	41
3.26	Setbacks from Steep Slopes.....	41
3.27	Temporary Construction Use.....	41
3.28	Temporary Housing	42
3.29	Tents and Trailers.....	42
3.30	Truck, Bus, Coach Bodies and Derelict Vehicles:	43
3.31	Unimproved Road Allowances	43
3.32	Waterfront Landing.....	43
3.33	Wayside Pits and Quarries and Portable Processing Plants.....	44
3.34	Zoning of Islands.....	44
4	Zone Provisions and Exceptions to Zones	44
4.1	Zone Provisions	44
4.2	Environmental Protection Zone Special Requirements.....	57
4.3	Floodplain Provisions.....	57
4.4	Exceptions to Zones	60

1 Interpretation and Administration

1.1 Title

This By-law shall be known as the “*Township of Ryerson Zoning By-law*”.

1.2 Lands Affected by this By-law

This by-law applies to all lands within the Township.

1.3 Validity

Should any section or provision of this By-law for any reason be declared invalid by a court of competent jurisdiction, such declaration does not affect the validity of the By-law as a whole and all the remaining sections or provisions of this By-law remain in full force and effect until repealed.

1.4 Effective Date

This By-law shall come into force in accordance with Section 34 of the Planning Act, R.S.O. 1990, as amended.

1.5 Transition

1.5.1 Purpose

The purpose of this Section is to provide for the orderly implementation of this By-law during the period between the adoption of the Municipality's Official Plan by Council and the issuance of a decision by the approval authority, and to address any modifications that may be made to the Official Plan through the approval process.

1.5.2 Official Plan Status

The Municipality adopted a new Official Plan on **August __, 2026**. At the time of the passing of this By-law, the Official Plan has not yet been approved by the approval authority pursuant to the *Planning Act* and is therefore not in force and effect.

This By-law has been prepared having regard to the land use designations, policies, and mapping contained in the adopted Official Plan.

1.5.3 Interpretation During Approval Period

Until such time as the adopted Official Plan comes into force and effect, nothing in this By-law shall be construed as limiting the application of the in-force Official Plan, nor shall this By-law be interpreted as conferring any approval that would otherwise be required under the *Planning Act*.

Where a conflict or inconsistency arises between:

- a) the zoning permissions established by this By-law and the land use permissions of the in-force Official Plan; or
- b) the zoning permissions established by this By-law and any modifications required by the approval authority as a condition of Official Plan approval,

the Municipality may identify such matters through the development review process and require any necessary planning approvals or zoning amendments to ensure conformity with the applicable Official Plan in force and effect at the time a planning decision is made.

1.5.4 Effect of Official Plan Modifications

Notwithstanding any modification made by the approval authority to the adopted Official Plan, this By-law shall remain in force and effect unless and until amended or repealed by Council or otherwise determined by the Ontario Land Tribunal or a court of competent jurisdiction.

The approval, modification, or partial approval of the Official Plan shall not invalidate, nullify, or render ineffective any provision of this By-law.

1.5.5 Applications Deemed Complete Prior to Official Plan Approval

Any application under the *Planning Act* deemed complete prior to the date the adopted Official Plan comes into force and effect may continue to be processed in accordance with the legislative requirements applicable to such application, including consideration of both:

- a) the Official Plan in force and effect at the time of the planning decision; and
- b) the zoning provisions of this By-law.

1.5.6 Municipal Housekeeping Amendments

Following the approval of the Official Plan, Council may initiate housekeeping amendments to this By-law to address any conformity matters resulting from modifications imposed by the approval authority, mapping adjustments, land use designation changes, policy revisions, or other matters necessary to implement the approved Official Plan.

1.6 Appeals

Where one or more appeals are filed under subsection 34(19) of the *Planning Act*, the affected portions of this By-law do not come into force until all such appeals have been withdrawn or finally disposed of, whereupon the By-law, except for those parts of it that are replaced by or at the direction of the Ontario Municipal Board, is deemed to have come into force on the day that it was passed.

1.7 Interpretation of Words

For the purposes of this By-law:

- i. words used in the present tense include the future;
- ii. words in singular form include plural, and words in the plural form include the singular;
- iii. the word “shall” is mandatory;
- iv. the words “used” and “occupied” also mean “designed to be used” and “designed to be occupied”; and
- v. the words indicated in *Italic* are defined in Section 2, “Definitions”.

1.8 Interpretation

- i. Where a situation arises that is not covered by a specific regulation, or where two or more regulations are equally applicable, all provisions must be complied with or, where it is not possible to comply with all the provisions applicable, the most restrictive provisions must be complied with.
- ii. The provisions of this By-law are the minimum requirements except where the word “maximum” is used, in which case the maximum requirement applies.
- iii. Unless otherwise defined in Section 2, the words and phrases used in this By-law have their normal and ordinary meaning.
- iv. Tables are part of the By-law and are used throughout to present regulations in a concise format.
- v. All measurements in this By-law appear in metric. Imperial measurements are shown for convenience only.

1.9 Boundary Interpretation

Where any uncertainty exists as to the location of any boundary of any *zone*, the following applies:

- i. where the boundary is shown as following a Street, lane, right-of-way, watercourse, or electrical transmission line, the zone boundary is the centre line of such;
- ii. where the boundary is shown as substantially following the lot line on a registered plan of subdivision or a reference plan, the zone boundary is the lot line;
- iii. where the boundary is shown as substantially following the high water mark of a watercourse, the zone boundary is the high water mark;

- iv. the precise location of the boundary of the Flood Plain (FP) zone shall be determined by a surveyor, and shall be based on the elevations noted in Section 4.4.3 of this by-law;
- v. the precise location of the boundary of the Environmental Protection (EP) zone may be determined by a surveyor or qualified environmental consultant, to the satisfaction of the Township; or,
- vi. where uncertainty exists as to the boundary of any zone then the boundary of such zone shall be determined in accordance with the scale on the applicable Schedule at the original size.

1.10 Conformity and Compliance with Zoning By-law

No land, *building* or *structure* may be used, *erected* or *altered* except in accordance with the provisions of this By-law.

1.11 Other Requirements

Nothing in this Bylaw shall serve to relieve any person from any obligation to comply with the requirements of any other by-law of the Township or any requirement of the Province of Ontario or Government of Canada that may affect the use of lands, buildings or structure in the Township.

1.12 Zones

The *zones* and *zone* boundaries are shown on Schedules A1 and A2; B1 - B3; C1 – C5; D1 – D5; E1 – E6; F1 – F6; G1 – G6; H1 – H4; I1 – I3, to this By-law.

1.13 Zoning of Water

All permanent bodies of water are zoned Open Space (OS).

1.14 Holding and Special Zones

A zone symbol followed by a number (for example, “RU-2”), denotes a special zone. The permitted uses and zone provisions for such special zone shall be set out in Section 4.5 of this By-law.

- i) **Council may pass a By-law pursuant to Section 36 of the Planning Act to remove the Holding (H) Symbol thereby placing the lands in the zone indicated by the zone symbol, when all of the applicable requirements have been met.**

ii) For properties which may be susceptible to flooding and/or a high water table, the requirements for removing the Holding (H) Symbol shall include demonstration, to the satisfaction of Council, that:

- a) the vegetation type and cover indicate that the property is not seasonally or permanently covered by shallow water nor does it have a water table close to or at the surface;
- b) the elevation of the development site varies significantly from the surrounding property;
- c) the soil is stable;
- d) the nature and scale of the proposed development will not have a negative impact on existing drainage patterns, nor on fish and wildlife that may be present.
- e) the proposed building location and driveway access are located above the identified flood elevation in Section 4.4.3, and any development floodproofed as required.

iii) For properties which may be susceptible to flooding and/or other environmental constraints, the requirements for removing the Holding (H) Symbol may also include reports prepared by specialists qualified in the field to provide evidence to support the development in the areas of:

- a) Geotechnical investigation;
- b) Site evaluation;
- c) Environmental assessment;
- d) Natural heritage evaluation;
- e) Flood proofing; and/or
- f) Other mitigative measures, as appropriate.

- iv) **On the lands zoned Aggregate Extraction Exception 23 Holding (AE-23-H), the following provisions shall be satisfied prior to removal of the Holding Symbol: A road haulage agreement satisfactory to the Township of Ryerson has been entered into between the applicant and the Township(s), such agreements to specify the permitted haulage routes(s), times of haulage, any improvements required to the roadway, including any re-alignment and payment of the costs thereof.**
- v) **Until such time as the Holding (H) symbol is removed, the only permitted uses are those in Section 5B of General Standards By-law 6-91.**

1.15 Enforcement

Any person convicted of a violation of this By-law is liable, at the discretion of the convicting Justice, on first conviction to a fine of not more than \$25,000 and on a subsequent conviction to a fine of not more than \$10,000 for each day or part thereof upon which the contravention has continued after the day on which the person was first convicted.

1.16 Level of Municipal Services

This By-law does not imply the provision or availability of a specific level of municipal services on individual lots in the Township. Lots that do not abut year round publicly maintained roads may not have the same level of municipal services as do lots fronting on other public roads.

1.17 Technical Revisions to the Zoning By-law

Revisions may be made to this By-law without the need for a zoning by-law amendment in the following cases:

- i) Correction of grammar or typographical errors or revisions to format in a manner that does not change the intent of a provision.
- ii) Adding or revising technical information on maps or schedules that does not affect the zoning of lands including, but not limited to, matters such as updating and correcting infrastructure information, keys, legends or title blocks.
- iii) Changes to appendices, footnotes, headings, indices, marginal notes, table of contents, illustrations, historical or reference information, page numbering, footers and headers, which do not form a part of this By-law and are editorially inserted for convenience of reference only.
- iv) Minor adjustments to the boundary of the Environmental Protection Zone on a property may be made, without amendment to the Zoning By-law, where the Chief Building Official for the Township of Ryerson is satisfied that the mapping of the Environmental Protection Zone on a schedule is in obvious error.

2 Definitions

- 1. **Accessory:** A use, building or structure that is commonly incidental, subordinate and exclusively devoted to the permitted principal use, building or structure, and located on the same lot.
- 2. **Additional Residential Unit:** shall mean a separate and self-contained dwelling unit that is subordinate to the primary dwelling and is located within a dwelling, and/or within a detached *accessory* building.
- 3. **Agricultural Use:** means the growing of crops including nursery, biomass, and horticultural crops; raising of livestock; raising of other animals for food, fur or fibre including poultry and fish; aquaculture; apiaries; agro-forestry; maple syrup production; and associated on-farm buildings and structures, including, but not limited to, livestock facilities, manure storages, value-retaining facilities and accommodation for full-time farm labour when the size and nature of the operation requires additional employment
- 4. **Agriculture-Related Uses:** means those farm-related commercial and farm-related industrial uses that are directly related to farm operations in the area, support agriculture, benefit from being in close proximity to farm operations and provide direct products and/or services to farm operations as a primary activity.
- 5. **Agri-Tourism Uses:** means those farm-related tourism uses, including limited accommodation such as a bed and breakfast, that promote the enjoyment, education or activities related to the farm operation.
- 6. **Alter:**

- a) With respect to a building or structure any alteration in a bearing wall, or partition column, beam, girder, or other supporting member of a building or structure, or any change in the area or cubic contents of a building or structure.
 - b) With respect to a lot, to change frontage, depth, or area of the lot or to change frontage, depth, or area of any required yard, setback, landscaped open space or parking area, or to change the location of any boundary of such lot with respect to a public highway or laneway, whether such alteration is made by conveyance or alienation of any portion of said lot, or otherwise.
- 7. **Bed and Breakfast Establishment:** A detached dwelling which is owner occupied and in which not more than three bedrooms are used or maintained for the accommodation of the travelling or vacationing public, in which the owner supplies lodging with or without meals.
 - 8. **Boathouse:** A detached *accessory* building used for the berthing, sheltering or storing of boats and related equipment, built, founded or anchored near or at the high water mark of a navigable waterway or on land, but does not include living quarters for human habitation.
 - 9. **Boat Port:** A detached *accessory* building used for the berthing, sheltering or storing of boats and related equipment that is roofed, but not enclosed by more than one wall and is built, founded or anchored near or at the high water mark of a navigable waterway or on land.
 - 10. **Building:** Any structure used for the shelter or accommodation or enclosure of persons, animals, chattels or equipment, having a roof which is supported by columns or walls and including any tent, awnings or carports.
 - 11. **Building Supply and Lumber Outlet:** Premises in which building or construction and home improvement materials are offered or kept for sale at retail and may include the fabrication of certain materials related to home improvements.
 - 12. **Bulk Fuel Depot:** Premises for the storage and/or distribution of fuels and oils but not including retail sales or key lock operations.
 - 13. **Trailer Park:** A tourist establishment consisting of camping sites and comprising land used or maintained as grounds for the camping or temporary parking of trailers, truck campers, campers or tents, but does not include parks or camping grounds maintained by any department of the Government of Ontario or Canada, or any Crown corporation, commission or board.
 - 14. **Camping Site:** That part of a camping establishment which is occupied on a temporary basis only, by a trailer, motorized home, truck camper, camper or tent, which shall have a minimum area of 75 square meters (800 square feet) and a minimum frontage on a private driveway of 6 metres (19.7 feet).

15. **Cannabis Production Facility:** A building or portion of a building used for processing or manufacturing cannabis or related products. For the purposes of this By-law, a Cannabis Production Facility is considered an industrial use.
16. **Carport:** is a covered, open-sided structure designed to protect vehicles from the elements, and consisting primarily of a roof supported by pillars or posts, and can be freestanding or attached to a dwelling.
17. **Cartage, Transport or Bus Depot:** Premises where trucks, tractor trailers and/or buses are rented, leased, kept for hire, stored, or parked, for remuneration, of from which trucks, tractor trailers or buses are dispatched for hire as common carriers.
18. **Cemetery:** means land that is set apart or used for the interment of human remains and may include a columbarium or mausoleum but does not include any building for public assembly.
19. **Commercial Nursery or Greenhouse:** Premises used for the growing of flowers, fruits, vegetables, plants, shrubs, trees and/or similar vegetation which is sold directly from the lot at retail.
20. **Commercial Self-Storage Facility:** Premises used for the temporary storage of household items and seasonal, recreational or commercial vehicles, boats and trailers in storage areas or lockers that are generally accessible by means of individual loading doors.
21. **Communications Tower:** A structure situated on a non-residential site that is intended for transmitting or receiving television, radio, or telephone communications, excluding those used exclusively for dispatch communications.
22. **Community Centre:** Premises used for community activities, the control of which is vested in the Township or other Public Authority.
23. **Conservation Use:** The preservation, protection and improvement of components of the natural environment, through a comprehensive management and maintenance program.
24. **Container, Shipping:** means an enclosed metal structure designed to facilitate the transportation of goods by several different means of transportation, and shall include intermodal shipping containers, transport truck trailers, and straight truck boxes, but does not include any vehicle as defined herein.
25. **Contractor's Establishment:** Premises where equipment and materials used by a general contractor are stored or where a contractor performs shop assembly work.
26. **Convenience Store:** A retail commercial establishment supplying groceries and other daily household conveniences to the immediate surrounding area.

- 27. **Day Care Centre:** Premises that receive more than five (5) persons, primarily for the purpose of providing temporary care, but does not include a school, group home or nursing home.
- 28. **Day Care, Private Home:** Premises for the temporary care for reward or compensation of 5 children or less who are under 12 years of age where such care is provided in a dwelling, other than the home of a parent or guardian of any such child, for a continuous period not exceeding 24 hours.
- 29. **Deck:** An unenclosed structure that is *accessory* to a residential use and used as an outdoor living area, with a foundation holding it erect, and, where attached to a building, with a floor which is above finished grade; a deck shall not include a landing or a stair for the purposes of lot coverage calculations, and may be attached or detached from a building.
- 30. **Designated Barrier Free Parking Spaces:** A parking space identified with appropriate signage and markings for the exclusive use of persons in possession of valid accessible parking permits.
- 31. **Dock:** An *accessory* structure built at the high water mark or anchored over water at which watercraft are berthed or stored and which may provide a foundation for a boathouse or boat port or contain a non-permanent tent to provide shelter for such watercraft.
- 32. **Dwelling:** A building or part of a building occupied or capable of being occupied, in whole or in part as the home, residence or sleeping place of one or more persons either continuously, permanently, temporarily or transiently but shall not include a trailer, or truck camper.
- 33. **Dwelling, Duplex:** The whole of a building that is divided horizontally into two separate dwelling units, each of which has an independent entrance either directly from the outside or through a common vestibule.
- 34. **Dwelling, Primary:** means the predominant or dominant dwelling on a property. Typically, the main structure on a residential lot. Only one Primary Dwelling is permitted per lot.
- 35. **Dwelling, Secondary:** A detached or attached *accessory* dwelling unit permitted in conjunction with a single detached dwelling.
- 36. **Dwelling, Semi-Detached:** The whole of a building divided vertically into two separate dwelling units, each of which has an independent entrance directly from the outside.
- 37. **Dwelling, Single Detached:** A detached building containing one dwelling unit only.

38. **Dwelling Unit:** A room or rooms in which a kitchen, living quarters and sanitary conveniences are provided for the exclusive use of the resident(s), with a private entrance from outside the building or from a common hallway or stairway.
39. **Equestrian Facility:** An area of land or buildings which are used for horse training, handling, care or lodging.
40. **Erect:** To Set up, build, construct, reconstruct or relocate, and, without limiting the generality of the work, also includes:
- a) any preliminary physical operation, such as excavating, filling or drainage;
 - b) altering any existing building or structure by an addition, enlargement, extension, relocation or other structural change;
 - c) any work for the doing of which a Building Permit is required under The Building Code Act and Regulations; and,
 - d) erect, erected, and erection shall have a corresponding meaning.
41. **Existing:** A use, building or structure legally in existence on the date of the passing of this By-law.
42. **Farm Produce Sales Outlet:** A use *accessory* to a farm that consists of the retail sale of agricultural products produced on the farm where such outlet is located.
43. **Finished Grade:** The average elevation of the finished surface of the ground at ground level on any one side of a building or structure.
44. **Floor Area:** The total habitable floor area of all floors contained within the outside walls of a building excluding, in the case of a dwelling, the floor area of a private garage, porch, verandah, unfinished attic, basement or cellar.
45. **Floor Area, Gross:** The total floor area, exclusive of any portion of the building or structure below finished grade measured between the exterior faces of the exterior walls which is used for heating, the storage of goods or personal effects, laundry facilities, or recreational areas, exclusive of any garage, carport, porch, verandah, deck or sunroom (unless such sunroom is habitable during all seasons of the year).
46. **Floor Area, Ground:** The floor area of the grade level storey of a building measured by the outside walls, excluding, in the case of a dwelling house, any private garage, carport, porch, verandah, deck or sunroom (unless such sunroom is habitable at all seasons of the year).
47. **Forestry Use:** The raising and harvesting of wood, and without limiting the generality of the foregoing, shall include the raising, cutting and storage of fuel wood, pulpwood, lumber, Christmas trees, and other forestry products.

48. **Garage:** A detached *accessory* building, and/ or portion of a dwelling which is designed or used for the sheltering of one or more private motor vehicles and storage of household goods incidental to the residential occupancy and which is fully enclosed and roofed and excludes a carport or other open shelter.
49. **Garden Suite:** An individual, temporary and self-contained dwelling unit that is *accessory* to a primary single detached dwelling, located within a separate building and designed to be portable.
50. **Gazebo:** A freestanding, roofed, *accessory* structure which is not closed, except for screening or glass, and which is utilized for the purposes of relaxation.
51. **Golf Course:** A public or private area operated for the purpose of playing golf, and includes a par 3 Golf Course, club house and recreational facilities, *accessory* driving ranges, miniature golf courses, and similar uses.
52. **Guest Cabin:** A single storey *accessory* structure with no cooking facilities, which is not attached to the main single detached dwelling on a lot and is maintained for the accommodation of an individual or individuals occasionally, from which there shall be no monetary gain.
53. **Habitable Room:** A room designed for living, sleeping, eating or food preparation including but not limited to a den, library, office, craft or hobby room, sewing room, enclosed sunroom, or screened room.
54. **Height Of Building:** The vertical distance measured from the average finished grade on the side of the building facing the front lot line or exterior side lot line, whichever results in the greater height measurement of the building, or from the side of the building facing the high water mark on a lot that abuts a watercourse, or in the case of a boathouse over water, the vertical distance between the high water mark to:
- a) In the case of a flat roof, the highest point of the roof surface;
 - b) In the case of a mansard roof, the deck roof line;
 - c) In the case of a gable, hip or gambrel roof, the average height between the eaves and ridge;
 - d) In the case of an A-frame, 75% of the distance between the finished grade measured at the midpoint of the front and rear of the building and the ridge.
55. **High Water Mark:** The normal ordinary or regulated high water mark of any body of water, as indicated by the character of the vegetation or soil.

- 56. **Home-Based Business:** means any small-scale commercial occupation or light industrial use conducted by residents of a single detached dwelling or within a detached accessory structure, providing goods or services to the community, and operating as a secondary and subordinate use to the primary residential use of the property. The repairing of motor vehicles, mobile homes and trailers is not a home-based business.
- 57. **Hunt Camp:** means a building or structure occupied on a temporary basis for the purpose of conducting activities related to hunting, trapping, and/or fishing.
- 58. **Kennel:** Premises where domestic household pets are kept, raised and/or boarded on a commercial basis, and which is licensed by the Township.
- 59. **Launching Ramp:** means an area adjacent to or used in connection with a dock or waterfront landing, which is not a structure, and which serves as an area to launch or recover boats from the water, and which is privately owned or owned by the Township.
- 60. **Landscaped Open Space:** The open unobstructed space from ground to sky at grade on a lot, and suitable for the growth and maintenance of grass, flowers, trees, bushes and other landscaping and includes any surfaced walk, patio or similar area but does not include any driveway or ramp, whether surfaced or not, any curb, retaining wall, parking area or any open space beneath or within any building or structure.
- 61. **Light Equipment Sales And Rental Establishment:** Premises in which light machinery and equipment such as air compressors and related tools and accessories, augers, automotive tools, cleaning equipment, light compaction equipment, concrete and masonry equipment, electric tools and accessories, fastening devices such as staplers and tackers, floor and carpet tools, gasoline generators, jacks and hydraulic equipment, lawn and garden tools, ladders, moving equipment, painting and decorating equipment, pipe tools and accessories plumbing tools and accessories, pumps, hoses, scaffoldings, welding equipment, and other similar tools and appurtenances are offered or kept for rent, lease or hire under agreement for compensation, but shall not include any other establishment defined or classified in this By-law.
- 62. **Loading Space:** An off-street space on the same lot as the building, or contiguous group of buildings, for the temporary parking of a commercial vehicle while loading or unloading of merchandise or materials, which abuts upon a street, lane, road, highway or other appropriate means of Access.
- 63. **Lot:** A parcel of land legally capable of being conveyed separately from any other lands.

64. **Lot Area:** The total horizontal area within the boundaries of a lot, measured above the High Water Mark.
65. **Lot, Corner:** A lot situated at the intersection of two or more streets, or a lot abutting on one or more parts of the same street.
66. **Lot Coverage:** The percentage of the lot area covered by the ground floor area of all buildings or structures on the lot, excluding a septic system leaching bed.
67. **Lot Frontage:** The horizontal straight-line distance determined as follows:
- a) Where the front lot line is the high water mark, the straight-line distance between the points where the side lot lines or their straight line projections intersect the high water mark;
 - b) Where there are no side lot lines, the greatest distance between any point on the front lot line and any point on the rear lot line;
 - c) Where there are two (2) front lot lines abutting the same street or high water mark, the longer of the two front lot lines shall be used to measure frontage; or
 - d) In all cases other than those above, the distance between the points where the side lot lines intersect with the front lot line.
68. **Lot Line:** A boundary of a lot or the vertical projection of such lot line.
69. **Lot Line, Exterior Side:** The side lot line which abuts an improved public street or an unopened road allowance on a corner lot.
70. **Lot Line, Front:**
- a) In the case of an interior lot, the line dividing the lot from the street or private right-of-way;
 - b) In the case of a corner lot, the shorter lot line abutting a street or private right-of-way shall be deemed the front lot line and the longer lot line abutting a street or private right-of-way shall be deemed a side lot line;
 - c) In the case where a lot fronts upon a watercourse, the high water mark shall be deemed to be the front lot line; or
 - d) In the case of a through lot, the lot line where the principal access to the lot is provided shall be deemed to be the front lot line, with the exception of where the lot abuts the high water mark, in which case the high water mark is the front lot line.
71. **Lot Line, Interior Side:** A lot line other than a front, rear, or exterior side lot line.
72. **Lot Line, Rear:** The lot line furthest from or opposite to the front lot line.

73. **Lot Line, Side:** A lot line other than a front or rear lot line.
74. **Lot, Through:**
- a) a lot other than a corner, having separate frontages on two streets; or
 - b) a lot other than a corner lot having separate frontages on a watercourse;
 - c) a lot other than a corner lot having separate frontages on a street and a watercourse.
75. **Manufacturing:** The use of land, buildings or structure for the purposes of manufacturing, assembling, making, preparing, inspecting, finishing, treating, altering, repairing, warehousing or storing or adapting for sale, any good, substance, article, thing or service.
76. **Marina:** Premises inclusive of boat launching and docking facilities, located on a navigable waterway, where boats, other watercraft and boating accessories, and recreational vehicles are stored, serviced, repaired, or kept for sale or rental and where facilities for the sale of marine fuels and lubricants may be provided.
77. **Motor Vehicle:** Any equipment self-propelled by an engine or a motor mounted on the vehicle, within the meaning of The Highway Traffic Act.
78. **Motor Vehicle Body Shop:** Premises used for the painting or repairing of motor vehicle bodies, in conjunction with which there may be towing services and motor vehicle rentals for customers while the motor vehicle is under repair, but shall not include any other establishment otherwise defined or classified in this By-law.
79. **Motor Vehicle Dealership:** Premises where a dealer displays new motor vehicles for sale or rent or where used motor vehicles are kept for sale in conjunction with which there may be a motor vehicle repair garage or a motor vehicle Body Shop.
80. **Motor Vehicle Repair Garage:** Premises where the exclusive service performed or executed on motor vehicles for compensation may include the installation of exhaust systems, repair of the electrical systems, transmission repair, brake repair, radiator repair, tire repair and installation, rustproofing, motor vehicle diagnostic centre, major and minor mechanical repairs or similar use and in conjunction with which there may be a towing service, a motor vehicle service station and motor vehicle rentals for the convenience of the customer while the motor vehicle is being repaired, but shall not include any other establishment otherwise defined or classified in this By-law.
81. **Motor Vehicle Service Station:** Premises where gasoline, oil, grease, antifreeze, tires, tubes, tire accessories, electric light bulbs, sparkplugs, batteries, automotive accessories for motor vehicles, and new retail goods are stored or kept for sale to the general public; such shall require a public washroom.

- 82. **Non-Conforming:** An existing use of any land, building or structure which does not conform with the permitted uses or provisions of this By-law for the zone in which such existing land, building or structure is located, so long as it continues to be used for that purpose.
- 83. **Noxious:** When used with reference to any use or activity in respect of any land, building or structure or a use or activity which, from its nature or form the manner of carrying on same, creates or is liable to create, by reason of destructive gas or fumes, dust, objectionable merchandise, salvage, machinery parts, junk, waste or other material(s), conditions which may become hazardous or injurious as regards to health or safety or which prejudices the character of the surrounding area or interferes with or may interfere with the normal enjoyment of any use or activity in respect of any land, building or structure.
- 84. **Nursing Home:** Premises in which the proprietor supplies for hire or gain, lodging with or without meals and nursing, medical or similar care and treatment, and operates under the appropriate statute(s).
- 85. **Office:** Premises in which one or more persons are employed in the management, direction or conducting of a business, or where professionally qualified persons and their staff serve clients or patients who seek advice, consultation or treatment.
- 86. **On-Farm Diversified Uses:** means uses that are secondary to the principal agricultural use of the property, and are limited in area. On-farm diversified uses include, but are not limited to, home based business, agri-tourism uses, and uses that produce value-added agricultural products.
- 87. **Open Storage:** The storage of goods, merchandise or equipment outside of a building or structure on a lot but does not include the storage of vehicles or equipment for sale or repair. This definition shall not include the open storage of goods or equipment incidental to the residential occupancy of the lot, a parking area, or a storage use or area located inside a building.
- 88. **Outdoor Display and Sales Area:** An area of land, used in conjunction with a business located within a building or structure on the same lot, for the display or sale of produce, merchandise or the supply of services.
- 89. **Park:** An area of public land specifically defined or set aside for use by and for the general public for active and/or passive recreational uses, and includes all landscaping, facilities, buildings and structures related to the recreation use.
- 90. **Parking Area:** An area or a building or part thereof which is provided and maintained upon the same lot upon which the principal use is located for the purpose of parking motor vehicles.

91. **Pit:** An area where unconsolidated gravel, stone, sand, earth, clay, fill, mineral or other material is being or has been removed by means of an excavation to supply materials for construction, industrial or manufacturing purposes, but does not include a wayside pit.
92. **Pit, Wayside:** a temporary pit opened and used by a public authority, or their agents, solely for the purpose of road construction or an associated road project or contract and which is not located on the road right-of-way.
93. **Place of Assembly:** Premises designed and used to accommodate gatherings of people such as clubs, reception halls, funeral homes, conference centres, legion halls, community halls and lodges, and for events such as trade shows, banquets, and political or other conventions.
94. **Place of Worship:** A church, chapel, temple, parish hall, mosque or synagogue including offices for the administration of the religious institution, convent, seminary, monastery, rectory, parsonage or parish house.
95. **Planting Strip:** A landscaped or naturally planted area reserved for the purpose of screening adjacent uses by the planting or maintaining of trees and shrubs and shall consist of at least a continuous row of trees, evergreens or shrubs, not less than 1.8 metres (5.9 feet) high.
96. **Porch:** A structure attached to a permitted building which is covered and enclosed partially or wholly on its sides by screening.
97. **Portable Processing Plant:** Equipment for the crushing, screening or washing of sand and gravel aggregate materials, which is capable of being readily drawn or readily propelled by a motor vehicle and is not considered permanently affixed to the site, but not including a concrete batching plant or an asphalt plant.
98. **Prime Agricultural Land:** means lands identified in the Agricultural Designation, primarily comprised of Canada Land Inventory Class 1, 2, and 3 lands.
99. **Principal Building:** Any building which is the principal purpose for which the building lot is used and shall include a barn or silo used in conjunction with an agricultural use.
100. **Private Road:** A road, laneway or driveway providing motor vehicle access to a property which is not a Public Road including a right-of-way or an Access Road as defined in the Road Access Act.
101. **Public Authority:** Any Federal, Provincial, or Municipal agency, and includes any commission, board, authority or department established by such agency and shall include Hydro One, Ontario Power Generation, and Bell Canada.

102. **Public Road:** A highway that is a principal means of access to abutting property and that is either under the jurisdiction of the Province of Ontario or is shown on the schedule maps attached to and forming part of this by-law as a “Public Year Round Road” or a “Public Seasonal Road”.
103. **Public Use:** The use of premises by a public authority, for the purpose of providing its services to the public, or carrying out its public mandate.
104. **Pumphouse:** An *accessory* building used only to shelter a pump and related tools and equipment used to take water from a well, stream or lake and pressurize it, and which has a horizontal floor area of less than 1.5 square metres (16.1 square feet).
105. **Quarry:** An area where consolidated rock has been or is being removed by means of an open excavation to supply material for construction, industrial or manufacturing purposes, but does not include a wayside quarry or open pit or mine.
106. **Quarry, Wayside:** a temporary quarry opened and used by a public authority, or their agents, solely for the purpose of road construction or an associated road project or contract and which is not located on the road right-of-way.
107. **Recreational Facility:** Premises designed and equipped for the conduct of sports, leisure time activities and other customary and usual recreational activities.
108. **Recreational Trail:** An integrated, accessible open space system used for hiking, horseback riding, cross country skiing, snowmobiling and/or other similar forms of recreation travel.
109. **Restaurant:** Premises where food is offered for sale or sold to the public primarily for immediate consumption.
110. **Retail Store:** Premises where goods, wares, merchandise, substances or articles, are offered or kept for retail sale or rental and includes storage on or about the store premises for limited quantities of such goods, wares, merchandise, substances, or articles sufficient to service such stores but does not include any retail outlet otherwise classified or defined in this By-law.
111. **Salvage Or Wrecking Yard:** Premises where motor vehicles and parts are wrecked, disassembled, repaired and resold; second-hand goods, including waste paper, bottles, automobile tires, clothing, other scrap materials, used lumber, used building materials and salvage are collected to be sorted, and/or stored for sale or resale.
112. **Sawmill or Planing Mill:** Premises where timber is cut or milled, and temporarily stored either as finished or unfinished lumber.

113. **Self-Propelled Camping Unit:** means a motor vehicle designed, equipped, and used for overnight sleeping accommodation and that includes built-in facilities for sleeping, cooking and refrigeration.
114. **Septic System Leaching Bed:** An absorption system constructed as absorption trenches or as a filter bed, located wholly in filter media that is contained between the surface to ground or raised or partly raised above ground as required by local conditions, to which effluent from a treatment unit is applied for treatment and disposal but does not include the mantel area.
115. **Service Shop, Light:** Premises, not otherwise defined or classified in this By-law, for the servicing or repairing of articles, goods or materials, as well as facilities for *accessory* retail sales.
116. **Service Shop, Personal:** Premises in which persons are employed in furnishing services and otherwise administering to the individual and personal needs of persons, such as a barber's shop, a ladies hairdressing establishment or a shoe repair shop.
117. **Setback:** The distance between a lot or zone boundary and a building, structure or use on a lot.
118. **Shoreline Buffer:** A 20 metre wide area abutting the shoreline that is maintained in a natural state, for the purpose of protecting water quality and buffering buildings or structures on a lot from the shoreline. Minimal pruning of vegetation and removal of hazardous trees for safety reasons is permitted within a shoreline buffer.
- Where the shoreline buffer area has been previously altered, the shoreline buffer area may be re-vegetated with indigenous trees and shrubs. Where the shoreline buffer of a property is a natural beach or is a rock outcropping with little or no soil or vegetation, such shoreline buffer area shall be deemed to comply.
119. **Short-term Rental:** Means the rental, lease, licence or other provision of a dwelling unit, or any part thereof, for temporary occupancy in exchange for payment or other consideration for a period of less than twenty-eight (28) consecutive days, but does not include a hotel, motel, bed and breakfast establishment, tourist establishment, campground, resort, lodge, or other commercial accommodation use permitted by this By-law.
120. **Stored Trailer:** means any MTO plated Trailer located on a property for the purpose of storing such Trailer.
121. **Storey:** The portion of a building other than the basement which lies between the surface of the floor and the surface of the next floor above it, or if there is no floor above it, then the space between such floor and the ceiling or roof next above it.

122. **Street:** A highway as defined under The Highway Traffic Act, or the Municipal Act or a public road which has been assumed and is maintained by the Township.
123. **Street Line:** The limit of the street or road allowance and the dividing line between a lot and a street or road.
124. **Structure:** Anything man-made that is fastened to or into the earth or another structure or rests on the earth by its own mass or is attached to a building including a septic system leaching bed, holding tanks, satellite receiving dishes and heat pumps.
125. **Temporary Accommodation:** Any trailer, vehicle or shelter manufactured or modified to be used as living quarters, and capable of being used for temporary accommodations.
126. **Tent:** Any kind of temporary shelter for sleeping that is not permanently affixed to the site and that is capable of being easily moved and is not considered a structure.
127. **Tourist Establishment:** Any premises operated to provide sleeping accommodation for the traveling or vacationing public, and may include services and facilities in connection with which sleeping accommodation is provided.
128. **Township:** The Corporation of the Township of Ryerson.
129. **Trailer:** means any vehicle so constructed that it is suitable for being attached to a motor vehicle for the purpose of being drawn, is propelled by the motor vehicle, or is a Self-Propelled Camping Unit and is capable of being used for the living, sleeping, or eating accommodation of any person(s). Without limiting the generality of the foregoing this includes a Park Model Trailer, a tent Trailer, a camper Trailer, a recreational Trailer, a fifth wheel, a bus converted into a motor home, a motor home, and/or a truck camper but does not include a mobile home or accessory building or structure for use as defined in the Township or Ryerson Comprehensive Zoning By-law.
130. **Trailer, Assessed:** means any Trailer legally located on a property and that is assessed under the Assessment Act.
131. **Trailer Park, Commercial:** means any land in or upon which any Trailer or tent is used or intended to be used for human occupation on a temporary or seasonal basis and shall not include mobile homes or Park Model Trailers.
132. **Trailer, Park Model:** means a manufactured building under the Ontario Building Code O. Reg. 332/12 Section 9.38 "Park Model Trailers" which has been designed and constructed in conformance with the standards of CSA- Z241 "Park Model Trailers", and which is used as a recreational vehicle or building that meets the following criteria:

- a) Built on a single chassis mounted on wheels; and
 - b) Designed to facilitate relocation from time to time; and
 - c) Designed as living quarters for seasonal camping which may be connected to utilities necessary for the operation of installed fixtures and appliances; and
 - d) Built with a gross floor area, including lofts, not exceeding 50 square metres (538 sq. ft.) when in the set-up mode; and
 - e) Built with a width greater than 2.6 metres (8.5 feet) in transit mode.
134. **Truck Camper:** Any unit constructed so that it may be attached upon a motor vehicle, as a separate unit, and capable of being temporarily utilized for the lodging of persons.
135. **Use:** Any purpose for which a building, structure or a parcel of land may be designed, arranged, intended, maintained or occupied; or any activity, occupation, business or operation carried on, or intended to be carried on, in a building, structure or on a parcel of land.
136. **Veterinary Clinic:** Premises where a veterinary surgeon treats domestic animals, birds or other livestock and in which animals may be boarded.
137. **Warehouse:** Premises used for the storage and distribution of goods, wares, merchandise, substances or articles and may include facilities for a wholesale or retail commercial outlet, but shall not include facilities for a truck or transport terminal or yard.
138. **Waste Disposal Site:** An area of land where garbage, refuse and/or domestic waste is disposed of or dumped and, for the purposes of this By-law, shall include a sanitary landfill site or sewage lagoon owned, operated and maintained by the Township or the Ministry of the Environment or their agents, but shall not include a private or communal septic system leaching bed.
139. **Waterbody:** A lake greater than 15 ha in area and any navigable river or stream.
140. **Watercourse:** A body of water or natural channel for a perennial or intermittent stream of water including a river or stream.
141. **Waterfront Landing:** The use of land as a launching ramp, docking and parking facility, which serves as a mainland access point for a commercial or residential property that is accessible by water, but which does not include vessel or vehicle sales, rental, service, storage, or the sale of fuel.
142. **Water Setback:** The straight line horizontal distance from the high water mark of a watercourse to the nearest part of an excavation, building, structure, or open storage use on the property.

- 143. **Wayside Pit or Wayside Quarry:** A temporary source of consolidated or unconsolidated aggregate opened by or for a public authority, for the purpose of a particular project or public road construction.
- 144. **Workshop:** Premises where fabrication or manufacturing is performed by tradespersons requiring manual or mechanical skills and may include an upholsterer's shop, a carpenter's shop, a locksmith's shop, a gunsmith's shop, a tinsmith's shop, a machine and/or welder's shop.
- 145. **Yard:** An open, uncovered space on a lot appurtenant to a principal building or use and unoccupied by buildings or structures except as specifically permitted in this By-law.
- 146. **Yard, Exterior Side:** A yard extending from the required front yard to the required rear yard and from the exterior side lot line of the lot to the nearest part of any building or structure on the lot, the nearest outside storage use on the lot, or edge or rim of an excavation on the lot.
- 147. **Yard, Interior Side:** A yard extending from the required front yard to the required rear yard and from the interior side lot line of the lot to the nearest part of any building or structure on the lot, the nearest outside storage use on the lot, or edge or rim of an excavation on the lot.
- 148. **Yard, Front:** A yard extending across the full width of the lot between the front lot line of the lot and the nearest part of any building or structure on the lot, the nearest outside storage use on the lot, or edge or rim of an excavation on the lot.
- 149. **Yard, Required:** The minimum yard required by the provisions of this By-law.
- 150. **Yard, Rear:** A yard extending across the full width of the lot between the rear lot line of the lot and the nearest part of any building or structure on the lot, the nearest outside storage use on the lot, or edge or rim of an excavation on the lot.

3 General Provisions

3.1 Accessory Buildings, Structures and Uses

3.2 Additional Residential Units

- i) Additional Residential Units (ARUs) shall only be permitted on lots where a residential use is permitted with frontage or legal access to a year-round maintained public road.
- ii) ARUs are not permitted in the Limited Services zone.

- iii) ARUs are calculated as a dwelling unit for the purpose of this by-law.
- iv) ARUs shall be serviced by private well water and private septic sewage disposal.
- v) A minimum of one parking space shall be provided for each Additional Residential Unit.
- vi) Up to two ARUs are permitted in addition to the principal dwelling in the Rural Zone.
- vii) One ARU is permitted in addition to the principal dwelling in the Waterfront Residential Zone and Rural Zone.
- viii) ARUs shall have less floor area than the principal dwelling.
- ix) ARUs shall comply with the yard setback provisions applicable to the principal dwelling. However, where an accessory structure was legally located on a lot as of August 1, 2026, an ARU may be located within that accessory structure and may maintain the existing setbacks.
- x) ARUs shall not be used as a rationale for lot creation.
- xi) ARUs remain subject to all applicable environmental, floodplain, shoreline, servicing and access provisions.
- xii) ARUs shall not be used as *short-term rentals*.

3.3 Accessory Structure Encroachments

- i) Notwithstanding the yard and setback provisions of this By-law to the contrary, drop awnings, clothes poles, flag poles, garden trellises, retaining walls, fences, signs, or similar uses which comply with this By-law are permitted in any required yard.
- ii) The following obstructions may project not more than 1.0 metre (3.3 ft.) into a required side yard and not more than 1.5 metres (4.9 ft.) into any other required yard:
 - a) fire escape or open stairway
 - b) deck
 - c) bay window dormer vestibule

provided, however, such obstruction is no closer than 1.0 metre (3.3 ft.) to the lot line.

3.3.1 Boathouse or Boat Port

- i) The maximum size of any boathouse or boat port shall be one storey in height and 100 square metres (1,076.4 square feet) in area.
- ii) A maximum of one boathouse or one boat port is permitted on a lot.

- iii) A minimum side yard of 6.0 metres (19.7 feet) is maintained both on land and in the water when the side lot line boundaries are extended from the high water mark into the water.
- iv) The maximum projection of a boathouse or boat port into the water shall be 15 metres (49.2 feet) from the high water mark.
- v) A boathouse or boat port is not permitted to project into the water where it is located on a lot that abuts the Magnetawan River, but is permitted to be located at the high water mark, directly abutting the shoreline.
- vi) No boathouse, or part thereof, shall be used for the provision of sleeping or cooking accommodation.
- vii) All applicable Federal and Provincial statutes and regulations are adhered to.

3.3.2 Decks, Steps, Balconies, Verandahs or Patios

- i) Notwithstanding the yard and setback provisions of this By-law, decks, balconies, steps and patios, may project into any required yard a maximum of 3 metres (9.8 feet), but not closer than 1.5 metres (4.9 feet) to any lot line, where the floor of any porch, balcony, or deck is more than 1.0 metres (3.3 feet) above finished grade the setback requirements for the principal use shall apply.
- ii) Stairs and landings are excluded from lot coverage calculations.

3.3.3 Docks

Notwithstanding the yard provisions of this By-law to the contrary, a dock may be erected and used in any yard, abutting on a navigable waterway, except where prohibited by the provisions of a specific zone, provided such structure is located no closer than 3 metres (9.8 feet) to the side lot line or the projection of the side lot line into the water, and provided all applicable Federal and Provincial statutes and regulations are adhered to.

3.3.4 Garages or Other Accessory Buildings or Structures

Notwithstanding the yard and setback provisions of this By-law to the contrary, an attached or detached private garage or other accessory building or structure may be erected and used in a side or rear yard, provided that:

- i) where such garage or accessory building or structure is located in an interior side yard, it shall not be closer than 3 metres (9.8 feet) to the interior side lot line or 10 metres (32.8 feet) to an exterior side lot line;
- ii) where such garage or accessory building or structure is located in a rear yard, it shall not be closer than 3 metres (9.8 feet) to the rear lot line except, where the rear lot line abuts a municipally maintained road, where it shall not be closer than 10 metres (32.8 feet) to the rear lot line;

- iii) Notwithstanding the foregoing provisions, no accessory building or structure shall be erected closer than 6 metres (19.7 feet) to an interior side lot line within any Commercial (C) or Industrial (I) zone.
- iv) A maximum of one detached garage is permitted on a lot.
- v) The minimum front yard setback for a detached garage is 15 metres. Where the front yard abuts a shoreline, the minimum front yard setback is 20 metres.
- vi) Where an additional residential unit is proposed in a garage or other accessory building or structure, the accessory building shall meet the yard and setback provisions that apply to the principal permitted use.

3.3.5 Gazebo

A gazebo structure is permitted in all zones subject to Zone provisions and the following:

- i) One freestanding gazebo may be permitted within the required yard abutting a shoreline in the Rural (RU), Waterfront Residential (WR) or Limited Services Residential (LR) zone, provided that:
 - a. the structure does not exceed 15.0 square metres in floor area, and may not be located on a dock;
 - b. the gazebo is set back at least 4.0 metres from the shoreline; and
 - c. the gazebo is set back at least 2.0 metres from any side lot line.

3.3.6 Guest Cabin

A guest cabin is permitted on a lot in the Rural (RU), Waterfront Residential (WR), or Limited Service Residential (LR) zone provided that:

- i) No kitchen facilities are located in the guest cabin;
- ii) It has an area of 50 square metres (538 square feet) or less;
- iii) It has a height not greater than one storey;
- iv) It complies with all the setbacks, lot coverage provisions and number of accessory structures that apply to the lot; and,
- v) A maximum of one guest cabin is permitted on a lot.
- vi) A guest cabin is not considered an Additional Residential Unit.

3.3.7 Height of Accessory Buildings or Structures

The height of any *accessory* building or structure shall not exceed 6 metres (19.7 feet) or the height of the permitted principal building or structure whichever is most restrictive.

3.3.8 Launching Ramp

A boat launching ramp shall only be permitted as an accessory use to a waterfront landing, or as a facility owned and operated by the Township.

- i) A boat launching ramp shall have a maximum width of 3 metres.
- ii) A boat launching ramp shall have a minimum side yard setback of 3 metres.
- iii) A boat launching ramp shall meet all Provincial and Federal statutes and regulations, as required.
- iv) A boat launching ramp shall not be permitted within fish habitat or wetlands, unless it is demonstrated that the boat launching ramp will have no negative impacts on natural heritage features or habitat.

3.3.9 Number of Accessory Buildings

The maximum number of *accessory* buildings permitted on a lot shall not exceed 4. This number does not include a privy, a pumphouse or a gazebo.

3.3.10 Permitted Uses

Where this By-law provides that a lot may be used and a building or structure may be erected or used for a purpose, that purpose shall include any *accessory* building or *accessory* use provided that a building permit for the principal use, if required, is issued or that the principal building or structure is already in existence on the lot.

Accessory buildings shall not be used for any occupation for gain or human habitation, except where specifically permitted by this By-law.

3.3.11 Principal Building to be Erected First

No *accessory* building or structure shall be erected on any lot until the principal building has been erected, with the exception of a *Temporary Construction Use*.

3.3.12 Pumphouse

A pumphouse may be erected and used in the required yard of a lot abutting a shoreline provided it complies with the minimum required side yard. A free standing pumphouse shall not exceed a height of 2.0 metres or an area of 9.0 square metres.

3.3.13 Sauna

- i) A sauna shall be permitted as an accessory use where a dwelling is permitted and has been established on the lot.
- ii) A sauna shall not be used for human habitation, sleeping accommodation, a dwelling unit, guest cabin, bunkie, or commercial accommodation.

- iii) A sauna may contain a change room and washroom facilities but shall not contain cooking facilities.
- iv) A sauna shall comply with all applicable provisions of this By-law and the Ontario Building Code.
- v) A sauna may be located in the Waterfront Residential Zone a minimum of 10 m from the front yard (water).
- vi) A sauna shall conform to all other zone provisions.

3.3.14 Setback Requirements

Except as specifically provided in this section, any *accessory* building or structure shall comply with the applicable yard and setback requirements of the zone within which it is located.

3.3.15 Principal Building to be Erected First

No *accessory* building or structure shall be erected on any lot until the principal building has been erected, with the exception of an accessory structure constructed as part of a *Temporary Construction Use*, subject to municipal approval.

3.3.16 Shipping Containers

- i) Shipping containers shall only be permitted within the following zones:
 - Limited Service Residential (LR)
 - Rural (RU)
 - General Commercial (CG)
 - Tourist Commercial (CT)
 - General Industrial (IG)
 - Extractive Industrial (IE)
 - Institutional (IN)
- ii) Shipping containers shall require a building permit and shall only be permitted as an accessory use on a lot where a principal use already exists;
- iii) No shipping container shall exceed a height of 3m (10 ft.) or a total length of 16.76m (55 ft);
- iv) A shipping container shall be included in all calculations for the purpose of determining maximum lot coverage;
- v) A shipping container shall not be placed for the purpose of display or advertising;

- vi) Notwithstanding any other provision of this By-law, a shipping container is permitted on a construction site for temporary storage of equipment and materials incidental to construction only, and for a temporary period not to exceed one year.
- vii) Shipping containers are only permitted for accessory storage purposes, based on lot area at a rate of one (1) shipping container per 0.4ha (1 ac.) or part thereof to a maximum of four (4). In no case is a shipping container permitted on a lot having an area of less than 0.4ha (1 ac.);
- viii) No shipping container shall be used for human habitation;
- ix) A shipping container shall not be located in a required parking area;
- x) A shipping container shall be screened from view from the street and abutting properties and shall not encroach into any required landscaping buffer;
- xi) A shipping container that is accessory to a residential use, shall be located only behind the dwelling, and shall meet the required side and rear yard setbacks for the principal use;
- xii) A shipping container that is accessory to any other use shall meet the required yard setbacks for the principal use.

3.4 Building Permit Issued

The provisions of this By-law shall not apply to prevent the Use of any Existing Lot, Building or Structure for any purpose prohibited by this By-law for which the plans have, prior to the passing of this By-law, been approved by the Chief Building Official, so long as the Building or Structure, when Erected, is used and continues to be used for the purpose for which it was Erected or the Building permit remains valid.

3.5 Existing Buildings, Structures and Uses

3.5.1 Continuation of Existing Uses

The provisions of this By-law shall not apply to prevent the use of any lot, building or structure for any purpose prohibited by this By-law if such lot, building, or structure was lawfully used and legally established for such purpose on the date of passing of this By-law so long as it continues to be used for that purpose and the use has not been discontinued.

3.5.2 Prohibited Exterior Extension

The exterior of any building or structure, which at the date of passing of this By-law was lawfully used for a purpose not permissible within the Zone in which it is located, shall not be enlarged, extended, reconstructed, or otherwise structurally altered, unless such building or structure is to be used for a purpose permitted within such Zone, and complies with all requirements of this By-law for such Zone.

3.5.3 Permitted Interior Alteration

The interior of any building or structure, lawfully used at the date of passing of this By-law may be reconstructed or structurally altered, in order to render the same more convenient or commodious for the same purpose for which such building or structure was lawfully used.

3.5.4 Restoration to a Safe Condition

Nothing in this By-law shall prevent the strengthening or restoration to a safe condition of any building or structure or part thereof lawfully used on the date of passing of this By-law, provided that the strengthening or restoration does not increase the building height, size or volume, or change the use of such building or structure, and provided that approval for a septic system may be obtained for the use, where applicable.

3.5.5 Permitted Non-Complying Building or Structure

Nothing in this By-law shall prevent the reconstruction, relocation, renovation, enlargement or repair of an existing building or structure on a lot that does not comply with the setback and yard requirements of this By-law, which existed at the date of passing of this By-law, and which is used for a purpose specifically permitted within the Zone in which such building or structure is located, provided:

- i. there is no further encroachment into the required setback or yard;
- ii. any addition to the existing building or structure maintains the existing setback from the high water mark or 15 metres (49.2 feet), whichever is greater;
- iii. if the reconstruction or relocation would result in an increase to the gross floor area of the building or structure, that the entire building or structure maintains the existing setback from the high water mark or 15 metres (49.2 feet), whichever is greater;
- iv. approval for a septic system is obtained, where applicable; and,
- v. it is in compliance with all other provisions of this By-law.

3.6 Existing Lots

3.6.1 Existing Undersized Lots

Notwithstanding any other provision of this By-law to the contrary, where a lot having a lesser lot area and/or frontage than required herein is not located on an island and is held under distinct and separate ownership from an abutting lot or lots as shown by a conveyance of title properly registered prior to the date of passing of this By-law or, where such a lot is created as a result of an expropriation, such lot may be used and a building or structure may be erected, altered or used on such smaller lot, provided that all other applicable zone provisions of this By-law are complied with.

3.6.2 Enlargement of Existing Lots

Where lands are added to an existing undersized lot, the resulting lot shall be deemed to comply with the minimum lot frontage and area requirements of this By-law, and may be used for a purpose permitted in the Zone in which such lot is located, provided it is in compliance with all other applicable provisions of this By-law.

3.7 Frontage on a Public Road

3.7.1 Improved Public Road:

No person shall erect any building or structure in any zone unless the lot upon which such building or structure is to be erected fronts upon and is directly accessible from a road maintained year round by a public authority.

3.7.2 Subdivision Agreement:

The provisions of Section 3.7.1 shall not apply to prevent the erection of a permitted building or structure on a lot in a registered plan of subdivision where a Subdivision Agreement has been entered into with the Township, notwithstanding that the road or roads will not be assumed by the Township until the end of the maintenance period.

3.7.3 Existing Uses not on an improved public road:

The provisions of Section 3.7.1 shall not apply to prevent the enlargement, extension, renovation, reconstruction or other structural alteration of an existing building or structure, which is located on a lot which does not have frontage upon a public year round road, provided the use of such building or structure does not change and is permissible within the zone in which it is located.

3.7.4 Exception to Road Access:

Notwithstanding the provisions of Section 3.7.1, where a lot is located in the Limited Services Residential (LR) zone, a use, building or structure may be used on such lot in accordance with the provision of the zone with access by a seasonally maintained public road, a Crown road, a private road with legal right-of-way or water access from a navigable waterway where adequate long term parking and docking facilities are provided to the satisfaction of the Township.

3.7.5 Hunt Camp:

Notwithstanding the provisions of Section 3.7.1, a Hunt Camp may be permitted on a lot without frontage on a year-round maintained public road but shall demonstrate legal access.

3.7.6 Condominium Access:

Notwithstanding the provisions of Section 3.7.1, where property is developed by condominium description, the lot frontage and access may be on a private road for individual units within the condominium description.

3.8 Height Exceptions

Notwithstanding the height provisions of this By-law to the contrary, nothing in this By-law shall apply to prevent the erection, alteration, or use of a barn, silo, church spire, belfry, flag pole, clock tower, chimney, water tank, radio or television tower or antenna, air conditioner duct, grain elevator, incidental equipment required for processing, external equipment associated with internal equipment or machinery and conveying equipment, which exceeds the maximum height requirements provided the main or principal use is permitted within the zone in which it is located and provided all other applicable provisions of this By-law are complied with.

3.9 Home-Based Business

The following regulations apply to regulate a home-based businesses where such a use is permitted.

- i. The home-based business shall clearly be secondary to the main residential use of the property and shall not change the residential character of the dwelling;
- ii. Such home-based business shall not be a nuisance to, nor interfere with, television or radio reception of others in neighbouring buildings or structures;
- iii. There shall be no emission of noise, odour or dust that is not normally attributable to the use of the land for other uses permitted in the Zone;
- iv. Such home-based business shall not include repair of motor vehicles, a medical clinic, a private hospital, a nursing home, a boarding house, an eating establishment or a veterinary clinic or kennel, but may include a business or professional office that complies with the provisions of this subsection;
- v. There shall be no display to indicate that any part of the property is being used for other than residential or agricultural uses except for an unlit sign of not more than 0.5 metres square (5.4 square feet), except where a lot fronts on a Municipal Road or Provincial Highway, in which case the requirements of the Municipality or the Province shall be complied with;

- vi. The use shall not occupy more than 25% of the gross floor area of the dwelling, or where located in an accessory building, shall not occupy more than 90 square metres (968.8 square feet);
- vii. Such use is conducted by a person or persons residing in the dwelling;
- viii. A maximum of two (2) employees who do not live in the dwelling may be employed on site and additional employees may be employed off-site;
- ix. There shall be no more than three (3) commercial vehicles parked at any one time on the property;
- x. There shall be no outside storage of goods or materials associated with the home-based business;
- xi. The home-based business shall meet the same yard provisions as required for the principal residential use for the Zone in which it is located, with the exception of the interior side yard, which shall be a minimum of 10 metres (32.8 feet);
- xii.
- xiii. There shall be no goods, wares or merchandise offered for sale or rent from the dwelling which are not manufactured or processed on the lot.
- xiv. A planting strip shall be provided on the lot in accordance with the provisions of this By-law.

3.10 Hunt Camp

The following regulations apply to hunt camps:

- i. Hunt camps shall demonstrate legal access to the property through a municipal road allowance, crown access road, legal easement or other documented legal arrangement.
- ii. The maximum floor area for a hunt camp shall be 60 square metres (645.8 square feet);
- iii. The minimum floor area for a hunt camp shall be 17.5 square metres (188 square feet);
- iv. Only one hunt camp is permitted per lot;
- v. A hunt camp shall be setback a minimum of 30 metres (32.8 feet) from any lot line;

- vi. A hunt camp shall be setback a minimum of 120 metres (394 feet) from the nearest public road.
- vii. A hunt camp shall be setback a minimum of 150 metres (500 feet) from any residential dwelling.
- viii. A hunt camp may be occupied not more than 60 days in any twelve-month period.
- ix. A hunt camp shall not be used as a dwelling unit.
- x. One accessory structure having a maximum floor area of 15 square metres shall be permitted.

3.11 Landscaping and Buffers

3.11.1 A minimum 3.0 metre (9.8 feet) landscaped buffer shall be provided along a side or rear lot line of a commercial or industrial zone. Landscaping shall be provided, planted or located, and maintained in a healthy condition by the owner of the land on which the landscaping is located.

3.11.2 Where landscaping is required on a lot, such lot shall not be used for any purpose other than that which existed at the date of passing of this by-law, until the required planting strip/privacy fence is planted or located, unless as otherwise provided for in a registered site plan agreement.

3.11.3 Where a lot abuts a watercourse, a shoreline buffer shall be restored and maintained across a minimum of 75% of the lot, and shall maintain a minimum width of 20.0 metres (66 feet). Areas not built on with structures will have soft landscaping.

3.12 Loading Space Requirements

Loading or unloading spaces are required under this By-law, in accordance with the Loading Space Requirement Table. The owner of every building or structure erected for any purpose involving the receiving, shipping, loading or unloading of persons, animals, goods, wares, merchandise or raw materials shall provide and maintain on the lot, loading and unloading spaces. For the purposes of this By-law, each loading or unloading space shall be 9.0 metres (29.5 feet) in length, 4.0 metres (13 feet) in width and have a vertical clearance of 5.0 metres (16.4 feet). In addition, adequate space shall be provided for the parking of vehicles awaiting access to the loading or unloading spaces.

Table 1 – Loading Space Requirements	
Gross Floor Area of Building	Loading Spaces Required
Less than 300 m ² (3,200 sq. ft.)	1 space
300 m ² to 2,800m ² (3,230-30,140 sq.ft.)	2 spaces
2,800m ² to 7,500m ² (30,140-80,730 sq. ft.)	3 spaces
More than 7,500m ² (80,730+ sq. ft.)	3 spaces + 1 additional space for each additional 9,300 m ² (100,100 sq. ft.) or part thereof in excess of 7,500 m ² (80,730 sq. ft.)

3.12.1 Access:

Access to loading or unloading spaces shall be by means of a driveway at least 6 metres (19.7 feet) in width contained on the lot on which the spaces are located and leading to a public road.

3.12.2 Loading Spaces:

Driveways, loading and unloading spaces, and, related aisles and turning areas shall be maintained with a stable surface which is treated so as to prevent the raising of dust. Such loading and unloading facilities shall be constructed of crushed stone, gravel, asphalt, concrete or similar material and shall include provisions for drainage facilities.

The loading space or spaces required hereunder shall be located in the interior side or rear yard unless such space or spaces are removed from the street line a minimum distance of 15 metres (49.2 feet).

The loading space requirements shall not apply to any building in existence at the date of passing of this By-law so long as the gross floor area, as it existed as such date, is not increased; if an addition is made to the building or structure which increases the gross floor area, or if the use is changed, then additional loading spaces shall be provided in accordance with the Loading Space Table Requirements for such addition or use.

3.13 Multiple Uses on One Lot

Where any land, building or structure is used for more than one permitted use, the applicable zone provisions of this By-law which service to regulate each such use shall be complied with.

3.14 Multiple Zones on One Lot

Where a lot is divided into more than one zone under the provisions of this Bylaw, each portion of the lot shall be used in accordance with the zone provisions of this By-law for the applicable zone as if it were a separate lot, provided however that a maximum of one dwelling unit is permitted on the lot.

3.15 Outdoor Storage

Where outdoor storage is permitted, the following provisions shall apply:

- i. Outdoor storage is located behind the front or exterior wall of the main building facing any street and complies with all yard requirements;
- ii. Any portion of a lot used for outside storage is screened from adjacent uses and streets adjoining the lot by a building, planting strip, and or fence at least 2.0 metres in height from the ground; and,
- iii. The area used for outdoor storage shall be in addition to the areas required for parking, loading and landscaping.

3.16 Parking Area Requirements

3.16.1 More than One Use on a Lot

When a building or structure accommodates more than one type of use, the parking space requirement for the whole building or structure shall be the sum of the requirements for the separate parts of the building.

3.16.2 Parking Area Location on Lot

Notwithstanding the yard and setback provisions of this By-law to the contrary, uncovered surface parking areas shall be permitted in the required yard or in the area between the street line and the required setback provided that they are a minimum of 1.0 metres (3.3 feet) from any lot line.

3.16.3 Additions to, or changes in, the Use of Existing Buildings and Structures

The Parking Space requirements referred to herein shall not apply to any existing building or structure so long as the gross floor area is not increased. If any addition is made to a building or structure which increases its gross floor area, parking spaces for the addition shall be provided as required by the Parking Area Regulations. Where a change in use occurs, parking spaces shall be provided for such new use in accordance with the requirements of the Parking Area Regulations.

The provision of this paragraph shall not apply to require the establishment of Parking Spaces for a dwelling which existed at the passing of this By-law.

3.16.4 Use of Parking Spaces and Areas

Parking Spaces and areas required in accordance with this By-law shall be used for the parking of operative, currently licensed vehicles only, and for vehicles used in operation incidental to the permitted uses on the lot.

Table 2 – Parking Requirements	
Type of Building	Minimum Parking Required
Principal Dwelling	2 parking spaces.
Additional Residential Unit	1 parking space per unit.
Bed and Breakfast Establishment	1 parking space for each guest room in addition to 2 parking spaces for the dwelling unit.
Medical, Veterinary, Dental Office or Clinic	5 parking spaces for each Practitioner
Place of Assembly; Place of Worship; Community Centre; Funeral Home, Restaurant	Where there are fixed seats, 1 parking space for every 4 seats or 3 metres (9.8 feet) of bench space. Where there are no fixed seats, 1 parking space for each 10 sq. metres (107.6 sq. feet) of floor area devoted to public use.
Tourist Establishment, Camping Establishment	1 parking space for each guest room, cottage, cabin or camp site, plus such parking facilities as are required for a restaurant, should such exist.
Office, including a Home Occupation or Home Industry; Day Care Centre	1 parking space for each 20 sq. metres (215 sq. feet) directly related to the permitted use.
Manufacturing, Processing, Assembling or Fabricating Plant; Bulk Fuel Depot, Building Supply and Lumber Outlet; Commercial Nursery or Greenhouse	1 parking space per 40 sq. metres (430.6 sq. feet) of gross floor area or portion thereof.
Convenience Store	1 parking space for each 10 sq. metres (107.6 sq. feet) of total floor area.
Retail use; Other Commercial Uses	1 parking space for each 20 sq. metres (215 sq. feet) of total floor area.
Uses Permitted by this By-law other than those listed in this Table	1 parking space for each 30 sq. metres (323 sq. feet) of gross floor area.
Equestrian Facility	1 parking space for each 50 square metres of total floor area devoted to training and handling facilities.
Self Storage Facility; Warehouse; Wholesaling	1 parking space for each 90 square metres of the gross floor area which accommodates the use.

3.16.5 Accessible Parking

a) Number of Accessible Parking Spaces Required:

The minimum designated accessible parking space requirements for new development shall be as follows:

Table 3 – Accessible Parking Requirements:	
Total Number of Parking Spaces Required	Minimum Accessible Spaces Required
1 to 12	1 Type A space
13 to 100	4% of parking spaces (1)(2)
101 to 200	1 accessible space, plus an additional 3% of parking spaces (1)(2)
201 to 1000	2 accessible spaces, plus and additional 2% of parking spaces (1)(2)

Footnotes to Table 3:

(1) Where an even number of parking spaces is required, an equal number of Type A and Type B parking spaces are to be provided.

(2) Where an odd number of parking spaces is required, the number of parking spaces must be divided equally between Type A and Type B parking spaces, and the additional parking space shall be Type A.

Parking Space, Type A means an Accessible Parking Space for those who use mobility devices and need more space for the deployment of ramps and has signage that identifies the space as "van accessible". A Type A parking space has a minimum length of 6 metres, minimum width of 3.4 metres, and minimum vertical clearance of 3.65 metres.

Parking Space, Type B means an Accessible Parking Space for those who may need the use of canes, crutches or walkers and do not need the extra space of a Type A Parking Space. A Type B parking space has a minimum length of 6 metres, minimum width of 2.4 metres, and minimum vertical clearance of 3.65 metres.

b) Accessible Parking Space Aisles: A designated accessible parking space for motor vehicles shall have:

- i) An accessible aisle must be provided to all accessible parking spaces, where:
 - a. an aisle must have a minimum width of 1.5 metres;
 - b. an aisle must extend to the full length of the parking space; and
 - c. an aisle may be shared between two accessible parking spaces.
- ii) An accessible parking space and adjacent accessible aisle shall be situated on a firm, level and stable surface such as asphalt, concrete, or another hard surfaced material, and shall be located to ensure substantially equivalent or greater accessibility in terms of distance from an accessible entrance;
- iii) An accessible parking space shall be clearly identified through signage and appropriate high tonal contrast diagonal lines on parking surfaces as applicable; and;
- iv) If an accessibility standard of this By-law conflicts with a provision of any provincial or municipal Act, By-law, or regulation, the provision that provides the highest level of accessibility for persons with disabilities with respect to goods, services, facilities, employment, accommodation, buildings, structures or premises shall prevail.

3.17 Pits and Quarries and Peat Harvesting

The making or establishment of Pits or Quarries and the harvesting of peat is prohibited within the area covered by this By-law, except in the locations specifically zoned Extractive Industrial (IE) in this By-law, and in accordance with the express provisions of this By-law.

No person shall use or occupy land or erect any building or structure or conduct any activity on land for the purpose of processing, washing, screening, sorting or crushing rock, sand and/or gravel and/or peat, except as expressly provided for in this By-law.

Appropriate setbacks as identified in the Official Plan and provincial guidance shall apply.

3.18 Public Uses

3.18.1 Public Services

The provisions of this By-law shall not apply to prohibit the use of any lot or the erection or use of any building or structure for the purposes of public uses provided by the Township, or any public authority including any Department or Ministry of the Government of Canada or Ontario and, shall include Ontario Power Generation, Hydro One or other electrical utility, any telephone, telegraph or cable TV company and any natural gas distribution system operated by a Company distributing gas to the residents of the Township, which company possesses all the necessary powers, rights, licenses and franchises.

3.18.2 Location Restrictions

Notwithstanding any other provision contained in this By-law to the contrary, where a public use is only permitted within a specific zone classification, then such public use shall only be permitted within that zone or zones and shall comply with the zone provisions of the zone or zones in which the public use is permitted, save and except that there shall be no minimum lot area or lot frontage requirement. This provision does not apply to Crown Agencies.

3.18.3 Provisions

- i. No goods, materials or equipment shall be stored outside the building or structure located on the lot, except as may otherwise be permitted under this By-law.
- ii. The zone provisions of the zone in which the use is located shall be complied with.
- iii. No building or structure erected in accordance with the provisions of this Section shall be used for the purpose of an office or maintenance or works depot.

3.18.4 Public Installations

Nothing in this By-law shall prevent the installation of a watermain, sanitary sewer, storm sewer, gas main, pipeline, hydro, communication line, or high voltage and extra high voltage electrical facilities owned, operated and maintained by Hydro One or Ontario Power Generation.

3.19 Reduction of Requirements

No person shall change the purpose for which any land, building, or structure is used, or erect any building or structure, or construct an addition to an existing building or structure, or sever any lands, if the effect of such action is to cause the original, adjoining, remaining or new building, structure or lot to be in contravention with this By-law.

3.20 Restriction on Dwelling Unit in Non-Residential Buildings

Notwithstanding any other provision of this By-law to the contrary, no dwelling unit shall be located within a portion of a non-residential building which has gasoline or other flammable fluids stored in bulk for commercial purposes, in conjunction therewith, and without limiting the generality of the foregoing, a dwelling unit shall not be permitted within a motor vehicle service station, a motor vehicle repair garage, a motor vehicles body shop, a marina, or a marine sales and service shop.

3.21 Septic System Leaching Bed

A septic system leaching bed shall be located a minimum of 30 metres (98.4 feet) from the high water mark.

3.22 Signs

The provisions of this By-law shall not apply to prevent the erection, alteration or use of any sign, provided such sign complies with the By-laws of the Township including the specific sign provisions for home based business, as provided in this By-law.

3.23 Special Provision for Through Lots

Where a lot is a through lot, the front yard requirements shall apply on each street or adjacent private right-of-way or watercourse, as the case may be, in accordance with the provisions of the Zone(s) in which such lot is located.

3.24 Special Setback Requirements

3.24.1 Setbacks from Watercourses

No building or structure, except a dock, boathouse, boat port or pumphouse, shall be located within 15 metres (49.2 feet) of the high water mark of any river, stream or other watercourse; the minimum setback for all cold water watercourses shall be 30 metres (98.4 feet).

3.24.2 Setback from Provincially Significant Wetland

The minimum setback from the edge of a Provincially Significant Wetland shall be 120 metres (393.7 feet), except in the following circumstances:

- Where an Environmental Impact Study (EIS) is completed to the satisfaction of the Township, where a reduced setback shall be as identified in the EIS, but shall not be less than 30 metres (98.4 feet).
- where an Environmental Impact Study (EIS) is completed to the satisfaction of the Township and the EIS recommends a setback for shoreline structures that do not contain habitable rooms, then the minimum setback shall be as identified in the EIS.
- the minimum setback shall be 1 metre (3.3 feet) for the following parcels in:

- PSR 1894 – Parts 4-9, 10, 11, 13, 15-16,
- PSR 1895 – Parts 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33,
- PSR 1453 – Parts 20 to 34, and
- PSR 1454 – Parts 1 to 15.

3.25 Minimum Distance Separation (MDS) Formulae

Despite any yard provisions of this By-law to the contrary, livestock housing and manure storage facilities and development (including lot creation) shall comply with the Provincial Minimum Distance Separation formulae.

3.26 Setbacks from Steep Slopes

No building or structure shall be constructed on slopes greater than 20% and shall be setback a minimum of 10 metres (32.8 feet) from the edge of the slope.

3.27 Temporary Construction Use

A temporary building, structure or trailer incidental to the construction of a principal building on a lot is permitted in all zones, but only during construction and until the building permit which authorizes it expires or is revoked.

A tool shed not exceeding 159.3 square metres (1715 square feet), construction trailer, scaffolding or other building or structure incidental to construction is permitted in all zones within the Township, except the Provincially Significant Wetland (PSW), Environmental Protection (EP) and Open Space (OS) zones, on the lot where it is situated and only for so long as it is necessary for the work in progress and until the work is completed or abandoned. For the purpose of this Section, abandoned shall mean the discontinuation of work for more than 120 consecutive days or the failure to maintain a current building permit.

3.28 Temporary Housing

Notwithstanding any other provision of this By-law to the contrary, where a dwelling is destroyed or a new dwelling is being constructed and a Building Permit for reconstruction of the dwelling has been issued by the Township for the lot, the residents may occupy the existing dwelling (where the existing is deemed habitable) on a temporary basis, but only during the period which the new dwelling is being constructed to a maximum of one year from the date of issuance of the building permit.

3.29 Tents and Trailers

- i) The use of tents, trailers, park model trailers and self-propelled camping units for permanent human habitation is prohibited.
- ii) In the Rural (RU), Waterfront Residential (WR) or Limited Services Residential (LR) Zones, a trailer, park model trailer, or self-propelled camping unit (hereinafter collectively referred to as a “trailer”) may be used for temporary human habitation during the construction of a dwelling unit on a lot, provided that the trailer is located on the same lot as the dwelling unit under construction and is in compliance with the setback provisions for the zone in which it is located and provided that:
 - a) No such trailer shall be located on the same lot until a building permit for the dwelling has been issued;
 - b) Such trailer shall cease to be used for human habitation upon completion of the dwelling unit;
 - c) Where not elsewhere permitted in this By-law, such trailer shall be removed from the premises upon completion of the dwelling unit, or in all cases, within 60 days of the discontinuance of construction; and,
 - d) A maximum of one trailer is permitted on a lot.
- iii) A trailer, park model trailer, or self-propelled camping unit may be used for the occasional temporary accommodation of guests in any Rural (RU), Waterfront Residential (WR) or Limited Services Residential (LR) Zone provided that a detached dwelling exists on the property.
- iv) A tent may be used for children’s play, picnics, weddings, family reunions, or other similar private functions.
- v) In the Rural (RU) or Limited Services Residential (LR) Zone, a maximum of one trailer, park model trailer, or self-propelled camping unit may be used for temporary human habitation on an existing vacant lot provided that a license has been issued in accordance with the Township’s Trailer Licensing By-law #24-2024.

3.30 Truck, Bus, Coach Bodies and Derelict Vehicles:

- i) No truck, bus, coach or streetcar body, or structure of any kind, other than a dwelling unit erected and used in accordance with this By-law, The Ontario Building Code and Regulations passed thereunder and all other By-laws of the Township, shall be used for human habitation or storage of goods and materials whether or not the same is mounted on wheels.
- ii) The provisions of this By-law shall not apply to prohibit the outside storage of a maximum of two derelict motor vehicles within the Rural (RU) Zone nor the outside storage of contractors equipment, whether currently licensed or inoperative, provided the applicable provisions regarding outside storage are complied with, and further that such use is accessory to the principal permitted use on the lot, and that such storage area is screened from view from adjacent lots and roads.

3.31 Unimproved Road Allowances

The exterior side yard requirements in this By-law shall apply where the yard abuts an unopened municipal road allowance.

3.32 Waterfront Landing

The following provisions apply to the installation of a waterfront landing:

- i) The waterfront landing shall provide access to a maximum of 3 water access only lots.
- ii) Docking facilities shall not contain more than 3 boat slips. A boat slip is defined as a parking area for boats with a minimum length of 6 metres (19.7 feet) and a maximum length of 10 metres (32.8 feet);
- iii) No habitable buildings or structures are permitted on the waterfront landing property.
- iv) One (1) unenclosed accessory structure having a maximum floor area of 15 square metres (160 square feet) shall be permitted on the waterfront landing property.
- v) The minimum setback from the shoreline for any structure (except a dock or gazebo) or parking area shall be 30 metres (98.4 feet);
- vi) The minimum side yard shall be 6 metres (19.7 feet);
- vii) The minimum rear yard shall be 10 metres (32.8 feet);
- viii) The maximum coverage of all structures and parking areas shall not exceed 10%.

3.33 Wayside Pits and Quarries and Portable Processing Plants

Where specifically permitted in the By-law, a wayside pit or quarry or portable asphalt plant shall be subject to the following provisions:

- i) the wayside pit or quarry shall be used by or on behalf of a Public Authority;
- ii) the wayside pit or quarry shall have a Certificate of Approval from the Ministry of Environment or its designate;
- iii) the wayside pit or quarry shall not be located closer than 120 metres (393.7 feet) from an existing residence;
- iv) a portable processing plant is permitted as an accessory use to the wayside pit or quarry; and,
- v) upon completion of the public project, the site shall be rehabilitated to its former use.

3.34 Zoning of Islands

All islands are zoned Limited Service Residential (LR). The minimum lot size for development on an island is 1 ha. Long term secure mainland parking, docking and boat launch access shall be provided to the lot prior to issuance of a building permit.

4 Zone Provisions and Exceptions to Zones

4.1 Zone Provisions

No person shall, within any of the Zones, use any land or erect or use any building or structure, except in accordance with the uses permitted in **Table 4 – Permitted Uses** and the provisions of **Table 5 – Lot Regulations** of this By-law.

Table 4 - Zone Requirements Table Principal Use	Waterfront Residential (WR)	Limited Services Residential (LR)	Rural (RU)	General Commercial (CG)	Tourist Commercial (CT)	General Industrial (IG)	Extractive Industrial (IE)	Institutional (IN)	Open Space (OS)	EP Environmental Protection (EP)	Provincially Significant Wetland (PSW)	Floodplain (FP)
Residential												
Dwelling Unit (s)	x	x	x							x(1)	x(1)	x (1)
Non-Residential												
Agricultural Use, Agriculture-related use, on-farm diversified use, Agri-tourism use			x			x	x (2)		x	x(1)	x(1)	x(1)(3)
Building Supply and Lumber Outlet				x		x						
Bulk Fuel Depot						x						
Cannabis Production Facility						X						
Cartage, Transport or Bus Depot						x						
Cemetery								x	x			
Commercial Nursery or Greenhouse				x		x						
Commercial Self Storage Facility				x		x						
Communications Tower						x						
Community Centre				x				x	x			
Conservation Use	x	x	x	x	x	x	x	x	x	x	x	x
Convenience Store				x								
Contractor's Establishment						x						
Day Care Centre				x								
Equestrian Facility			x									
Farm Produce Sales Outlet			x	x								
Forestry Use			x				x		x		x	x
Funeral Home				x								
Hunt Camp			x						x (1)	x (1)		
Kennel			x	x		x						
Light Equipment Sales & Rental Establishment				x		x	x					
Manufacturing Plant						x						
Marina					x	x						
Motor Vehicle Body Shop				x		x						
Motor Vehicle Dealership				x								
Motor Vehicle Repair Garage				x		x						
Motor Vehicle Service Station				x								
Nursing Home								x				
Office				x								
Pit or Quarry							x					
Place of Assembly				x				x				
Place of Worship				x				x				
Recreational Facility				x					x			
Restaurant				x								
Retail Store				x								

Table 4 - Zone Requirements Table Principal Use	Waterfront Residential (WR)	Limited Services Residential (LR)	Rural (RU)	General Commercial (CG)	Tourist Commercial (CT)	General Industrial (IG)	Extractive Industrial (IE)	Institutional (IN)	Open Space (OS)	EP Environmental Protection (EP)	Provincially Significant Wetland (PSW)	Floodplain (FP)
Salvage or Wrecking Yard							x(1)					
Sawmill or Planning Mill						x						
School								x				
Service Shop, Light				x		x						
Service Shop, Personal				x								
Trailer Park, Commercial					x(1)							
Tourist Establishment					x							
Veterinary Clinic			x	x								
Warehouse						x						
Waterfront Landing (9)	x	x										x (3)
Wayside Pit or Wayside Quarry			x	x	x	x	x	x				
Workshop				x		x						
Accessory												
Bed & Breakfast Establishment	x		x									
Convenience Store					x (4)							
Day Care, Private Home	x		x									
Dwelling Unit in a Commercial building				x(5)	x(6)							
Dwelling, Single Detached				x	x(6)	x						
Additional Residential Unit	x (11)(10)		x (10)									
Home Based Business	x	x	x									
Office					x	x	x	x				
Open Storage						x	x					
Outdoor Display & Sales Area				x		x						
Place of Assembly					x							
Recreational Facility					x							
Restaurant					x							
Retail Store				x	x(4)	x	x					
Other										x (7)	x (7)	x(7)(8)

NOTES:

- (1) existing on the date of passage of this by-law
- (2) excluding a dwelling
- (3) excluding any enclosed structure
- (4) to a maximum of 50 square metres (540 square feet)
- (5) except in a motor vehicle service station or repair garage, where no dwelling is permitted
- (6) provided a maximum of one dwelling is permitted on the property
- (7) dock, pumphouse accessory to a permitted residential use on the same property where the residential use is permitted
- (8) subject to provisions of Section 4.4
- (9) subject to provisions of Section 3.33
- (10) Provisions for Additional Residential Units are listed in Section 3.2.
- (11) An Additional Residential Unit shall not be permitted on a lot in the WR Zone that abuts or is within 300 metres of an at-capacity waterbody.

Table 5 – Zone Requirements Table

Requirement	Waterfront Residential (WR)	Limited Services Residential (LR)	Rural (RU)		General Commercial (CG)	Tourist Commercial (CT)	General Industrial (IG)	Extractive Industrial (IE)	Institutional (IN)	Open Space (OS)	Environmental Protection (EP)	Provincially Significant Wetland (PSW)	Floodplain (FP)
			All Other Uses	Residential									
Frontage (minimum)	60 m (196.9 ft)	60 m (196.9 ft)	100 m (328 ft)	100 m (328 ft)	60 m (196.9 ft)	60 m (196.9 ft)	60 m (196.9 ft)	90 m (295.3 ft)	45 m (147.6 ft)	n/a	n/a	n/a	(2)
Area (minimum)	4,000 sq m (43,060 sf)	4,000 sq m (43,060 sf)	10 ha (24.7 ac)	1 ha (2.47 ac)	1 ha (2.47 ac)	2 ha (4.9 ac)	1 ha (2.47 ac)	10 ha (24.7 ac)	4,000 sq m (43,060 sf)	n/a	n/a	n/a	(2)
Yards (minimum)													
Front Yard	20 m (65.6 ft)	20 m (65.6 ft)	30 m (98.4 ft.)	30 m (98.4 ft)	15 m (49.2 ft)	30 m (98.4 ft)	15 m (49.2 ft)	30 m (98.4 ft)	6 m (19.7 ft)	15 m (49.2 ft)	n/a	n/a	(1)
Interior Side Yard	3 m (9.8 ft)	3 m (9.8 ft)	6 m (19.7 ft)	6 m (19.7 ft)	6 m (19.7 ft)	15 m (49.2 ft)	15 m (49.2 ft)	30 m (98.4 ft)	6 m (19.7 ft)	6 m (19.7 ft)	n/a	n/a	(1)
Exterior Side Yard	15 m (49.2 ft)	15 m (49.2 ft)	30 m (98.4 ft)	30 m (98.4 ft)	15 m (49.2 ft)	30 m (98.4 ft)	15 m (49.2 ft)	30 m (98.4 ft)	6 m (19.7 ft)	6 m (19.7 ft)	n/a	n/a	(1)
Rear Yard	10 m (32.8 ft)	10 m (32.8 ft)	15 m (49.2 ft)	15 m (49.2 ft)	15 m (49.2 ft)	30 m (98.4 ft)	15 m (49.2 ft)	30 m (98.4 ft)	10 m (32.8 ft)	10 m (32.8 ft)	n/a	n/a	(1)
Lot Coverage (%) (maximum)	10	10	5	10	50	25	25	5	15	5			0
Height (maximum)	10 m (32.8 ft)	10 m (32.8 ft)	10 m (32.8 ft)	10 m (32.8 ft)	12 m (39.4 ft)	12 m (39.4 ft)	12 m (39.4 ft)	12 m (39.4 ft)	12 m (39.4 ft)	5 m (16.4 ft)	n/a	n/a	10 m
Landscaped Open Space (%) (minimum)	30	30	20	30	10	30	10	10	10	n/a	n/a	n/a	30
Number of dwelling units per lot (maximum) (5)	2	0 (6)	3	3	1 (3)	1 (3)	1 (3)						1 (2)

- NOTES:**
- (1) All lot and yard requirements for existing uses shall remain as existing on the date of passing of this By-law
 - (2) As existed on the date of passing of this By-law
 - (3) Accessory dwelling unit to a permitted commercial use
 - (4) See Section 3.2
 - (5) Subject to the provisions of Section 4.4
 - (6) Hunt Camps are not considered dwelling units

4.1.1 Limited Services Residential (LR) Zone and Rural (Ru) Zone with no year-round maintained public road access

- i) Properties in the Limited Services Residential (LR) zone are suitable for occasional or seasonal uses only.
- ii) Properties in the Rural (Ru) zone with no direct access or frontage to a year round maintained public road are suitable for occasional uses, with no dwellings permitted.
- iii) The Township does not guarantee or provide any level of access to any property within these zones by public road or to a public dock landing allowing water access to a property. Public Seasonal Roads will not be maintained or plowed in the winter and may also be impassable in the Spring season and following storms and other events causing damage. They will be the last to receive attention from road maintenance crews. Securing access to property within this zone is the sole responsibility of the landowner.
- iv) The Township does not guarantee fire protection and other emergency services.
- v) The Township does not commit itself now or at any time in the future to:
 - a) provide any public road access to any property or to open, maintain or improve any public landing or dock;
 - b) upgrade any existing public road from Public Seasonal Road to Public Year-Round Road;
 - c) to open, maintain or upgrade any public road or road allowance not designated as either Public Seasonal Road or Public Year-Round Road in the schedules to this by-law;
 - d) to do or permit work by anyone on any road allowance (such work is expressly prohibited without consent of Council expressed in a resolution or by-law) to improve any road allowance and render it passable by any motor vehicle including snow machines and off-road vehicles; or
 - e) to provide or facilitate access to a property by emergency vehicles or school buses.
- vi) A Landowner seeking a building permit in the Limited Services Residential (LR) zone or for a hunt camp in the Rural (Ru) zone may be required to enter into an agreement with the Township acknowledging and incorporating the applicable provisions contained in Sections 4.2.1 through 4.2.5 inclusive.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 57

4.2 Environmental Protection Zone Special Requirements

- i) Lands zoned Environmental Protection (EP) may be included in the calculation of lot area and yard requirements for a lot, except for lands below the high-water mark.
- ii) Setback and yard requirements shall be measured from the limit of the high-water mark, provided that no building or structure is constructed within 3 metres (9.8 feet) of the boundary of the Environmental Protection (EP) zone, not to supersede the recommendations of an EIS.

4.3 Floodplain Provisions

Lands which have been identified as lands which are susceptible to flooding or erosion by water or which have been zoned Magnetawan River Floodplain (FP) are subject to the following provisions.

4.3.1 Permitted Uses:

- i) Any existing dwelling or other existing building, structure or use located on a lot.
- ii) A dock, boat port, boat launch, detached deck, pumphouse.
- iii) A structure for flood or erosion control.
- iv) Recreational and resource management use.
- v) Conservation or forestry use.
- vi) Agricultural use, excluding any enclosed structure.

4.3.2 Buildings in the floodplain:

- i) any building or structure located in the Flood Plain (FP) Zone at the date of passing of this By-law is deemed to legally conform with the provisions of this By-law. Any replacement, restoration or reconstruction of such building or structure, shall be subject to all applicable provisions of this By-law and shall not result in an increase in the ground floor area.
- ii) On those lots which are only partially zoned Flood Plain (FP), buildings or structures which are replaced or reconstructed shall be relocated to that portion of the lot situated outside of the Flood Plain (FP) Zone provided that all other provisions of this By-law are adhered to, and such building or structure is not located in a Provincially Significant Wetland (PSW) or Environmental Protection (EP) Zone.
- iii) The provisions of the Limited Service Residential (LR) Zone apply to any development in the Floodplain.

4.3.3 Flood Elevations for Dwelling Building Openings and Access to Dwellings:

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 58

-
- i) In addition to any other provision of this By-law, any replacement, restoration, reconstruction of a dwelling permitted by this By-law shall not have a building opening lower than the Regulatory Flood Elevation or Minimum Building Opening Elevation, as specified in Tables 6 and 7.
 - ii) Any part of any Private Road giving access to a dwelling shall be at the Regulatory Flood Elevation specified in Tables 6 and 7.
 - iii) No building permit shall be issued for such works until plans complying with the Regulatory Flood Elevation specified in Tables 6 and 7 have been approved by the Township. Flood proofing in excess of 1.0 metre (3.3 feet) shall require plans prepared and approved by a qualified professional engineer.
 - iv) All buildings and structures with the exception of a boatport, or dock which are constructed on lands adjacent to a watercourse, shall have the following minimum opening elevation:
 - a) Ahmic Lake – 281.47 metres (which includes a 0.46 m wave uprush in storm events);
 - b) Lake Cecebe – 284.16 metres (which is 0.50 metres above the regulatory flood elevation of 283.66 metres)
 - c) Doe Lake – 296.91 metres (which includes a 0.46 m wave uprush in storm events)
 - d) Magnetawan River as shown on Tables 6 and 7.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 59

Table 6: 100 Year Flood Levels – Magnetawan River Regulatory Flood Elevations

Segment Number	Upstream Cross Section Number (m)	100 Year Flood Level (m)	Description
1	Ryerson/Armour boundary	284.9	Estimated flood elevation.
2	27+401	284.73	d/s of Stirling Creek
3	26+401	284.69	Interpolated section
4	24+951	284.58	Interpolated section
5	23+851	284.57	Interpolated section
6	22+601	284.48	Spring Hill Road u/s section
7	22+301	284.44	Interpolated section
8	22+001	284.38	Interpolated section-911#561
9	21+701	284.33	Interpolated section-lot 2
10	21+486	284.32	Interpolated section-lots 9/8
11	21+271	284.29	Interpolated section-lots 18/17
12	21+056	284.28	Interpolated section-lot 23
13	20+841	284.26	Lower Spring Hill Road-lot 31
14	19+700	284.17	u/s of Midlothian Bridge
15	19+660	284.08	Midlothian Bridge u/s section
16	19+640	284.08	Midlothian Bridge d/s section
17	19+520	284.09	d/s of Midlothian Bridge
18	17+640	284.00	Interpolated section
19	17+090	283.96	Interpolated section
20	14+520	283.84	
21	12+420	283.71	Interpolated section
22	11+930	283.71	Interpolated section
23	11+740	283.70	Interpolated section
24	11+460	283.70	Adjacent To Campground
25	11+000	283.63	Magnetawan River Confluence with Lake Cecebe

Notes:

1. As identified on the Schedules to this By-law.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 60

Table 7: Floodproofing Elevations for Lower Spring Hill Road

Section	River Station	Location	Flood Elev. (m)	Recommended Minimum Building Opening Elevation (m)	Recommended Road Grade (m)
7	22+301	Spring Hill Road – near 911#483W	284.44	284.94	284.44
8	22+001	Spring Hill Road – near 911#543	284.38	284.88	284.38
9	21+701	Spring Hill Road – near 911#583	284.33	284.83	284.33
10	21+486	Spring Hill Road – near lots 8&9	284.32	284.82	284.32
11	21+271	Spring Hill Road- lots 17&18	284.29	284.79	284.29
12	21+056	Spring Hill Road – near lot 23	284.28	284.78	284.28
13	20+841	Spring Hill Road -near lot 31	284.26	284.76	284.26

4.4 Exceptions to Zones

Notwithstanding any provisions to the contrary in this By-law, the following provisions apply to the properties identified in the specific exception noted below:

In all other respects, the provisions of this By-law continue to apply.

Table 8 – Exceptions to Zones

Exception Zone	Location	Schedule	Text
WR-1	Pt Lots 17 & 18, Con. 11 & 12	D3	On lands zoned WR-1, the minimum setback from the high water mark is 30.5 metres (100 feet). All other applicable provisions of the WR zone continue to apply.
RU-2		H3	On lands zoned RU-2, the minimum setback from the edge of Beggsboro Creek is 20 metres (65.6 feet) All other applicable provisions of the WR or RU zones continue to apply.
WR-3	Pt Lots 19 & 20, Con. 11 & 12	D3	On lands zoned WR-3, the minimum setback from the high water mark is 45.7 metres (150 feet). All other applicable provisions of the WR zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 61

FR-4		E4	On lands zoned FP-4, a maximum of 8 trailer sites are permitted on the property. All other applicable provisions of the FP zone continues to apply.
CT-5	Pt. Lot 17, Conc. 12	C3, D3	On lands zoned CT-5, a maximum of 38 trailer sites are permitted on the property. All other applicable provisions of the CT zone continue to apply.
LR-6	Pt. Lot 23, Con. 14	C2	On Lands zoned LR-6, the following provisions apply: • Minimum Lot Area shall be 0.3 hectares. • Minimum Lot Depth shall be 75 metres. • Minimum Lot Frontage shall be 46 metres. • Minimum Rear Yard for Lots 1 to 5 and Lot 8 shall be 44 metres. • Minimum Rear Yard for Lots 6 & 7 shall be 15 metres. • Minimum Front Yard for Lots 1, 2 and 5 to 8 shall be 10.7 metres. • Minimum Front Yard for Lot 3 shall be 15.2 metres. • Minimum Front Yard for Lot 4 shall be 18.3 metres • Maximum Building Height shall be 9 metres • Maximum Lot Coverage shall be 15% • Maximum height of accessory building shall be 6 metres. All other applicable provisions of the LR zone continue to apply.
WR-7		C2	On lands zoned WR-7, a waterfront landing is permitted, in accordance with the provisions of Section 4.4. All other applicable provisions of the WR zone continue to apply.
RU-8	Pt. Lot 82, Con. A	D1	On lands zoned RU-8, the following provisions apply:

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 62

			- The permitted uses shall be limited to no more than two single detached dwelling units which may be occupied only by staff employees and their families, and a workshop, provided the buildings are used in a manner accessory to the operation of a camping establishment [currently known as Trailer Camps] whose main operation is located in Part of Lot 80, Concession B, Ryerson. - The minimum front yard shall be 50 metres. - The minimum rear yard shall be 200 metres. - The minimum side yard shall be 125 metres. - The maximum height for an accessory building/workshop shall be 10 metres. The accessory building/workshop may be permitted on the lands in advance of a principal building. - The maximum floor area for each dwelling shall be 200 square metres. - The maximum floor area for the workshop shall be 200 square metres. All other applicable provisions of the RU zone continue to apply.
CT-9, EP-9, LR-9	Lot 4, Con. 3	F5, F6 G5, G6	On lands zoned CT-9, EP-9, or LR-9, the following provisions apply: - The permitted uses on the lands zoned CT-9 and EP-9 are limited to the following: - Tourist cottages not to exceed six in number; - Tourist campsites not to exceed 45 in number; and - Commercial and recreational facilities used solely as an accessory use to the tourist cottages and campsites. - The permitted uses on the lands zoned LR-9 are as provided in the LR Zone, provided no building or structure is constructed within 6 metres of lands zoned EP-9. - No habitable building, dwelling unit, tourist cottage, sleep cabin, boathouse or boat dock may be erected or used within the areas zoned EP-9.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 63

			- In addition to the permitted uses for the EP Zone, on the lands zoned EP-9, open space recreational uses and tent sites may be permitted. - No development or site alteration may be made on offshore fish/waterfowl habitat areas or within 6 metres of the shoreline in front of such habitat. All other applicable provisions of the CT, LR and EP zones continue to apply.
WR-10	Pt. Lot 18, Con. 13, being Parts 1 & 2, PSR-671	C3	On lands zoned WR-10, the following provisions apply: - The only permitted accessory structures are a shed with a maximum area of 8.4 square metres (90 square feet) or an approved dock with a maximum width of 2 metres (6.5 feet). No sleeping cabin is permitted. - The minimum lot frontage and area are deemed to comply. - The lot coverage shall not exceed 6.5 percent. - A lawn is prohibited within 23 metres (75 feet) of the shoreline. This area shall be maintained in a natural vegetative state where the ground cover consists of native plant species which are not cultivated or fertilized. - A two metre wide walkway giving access from the dwelling to the dock is permitted within the front yard. All other applicable provisions of the WR zone continue to apply.
WR-11	Plan M-488	H2	On lands zoned WR-11, the following provisions apply: - The minimum setback from the high water mark is 30.5 metres (100 feet). - The minimum yard on the boundary of any lot which fronts upon Beggsboro Creek shall be 20 metres (66 feet). All other applicable provisions of the WR zone continue to apply.
LR-12	Pt. Lot 18, Con. 2	H3	On lands zoned LR-12, the following provisions apply:

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 64

			The minimum setback from the high water mark is 30 metres (98.4 feet). All other applicable provisions of the LR zone continue to apply.
LR-13	Pt. Lot 13, Con. 6	F4	On lands zoned LR-13, the following provisions apply: - The front yard is the yard that is adjacent to the PSW and FP zone; - The rear lot line is the lot line dividing the property from the municipal road allowance. - All yards are measured from the boundary of the LR zone. All other applicable provisions of the LR zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 65

WR-14 LR-14 By-law 39-15	Lot 5, Con 3	G5	On lands zoned WR-14 or LR-14, the following provisions apply: - The minimum setback from the high water mark is 30 metres (98.4 feet). - No dock, boathouse or boat port is permitted to project into the adjacent Environmental Protection (EP) Zone. - No structures, with the exception of a dock, boathouse or boat port is permitted below the 296.9 metre flood elevation contour, as shown on the Schedule attached to By-law 39-15. All other applicable provisions of the WR and LR zones continue to apply.
LR-15 By-law 29-17	Parts 4, 5, 6, Plan 42R- 20424 Part of Lot 5, Con 3	G5	On lands zoned LR-15, the following provisions apply: - The minimum setback from the high water mark is 30 metres (98.4 feet). - All buildings and structures except for a dock, boathouse or boat port, shall have a minimum building opening elevation above the 296.91 metre contour elevation. - The 296.91 metre elevation shall be confirmed by an Ontario Land Surveyor. All other applicable provisions of the LR zone continue to apply.
LR-16 By-law 40-17	Parts 7, 8, 9, Plan 42R- 20424 Part of Lot 5, Con 3	G5	On lands zoned LR-16, the following provisions apply: - The minimum setback from the high water mark is 30 metres (98.4 feet). - All buildings and structures except for a dock, boathouse or boat port, shall have a minimum building opening elevation above the 296.91 metre contour elevation. - The 296.91 metre elevation shall be confirmed by an Ontario Land Surveyor. All other applicable provisions of the LR zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 66

WR-17 By-law 28-18	Parts 1, 2, 3, Plan 42R- 20424 Part of Lot 5, Con 3	G5	On lands zoned WR-17, the following provisions apply: - The minimum setback from the high water mark is 30 metres (98.4 feet). - All buildings and structures except for a dock, boathouse or boat port, shall have a minimum building opening elevation above the 296.91 metre contour elevation. - The 296.91 metre elevation shall be confirmed by an Ontario Land Surveyor. All other applicable provisions of the LR zone continue to apply.
CT-18 By-law 52-18	Part of Lot 10, Con 1 Part 1, 42R- 4718	H4	On lands zoned CT-18, the following provisions apply: - The permitted uses shall be limited to a recreational retreat centre, such centre to consist of: a central building for food preparation, dining and washrooms; up to a maximum of 5 accommodation units, which may include separate tent style structures for accommodation (such as yurts); and associated accessory uses. - The minimum lot area shall be 8000 square metres. All other applicable provisions of the CT zone continue to apply.
RU-19 By-law 52-18	Part of Lot 10, Con 1	G5 and H4	On lands zoned RU-19, the following provisions apply: In addition to the permitted uses in the RU zone, the following uses are permitted: Accessory uses to the permitted uses on the lands zoned CT-18, limited to outdoor recreational facilities and trails and a workshop for equipment maintenance. All other applicable provisions of the Rural zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 67

LR-20 By-law 22-19	Part of Lot 7, Con 1 Part 12, 42R-17109 1093 Northwood Beach Road	G5 & H4	On lands zoned LR-20, the following provisions apply: • A guest cabin is permitted to be located on the ground floor attached to a detached garage; • A Private Recreational Building is permitted, provided it is located on the second storey of a detached garage. • The maximum floor area of the Private Recreational Building shall be 51 square metres, exclusive of a stairway. • For the purposes of this section, a Private Recreational Building means an accessory building for the purposes of leisure activities such as recreation, exercise, games and leisure activities associated with the residential use of a property, which is limited to one room, plus sanitary facilities, but shall not include cooking facilities or sleeping accommodation. All other applicable provisions of the LR zone continue to apply.
LR-21 By-law 36-21	Part 10, Plan 42R-20424 Part of Lot 5, Con 3	G5	On lands zoned LR-21, the following provisions apply: • The minimum setback from the high water mark is 30 metres (98.4 feet). • The minimum setback from the high water mark for an attached deck is 26.8 metres (87.9 feet). • All buildings and structures except for a dock, boathouse or boat port, shall have a minimum building opening elevation above the 296.91 metre contour elevation. • The 296.91 metre elevation shall be confirmed by an Ontario Land Surveyor. All other applicable provisions of the LR zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 68

RU-22 By-law 37-21	Part 2, Plan 42R-5791 Part of Lot 17, Con 11	D3	On lands zoned RU-22, the following provisions apply: • A garage with two dwelling units located on the second storey are permitted. • The maximum number of dwelling units on the lot shall not exceed two; • The minimum front yard setback shall be 25 metres; All other applicable provisions of the RU zone continue to apply.
FP-23 By-law 11-22	Part 26, Plan PSR-1895 Part of Lot 14, Con 7	E4	Notwithstanding the provisions of Section 4.4, on lands zoned FP-23, the following provisions apply: • A one storey detached garage and covered porch is permitted as an accessory use; • The minimum interior side yard shall be 3 metres; • The minimum front yard shall be 20 metres; • The maximum floor area of the garage shall be 56 square metres; the maximum floor area of the covered porch shall be 23 square metres; • The maximum height of the garage and covered porch shall be 5 metres; • The minimum opening elevation for the garage shall be 284.78, as shown on Table 7; All other applicable provisions of the FP zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 69

AE-23 By-law 31-13 OMB PL130823	Lot 4 & 5, Con 6	E5	Aggregate Extraction Exception 23 Zone (AE-23) Permitted Uses are limited to the following: • Principal Uses: ○ Licensed Pit ○ Licensed Quarry • Uses accessory to a Licensed Pit or a Licensed Quarry: ○ Crushing ○ Screening and washing ○ Stockpiling ○ Blending ○ Storage ○ Weigh scales ○ Packing ○ On-site office facility Minimum Lot Area: n/a Minimum Yards from the edge of the Environmental Protection Zone: None The following definitions shall apply: Licensed: Means licensed by the Ministry of Natural Resources pursuant to the provisions of the Aggregate Resources Act; Pit: land where unconsolidated mineral aggregate is being or has been removed by means of an excavation to supply materials for construction, industrial, manufacturing, and maintenance purposes, but does not include a wayside pt. Quarry: Land where consolidated mineral aggregate is being removed or has been removed by means of an open excavation to supply materials for construction, industrial or manufacturing purposes, but does not include a wayside quarry or open pit mine. Mineral Aggregate: Gravel, clay, earth, shale, stone, limestone, dolostone, sandstone, marble, granite, rock or other material prescribed under the Aggregate Resources Act suitable for construction, industrial manufacturing and maintenance purposes.
---	---------------------------------	-----------	--

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 70

EP-24 By-law 31-13 OMB PL130823	Lot 4 & 5, Con 6	E5	Environmental Protection Exception 24 Zone (EP- 24) Permitted Uses are limited to the following: i) Conservation ii) Non-disturbance of existing vegetation so as to preserve the traditional views of Pegg's Mountain and screen the aggregate operations, except for removal of hazardous trees; and iii) Drainage works in conjunction with the operation of a Licensed Pit or Licensed Quarry on lands zoned Aggregate Extraction Exception 23 (AE-23) Prohibited Uses/activities: i) No buildings or structures are permitted ii) No yard waste, debris, fill or mineral aggregate shall be placed except as required for the driveway and drainage works; and iii) No parking or use of a motorized vehicle is permitted. Minimum Lot Area, Minimum Lot Frontage and Minimum Yards: n/a The definitions applicable to the AE-23 zone apply to this zone.
RU-24 By-law 36-22	Part of Lot 16, Con 14	C3	Notwithstanding the provisions of Section 4.4, on lands zoned RU-24, the following provisions apply: • A secondary dwelling shall be permitted on the property, such dwelling to have a maximum floor area of 117 square metres. • The minimum front yard for the secondary dwelling shall be 13.5 metres. All other applicable provisions of the Rural (RU) zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 71

RU-25 By-law 37-22	Part of Lot 17, Con 5	F4 & G4	Notwithstanding the provisions of Sections 3.11 and 4.4, on lands zoned RU-25, the following provisions apply: • The properties zoned Ru-25 shall be treated as one lot for the purposes of planning and zoning; • The following additional uses are permitted as a home industry within an accessory building: ○ Maple Syrup Production ○ Bakery • The accessory building and home occupation use may have a total area of 116 square metres. All other applicable provisions of the Rural (RU) zone continue to apply.
FP(H)-26 By-law 51-22	Part 31, Plan PSR- 1454 Part of Lot 13, Con 7	E4	Notwithstanding the provisions of Sections 4.4, on lands zoned FP(H)-26, the following provisions apply: • A storage shed having a maximum size of 15 square metres is permitted in the front yard and interior side yard, with a minimum setback of 11.5 metres from the high water mark and a minimum setback of 0.9 metre from the interior side lot line. • A detached deck having a maximum size of 27 square metres is permitted in the front yard, with a minimum setback of 15.24 metres from the high water mark. All other applicable provisions of the FP zone continue to apply.

TOWNSHIP OF RYERSON ZONING BY-LAW

Draft V2 April 2026

Page | 72

RU-27 By-law 50-22	Part of Lots 28 and 29 Concession 14	C1, D1, D2	Notwithstanding the provisions of Table 4 and Section 4.1, on lands zoned RU-27, the following provisions apply: Prohibited Uses: • Notwithstanding any provision to the contrary of By-law 56-14, no habitable building or structure is permitted. • Without limiting the generality of the foregoing, the following specific uses are prohibited: ○ Dwelling, Duplex ○ Dwelling, Semi-Detached ○ Dwelling, Single-Detached ○ Mobile Home ○ Bed and Breakfast Establishment ○ Day Care, Private Home ○ Dwelling, Secondary All other applicable provisions of the Rural (RU) zone continue to apply.
RU-28 By-law 9-23	Part of Lot 8 Con 1	H4	Notwithstanding the provisions of Section 4.1 and Table 5, the following provisions apply: • The minimum lot frontage shall be 60 metres. All other applicable provisions of the Rural (RU) zone continue to apply.



P.O. Box 463, Burk's Falls, Ontario P0A 1C0
Phone: 705-571-3308
Email: info@burksfallsdistricthistoricalsociety.com
www.burksfallsdistricthistoricalsociety.com
Like us on Facebook

Heritage Centres
Watt Century Farm House
827 Chetwynd Road
Armour Township

Wiseman's Corner Schoolhouse
112 Midlothian Road
Ryerson Township

**MINUTES
REGULAR MEETING
Burk's Falls & District Historical Society
Armour Township Council Chambers, Burk's Falls
Monday, June 15, 2026**

Members Present: Diane Brandt – President
Barry Burton – Vice President
Jarv Osborne – Vice President/Deputy Treasurer
Charlene Watt – Deputy Treasurer/Secretary
Nancy Kyte
Peter Hall
Krista Trulsen
Nieves Guijarro
Lynn McGregor
Leo Petipas

Guest: Lily Kyte

The Members present constituted a quorum.

Call to Order:

The meeting was called to order at 6:57 p.m.
Diane Brandt in the Chair.

Welcome:

Diane welcomed Members.

Approval & Amendments of the Minutes of the Last Meeting:

Acceptance of minutes and adoption of the May 18, 2026 Meeting Minutes as circulated:
Moved by Krista Trulsen, Seconded by Barry Burton. Carried

Guest:

Diane Brandt introduced Lily Kyte, the Heritage Co-ordinator Summer Student, who was the successful candidate selected for the summer position. Ms. Kyte brings enthusiasm and a strong interest in heritage programming and preservation, and will be supporting a variety of initiatives and projects throughout the summer term. Members extended a warm welcome to Lily and expressed their appreciation for her joining the team.



P.O. Box 463, Burk's Falls, Ontario P0A 1C0
Phone: 705-571-3308
Email: info@burksfallsdistricthistoricalsociety.com
www.burksfallsdistricthistoricalsociety.com
Like us on Facebook

Heritage Centres
Watt Century Farm House
827 Chetwynd Road
Armour Township

Wiseman's Corner Schoolhouse
112 Midlothian Road
Ryerson Township

Amendment of Appointment of Vice-President to Include Deputy-Treasurer Title:

Jarv Osborne was appointed as the Vice-President during the March, 2026 Annual General Meeting and Jenny Hall was appointed as Treasurer. The Members discussed the current operational needs of the organization and acknowledged that the Treasurer is temporarily unable to carry out the responsibilities of the position at this time. To ensure continuity in financial oversight and administrative functions, Jarv was appointed to serve as Vice-President/Deputy Treasurer. In this role, Jarv will assist with and, where necessary, undertake duties related to the Treasurer's responsibilities until further notice. The appointment was made to support the ongoing effectiveness of business and maintain the organization's regular operations.

Treasurer's Report:

Treasurer's / Financial Report was presented by Jarv Osborne. The main bank account balance on June 1, 2026 was \$7,249.22. During the month, expenses have totalled \$127.12 for fixed telephone and internet costs, while revenue totalled \$1,000 consisting of a donation from the Royal Canadian Legion Branch 405. The current account balance is \$8,122.05.

Motion to accept the Treasurer's report and pay the monthly invoices: Moved by Nancy Kyte, Seconded by Peter Hall. Carried

Appointment of Vice-President with Deputy Treasurer Responsibilities:

Members discussed revising the appointment of Jarv Osborne as Vice-President to include Deputy Treasurer responsibilities, effective immediately. This appointment is intended to ensure continuity in the organization's financial oversight and administrative functions while Jenny Hall, Treasurer, is temporarily unable to perform her duties. Mr. Osborne will assume the necessary Treasurer-related responsibilities on an interim basis and work to support the ongoing financial operations of the organization until Ms. Hall is able to resume her role. The Board expressed its appreciation to Mr. Osborne for his willingness to undertake these additional responsibilities. **Motion to appoint Jarv Osborne as Vice-President with Deputy Treasurer Responsibilities: Moved by Barry Burton, Seconded by Nancy Kyte. Carried**

Diane Brandt discussed a receipt that was submitted by Jenny Hall for printer toner in the amount of \$122.56. The toner was purchased for use in carrying out Treasurer-related duties.

Motion to reimburse Jenny Hall for toner expenses: Moved by Krista Trulsen, Seconded by Barry Burton. Carried

Correspondence:

Members were advised that the digital edition of the Ontario Historical Society's Spring 2026 Newsletter had been received and distributed to the membership for their information and review.



P.O. Box 463, Burk's Falls, Ontario P0A 1C0
Phone: 705-571-3308
Email: info@burksfallsdistricthistoricalsociety.com
www.burksfallsdistricthistoricalsociety.com
Like us on Facebook

Heritage Centres
Watt Century Farm House
827 Chetwynd Road
Armour Township

Wiseman's Corner Schoolhouse
112 Midlothian Road
Ryerson Township

Committee Reports:

Wiseman's Corner Schoolhouse Update:

It is planned to open the facility in early July and to be open on Fridays and Saturdays from 10:00 a.m. to 4:00 p.m. A volunteer sign-up calendar was circulated to coordinate assistance with operating hours throughout the summer season. Once volunteers are secured, Lily will update the heritage centre's operating dates on the website.

Watt Farm House Update:

Members were advised that the Heritage Centre is prepared to open for the season. Lily has completed the setup of two display cases and has obtained access to the website and Facebook account, enabling regular updates and promotion of Heritage Centre activities and exhibits.

Membership Committee:

Peter Hall advised members that there are 12 paid individual memberships and 2 family membership for the year to date. There has been no change since last month.

Facilities and Function Committee:

Barry Burton advised Members that, following the approval of the Township of Armour's budget, he will be meeting with the Chief Administrative Officer to discuss the installation of a furnace in the red building. He further noted that the accessible washroom will require the addition of a change table. Barry also emphasized the need to develop a long-term plan to address the future demolition of the barn and chicken coop and the construction of a parking area on the Watt Farm House site.

Fundraising Committee:

Nancy Kyte reported to Members. The proposed community cookbook was identified as the preferred option, offering both long-term fundraising potential and an opportunity to engage community members. Lily will develop a recipe submission form and begin promoting the initiative. Once submissions have been collected, Members will undertake the organization of recipes and development of additional content as a winter project. Charlene will forward the fundraising report to Lily for her review and reference.

General Business:

Registered Charitable Organization: Members discussed the Historical Society's status as a registered charitable organization and its ability to issue official donation receipts for eligible



P.O. Box 463, Burk's Falls, Ontario P0A 1C0
Phone: 705-571-3308
Email: info@burksfallsdistricthistoricalsociety.com
www.burksfallsdistricthistoricalsociety.com
Like us on Facebook

Heritage Centres
Watt Century Farm House
827 Chetwynd Road
Armour Township

Wiseman's Corner Schoolhouse
112 Midlothian Road
Ryerson Township

contributions. Lily will update the website to provide information regarding charitable donations and the issuance of donation receipts.

Sandwich Board Signs: Leo Petipas informed Members that the local Art Club no longer requires its sandwich board signs and offered them to the Historical Society. Following discussion, Members declined on the offer and suggested that the signs be offered to the Legion. Members expressed their appreciation to the Art Club for its generosity.

Consent to Act as a First Director Forms: Charlene Watt advised Members that completed Consent to Act as a First Director forms are required to meet provincial filing requirements. The forms for Jenny Hall and Peter Hall were requested and will be submitted upon completion to ensure compliance with the necessary regulatory obligations. Members acknowledged the requirement and the importance of timely submission.

New Business:

Barry Burton presented an 1800s lace bedspread on behalf of his wife as a donation to the Historical Society. Members expressed their sincere appreciation for the contribution and acknowledged the historical and cultural value of the artifact. The bedspread was recognized as a meaningful addition to the Society's collection, helping to preserve and showcase local heritage for future generations.

Diane Brandt, Jarv Osborne, and Nieves Guijarro advised Members that a utility cart has been obtained for Fell Homes and included a commemorative plaque recognizing the organization's longstanding support in providing meeting space for the Historical Society's monthly meetings. Members were informed that the Fell Homes Tenant Association will be hosting a barbecue on June 16, 2026, at 5:00 p.m. Representatives of the Historical Society will attend the event to formally present the gift and express the Society's appreciation to the residents of Fell Homes for their continued support and partnership.

Adjournment:

The next meeting will be held on Monday, July 20, 2026 at the Armour Township Council Chambers. There being no further business, Nieves Guijarro moved to adjourn the meeting at 8:08 p.m.

Recorded by
Charlene Watt, Deputy-Treasurer/Secretary

Approved by
Diane Brandt, President

**JOINT BUILDING COMMITTEE
ANNUAL PERMIT SUMMARY
2026**

Month	No. of Permits	Permit Fees	Project Values	Size (sq.m)
January	3	\$1,950.00	\$110,000.00	137
February	3	\$5,380.50	\$338,765.00	154
March	5	\$17,286.00	\$1,032,400.00	553
April	6	\$13,185.00	\$845,000.00	1882
May	14	\$24,507.00	\$1,540,460.00	1140
June	14	\$32,960.00	\$2,104,000.00	3387
July	0	\$0.00	\$0.00	0
August	0	\$0.00	\$0.00	0
September	0	\$0.00	\$0.00	0
October	0	\$0.00	\$0.00	0
November	0	\$0.00	\$0.00	0
December	0	\$0.00	\$0.00	0
TOTALS	45	\$95,268.50	\$5,970,625.00	New Construction 7253
				Demolitions 0

**JOINT BUILDING COMMITTEE
ANNUAL PERMIT SUMMARY
2026**

SFD'S, Seasonal Dwellings
and Multi-Unit Dwellings

Month	No. of Permits	Permit Fees	Project Values	2025	2026
Burks Falls	2	\$4,575.00	\$205,000.00	1	1
Joly	2	\$9,932.00	\$648,800.00	0	2
South River	6	\$10,410.00	\$660,000.00	1	1
Machar	9	\$14,370.00	\$898,000.00	7	1
Strong	12	\$23,998.00	\$1,519,860.00	3	3
Ryerson	9	\$26,788.50	\$1,725,965.00	4	3
Sundridge	5	\$5,195.00	\$313,000.00	3	0
TOTALS	45	\$95,268.50	\$5,970,625.00		11
Permit activity at end of June 30, 2026					
TOTALS	69	\$194,067.50	\$12,093,372.00	19	
Permit activity at end of June 30, 2025					
TOTALS	24	\$98,799.00	\$6,122,747.00		-7
Difference from previous year					

JOINT BUILDING COMMITTEE PERMIT SUMMARY

Municipality of Ryerson

Jun-26

[illegible]

ISSUE #1

Public libraries are essential to thriving local economies. We recommend the Ministry provide critical e-learning support and fair access to modern, digital resources for all Ontario public libraries through the creation of an Ontario Digital Public Library.

ISSUE #1 – IN DETAIL

The Ontario Government has already recognized the crucial importance of public libraries to equitable, reliable access to broadband internet and computers. In particular, people rely on local public libraries for access to digital and online resources, which contribute to student success and life-long learning, as well as towards entrepreneurship and job readiness.

We recommend the Ministry provide critical e-learning support and equitable access to modern, digital resources for all Ontario public libraries through the creation of an Ontario Digital Public Library, leveraging the province's significant purchasing power to give all Ontarians access to a universal set of high quality e-learning & online resources through their local public library.

Such resources include databases that include an ever-expanding catalogue of virtual courses and learning modules for career, creative, digital skills development and certifications, access to newspapers and magazines, and language learning. However, these resources are expensive, especially when purchased on an individual, library-by-library basis – and a diverse set of the highest impact resources is well beyond the means of an individual or family to afford. Many public libraries in Ontario, particularly in smaller and First Nation communities, struggle to pay for or are unable to afford these high-quality resources. People living in communities of less than 5,000 have access to less than a third of the online resources as those living in Toronto – despite accessing them twice as often per capita as people in large urban communities. Perth & District alone pays \$12,000 annually to provide access to some of these resources - and cannot afford others, such as language learning, which is highly requested in our community.

By following the well-established approach used in Alberta and Saskatchewan and leveraging volume purchasing through an annual provincial investment, as well as existing public library infrastructure, the Ontario Digital Public Library could provide a universal set of the highest-impact digital resources to every public library – and every Ontarian – at an overall cost savings of up to 40% when compared to library-by-library subscription.

ISSUE #2

We further recommend the Ministry increase provincial operating funding for Ontario's public libraries to address critical shared priorities and community needs.

Public libraries are critical to communities across Ontario and essential to thriving local economies and economic growth. Despite this, many individuals and families across the province are unable to access the local public library resources they need. In urban centres, rural and northern communities alike, public library budgets are overstretched. The combined impact of inflation on public library and

municipal budgets, as well as these growing social and economic challenges in communities, continue to create significant challenges for Ontario's public libraries.

The Ontario Government, working with Ontario's public library sector, has taken important steps to support public libraries. We recommend the Ministry increase provincial operating funding for Ontario's public libraries to address critical shared priorities and community needs.

Public libraries in Ontario have received no increase in provincial funding support (Provincial Libraries Operating Grant, or PLOG) in over 25 years, during which time the value of the province's investment in public libraries has decreased by over 60%. Although over 90% of public library funding is provided by the local municipal government, provincial operating funding provides critical stability to public library budgets. Libraries have adapted and maximized the impact of every dollar despite inflation, substantial changes in technology, and the increasing importance of libraries as a vital community hub and public resource. Across Ontario – in communities of all sizes – these budget pressures are reaching a tipping point. Public libraries are the focal point of municipalities across Ontario; critical to social cohesion and community building. As a result, they find themselves on the front lines of many of the most critical challenges facing our communities, including homelessness, mental health and addictions, newcomer integration, re-skilling in a changing economy, and overcoming the digital divide.

We recommend a targeted investment in additional operating funding for public libraries to specifically address critical areas of shared community and provincial priority, including:

- Supporting economic recovery through job training and skills development;
- Providing services and resources to assist with high-needs members of the community such as seniors, newcomers, working families and all vulnerable members;
- Supporting early literacy and K-12 success;
- Addressing the community impacts of mental health and addictions.

Supporting Ontario's Public Libraries to Empower Local Communities

Ontario Library Association & Federation of Ontario Public Libraries 2026-27 Pre-Budget Submission

Public libraries are critical to communities across Ontario and essential to thriving local economies and economic growth.

- Public libraries are Ontario's farthest-reaching, most cost-effective public resource. They are engines of innovation, entrepreneurship, and local economic development in communities of all sizes.
- Millions of Ontarians rely on local public libraries in their communities: to work, to learn, to connect to community and government services, and to find or train for a job.
- Despite this, many individuals and families across the province are unable to access the local public library resources they need.
- In urban centres, rural and northern communities alike, public library budgets are overstretched – and the situation is getting worse, especially in the face of increasing mental health and addiction challenges across the province.
- The combined impact of inflation on public library and municipal budgets, as well as these growing social and economic challenges in communities, continue to create significant challenges for Ontario's public libraries.

Building on Ontario's Investment in Public Libraries

The Ontario Government, working with Ontario's public library sector, has taken important steps to support public libraries.

- \$1.25 million in enhanced, ongoing provincial funding to support the operations and staffing of First Nations Public Libraries on reserve.
- More than \$4.3 million invested through the Internet Connectivity Grant to provide free, reliable internet at public libraries in small, rural, and First Nation communities, with an additional \$78,000 in 2025 to fully reimburse **all** First Nation Public Libraries for public internet access costs.
- \$4.8 million investment to install or upgrade high-speed broadband internet at over 100 public libraries across Ontario.

Priorities Overview

- Working with all levels of government, develop a **province-wide strategy** to address the growing crises of **mental health challenges, addiction, and homelessness** to **alleviate its impacts** on public libraries.
- Provide critical e-learning support and fair access to modern, digital resources for all Ontario public libraries through **the creation of an Ontario Digital Public Library**, leveraging the province's significant purchasing power to give all Ontarians access to a universal set of high- quality e-learning & online resources through their local public library.
- **Increase provincial operating funding for Ontario's public libraries** to address critical shared priorities and community needs.
- Building upon the enhanced funding committed in the 2024 Ontario Budget, **develop a sustainable funding model for public libraries on reserve** to ensure that these important local hubs are fully funded and viable.

Recommended Priorities

Working with all levels of government, develop a province-wide strategy to address the growing crises of mental health challenges, addiction, and homelessness to alleviate its impacts on public libraries.

- All Ontario communities are experiencing the impacts of Canada’s mental health, addiction and housing crisis first-hand.
- Every day, libraries open their doors to everyone—families, newcomers, students, job seekers, and increasingly, people with nowhere else to go.
- While public libraries have worked hard to build partnerships and connect community members in crisis to supports, public libraries are at the limit of what they can do on their own.
- Public libraries are not frontline crisis centers, yet they are being forced to take on parts of that role due to gaps in the available supports.
- If housing, mental health, and addiction systems fall short, library workers see the impact. Librarians aren’t social workers, but they’re showing care and compassion where the system has left a gap.
- Public libraries have had to redirect limited budgets away from their core mandates to provide frontline crisis training for staff, increase security measures, stretching public library budgets to the limit.
- A province-wide strategy is needed to address the intersection of public safety, mental health, and its impact on community infrastructure, with coordinated investments across all levels of government and funding for municipalities to build real crisis response capacity in the community.

Recommended Priority:

- Working with all levels of government, strengthen housing, health, and community supports so people can get help before they end up at the library’s front desk.
- *Projected cost:* N/A; projected funding requirements would be based on the identified solution developed by the provincial government in consultation with municipalities and other stakeholders.

Provide critical e-learning support and equitable access to modern, digital resources for all Ontario public libraries through the creation of an Ontario Digital Public Library, leveraging the province’s significant purchasing power to give all Ontarians access to a universal set of high-quality e-learning & online resources through their local public library.

- Ontario’s public libraries are essential to equitable, reliable access to broadband internet and computers. They are especially vital for many First Nation, rural and northern communities where at home connectivity is limited, and for hundreds of thousands of Ontarians that cannot afford in-home internet services.
- The Ontario Government has already recognized the crucial importance of public libraries to broadband connectivity and equity of access:
 - in *Building a Digital Ontario*, making a \$4.8 million investment to install or upgrade broadband connectivity at more than 100 public libraries across the province; and
 - in October 2025, the Ontario Government invested an additional \$78,000 to the *Internet Connectivity Grant* enabling up to 155 eligible public libraries that serve communities of 20,000 or less to be fully reimbursed for the costs of providing publicly accessible internet access.

- Building on that critical foundation, it is the right time to take the next step to empower Ontarians with the online resources they need to succeed – no matter where they live in Ontario.
- In particular, people rely on local public libraries for access to digital and online resources, which contribute to student success and life-long learning, as well as towards entrepreneurship and job readiness. These include:
 - in-depth job and career skills training;
 - language learning;
 - live tutoring and homework help;
 - health information; and
 - resources to support vulnerable residents, such as seniors and adults living with developmental disabilities.

A proposed Ontario Digital Public Library would provide a core suite of highly impactful digital resources accessible by every Ontarian through their local public library. While the specific resource set will depend on the outcome of competitive negotiations with vendors, potential resources could include:

- **Live Tutoring;** resources are available that provide a powerful suite of live tutoring, skills development and test preparation tools for learners of all ages, with a focus on K-12.
- **Job Skill Development and Training;** some libraries already subscribe to databases that include an ever-expanding catalogue of virtual courses and learning modules for career, creative, digital skills development and certifications.
- **Language Learning;** these apps have become increasingly popular, providing highly personalized and comprehensive language learning capabilities for dozens of global languages.

- However, **these resources are expensive, especially when purchased on a individual, library-by-library basis** – and a diverse set of the highest impact resources is well beyond the means of an individual or family to afford. Many public libraries in Ontario, particularly in smaller and First Nation communities, struggle to pay for or are unable to afford these high-quality resources.
- People living in communities of less than 5,000 have access to less than a third of the online resources as those living in Toronto – despite accessing them twice as often per capita as people in large urban communities.

Recommended Priority:

- By following the well-established approach used in Alberta and Saskatchewan and leveraging volume purchasing through an annual provincial investment, as well as existing public library infrastructure, the Ontario Digital Public Library could provide a universal set of the highest-impact digital resources to every public library – and every Ontarian – **at an overall cost savings of up to 40%** when compared to library-by-library subscription.
- Addressing this digital divide – through both broadband connectivity and the high-impact resources to match – is how public libraries are at the forefront of fulfilling Ontario’s vision of an economy where every individual and community can contribute and compete.
- *Projected cost: \$10 million - \$20 million / annually.*

Critical Digital Resources are Out-of-Reach for Many Ontarians and Public Libraries

- According to the 2024 Annual Survey of Public Libraries, only 138 of our 363 library systems are able to afford subscriptions to five (5) or more databases.
- Meanwhile, 71 public libraries reported having zero (0) database subscriptions; majority of which are public libraries on reserve.

How Would an Ontario Digital Public Library Work?

- Based on an annual provincial investment, Ontario's public library sector would work closely with the Ministry of Tourism, Culture and Gaming and agency partners to determine the appropriate mix of resources to deliver the greatest impact across the province.
- The designated delivery partner – such as the Ontario Library Service or another identified entity – would negotiate to secure province-wide access to a universal set of resources.
- Access to these resources will ideally be connected directly through local public library websites, providing a seamless experience for local users.
- Ontarians will be able to access the complete resource set either in-person at their local library, from home, or through their personal devices wherever they are.
- For those public libraries without an online presence, the Ontario Digital Public Library will maintain a direct online portal to provide access.

Increase provincial funding for Ontario's public libraries to address critical shared priorities and community needs.

- Public libraries in Ontario have received no increase in provincial funding support (Provincial Libraries Operating Grant, or PLOG) in over 25 years, during which time the value of the province's investment in public libraries has decreased by over 60%.
- Although over 90% of public library funding is provided by the local municipal government, provincial operating funding provides critical stability to public library budgets.
- Libraries have adapted and maximized the impact of every dollar despite inflation, substantial changes in technology, and the increasing importance of libraries as a vital community hub and public resource.
- Across Ontario – in communities of all sizes – these **budget pressures are reaching a tipping point**.
- Public libraries are the focal point of municipalities across Ontario; critical to social cohesion and community building. As a result, they find themselves on the front lines of many of the most critical challenges facing our communities, including homelessness, mental health and addictions, newcomer integration, re-skilling in a changing economy, and overcoming the digital divide.

Recommended Priority:

- Ontario's public libraries are proposing a targeted investment in additional operating funding for public libraries **to specifically address critical areas of shared community and provincial priority**, including:
 - Supporting economic recovery through job training and skills development;
 - Providing services and resources to assist with high-needs members of the community such as seniors, newcomers, working families and all vulnerable members;
 - Supporting early literacy and K-12 success;
 - Addressing the community impacts of mental health and addictions.
- This investment, which would be in addition to and separate from existing provincial operating funding under the PLOG, would be shared across hundreds of Ontario libraries to provide predictable, flexible funding for local public libraries to respond to these critical areas of focus based on the needs of the people and the local communities they serve.
- This funding could be utilized to support ongoing operations, programming, resources, or front-line staffing specifically targeted to the four identified priority areas based on community need.

- The proposed level of investment corresponds to a restoration of the present value of the Ontario Government's support for Ontario's public libraries, addressing the impact of inflation, rising costs and other pressures over more than two decades.
- In conjunction with this investment, the Ontario Government and Ontario's public libraries would work alongside municipalities to ensure that this critical investment builds upon and enhances existing municipal support for public library budgets.
- *Projected cost:* \$25 million / annually.

Building upon the enhanced funding committed in the 2024 Ontario Budget, develop a sustainable funding model for public libraries on reserve to ensure that these important local hubs are fully funded and viable.

- Public libraries on reserve serve as an accessible gathering place and information sharing resource for First Nations communities. They are deeply important to maintaining a sense of community and to minimizing social isolation, many of which are remote or face systemic social and economic challenges.
- Furthermore, public libraries on reserve perform a unique role in the preservation of their communities' memory, archiving photos and historical information, and in revitalizing First Nations languages through cultural resources, language learning programming, storytelling events, and craft groups.
- Public libraries on reserve are chronically under-funded. The municipal tax revenue used to support most public libraries does not exist for public libraries in First Nation communities.
- There is little to no funding available for collections, programming and technology resources. Librarians rely on one-time grants or donations to develop their collections, and many librarians contribute personally to purchase programming supplies and food.
- Many public libraries on reserve operate with only one staff person who is expected to perform many functions. Public libraries on reserve need additional funding to provide staff with a living wage and to increase staffing levels so that they can meet their communities' needs for library programs and services.
- Of the 133 First Nations communities in Ontario, only 37 have public libraries. The number has steadily dropped in recent years and the pandemic has only made this situation worse, with four public libraries on reserve closing their doors due to inadequate funding over the past 20 months.
- In recognition of the significant financial barriers faced by First Nations Public Libraries on reserve, **the Ontario Government made a multi-million-dollar enhancement through the 2024 Ontario Budget** to both the First Nation Salary Supplement and Public Library Operating Grant funding. This investment amounted to \$1.25 million in additional, ongoing annual funding.
- This critical investment is a vital first step to restoring stability to First Nations Public Libraries on-reserve.
- There is more important work to be done. Together with the Ministry of Tourism, Culture and Gaming and First Nations Public Library leaders, this recent investment provides an opportunity to work together on a sustainable funding and operating model to preserve the long-term viability of these important local hubs.

Recommended Priority:

- Work alongside First Nations Public Library leaders towards the design and implementation of a sustainable funding model for public libraries on reserve to ensure that these important local hubs are fully-funded and viable.
- *Projected cost:* N/A; projected funding requirements would be based on the identified model and requirements.

Ontario Library Association / Federation of Ontario Public Libraries

The Ontario Library Association (OLA) is the oldest continually-operating non-profit library association in Canada, with over 3,500 members comprised of library staff and supporters from public, school, academic, and special libraries.

The Federation of Ontario Public Libraries (FOPL) represents 237 public library systems in Ontario, including 37 Public Libraries on Reserves.

Together, OLA & FOPL are committed to ensuring that libraries can continue to play a critical role in the social, education, cultural and economic success of our communities and schools.

Mon. 7\6 2026

Hello,

On behalf of the Board of Health for the North Bay Parry Sound District Health Unit, please find attached a resolution passed by the Board of Health at their June 26, 2026, regular meeting regarding Health Impacts of “Bring-Your-Own” Alcohol at Outdoor Public Events in the Nipissing-Parry Sound Districts.

Kindest regards,

Ashley Lecappelain | Executive Assistant | Office of the Medical Officer of Health/Executive Officer | Pronouns: She/Her

North Bay Parry Sound District Health Unit | 345 Oak Street West | North Bay, Ontario P1B 2T2 | Canada

705-474-1400 ext. 5272 | 1-800-563-2808

ashley.lecappelain@healthunit.ca | myhealthunit.ca
[Facebook](#) / [Instagram](#) / [LinkedIn](#) / [YouTube](#)



June 25, 2026

SENT ELECTRONICALLY

Dear Member Municipalities,

Re: Health Impacts of “Bring-Your-Own” Alcohol at Outdoor Public Events in the Nipissing-Parry Sound Districts

On behalf of the Board of Health for the North Bay Parry Sound District Health Unit (NBPSDHU), we are writing to share a resolution #BOH/06/05, passed at its meeting on June 24, 2026, regarding the public health impacts of permitting “bring-your-own” (BYO) alcohol at outdoor public events.

The Board of Health calls upon municipalities within the Nipissing-Parry Sound Districts region to promote community safety and well-being by not permitting BYO alcohol permits. Municipalities are not required to designate any events as eligible for BYO alcohol under the provincial framework.

In March 2026, the [Government of Ontario](#) announced that municipalities may permit BYO alcoholic beverages at qualifying outdoor public events, subject to the passage of a municipal by-law and designation as a cultural or community event. In response, Board of Health is providing the attached **Appendix A**, which outlines key public health considerations related to health, equity, economics, community safety, and municipal liability, as well as evidence-based strategies to reduce alcohol-related harms.

At its meeting on June 24, 2026, the Board of Health for the North Bay Parry Sound District Health Unit passed resolution #BOH/06/05.

Whereas, the Ontario Public Health Standards require public health units to address substance use and prevent injury through evidence-based health promotion approaches; and

Whereas, alcohol is a leading risk factor for injury, chronic disease, disability, and premature death, and contributes to significant healthcare and societal costs; and

Whereas, increased availability and visibility of alcohol is associated with increased consumption, normalization of use, and higher rates of alcohol-related harm, particularly among youth and vulnerable populations; and

Whereas, alcohol-related harms in the Nipissing-Parry Sound Districts exceed provincial averages and place significant pressure on healthcare systems, emergency services, and municipal resources; and

Whereas, municipalities play a key role in shaping local alcohol environments through bylaws and policies and can implement evidence-informed strategies to reduce alcohol-related harms; and

Whereas, permitting BYO alcohol events may increase municipal liability, enforcement demands, and risks to community safety without strong controls and adequate capacity;

Therefore Be It Resolved That, the Board of Health for the North Bay Parry Sound District Health Unit recommend that municipalities within the district not permit Bring-Your-Own alcohol events as part of their municipal alcohol policies.

Be It Further Resolved That, the Board of Health for the North Bay Parry Sound District Health Unit encourage municipalities to adopt, strengthen, or maintain evidence-informed Municipal Alcohol Policies that limit alcohol availability and prioritize health, safety, and community well-being.

Be It Further Resolved That, the Board of Health for the North Bay Parry Sound District Health Unit support continued collaboration with municipal partners by providing public health expertise, local data, and guidance on alcohol-related harms and policy development.

Be It Further Resolved That, where a municipality elects to allow Bring-Your-Own alcohol event permits, the Board of Health for the North Bay Parry Sound District Health Unit asks that approvals be evaluated on a case-by-case basis, and consider the following safeguards:

- i. Exclude family-focused or youth-focussed events where children and youth may be present;
- ii. Restrict locations primarily frequented by children and youth including playgrounds, sports fields, splash pads, skateboard and BMX parks, libraries, and schools, as well as locations that present inherent safety risks, including outdoor pools, natural or outdoor ice rinks, and other bodies of water.
- iii. Exclude events where alcohol use would reasonably increase nuisance, risk, or inequity.

Be It Further Resolved That, copies of this resolution be forwarded to Member Municipalities, Ontario Boards of Health, Victor Fedeli, MPP, Nipissing, Graydon Smith, MPP, Parry Sound-Muskoka, John Vanthof, MPP, Timiskaming-Cochrane, the Honourable Doug Ford, Premier of Ontario, North Bay Police Service, Ontario Provincial Police Detachments of North Bay, West Parry Sound, and Almaguin Highlands, Canadian Mental Health Association North Bay & Area, Canadian Mental Health Association Muskoka-Parry Sound, North Bay Regional Health Centre, West Nipissing General Hospital, Mattawa General Hospital, West Parry Sound Community Health Centre, Hands The Family Help Network, Children’s Aid Society Nipissing and Parry Sound.

Evidence-informed municipal alcohol policies are an effective and cost-efficient way to reduce alcohol-related harms. Municipalities play a critical role in shaping local alcohol environments and can support healthier communities through proactive, balanced approaches that consider health, safety, and economic factors.

NBPSDHU is committed to supporting municipal partners in this work. Staff are available to provide guidance, assist with the development or enhancement of Municipal Alcohol Policies and by-laws, and provide public health expertise related to alcohol-related harms and policy development.





Re: Health Impacts of "Bring-Your-Own" Alcohol at Outdoor Public Events in the Nipissing-Parry Sound Districts
Page 3 of 3
June 25, 2026

We appreciate your ongoing commitment to community safety and well-being and look forward to continued collaboration.

For further information, please contact Louise Gagne, Executive Director, Community Services at louise.gagne@healthunit.ca or Sandee Guindon, Manager, Community Health at sandee.guindon@healthunit.ca.

Sincerely,

[Rick Champagne \(Jun 25, 2026 14:33:08 EDT\)](#)

Rick Champagne
Chairperson, Board of Health

Dr. Carol Zimbalatti, CCFP, MPH
Medical Officer of Health/Executive Officer

Encl. (1)

Copy to:

Ontario Boards of Health

Victor Fedeli, MPP, Nipissing

Graydon Smith, MPP, Parry Sound-Muskoka

John Vanthof, MPP, Timiskaming-Cochrane

Honourable Doug Ford, Premier of Ontario

North Bay Police Service

Ontario Provincial Police Detachments – North Bay, West Parry Sound, and Almaguin Highlands

Canadian Mental Health Association North Bay & Area

Canadian Mental Health Association Muskoka-Parry Sound

North Bay Regional Health Centre

West Nipissing General Hospital

Mattawa General Hospital

West Parry Sound Community Health Centre

Hands The Family Help Network

Children's Aid Society Nipissing and Parry Sound

Appendix A.

Key Findings

- Alcohol use is responsible for approximately 806 emergency department visits and 360 hospitalizations annually in Nipissing-Parry Sound Districts. ^{26,27,28}
- Alcohol harms affect all neighbourhoods, but have a greater impact on people living in neighbourhoods with the greatest economic and social disadvantage. ²
- In 2025, Nipissing-Parry Sound Districts had 130 retail alcohol outlets. ^{3,25} This equals a density of 11.2 retailers for every 10,000 residents aged 15 years and older. ^{4,25} This is more than 4 times higher than the provincial off-premise alcohol retail outlet density of 2.5 for every 10,000 residents aged 15 years and older. ^{4,25}
- Reducing alcohol-related harms can also help alleviate pressures on municipal services, including policing, paramedic services, by-law enforcement, parks operations, and risk management. Although most alcohol-related revenue flows to the province, many of the resulting social and financial costs are borne at the local level. ^{6,8,9}

About This Work

This resource provides municipalities with current, locally relevant information on alcohol-related harms and alcohol availability within the Nipissing-Parry Sound Districts. Its purpose is to inform and support municipal decision-making regarding Ontario's permitting of "bring-your-own" (BYO) alcoholic beverages at outdoor public events.

The North Bay Parry Sound District Health Unit (NBPSDHU) has a long-standing partnership with local municipalities, offering health data and policy expertise to support the development, implementation, and evaluation of effective municipal alcohol policies.

Alcohol availability, consumption, and related harms have direct impacts on a range of municipal services, including policing, paramedic services, by-law enforcement, fire services, and parks and recreation.

Municipalities also bear significant financial and operational burdens associated with alcohol-related injuries, disturbances, and property damage. A clear understanding of the local alcohol environment enables municipalities to make informed decisions that protect public safety, promote community well-being, and manage municipal resources effectively.

Background

Alcohol is the most commonly used substance in Ontario and places a greater burden on the healthcare system and other social services than all other substances, including commercial tobacco and opioids. Alcohol-related harm represents a significant public health concern, as a substantial portion of the population consumes alcohol at levels that exceed low-risk guidelines, increasing the likelihood of chronic disease, injury, and premature death. These harms are not experienced equally; certain demographic and socioeconomic groups face disproportionately higher impacts.

In recent years, alcohol regulations in Ontario have been progressively relaxed. These changes have expanded retail access and permitted municipalities to allow personal alcohol consumption in public spaces, such as parks. As a result, the overall environment has become more conducive to alcohol use, increasing both demand and the potential for related harms.

Evidence consistently demonstrates that greater availability of alcohol leads to increased consumption and, in turn, higher rates of alcohol-related harm. Drinking in public spaces also contributes to the normalization of alcohol use. Increased visibility can influence social norms and raise the likelihood that children and youth will begin using alcohol. Alcohol use during adolescence can interfere with critical brain development, particularly in areas responsible for memory, decision-making, and impulse control. Delaying the initiation of alcohol use is one of the most effective ways to support healthy brain development, with the greatest risks observed among youth under the age of 15.

Alcohol use also has significant economic impacts at both the provincial and municipal levels. In Ontario, alcohol generated \$5.2 billion in net revenue in 2020; however, the total economic cost – including health care, lost productivity, criminal justice, and other direct expenses – reached \$7.1 billion, resulting in a net deficit of \$1.9 billion.

At the municipal level, alcohol use is associated with increased service demands, higher operational costs, and greater liability risks on municipal properties. It can also place added pressure on insurance coverage and premiums. These financial and operational impacts may increase further if municipal alcohol policies become less restrictive.

What We Know

People in Nipissing-Parry Sound Districts experience substantial harms related to alcohol use

- Each year in the Nipissing-Parry Sound Districts, alcohol use is responsible for approximately 806 emergency department visits, and 360 hospitalizations.^{26,27,28}
- Between 2021 and 2024, crude rates of alcohol-impaired driving charges among adults aged 18 and over were substantially higher in several local areas compared to Ontario



overall. Rates were approximately 2.6 times higher in Parry Sound, 6.2 times higher in rural North Bay, and 3.3 times higher in rural Parry Sound on average per 100,000 population.³¹

- Alcohol consumption causes approximately 4,330 deaths, 22,009 hospitalizations and 194,692 emergency department visits in Ontario.²⁹
- Rates of alcohol-related hospitalizations, and emergency department visits in the Nipissing-Parry Sound Districts are significantly higher than provincial averages.¹
- Harms related to alcohol use are not evenly distributed. Men experience a higher burden of alcohol-related injury, illness, and death compared to women.¹

Alcohol related harms in Nipissing-Parry Sound Districts have greater impact on those living in lower resources areas.

- Rates of alcohol-related deaths, hospitalizations, and emergency department visits are approximately twice as high among individuals living in neighbourhoods with the greatest levels of economic and social disadvantage compared to those in the least disadvantaged areas.^{1,2}
- A large proportion of second-hand harms from alcohol occur in public places because there are typically a higher number of people around who have been drinking.¹⁴
- Drinking outdoors is associated with increased harms from other peoples' drinking, such as verbal abuse, serious arguments or physical harms, particularly for women, young people and other vulnerable groups.¹⁴
- People with lower socioeconomic status (SES) also experience higher levels of alcohol-related harms, including second-hand harms, even though they are less likely to drink and consume less alcohol overall.¹⁴

Alcohol availability and use in Nipissing-Parry Sound District

- As of December 2025, there were 130 retailers in the Nipissing-Parry Sound Districts licensed to sell alcoholic beverages. More than three-quarters of these outlets are grocery and convenience stores.^{3,25} This represents a density of 11.2 retailers per 10,000 residents aged 15 years and older—approximately four times higher than the recommended best-practice density.^{4,25}
- Alcohol use is also widespread in the region. More than 79% of adults in the Nipissing-Parry Sound Districts reported consuming alcohol in the past year, a rate statistically higher than the provincial average of 73%.³⁰
- In addition, approximately one in three adults consumes more than two drinks per week, exceeding recommended low-risk drinking guidelines and increasing the likelihood of alcohol-related harms.^{5,10,30}
- Between 2023 and 2024, 20% of individuals aged 19 and older in the Nipissing-Parry Sound Districts self-reported as high-risk drinkers, defined as consuming seven or more drinks per week. This rate is significantly higher than the provincial average of 13.8%.³⁰

What's Next

The most effective and cost-efficient approaches to reducing alcohol-related harms are policies that limit alcohol availability and exposure.^{6,7} Local alcohol policies that maintain these limits can influence community-wide drinking patterns, reduce associated harms, and help protect municipalities from rising costs and liability risks. Municipalities must balance economic development with health and safety considerations, enforcement

capacity and community expectations.. As such, they play a critical role in determining local strategies that reflect the unique needs and priorities of their communities, including addressing local alcohol-related harms.

Municipal actions that reduce alcohol-related harms include:

- Maintaining alcohol-free spaces such as parks, beaches, trails, recreation areas, and community events⁶
- Applying risk-based permitting approaches for alcohol sales at events^{4,7}
- Establishing clear and consistent municipal alcohol bylaws and policies^{4,7,9}
- Setting limits on when and where alcohol is permitted at community events^{4,7}
- Supporting enforcement in public spaces^{4,7,9}

Municipal staff and elected officials are encouraged to contact the North Bay Parry Sound District Health Unit for support in reviewing alcohol policies and to discuss decisions related to Ontario’s permitting of “bring-your-own” alcoholic beverages at outdoor public events.

Reproduced with permission of Simcoe Muskoka District Health Unit



“Bring-Your-Own” Alcohol at Outdoor Public Events

As municipalities move forward in the decision-making process in regard to Bring-Your-Own alcohol announcement, the following information outlines health and safety considerations before permitting these events in your community.

Sections include guidance for the following decision-points for municipalities:

- Before allowing the BYO permit process in your municipality.
- If/when developing criteria for BYO permits.
- If/when administering and implementing BYO permits.

Please note that the guidance provided is not intended to be a substitute for professional legal and liability advice.

Considerations Before Allowing the BYO Permit Process in Your Municipality

Allowing BYO alcohol at public events may increase municipal liability unless strong governance, safety controls, enforcement and insurance requirements are in place. ⁽¹⁶⁾

Considerations:

- Obtain legal and insurance advice. ^(14,16)
- Carefully assess local readiness, including consulting with local alcohol/drug strategies, emergency services, enforcement and community safety and well-being partnerships. ⁽¹⁶⁾
- Review and align existing internal processes, event permit frameworks, and Municipal Alcohol Policies (MAPs). ⁽¹⁶⁾
- Assess whether existing staffing, enforcement capacity and cost recovery mechanisms are adequate to support BYO events (e.g., paid duty or dedicated security requirements). ⁽¹⁶⁾
- Develop a monitoring and evaluation plan using multiple data sources, and ongoing public input. ⁽¹⁴⁾
- Clarify the requirements and responsibilities of permit holders within new/revised bylaws (e.g., Smart Serve trained persons onsite at all times). ^(16,17)
- Review the [Alcohol Gaming Commission of Ontario \(AGCO\) Guidelines](#). ⁽¹⁷⁾

Considerations for Developing Criteria for BYO Permits

Define community and cultural events for BYO permits intentionally.	Municipal definitions should: • Ensure definitions align with community safety and well-being goals. • Exclude family-focused events where children and youth may be present, and at locations primarily frequented by children (e.g. playgrounds, sports fields, splash pads, libraries, and schools). ^(14,16,18) • Include only locations with demonstrated relative safety and suitability for alcohol consumption (see below).
Set criteria for BYO permits that meet municipal requirements to support health, safety, and wellbeing.	BYO permits should be evaluated on a case-by-case basis, rather than through blanket approvals and should avoid creating cultural or safety barriers for non-drinkers. ⁽¹⁶⁾ Criteria: • Restrict locations such as: ○ Child-related environments: playgrounds, wading pools, splash pads, or skateboard and BMX parks, etc. ^(14,16,18) ○ Inherently unsafe environments: outdoor pools, natural or outdoor ice rinks, other bodies of water, etc. ^(14,18) ○ In conjunction with higher risk activities. ⁽¹⁴⁾ ○ Exclude events where alcohol use would reasonably increase nuisance, risk, or inequity. ^(14,16,19) ○ Restrict hours for when the event can take place. ^(13,14,19) ○ Require locations to have access to drinking water, washrooms, garbage, recycling, and public transportation, if available. ^(14,18)

This document was created in collaboration with public health units from the Ontario Municipal Alcohol Policy Working Group.



Considerations for Administering and Implementing BYO Permits

Apply a risk reduction approach.	Consider incorporating the following risk reduction strategies: • Restrict where alcohol can be consumed within the permit. Designate separate areas where alcohol can be consumed and maintain substantial alcohol-free areas with a physical barrier and signage. Ensure equal enjoyment of the event by all members, drinking and non-drinking. ^(16,17) • Only allow 19+ years in designated drinking areas. ⁽¹⁷⁾ • Prohibit glass alcohol bottles to prevent injury from broken containers. ^(14,17) • Require food and non-alcoholic beverages to be available for purchase. ^(12,20,21) • Require personal consumption limits consistent with Ontario regulations intended to prevent intoxication and over-service at events. ^(12,16,20,21,22,23) • Enforce a zero-tolerance standard for disorderly conduct, public intoxication, and underage drinking. ^(16,21) • Establish an emergency response plan, including procedures for intoxication, injury, and crowd management.
Conduct comprehensive monitoring and evaluation.	Monitor and evaluate community harms and costs (e.g., public safety/security, liability, trash collection, signage, and/or employee time). ⁽¹⁴⁾ Consider post-event reports and compliance reviews to: • Address complaints and incidents. ⁽¹⁶⁾ • Assess enforcement effectiveness. ⁽¹⁶⁾ • Inform future event approvals and policy adjustments. ⁽¹⁶⁾

Signage and public education.

At a minimum, a [Sandy's Law poster](#) should be posted at the event. (14) Consider the following as well:

- Public education measures that inform the public when permits are required for events involving BYO alcohol.
- Signage on not driving impaired with local taxi or public transit information.
- [Canadian Centre for Substance use and Addiction's Poster](#).

We encouraged municipal staff to reach out to the North Bay Parry Sound District Health Unit to explore next steps and receive support in relation to bring-your-own alcohol event applications and to create or update their Municipal Alcohol Policies (MAPs).

This document was created in collaboration with public health units from the Ontario Municipal Alcohol Policy Working Group.



References

- [1] Methodology adapted from the report: Ontario Health and Ontario Agency for Health Protection and Promotion (Public Health Ontario). Burden of Health Conditions Attributable to Smoking and Alcohol by Public Health Unit in Ontario [Internet]. Toronto, ON: King's Printer for Ontario; 2023 [cited 2026 Jan 6]. Available from: https://www.publichealthontario.ca/-/media/Documents/B/2023/burden-health-smoking-alcohol-report.pdf?rev=8e65f1698dcd494e9ca3f1606d8df989&sc_lang=en&hash=A0C12A4F9F17751E41D10C3B0B4FF1EC
- [2] Ontario Health and Ontario Agency for Health Protection and Promotion (Public Health Ontario). Ontario Marginalization Index (ON-Marg), 2021 [Internet]. Toronto, ON: King's Printer for Ontario; 2021 [cited 2026 Jan 6]. Available from: <https://www.publichealthontario.ca/en/data-and-analysis/health-equity/ontario-marginalization-index/>
- [3] Government of Ontario. Where to Buy Alcoholic Beverages. Ontario Data Catalogue [Dataset]. Toronto, ON: King's Printer for Ontario; 2024 Dec 4 [cited 2026 Jan 6]. Available from: <https://www.ontario.ca/page/where-buy-alcoholic-beverages>
- [4] Stockwell T, Wettlaufer A, Vallance K, Chow C, Giesbrecht N, April N, Asbridge M, Callaghan RC, Cukier S, Davis-MacNevin P, Dube M, Hynes G, Mann R, Solomon R, Thomas G, Thompson K. Strategies to Reduce Alcohol-Related Harms and Costs in Canada: A Review of Provincial and Territorial Policies. Victoria, BC: Canadian Institute for Substance Use Research, University of Victoria; 2019 [cited 2026 Mar 26]. Available from: <https://www.uvic.ca/research/centres/cisur/assets/docs/report-cape-pt-en.pdf>
- [5] Paradis C, Butt P, Shield K, Poole N, Wells S, Naimi T, Sherk A, the Low Risk Alcohol Drinking Guidelines Scientific Expert Panels. Canada's Guidance on Alcohol and Health: Final Report [Internet]. Ottawa, ON: Canadian Centre on Substance Use and Addiction; 2023 [cited 2026 Mar 06]. Available from: <https://www.ccsa.ca/en/guidance-tools-resources/substance-use-and-addiction/alcohol/canadas-guidance-alcohol-and-health>
- [6] Farrell-Low A, Johnston K, Naimi T, Vallance K. Not Just a Walk in the Park: Unsupervised Alcohol Consumption on Municipal Properties in BC. Victoria, BC: Canadian Institute for Substance Use Research, University of Victoria; 2021 [cited 2026 Mar 26]. Available from: <https://www.uvic.ca/research/centres/cisur/assets/docs/policy-brief-municipal-unsupervised-alcohol-consumption.pdf>
- [7] Babor TF, Casswell S, Graham K, Huckle T, Livingston M, Osterberg E, Rehm J, Room R, Rossow I, Sornpaisarn B. Alcohol: No ordinary commodity. Third edition. Oxford UK: Oxford University Press; 2023 [cited 2026 Mar 26]. Available from: <https://fdslive.oup.com/www.oup.com/academic/pdf/openaccess/9780192844484.pdf>
- [8] Canadian Substance Use Costs and Harms Scientific Working Group. Canadian Substance Use Costs and Harms: 2007-2020. Ottawa, ON: (Prepared by the Canadian Institute for Substance Use Research and the Canadian Centre on Substance Use and Addiction); 2023 [cited 2026 Mar 26]. Available from: <https://csuch.ca/documents/reports/english/Canadian-Substance-Use-Costs-and-Harms-Report-2023-en.pdf>
- [9] Chief Medical Officer of Health of Ontario. (2023). 2023 Annual Report Of the Chief Medical Officer of Health of Ontario to the Legislative Assembly of Ontario- Balancing Act An All-of Society Approach to Substance Use and Harms. Toronto, ON: King's Printer for Ontario; 2024 [cited 2026 Mar 26]. Available from: <https://www.ontario.ca/files/2024-04/moh-cmoh-annual-report-2023-en-2024-04-02.pdf>
- [10] Statistics Canada. Canadian Community Health Survey (CCHS), Annual Content, Ontario Share File 2015-2025 [data files]. Ottawa, ON: Government of Canada [producer]; Toronto, ON: Ontario Ministry of Health [distributor]; [Data extracted 2026 May 20].
- [11]. Ontario News Room NEWS RELEASE. Ontario Permitting “Bring-Your-Own” Alcoholic Beverages at Outdoor Public Events. [Online].; 2026 [cited 2026 March 19]. Available from: <https://news.ontario.ca/en/release/1007175/ontario-permitting-bring-your-own-alcoholic-beverages-at-outdoor-public-events>

[12]. Babor T, Casswell S, Graham K, Huckle T, Linington M, Osterber E, et al. Alcohol: No Ordinary Commodity Research and Public Policy. 3rd ed.: Oxford University Press; 2023.

[13]. Naimi T, Stockwell T, Giesbrecht N, Wettlaufer A, Vallance K, Farrell-Low A, et al. Canadian Alcohol Policy Evaluation (CAPE) 3.0 Project. Policy Domain Results Summary (Provincial/Territorial). Victoria, BC: University of Victoria, Canadian Institute for Substance Use Research; 2023.

[14] Farrell-Low A, Johnston K, Naimi T, Vallance K. Not Just a Walk in the Park: Unsupervised Alcohol Consumption on Municipal Properties in BC. Victoria, B.C.: Canadian Institute for Substance Use Research, University of Victoria; 2021.

[15] World Health Organization. A health promotion approach for reducing youth exposure to alcogenic environments. Brief 12 (Snapshot series on alcohol control policies and practice). Geneva: 2023.

[16]. BFL CANADA Risk and Insurance Services Inc. BRING-YOUR-OWN ALCOHOL AT OUTDOOR PUBLIC EVENTS: Municipal Guidance. 2026.

[17]. Alcohol and Gaming Commission of Ontario. Special Occasion Permit Bring-Your-Own Event Guide. [Online].; 2026 [cited 2026 April 17. Available from: <https://www.agco.ca/en/alcohol/guides/special-occasion-permit-bring-your-own-event-guide>.

[18]. City of Toronto. Alcohol in Parks Program. [Online].; 2026 [cited 2026 April 17. Available from: <https://www.toronto.ca/city-government/planning-development/construction-new-facilities/parks-facility-plans-strategies/alcohol-in-parks-program/>

[19]. Liem S. Alcohol Policy Review: Opportunities for Ontario Municipalities. Liem Strategic Integration Inc.; 2018.

[20]. Paradis C, Butt P, Shield K, Poole N, Wells S, Naimi T, et al. Canada's Guidance on Alcohol and Health: Final Report. Ottawa, ON: Canadian Centre on Substance Use and Addiction; 2023.

[21]. Smart Serve. Things You Must Know: Prevention Intoxication. [Online].; 2026 [cited 2026 April 17. Available from: <https://smartserve.ca/things-you-must-know/>

[22]. Government of Ontario. Impaired Driving. [Online].; 2026 [cited 2026 April 17. Available from: <https://www.ontario.ca/page/impaired-driving>

[23]. Mothers Against Drunk Driving (MADD Canada). Information Sheet: Blood Alcohol Concentration (BAC). [Online].; 2014 [cited 2026 April 17. Available from: https://www.madd.ca/media/docs/ABCs_of_BACs_FINALdoc.pdf.

[24]. Alcohol and Gaming Commission of Ontario. Signage Requirement - warning sign for consumption of liquor during pregnancy (Sandy's Law). [Online].; 2026. Available from: <https://www.agco.ca/en/alcohol/signage-requirement-warning-sign-consumption-liquor-during-pregnancy-sandys-law>.



[25]. Where to buy alcoholic beverages. Ontario.ca (online) (2026, April 14). [cited December 2025 from <https://www.ontario.ca/page/where-buy-alcoholic-beverages>]

[26]. National Ambulatory Care Reporting System (NACRS). Ambulatory visits 2003–2024 [data files]. Ottawa, ON: Canadian Institute for Health Information [producer]; Toronto, ON: Ontario. Ministry of Health, IntelliHealth Ontario [distributor]; [Data extracted: 2026 May 20].

[27]. Discharge Abstract Database (DAD). Inpatient Discharges, 2011–2025 [data files]. Ottawa, ON: Canadian Institute for Health Information [producer]; Toronto, ON: Ontario. Ministry of Health, IntelliHealth Ontario [distributor]; [Data extracted: 2026 May 20]

[28]. Ontario Mental Health Reporting System (OMHRS). Inpatient Mental Health Care 2011-2025. [data file]. Ottawa, ON: Canadian Institute for Health Information [producer]; Toronto, ON: Ontario. Ministry of Health, IntelliHealth Ontario [distributor]; [Data extracted: 2026 May 20].

[29]. Ontario Health and Ontario Agency for Health Protection and Promotion (Public Health Ontario). Burden of Health Conditions Attributable to Smoking and Alcohol by Public Health Unit in Ontario. Toronto: King's Printer for Ontario; 2023.

[30]. IntelliHEALTH Ontario. (2025). *Population estimates (NPBS, NELHIIN, ON): CY1986–2023* [Data set]. Population Estimates—by County/Municipality or by LHIN (Statistics Canada), MOHLTC. Data extracted January 31, 2025.

[31]. Statistics Canada (2020-2024). Table 35-10-0180-01. Incident-based crime statistics, by detailed violations, police services in Ontario. <https://www150.statcan.gc.ca/t1/tbl1/en/tv.action?pid=3510018001>

CORPORATION OF THE TOWNSHIP OF RYERSON

BY-LAW # - 26

BEING A BY-LAW TO APPOINT A CAO

FOR THE TOWNSHIP OF RYERSON

WHEREAS the Municipal Act 2001, c. 25, Section 229 states that a municipality may appoint a chief administrative officer.

NOW THEREFORE THE Council of the Corporation of the Township of Ryerson enacts as follows:

- 1. That Nancy Field is hereby appointed as CAO of the Township of Ryerson.
- 2. That By-law 41-23 appointing Nancy Field as the Clerk remains in full force and effect.
- 3. The appointment is effective on July 14, 2026
- 4. By-law # 28-25 to be repealed effective July 14, 2026.

Read a first, second and third time
Signed and the Corporation affixed
Thereto and finally passed in Council
This 14th day of July, 2026

DEPUTY MAYOR

ACTING CAO/CLERK