



VILLE DE LAC-BROME
TOWN OF BROME LAKE

PUBLIC NOTICE

**TO QUALIFIED VOTERS ENTITLED TO HAVE THEIR NAMES ENTERED ON THE
REFERENDUM LIST FOR THE ENTIRE TOWN OF BROME LAKE**

Separate Draft Bylaw 596-15 (Concerning the Definitions “Bed and Breakfast Establishment”, “Bed and Breakfast”, and “Gt5” Usage Class) Modifying Zoning Bylaw 596

and

Separate Draft Bylaw 596-16 (Concerning Shipping Containers) Modifying Zoning Bylaw 596

PUBLIC NOTICE is hereby given of the following:

1. At a regular sitting of Council held on July 3, 2023, the Municipal Council of Town of Brome adopted the following Separate Draft bylaws:
 - i) Bylaw 596-15 (Concerning the Definitions “Bed and Breakfast Establishment”, “Bed and Breakfast”, and “Gt5” Usage Class) Modifying Zoning Bylaw 596. **The object of Bylaw 596-15 is to replace the definition of “Bed and Breakfast Establishment” with a new definition “Bed and Breakfast” and to add more detail to the definition of usage class “Gt5” (bed and breakfast).**
 - ii) Bylaw 596-16 (Concerning Shipping Containers) Modifying Zoning Bylaw 596. **The object of Bylaw 596-16 is to define “Shipping Container” and to set out the conditions in which it can be used for commercial, industrial, and agricultural storage.**
2. All Qualified Voters **on the entire territory of the Town of Brome Lake** entitled to have their names entered on the referendum list of the town may apply to have Separate Draft Bylaws 596-15 and/or 596-16 submitted to a referendum by entering their name, address, capacity as a Qualified Voter, and signing their signature in a Register opened for this purpose.
3. Qualified Voters wishing to record their name on the Register must present an identification card: RAMQ health insurance card, driver’s licence, passport, Certificate of Indian Status, or Canadian Armed Forces identification card.

4. **The Registers will be open on Friday, July 21, 2023, from 9 a.m. until 7 p.m., at Place Knowlton (Dépanneur Rouge), 483 Knowlton Road, Town of Brome Lake.**
5. **The number of signatures required to submit** Separate Draft Bylaw 596-15 to approval by referendum is **442**.

The number of signatures required to submit Separate Draft Bylaw 596-16 to approval by referendum is **442**.

Failing this number of signatures, these Separate Draft Bylaws shall be deemed to have been approved by the Qualified Voters.

6. The result of this registration procedure will be announced at 3 p.m. on July 24, 2023, at Town Hall, 122 Lakeside Road, Town of Brome Lake, as well as by public notice on the town website at the following link: www.lacbrome.ca.
7. **Separate Draft Bylaws 596-15 and 596-16** may be consulted at Town Hall, 122 Lakeside Road (Monday to Thursday from 8:00 am until 4:00 pm, Friday from 8:00 a.m. until noon), or on the Town of Brome Lake website: lacbrome.ca/municipal-life/public-notice. You can also contact Owen Falquero, Town Clerk, at e-mail address Grefe@lacbrome.ca or at 450-243-6111, Ext. 236.

Conditions required to be recognized as a Qualified Voter having the right to be entered on the referendum list of the municipality:

8. A Qualified Voter is a person who on July 3, 2023, was not disqualified from voting per Article 524 of the Act Respecting Elections and Referendums and meets **one** of the following requirements:
 - Be a natural person domiciled on the territory of Town of Brome Lake and be domiciled in Québec for at least six months prior to July 3, 2023.
 - Be of age of majority, a Canadian citizen, and not be under curatorship

Be a sole owner of an immovable or sole occupant of a business establishment who is not disqualified from voting and meets the following requirements:

- Be the owner of an immovable or be the occupant of a business establishment on the territory of the Town of Brome Lake for the twelve months prior to July 3, 2023;

Be an undivided co-owner of an immovable or co-occupant of a business establishment who is not disqualified from voting and meets the following requirements:

- Be an undivided co-owner of an immovable or co-occupant of a business establishment on the territory of the Town of Brome Lake for the twelve months prior to July 3, 2023;
- Be designated, by means of a power of attorney signed by the majority of co-owners or co-occupants for at least 12 months, as being the person having the right to sign the Register and thereby be entered on the referendum list. This power of attorney must have been signed prior to or during the signature of the Register.

Condition concerning legal persons:

- the legal person must designate by way of resolution, among its members, administrators or employees, on date of July 3, 2023, a person (of age of majority, a Canadian citizen, not in curatorship, and who is not disqualified from voting) who is authorized to sign the Register in their name and thereby be entered on the referendum list.

9. For all supplemental information, you may contact Me Owen Falquero, Town Clerk, during regular office hours, at e-mail address **Grefe@lacbrome.ca** or at 450-243-6111, Ext. 236.

Given at Brome Lake
This July 6, 2023

Owen Falquero B.A., LL.B., J.D.
Attorney Town Clerk

PROVINCE OF QUÉBEC
MRC BROME-MISSISQUOI
TOWN OF BROME LAKE

**DISTINCT PROJECT BYLAW 596-15
(CONCERNING THE DEFINITIONS "BED
AND BREAKFAST ESTABLISHMENT",
"BED AND BREAKFAST" AND "GT5" USE
CLASS)**

BYLAW MODIFYING ZONING BYLAW 596

**NOTICE: THIS IS AN UNOFFICIAL ENGLISH
VERSION OF THE DISTINCT PROJECT OF BYLAW
596-15, IT IS SUPPLIED FOR INFORMATIONAL
PURPOSES ONLY AND HAS NO LEGAL VALUE**

WHEREAS under the Act Respecting Land Use Planning and Development (R.S.Q., chap. A-19.1), the Council may amend its planning bylaws

WHEREAS it is necessary to make certain corrections, deletions, modifications, additions or clarifications of a general, technical or administrative nature to zoning bylaw 596 in order to have updated, accurate tools that meet the new needs of the Town;

WHEREAS in order to achieve all these objectives, Zoning Bylaw Number 596 must be amended;

WHEREAS this draft by-law includes provisions that are potentially subject to referendum approval;

WHEREAS Council adopted Second Draft Project of bylaw 596-14 at the regular sitting of council on June 5, 2023;

WHEREAS according to articles 130 and 133 of the Act Respecting Land Use Planning and Development, the town held a period to receive applications to participate in a referendum between June 14 and 27, 2023;

WHEREAS the Town Clerk received valid applications to participate in a referendum concerning nine (9) provisions of the Second Draft Project of bylaw 596-14, including the three (3) following provisions:

- 1) Article 2a, Addition of a dEinition of "Bed and Breakfast";
- 2) Article 2e, Deletion of the definition of "Bed and Breakfast establishment";
- 3) Article 28, the reference to "Bed and Breakfast";

WHEREAS according to article 136 of the Act Respecting Land Use Planning and Development, when a valid application to participate in a referendum is received concerning a provision of Second Draft Project 596-14, that provision must be included in a distinct bylaw and subjected to a registration procedure (registration) to determine whether a referendum must be held;

WHEREAS according to article 137 of the Act Respecting Land Use Planning and Development, a distinct bylaw can contain more than one provision having been the subject of an application to participate in a referendum as long as, if each provision had been included in a distinct bylaw, all of the bylaws containing each provision would have to have been approved by the same group of Qualified Voters;

WHEREAS the three (3) provisions listed above are grouped together in a single distinct bylaw under the name Distinct Bylaw 596-15 (Concerning the Definitions "Bed and Breakfast Establishment", "Bed and Breakfast" and "Gt5 Use Class) Modifying Zoning Bylaw 596;

WHEREAS according to articles 532 and following of the Act Respecting Elections and Referendums in Municipalities, the town will hold a registration procedure of Qualified Voters to determine whether a referendum is required for Bylaw 596-15;

CONSEQUENTLY, THE COUNCIL DECREES THE FOLLOWING:

ARTICLE 1

The preamble of the present by-law is an integral part of it.

ARTICLE 2

Article 9 of the Town of Brome Lake Zoning Bylaw No. 596, concerning specific definitions, is amended as follows:

By inserting, after the definition « "Gestion solide" – "Management of solid farm wastes", the following definition :

"Bed and Breakfast": « Gîte ou couette et café» means an establishment as defined in the Tourist Accommodation Regulations (Chapter E-14.2), where room accommodation is offered in a private residence where the operator resides and makes available no more than 5 rooms that accommodate a maximum of 15 persons, including breakfast service served on the premises, for an all-inclusive fee. The owner is present during the entire stay.

ARTICLE 3

Article 9 of the Town of Brome Lake Zoning Bylaw No. 596, concerning specific definitions, is amended as follows:

The definition of "Bed and Breakfast establishment" is deleted;

ARTICLE 4

The 1st paragraph of Article 128 "The construction and secondary use group" is amended by :

The deletion of paragraph 3 which is replaced by the following:

"3. Class "Gt5" (Bed and breakfast) includes the rental of a room to transient clientele, in a dwelling inhabited by the owner who is present during the entire stay, subject to compliance with the following standards:

1. the maximum number of rooms that can be rented simultaneously is five (5) ;
2. at least one (1) bedroom in the dwelling is not available for rent;

3. no room offered for rent shall be located in a basement;
4. no cooking equipment is permitted within a room nor is a kitchen set up to service the room in any particular way;
5. the serving and consumption of breakfast is permitted;
6. the operator of the lodge must live in the residence;

ARTICLE 5

This bylaw comes into force in accordance with the law.

Richard Burcombe
Maire

M^e Owen Falquero
Greffier

Follow-up : (Bylaw 596-14)

Notice of motion : 3 april 2023
Présentation (dépôt) of First Draft Project : 3 april 2023
Adoption of First Draft project : 3 april 2023
Public notice of the consultation meeting : 12 april 2023 (last publication in a newspaper)
Consultation meeting: 27 april 2023
Public notice of the second consultation meeting : 24 may 2023 (last publication in a newspaper)
Consultation meeting 30 mai 2023
Adoption du Second Draft Project : 5 june 2023
Public Notice – Application to Participate in a Referendum – 14 june 2023 ((last publication in a newspaper)
Reception of applications to participate in a referendum 14 – 27 june 2023

(Bylaw 596-15)

Adoption du Distinct Project 596-15 : 3 july 2023
Tenue de registre :
Certificat d'approbation de la MRC :
Entrée en vigueur :

**PROVINCE OF QUÉBEC
MRC BROME-MISSISQUOI
TOWN OF BROME LAKE**

**DISTINCT PROJECT BYLAW 596-16
(CONCERNING SHIPPING CONTAINERS)**

BYLAW MODIFYING ZONING BYLAW 596

**NOTICE: THIS IS AN UNOFFICIAL ENGLISH
VERSION OF THE DISTINCT PROJECT OF BYLAW
596-16, IT IS SUPPLIED FOR INFORMATIONAL
PURPOSES ONLY AND HAS NO LEGAL VALUE**

WHEREAS under the Act Respecting Land Use Planning and Development (R.S.Q., chap. A-19.1), the Council may amend its planning bylaws

WHEREAS it is necessary to make certain corrections, deletions, modifications, additions or clarifications of a general, technical or administrative nature to zoning bylaw 596 in order to have updated, accurate tools that meet the new needs of the Town;

WHEREAS in order to achieve all these objectives, Zoning Bylaw Number 596 must be amended;

WHEREAS this draft bylaw includes provisions that are potentially subject to referendum approval;

WHEREAS Council adopted Second Draft Project of bylaw 596-14 at the regular sitting of council on June 5, 2023;

WHEREAS according to articles 130 and 133 of the Act Respecting Land Use Planning and Development, the town held a period to receive applications to participate in a referendum between June 14 and 27, 2023;

WHEREAS the Town Clerk received valid applications to participate in a referendum concerning nine (9) provisions of the Second Draft Project of bylaw 596-14, including the four (4) following provisions:

- 1) Article 2a, Addition of a definition of "Shipping Container";
- 2) Article 4, All paragraphs mentioning, "Shipping Containers";
- 3) Article 9 Paragraph 1 that mentions "Shipping Containers";
- 4) Article 27, the text that refers to "Shipping Containers";

WHEREAS according to article 136 of the Act Respecting Land Use Planning and Development, when a valid application to participate in a referendum is received concerning a provision of Second Draft Project 596-14, that provision must be included in a distinct bylaw and subjected to a registration procedure (registration) to determine whether a referendum must be held;

WHEREAS according to article 137 of the Act Respecting Land Use Planning and Development, a distinct bylaw can contain more than one provision having been the subject of an application to participate in a referendum as long as, if each provision had been included in a distinct bylaw, all of the bylaws containing each provision would have to have been approved by the same group of Qualified Voters;

WHEREAS the four (4) provisions listed above are grouped together in a single distinct bylaw under the name Distinct Bylaw 596-16 (Concerning Shipping Containers) Modifying Zoning Bylaw 596;

WHEREAS according to articles 532 and following of the Act Respecting Elections and Referendums in Municipalities, the town will hold a registration procedure of Qualified Voters to determine whether a referendum is required for Bylaw 596-16;

CONSEQUENTLY, THE COUNCIL DECREES THE FOLLOWING:

ARTICLE 1

The preamble of the present bylaw is an integral part of it.

ARTICLE 2

Article 9 of the Town of Brome Lake Zoning Bylaw No. 596, concerning specific definitions, is amended as follows:

By inserting, after the definition « “Construction”, the following definition :

"Shipping Container": « Conteneur de transport » means a structure originally designed for the transportation of goods by vehicle and used for storage. The maximum size permitted for a shipping container is 16.15 metres long by 2.5 metres wide by 2.72 metres high;

ARTICLE 3

The table at Article 31 is modified by adding the subject “Shipping Containers) and the addition of “X” and the note “29” in the columns “Front Setback”, “Side Setback”, and “Rear Setback”.

NOTE: PLEASE SEE FRENCH VERSION OF 596-16 FOR THE TABLE

Note 29 is added.

29 Shipping containers are permitted in agricultural zones for agricultural purposes and within a storage area in accordance with Section 69.

ARTICLE 4

Paragraph 1, sub-paragraph 2 of Section 69 is modified by adding the following phrase after the 2nd sub-paragraph:

“Shipping Containers are not permitted as storage areas in the minimal front setback”

ARTICLE 5

Article 119.1 "Container for agricultural purposes" is created and inserted after 119 "Hobby Farm" as follows

"119.1 Container for agricultural purposes

The use of Shipping containers for outdoor storage for an agricultural use is authorized under the following conditions

- At a minimum distance of 20 metres from the front line;
- A maximum number of 2 transport containers is authorized per lot. In the case where the lot is larger than 30 ha, the maximum number is 5.

ARTICLE 6

This bylaw comes into force in accordance with the law.

Richard Burcombe
Maire

M^e Owen Falquero
Greffier

Follow-up : (Bylaw 596-14)

Notice of motion :	3 april 2023
Presentation of First Draft Project :	3 april 2023
Adoption of First Draft project :	3 april 2023
Public notice of the consultation meeting :	12 april 2023 (last publication in a newspaper)
Consultation meeting:	27 april 2023
Public notice of the second consultation meeting :	24 may 2023 (last publication in a newspaper)
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Adoption of Second Draft Project :	5 june 2023
Public Notice – Application to Participate in a Referendum –	14 june 2023 ((last publication in a newspaper)
Reception of applications to participate in a referendum	14 – 27 june 2023

(Bylaw 596-16)

Adoption of Distinct Project 596-16 :	3 july 2023
Tenue de registre :	
Certificat d'approbation de la MRC :	
Entrée en vigueur :	