



**THE CORPORATION OF THE
TOWN OF COBALT**

BY-LAW NO. 2023-37

**Being a By-Law to adopt Amendment No. 2 to
By-Law 2021-12 to Provide for Maintaining Land in a Clean and Clear Condition**


WHEREAS under Section 15.1 (3) of the Municipal Act S.O. 2001, c.25, as amended, a By-Law may be passed by Council of a municipality prescribing the standards for the maintenance and occupancy of property within the municipality provided the official plan for the municipality includes provisions relating to property conditions;

NOW THEREFORE be it resolved that the Council of the Corporation of Town of Cobalt enacts as follows:

1. That Amendment No. 2 to the By-Law 2021-12 to Provide for Maintaining Land in a Clean and Clear Condition attached hereto and forming part of this By-Law; and
2. That this By-Law shall come into effect on the date of its final passing.

TAKEN AS READ a first, second and third time and passed this 19th of December 2023;

AND FURTHER THAT the said By-Law be signed and sealed by the Mayor and Clerk.



Mayor



Clerk



**THE CORPORATION OF THE
TOWN OF COBALT**

Schedule "A" to By-Law 2023-37

**Amendment No. 2 to By-Law 2021-12 to Provide for
Maintaining Land in a Clean and Clear Condition**

Amendment No. 1

Section 4.3 – ADMINISTRATION, ENFORCEMENT AND RIGHT OF ENTRY be amended to include the highlighted section to the already existing passage:

4.3 Where any property is not maintained in compliance with the provisions of this By-Law, a Municipal By-Law Enforcement Officer or designate may give Notice to the Owner, in writing, directing that the property be brought into compliance with the requirements of this By-Law within a defined time-period, but such time-period shall not be less than seventy-two (72) hours from the date of Notice, save and except that which constitutes a safety, health or fire hazard. A one hundred dollar (**\$100.00**) administrative fee shall accompany the issuance of an “Notice”.

4.4 Notice shall be in the form found in Appendix “2” to this By-Law.

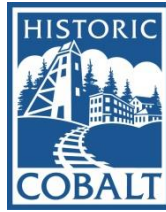
Amendment No. 2

Part 5 will be amended to include:

- 5.1.1 Where any matters of things are removed in accordance with Section 5.1, such matters or things may be disposed of by the Officer.
- 5.1.2 The Municipality may recover the remedial action cost and the administration fee incurred under Section 5.1 by action, or by adding them to the tax roll and collecting them in the same manner as taxes in accordance with Section 446 of the *Municipal Act*.
- 5.1.3 The Municipality may invoice the owner requesting the voluntary payment of the remedial action costs in Section 5.1 and Section 5.2, prior to recovering costs pursuant to Section 446 of the *Municipal Act*.

Amendment No. 3

Appendix "2" will be amended to include the highlighted section to the already existing form:



**THE CORPORATION OF THE TOWN OF COBALT
Appendix "2" of Schedule "A"
CLEAN YARDS BY-LAW 2021-12**

BY-LAW ENFORCEMENT - NOTICE OF REMEDY

Pursuant to section _____ of Town of Cobalt By-Law #2021 - 12 (Clean Yards By-Law), you are hereby required to remove items from your property located at _____ in the Town of Cobalt in order to comply with the provisions of section _____ of the By-Law.

The items to be removed are _____ as defined in section _____. As per Section 6.16 of Schedule "A" a one hundred dollar (\$100.00) administrative fee shall accompany the issuance of a **NOTICE TO REMEDY**.

If the items are not removed from the property by _____, the Town of Cobalt will remove and dispose of the items pursuant to section 5.1 of the By-Law, and any costs associated with the removal and disposal may be added to the tax roll for the property.

If you have any questions regarding this matter, please contact me by phone or email.

Yours truly,

Amendment No. 4

To add Appendix “3”



**THE CORPORATION OF THE TOWN OF COBALT
APPENDIX “3” OF SCHEDULE “A” TO
PROPERTY STANDARDS BY-LAW NO. 2021-12**

SERVICE OR ACTIVITY	FEE
Appeal of Order The fee for a Notice of Appeal shall be:	Fifty Dollars (\$50.00)
Notice to Remedy Violations Upon receipt of an Notice, the owner who has been served with the Notice, shall pay an administration fee of:	One Hundred Dollars (\$100.00)
Inspections Where Owner Fails to Comply with a Notice Owners, who fail to comply with a confirmed Notice, shall pay an inspection fee of: For each additional inspection conducted to determined if contraventions observed on an initial inspection have been corrected:	Fifty Dollars per Inspection (\$50.00 / inspection) Fifty Dollars per Inspection (\$50.00 / inspection)