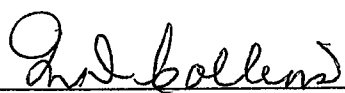


CERTIFICATE
OFFICIAL PLAN OF
THE TOWN OF PELHAM
AMENDMENT NO. 21

The attached text constituting Amendment No. 21 to the Official Plan of the Town of Pelham, was prepared by the Pelham Planning and Development Committee and was adopted by the Corporation of the Town of Pelham by By-law # 1382 (1991) in accordance with Section 17 of The Planning Act, S.O. 1983, on the 7th day of January, 1991.



MAYOR



CLERK

This Amendment to the Official Plan of the Town of Pelham which has been adopted by the Council of the Corporation of the Town of Pelham, is hereby approved in accordance with Section 17 of The Planning Act, S.O. 1983, as Amendment No. 21 to the Official Plan for the Town of Pelham.

DATE

APPROVAL AUTHORITY

PART B - THE AMENDMENT

1. Section 1, Land Use of the Official Plan for the Town of Pelham is hereby amended by the introduction of a new policy to the Agricultural Area policies, which reads as follows:

"Notwithstanding Policy 1.10.6.3 wherein boundary adjustments are to be minor in nature, Council considers it desirable to provide for a boundary adjustment on lands located on the west side of Lookout Street and north of Highway 20, comprising Parts 1, 2, 3, 4, 5 on a plan of survey dated May 11, 1989, by P.D. Reitsma Surveying Ltd. File 89-121, due to the area's topography and need to preserve the site's forest resources. The boundary adjustment shall be subject to a zoning by-law amendment which will regulate lot size and land use".

AMENDMENT NO. 21
TO
THE OFFICIAL PLAN
OF
THE TOWN OF PELHAM

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PART B - THE AMENDMENT

The Amendment which will be incorporated into the Town of Pelham Official Plan.

PART C - BACKGROUND

Background material relevant to the Official Plan Amendment.

NOTE:

Parts A and C are explanatory sections providing information regarding the Amendment and do not form a part of the body of the Official Plan Amendment. Only Part B constitutes the actual Amendment to the Official Plan of the Town of Pelham.

PART A - THE PREAMBLE

PURPOSE

The purpose of this amendment is to:

1. Introduce a new policy statement to the policies for Agricultural and Rural Areas of the Official Plan to permit a boundary adjustment on lands located on the west side of Lookout Street and north of Highway 20;
2. To permit the enlargement of two existing separate parcels of land by merging these lands in title with two adjoining parcels of land to be severed.

LOCATION

The lands subject to this amendment are located on Part of Lot 4, Concession 7 in the vicinity of the northwest corner of Lookout Street and Highway 20, and comprise 6.6 hectares.

BASIS

The basis of this amendment is to:

1. Provide for a boundary adjustment on the subject lands that does not result in the creation of additional building lots, and does not remove lands from agricultural use.
2. Permit the enlargement of two existing separate lots on the subject lands.
3. Encourage the preservation of the woodlot on the subject lands in its natural state, in accordance with Forest Resource policies of the Official Plan.