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**NOTE:**

Parts A and C are explanatory sections providing information regarding the Amendments 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 to the Agricultural and Rural Areas Policy Section of the Official Plan to permit the creation of an infill lot.

### **LOCATION**

The lands subject to this amendment are located on the west side of Balfour Street to the south of Welland Road. The legal description of the property is Part of Block C, Compiled Plan No. 16, N.A. Plan. 703 in the Former Township of Pelham (now th Town of Pelham).

### **BASIS**

The basis of this amendment is to:

- ◆ Permit a severance to create an an infill lot for a non-farm single family residential use.
- ◆ Allow for residential infilling on lands that are unsuitable for agricultural use.
- ◆ Does not offend the Foodland Guidelines.

## **PART B - THE AMENDMENT**

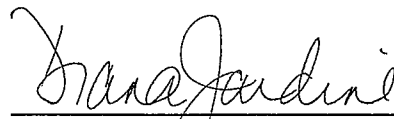
1. Section 1, land use of the Official Plan for the Town of Pelham is hereby amended by the introduction of a new policy to the Agricultural and Rural Area policies, which reads as follows:

- 1.10.15 "Notwithstanding the policies of Section 1.10.6, and subject to the conditions outlined in Sections 1.10.7.1 to 1.10.7.6 inclusive, the creation of an additional residential lot by consent to sever shall be permitted along Balfour Street on Part of Block C, Compiled Plan No. 16, N.A. Plan 703 in the former Township of Pelham (now the Town of Pelham). This lot shall be no more than .6 hectares in size with a minimum frontage of 46 metres."

AMENDMENT NO. 27  
TO THE  
OFFICIAL PLAN FOR THE  
TOWN OF PELHAM

This Amendment No. 27 to the Official Plan for the Town of Pelham Planning Area which was adopted by the Council of the Corporation of the Town of Pelham is hereby approved under Sections 17 and 21 of the Planning Act.

Date: 1994-09-29



Diana L. Jardine, M.C.I.P.  
Director  
Plans Administration Branch  
Central and Southwest  
Ministry of Municipal Affairs

SCALE 1"=100'  
DENIS BLAIS  
ONTARIO LAND SURVEYOR  
1988

WELLAND ROAD 9.810  
(ROAD ALLOWANCE BETWEEN CROSSINGS 2.1470)

PLAN 59R-  
RECEIVED AND DEPOSITED

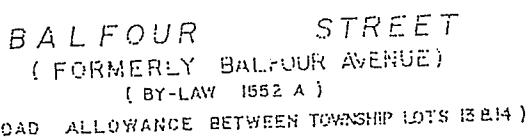
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1. THE SURVEY AND PLAN ARE  
ACCORDANCE WITH THE SURV  
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THEREUNDER

2. THE SURVEY WAS COMPLETE  
DAY OF APRIL 1989

DATE 04/15/1988 26 ORTH

CAUTION,  
THIS PLAN IS NOT A PL  
WITHIN THE MEANING OF T