

THE CORPORATION OF THE  
TOWN OF PELHAM

BY-LAW NO. 1903 (1997)

Being a by-law to amend Zoning By-Law No. 1136 (1987),  
as amended.

WHEREAS Section 34 of the Planning Act, R.S.O. 1990, as amended, provides that the governing body of a municipal corporation may pass by-laws to regulate the use of lands and the character, location and use of buildings and structures;

AND WHEREAS the Planning Services Division of General Committee of the Town of Pelham has recommended that such a by-law be enacted;

AND WHEREAS the Council of the Corporation of the Town of Pelham has deemed it to be in the public interest that such a by-law be enacted;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF PELHAM ENACTS AS FOLLOWS:

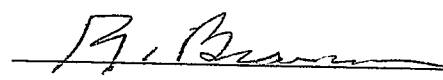
- (1) THAT the lands identified on Schedule "A" attached hereto be and are hereby re-zoned from a Residential Village RV1 Zone to a Residential Village RV1-136 Zone.
- (2) THAT Section 30 - Exceptions of By-law No. 1136 (1987) is amended by adding thereto the following exception:

"RV1-136" In addition to the permitted uses of the Residential Village RV1 Zone, nothing in this by-law shall prevent the use of the lands indicated as RV1-136 on Schedule A to this by-law for one accessory dwelling unit and the following special regulations shall apply thereto:

- |    |   |                   |
|----|---|-------------------|
| a) | Minimum lot area  | 0.69 ha           |
| b) | Minimum lot frontage                                    | 51.5 m            |
| c) | Maximum floor area for the accessory dwelling unit      | 75 m <sup>2</sup> |
| d) | Maximum number of driveways                             | 1                 |
| e) | Minimum number of parking spaces in a carport or garage | 1                 |

- (3) THAT this By-law shall come into force and take effect pursuant to Section 34(21) and 34(30) of the Planning Act, R.S.O. 1990, as amended.

READ A FIRST, SECOND AND THIRD TIME  
AND FINALLY PASSED BY COUNCIL THIS  
20TH DAY OF MAY, 1997 A.D.

  
MAYOR

  
CLERK