

THE CORPORATION OF THE
TOWN OF PELHAM

BY-LAW NO. 2531 (2003)

Being a by-law to amend Zoning By-law No. 1136
(1987), as amended.
(Town of Pelham - Centennial Park Expansion)

WHEREAS The Town of Pelham Council is empowered to enact this By-law by virtue of the provisions of Section 34 of the Planning Act, R.S.O. 1990, as amended;

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

AND WHEREAS the Council 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:

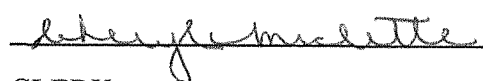
1. THAT Schedule 'A2' to Zoning By-law No. 1136 (1987), as amended, is hereby amended by changing the zoning of the lands identified on Schedules 'A' and 'B', attached hereto and forming part of this By-law, as follows:
 - (a) Part 1 is hereby rezoned from an Open Space OS Zone to an Open Space OS-179 Zone;
 - (b) Part 2 is hereby rezoned from an Agricultural A Zone to an Open Space OS-179 Zone; and
 - (c) Part 3 is hereby rezoned from a Residential Village 1 RV1 Zone to an Open Space OS-179 Zone.
2. THAT Section 30 (Exceptions) of said Zoning By-law No. 1136 (1987) is hereby amended by adding the following subsection:

"OS-179 In addition to the provisions of the Open Space OS Zone, no building shall be constructed within 15 metres of the watercourses located on the lands identified as OS-179 on Schedule 'A2'"
3. That this By-Law shall come into force and take effect pursuant to Sections 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
3RD DAY OF NOVEMBER, 2003 A.D.



MAYOR



CLERK

EXPLANATION OF THE PURPOSE AND EFFECT OF BY-LAW NO. 2531 (2003)

This By-law involves a parcel of land located on the east side of Church Street. The subject lands are composed of parts of Lots 7, 8, 9 and 11 and Part of Block C, Registered Plan No. 16, now known as Plan No. 703, and Part of Lot 14, Concession 10, in the former Township of Pelham, now in the Town of Pelham.

The subject lands are currently zoned as Open Space OS, Agricultural A and Residential Village 1 RV1 according to Zoning By-law No. 1136 (1987), as amended. The lands are to be rezoned to Open Space OS-179 in order to permit the development of the lands for use as a community sports park. The purpose of the OS-179 provision is to ensure that any new buildings constructed on the lands are located a minimum of 15 metres from the watercourses that traverse the lands.

File Nos. AM-12/02

Applicant: Town of Pelham

Assessment Roll No.: 010-015-12200, 010-015-20000, 010-015-20300

Planning Report No.: P-44/03

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