

Declaration

Under Section 34(22) of the Planning Act, R.S.O. 1990, as Amended

I, CHERYL MICLETTE, Clerk of the Town of Pelham, Regional Municipality of Niagara, hereby certify that the notice for By-Law #2817(2006) of Pelham, passed by the Council of the Corporation of the Town of Pelham on the 6th day of November, 2006, was given in the manner and form and to the persons and agencies prescribed by regulation made by the Lieutenant Governor-in-Council under subsection 18 of Section 34 of the Planning Act, R.S.O. 1990, as amended. I also certify that the 20 day objection period expired on the 29th day of November, 2006, and to this date no notice of objection or request for a change in the provisions of the by-law has been filed by any person or agency in the Office of the Clerk.

DATED this 30th day of November, 2006.


CHERYL MICLETTE, CLERK

EXPLANATION OF THE PURPOSE AND EFFECT OF BY-LAW NO. 2817 (2006)

The subject lands are located on the east side of Lookout Street, lying between Brewerton Boulevard and Marlene Stewart Drive. The lands are legally described as part of Lot 3, Concession 7, former Township of Pelham, now Town of Pelham.

The subject lands are currently zoned Agricultural A according to Zoning By-law No. 1136 (1987), as amended. The By-law rezones the lands in order to:

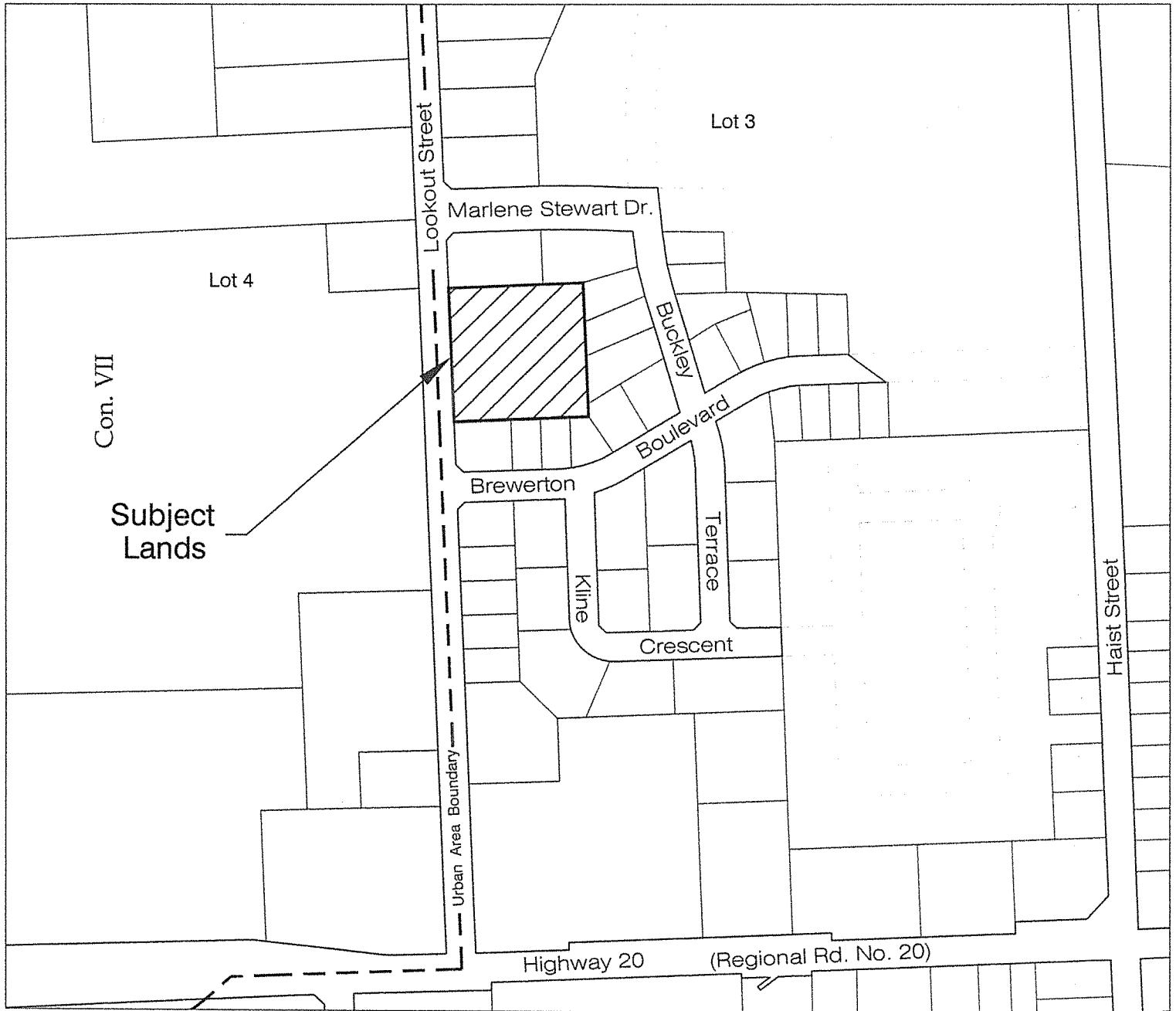
- increase the lot area requirement from 700 square metres to 1900 square metres;
- increase the lot frontage requirement from 19 metres to 27 metres;
- increase the minimum front yard from 7.7 metres to 30 metres;
- increase the minimum interior side yard from 1.8 metres to 3 metres; and
- restrict the projection of garages to a maximum of 1.5 metres beyond the main wall of the front of the dwelling.

The By-law also provides Part 1 of the lands with a special provision allowing the detached garage located on the lands to exist in advance of the construction of a single detached dwelling.

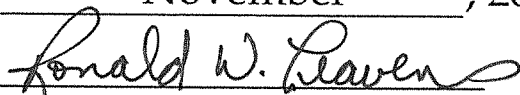


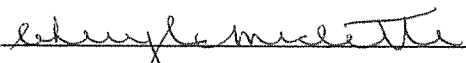
SCHEDULE 'A' - KEY MAP

TOWN OF PELHAM



This is Schedule 'A' to By-law No. 2817 (2006) passed the 6th day of
November, 2006.


MAYOR: RONALD W. LEAVENS


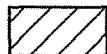

CLERK: CHERYL MICLETTE



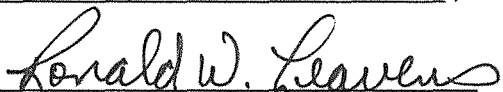
SCHEDULE 'B' - DETAIL MAP

TOWN OF PELHAM



Subject Lands: Part 1 -  Part 2 - 

This is Schedule 'B' to By-law No. 2817 (2006) passed the 6th day of
November, 2006.


MAYOR: RONALD W. LEAVENS


CLERK: CHERYL MICLETTE