



## The Corporation of the Town of Pelham

By-law No. 63-2023

**Being a By-law to amend Zoning By-law 4481(2022), as amended, to rezone lands located at 56 Philmori Boulevard, legally described as Lot 107, Plan 59M403, Town of Pelham, Regional Municipality of Niagara, from the Residential 1-64 (R1-64) zone to the site-specific Residential 1-128 (R1-128) zone.**

**File No. AM-07-2023**

**WHEREAS** Section 34 of the *Planning Act*, RSO 1990, c. P. 13, 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;

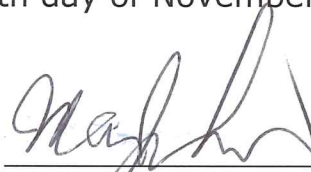
**AND WHEREAS** the Council of the Corporation of the Town of Pelham has recommended that such a by-law be enacted;

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

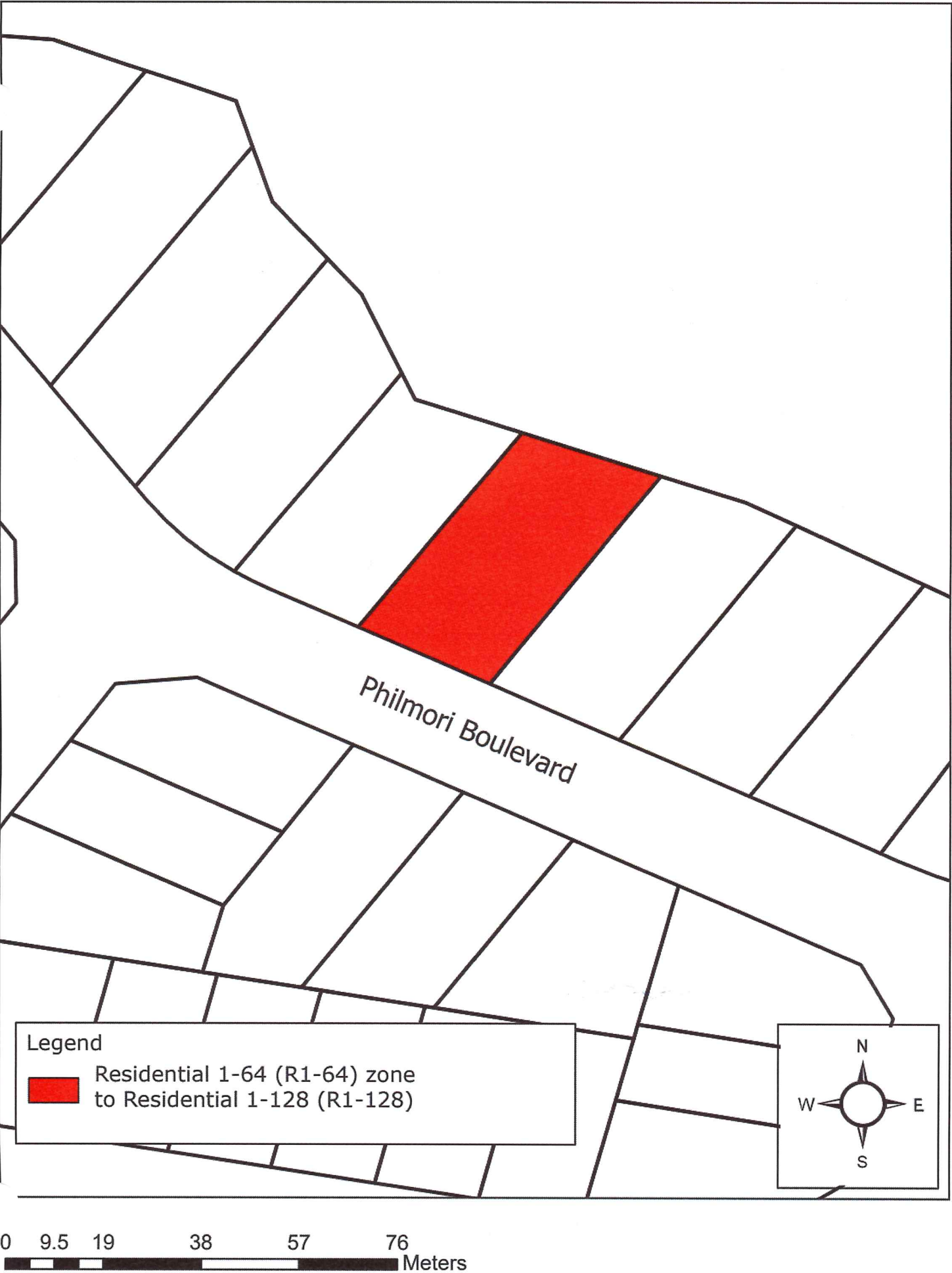
**NOW THEREFORE** the Council of the Corporation of the Town of Pelham enacts as follows:

1. **THAT** Schedule 'C' to Zoning By-law 4481(2022) as amended, is hereby further amended by rezoning the lands identified on Schedule 'A' attached hereto and forming part of this By-law from the Residential 1-64 (R1-64) zone to the site-specific Residential 1-128(R1-128) zone.
2. **THAT** this Bylaw shall come into force and effect from and after the date of passing thereof, pursuant to Section 34(21) and 34(30) of the *Planning Act*, 1990, as amended.

Read, enacted, signed and sealed this 15th day of November, 2023.

  
Marvin Junkin, Mayor  
For: William Tigert, Town Clerk

Schedule 'A'



This is Schedule 'A' to By-law No. 63-2023 passed the 15th day of November, 2023.

  
 Mayor: Marvin Junkin

  
 For: Clerk: William Tigert