

THE CORPORATION OF THE

T O W N O F P E L H A M

BY-LAW NO. 856 (1983)

Being a by-law to amend By-law #279 (1974), as amended.

WHEREAS the Council of the Corporation of the Town of Pelham deems it necessary in the public interest to pass a by-law to regulate the use of land and the erection or use of buildings or structures within the municipality except for such purposes as may be set out in the by-law and for regulating in certain respects buildings or structures to be erected within the municipality;

AND WHEREAS pursuant to the provisions of Section 39 of the Planning Act, as amended, by-laws may be passed by Councils of municipalities for prohibiting or regulating the use of land and the erection of buildings or structures within the municipality, for or except for such purposes as may be set out in the by-law, and for regulating in certain respects buildings or structures to be erected within the municipality;

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

(1) THAT Section 28, Subsection 101 of By-law #279 (1974), as amended, be deleted in its entirety and replaced with the following: -

"101 - In addition to the uses permitted in the Single Family Residential "R2" Zone, the lands designated by the number 101 on Schedule "A" may also be used for a Ceramic Studio and Supply Shop. Provided that the said Ceramic Studio and Supply Shop occupy only the ground floor of the existing building, the retail sales permitted shall only be ceramic materials and supplies and only those finished ceramic items which result incidental to the operation, the size of any instruction class shall not exceed 16 persons, there at all times are provided a minimum of 15 paved parking spaces on the site, only one non-illuminated sign of a maximum size of 0.3m by 1.2m shall be permitted and no new construction of buildings or additions will be permitted."

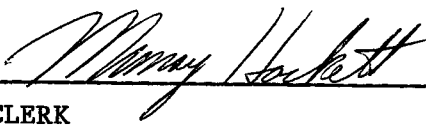
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(2) THAT By-law #825 (1983) be and is hereby repealed.

(3) THAT this By-law shall come into force and take effect on the date of its passing subject to the approval of the Ontario Municipal Board.

READ A FIRST, SECOND AND THIRD TIME
AND FINALLY PASSED BY COUNCIL THIS
6th. DAY OF JUNE, 1983 A.D.


MAYOR


CLERK