

THE CORPORATION OF HALDIMAND COUNTY

By-law Number /18

Being a by-law to designate lands within Registered Plan 18M-56, now in Haldimand County as Exempt from Part Lot Control (Avalon)

WHEREAS Haldimand County is empowered to enact this by-law by virtue of the provisions of Section 50 (7) of the Planning Act, R.S.O. 1990, Chapter P.13, as amended;

WHEREAS a local municipality may by by-law provide that Section 50 (5) of the Planning Act; Part Lot Control, does not apply to land that is within such registered plan or plans of subdivision or part of them as are designated in the by-law;

AND WHEREAS it is deemed necessary to designate lands within Registered Plan 18M-56 exempt from part lot control to eliminate the need for a plan of subdivision or individual severance applications on each lot shown herein,

NOW THEREFORE, the Council of The Corporation of Haldimand County enacts as follows:

1. **THAT** the subject lands identified on Maps 'A' and 'B' attached hereto, being a portion of those lands within Registered Plan 18M-56, described as Block 40, Haldimand County, are hereby designated as being exempt from the provisions of subsection (5) of Section 50 of the Planning Act.
2. **THAT** Maps 'A' and 'B' as attached hereto form a part of this by-law.
3. **THAT** this exemption from the provisions of subsection (5) of Section 50 of the Planning Act shall expire on November 5, 2021.
4. **AND THAT** this by-law shall take force and effect on the date of passing.

READ a first and second time this 5th day of November, 2018.

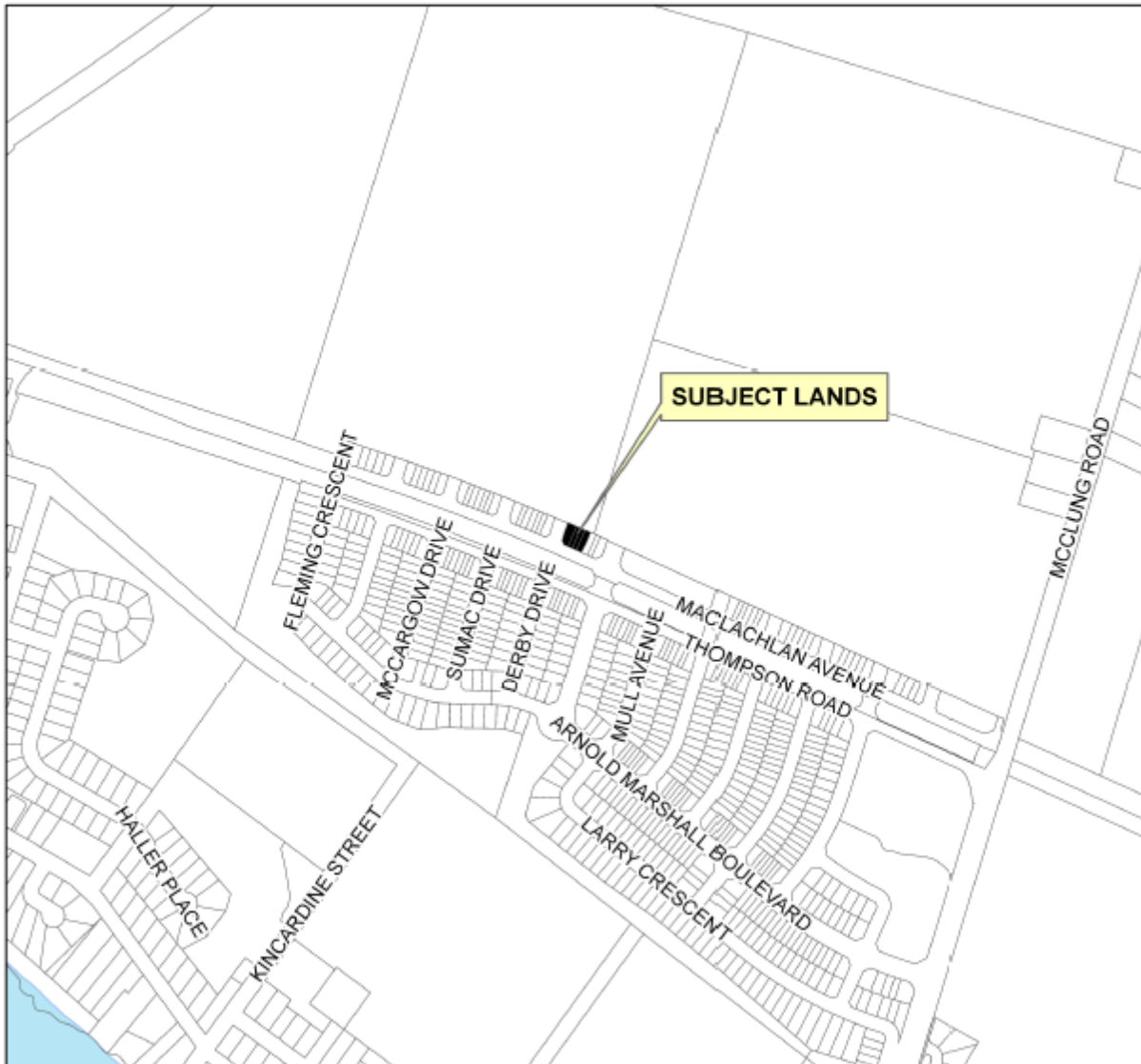
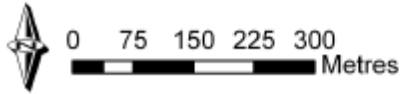
READ a third time and finally passed this 5th day of November, 2018.

MAYOR

CLERK

MAP A - Key Map

Haldimand County
Urban Area of Caledonia
Ward 3



This is Map A to Zoning By-law _____ Passed the ____ day of _____ 2018.

MAYOR

CLERK

Ref: PLPL-HA-2018-163

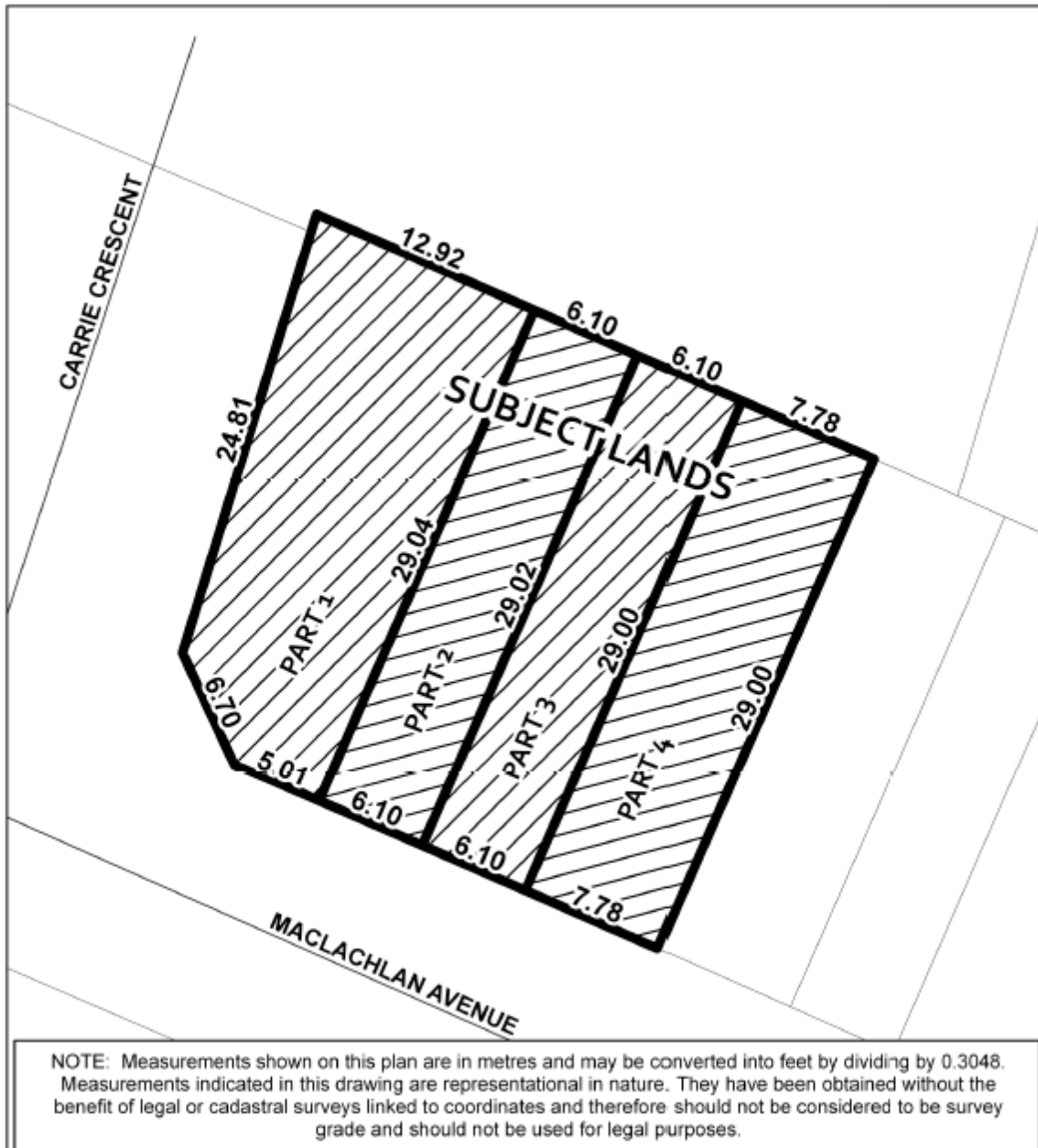
MAP B - Detail Map

Haldimand County

Urban Area of Caledonia, Ward 3

SCALE: 1:300

0 5 10 15 Metres



This is Map B to Zoning By-law _____ Passed the ____ day of _____ 2018.

MAYOR_____
CLERK

Ref: PLPL-HA-2018-163

PURPOSE AND EFFECT OF BY-LAW NO. /18

This by-law affects lands located in the urban area of Caledonia within the new community of Avalon, on property legally described as Block 40, Plan 18M-56, Haldimand County.

The purpose of this by-law is to remove part lot control from the subject lands to facilitate the conveyance of various lots each containing a townhouse unit along MacLachlan Avenue within the Avalon community in Caledonia.

The by-law has incorporated an expiration date three years from the date of passage. At the end of the three year period, the by-law would lapse and part lot control would be re-instated.

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|--------------------|----------------------------------|
| File No.: | PL-PLHA-2018-163 |
| Related File No's: | PLAG-HA-2014-210 |
| Name: | McClung Properties Ltd. (Empire) |
| Roll No.: | 2810-152-005-07500-0000 |