

THE CORPORATION OF HALDIMAND COUNTY

By-law Number /20

Being a by-law to amend Zoning By-law 1-H 86, as amended, in the name of Park and McClung Ltd. (Corrado) and McClung Properties Ltd. (Empire) ('Holding (H)' provision removal)

WHEREAS Haldimand County is empowered to enact this by-law, by virtue of the provisions of Section 34 and 36 of the *Planning Act*, R.S.O., C.P. 13, as amended;

WHEREAS this by-law conforms to the Haldimand County Official Plan;

AND WHEREAS the Council of the Corporation of Haldimand County deems it appropriate to delegate authority to the General Manager of Community & Development Services to remove a 'Holding (H)' provision from the zoning of certain lands,

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

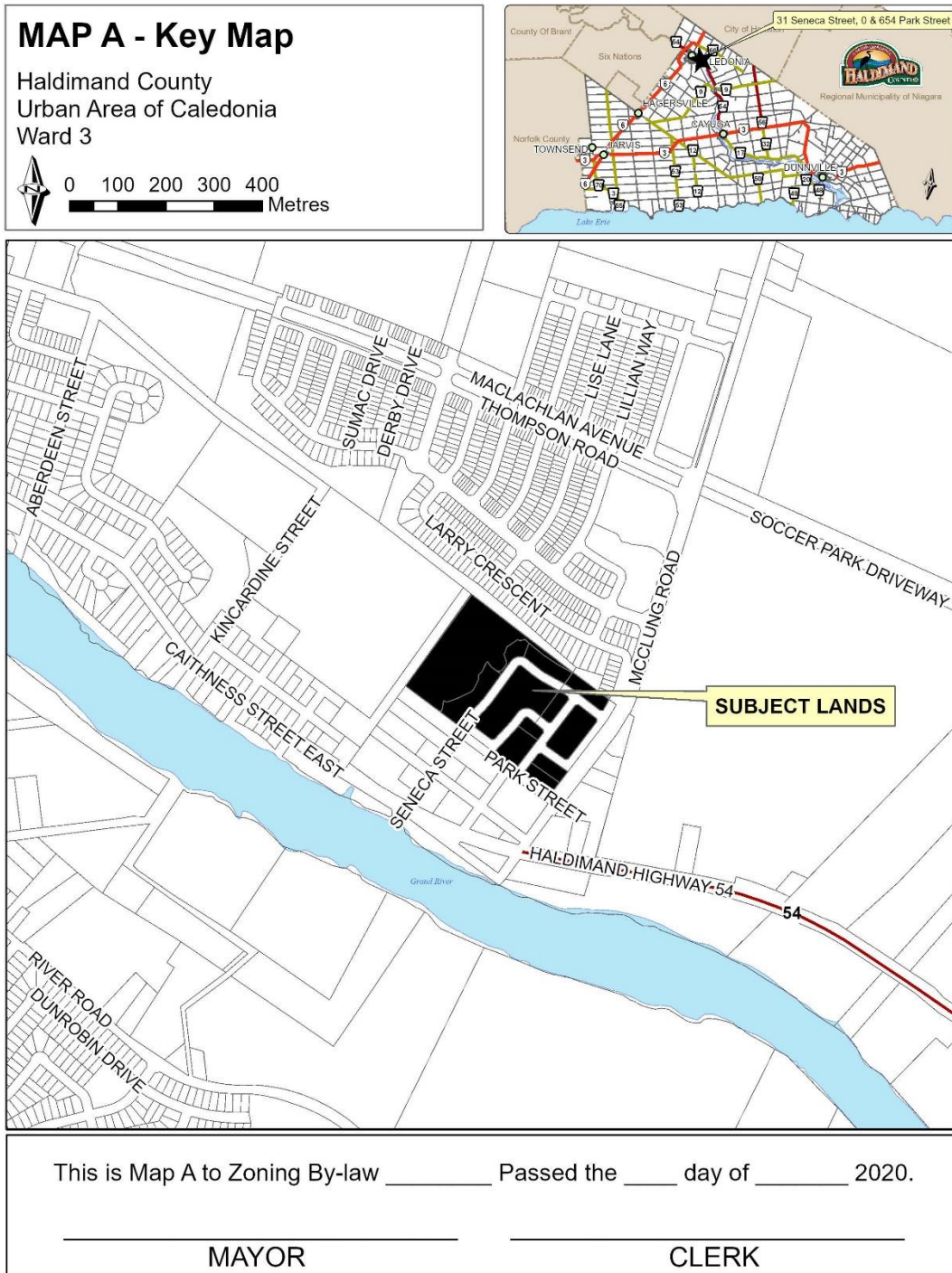
1. **THAT** this by-law shall apply to lands described as Part of Lot 12, Range 2, East of Plank Road and Part of Lots 4, 5 & 6, Registered Plan No. 51 in the Township of Seneca, Haldimand County and being shown as Maps 'A' and 'B' attached hereto to form a part of this by-law.
2. **THAT** Schedule "A7-A" to Town of Haldimand Zoning By-law 1-H 86, as amended, is hereby further amended by removing the 'Holding (H)' provision from the lands being shown as the Subject Lands on Maps 'A' and 'B' attached hereto to form a part of this by-law at such time as the General Manager of Community & Development Services is satisfied that all conditions relating to the 'Holding (H)' provision have been met and the said General Manager issues a memo to the same effect.
3. **AND THAT** this by-law shall take force and effect on the date of passing.

READ a first and second time this 22nd day of January, 2020.

READ a third time and finally passed this 22nd day of January, 2020.

MAYOR

CLERK

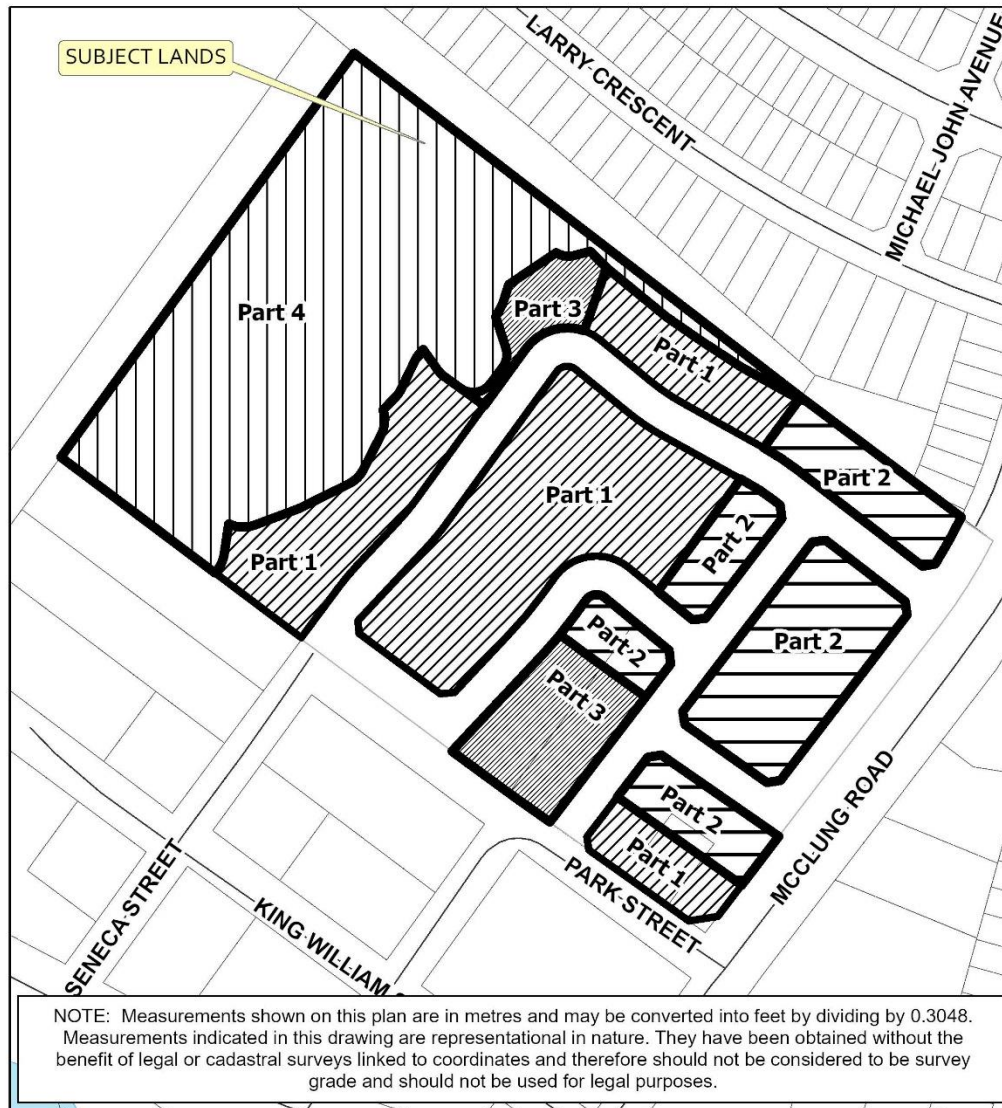


Ref: PLZ-HA-2014-020 & PLZ-HA-2018-075

MAP B - Detail Map

Haldimand County
Urban Area of Caledonia, Ward 3

SCALE: 1:2,500

0 15 30 45 60
Metres

This is Map B to Zoning By-law _____ Passed the ____ day of _____ 2020.

MAYOR

CLERK

Ref: PLZ-HA-2014-020 & PLZ-HA-2018-075

PURPOSE AND EFFECT OF BY-LAW NO. ____-HC/20

This by-law amendment applies to the lands located on the west side of McClung Road and north side of Park Street. The lands are legally described as Part of Lot 12, Range 2, East of Plank Road and Part of Lots 4, 5 & 6, Registered Plan No. 51 in the Township of Seneca, Haldimand County. The lands currently consist of three properties: 0 Park Street (no municipal address assigned), 31 Seneca Street, and 654 Park Street.

The purpose of this by-law is to remove the 'Holding (H)' provision from zoning on the subject lands at such time as the General Manager of Community & Development Services is satisfied that:

- a. There is confirmation of availability and allocation of water and wastewater capacity;
- b. The Ministry of Tourism, Culture, and Sport has approved the archaeological assessments; and
- c. Conditions of draft approval for the subdivision are addressed and the subdivision agreement is registered.

Report Nos.:	PDD-02-2020 & PED-PD-36-2018 & PDD-25-2019
File Nos.:	PLZ-HA-2014-020 & PLZ-HA-2018-075
Related File Numbers:	PL28T-2014-022 & PL28T-2018-074
Roll Numbers:	2810.151.004.05200; 2810.151.004.05100; 2810.151.004.05000
Name:	Park and McClung Ltd. (Corrado) and McClung Properties Ltd. (Empire)