

THE CORPORATION OF HALDIMAND COUNTY

By-law Number /20

Being a by-law to designate lands within Registered Plan 18M-58, now in Haldimand County as Exempt from Part Lot Control

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 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-58 exempt from part lot control to eliminate the need for a plan of subdivision or individual severance applications on each lot shown therein,

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-58, described as Block 128, 18R-7826 and Block 129, 18R-7832, 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 April 21, 2023.
4. **AND THAT** this by-law shall take force and effect on the date of passing.

READ a first and second time this 21st day of April, 2020.

READ a third time and finally passed this 21st day of April, 2020.

MAYOR

CLERK

MAP A - Key Map

Haldimand County
Urban Area of Caledonia
Ward 3

0 50 100 150 200

Metres

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

MAYOR

CLERK

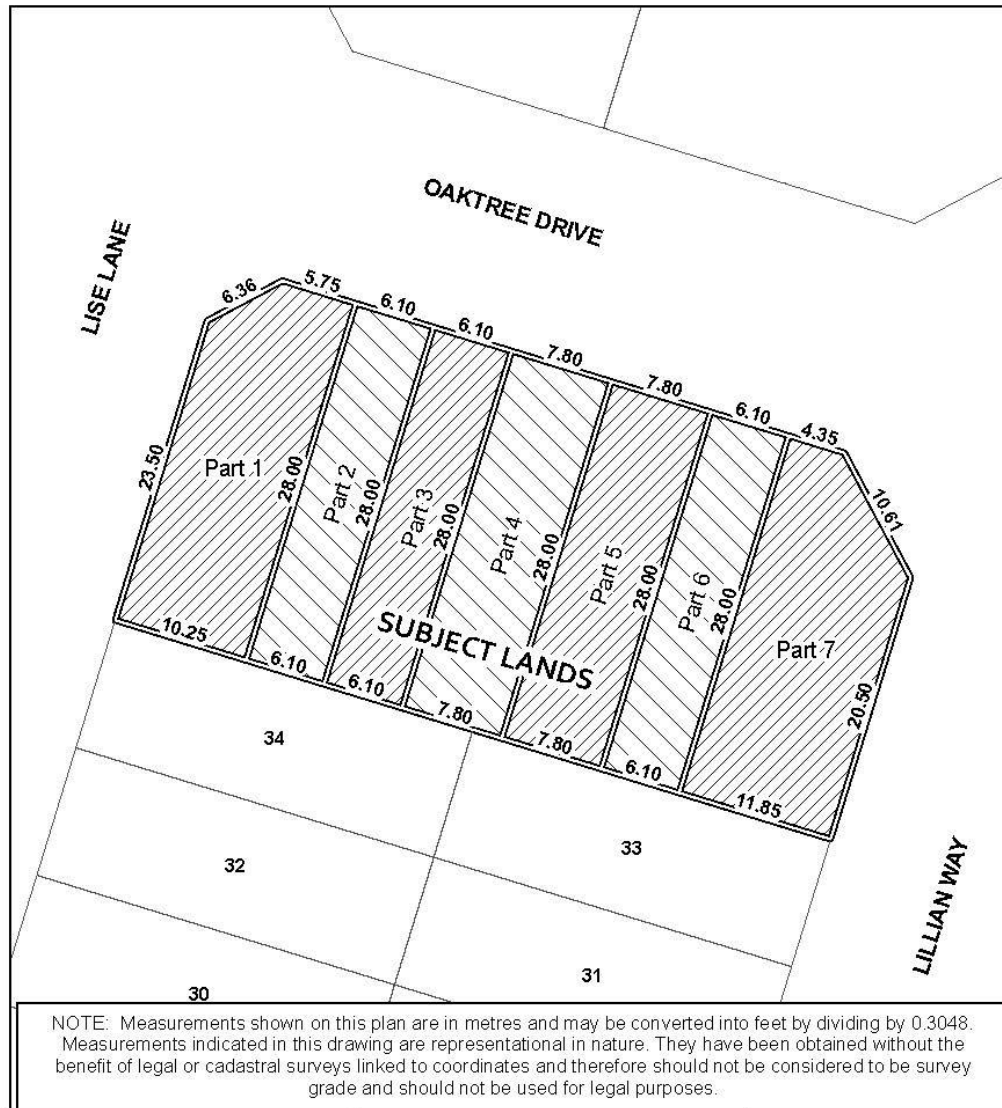
Ref: PLPL-HA-2020-058

MAP B - Detail Map

Haldimand County
Urban Area of Caledonia, Ward 3

SCALE: 1:400

0 5 10 15 Metres



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

MAYOR

CLERK

Ref: PLPL-HA-2020-058

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

This by-law affects lands located in the urban area of Caledonia within the new community of Avalon, on property legally described as Blocks 128 and 129, Plan 18M-58, 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 Oaktree Drive 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.

File No.: PLPL-HA-2020-058
Name: McClung Properties Ltd. (Empire)
Roll No.: 2810-152-005-07465-0000