

THE CORPORATION OF HALDIMAND COUNTY

By-law Number /20

Being a by-law to amend the Zoning By-law 1-H 86, as amended, of the Town of Haldimand in the name of Battlefield International Inc.

WHEREAS Haldimand County is empowered to enact this By-law, by virtue of the provisions of Sections 34 and 36 of the *Planning Act*, R.S.O. 1990, Chapter P. 13, as amended;

AND WHEREAS this By-law conforms to the Haldimand County Official Plan,

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

1. **THAT** this by-law shall apply to the lands described NCAY CON 1 STR PT LOT 36 and NCAY CON 1 STR PT LOT 36 RP, Geographic Township of Cayuga, and being shown as the Subject Lands on Maps “A” and “B” attached hereto to form a part of this By-law.
2. **THAT** Schedule “A8” to Town of Haldimand Zoning By-law 1-H 86, as amended, is hereby further amended by rezoning the Subject Lands which are shown on Maps “A” and “B” from “Agricultural” and “Rural Commercial” to “Rural Industrial”.
3. **THAT** the following subsection shall be added to Section 37 (Special Provisions for Particular Parcels of Land) of said By-law 1-H 86:

36.462 That on the lands delineated as having reference to this subsection, the following provisions shall apply:

- i. Notwithstanding the permitted uses under Section 28.1 permitted – A processing, manufacturing, light assembly and research facility shall be a permitted use.
- ii. Outdoor Storage shall not be a permitted use.

4. **AND THAT** this By-law shall become effective from and after the date of passing thereof.

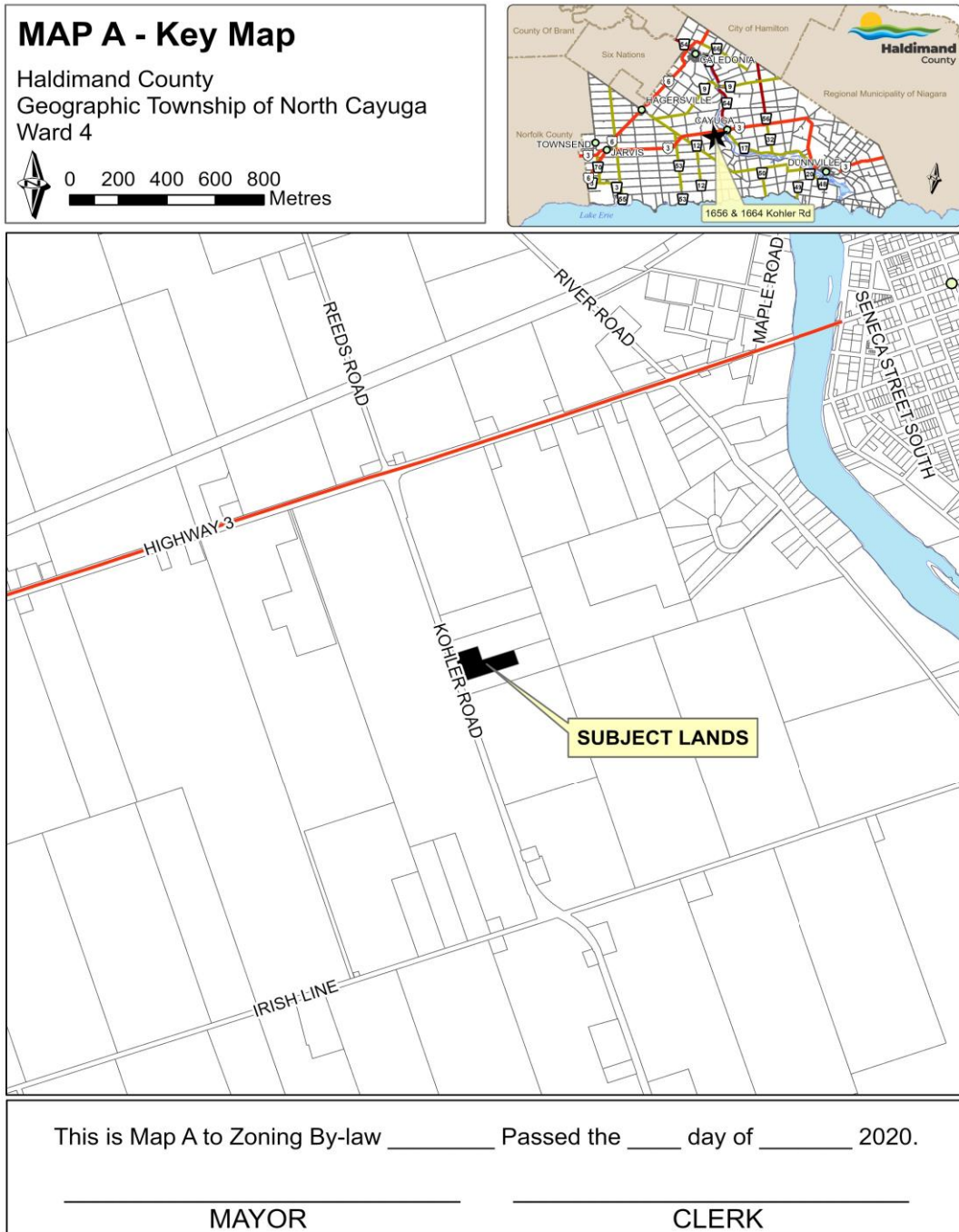
READ a first and second time this 19th day of May, 2020.

READ a third time and finally passed this 19th day of May, 2020.

MAYOR

CLERK

Schedule "A"



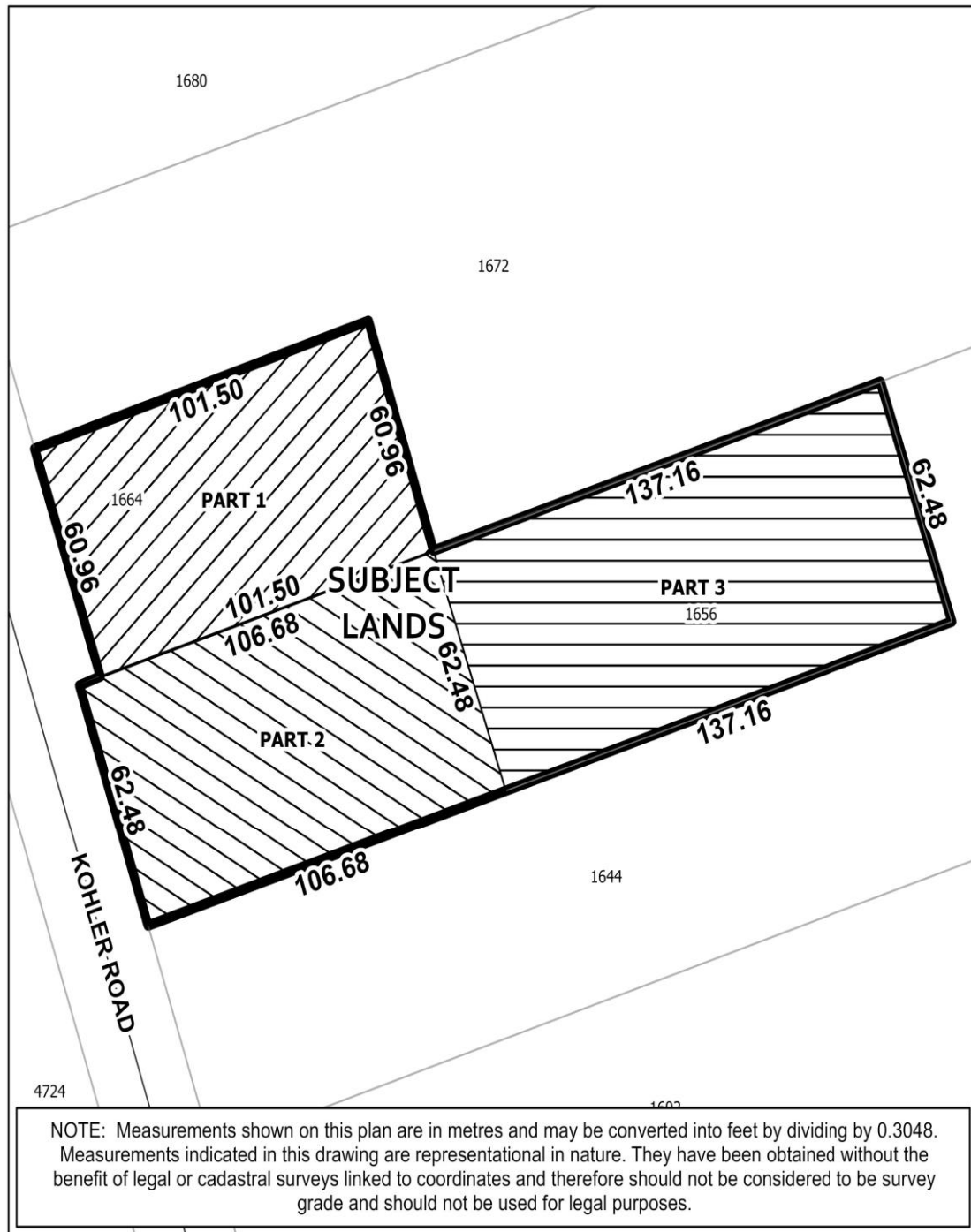
Ref: PLZ-HA-2020-003

MAP B - Detail Map

Haldimand County

Geographic Township of North Cayuga, Ward 4

SCALE: 1:1,500

0 10 20 30 40
Metres

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

MAYOR_____
CLERK

PURPOSE AND EFFECT OF BY-LAW

/20

This By-law amendment applies to the lands located south of Concession 3 Walpole Road, and legally described as NCAY CON 1 STR PT LOT 36 and NCAY CON 1 STR PT LOT 36 RP, Geographic Township of Cayuga.

The purpose of this by-law is to amend a portion of the subject lands from “Agricultural” and “Rural Commercial” to “Rural Industrial” . The special provision will include permission for a expansion of a processing, manufacturing, light assembly and research facility and remove the use of outdoor storage.

The lands are designated Agricultural within the Haldimand County Official Plan, and have been subject to an Official Plan Amendment to support the proposed uses.

In order to ensure appropriate on-site development, this proposal will be subject to site plan control. This review will address design considerations such as stormwater management, lot grading, location of entrances, photometrics, buffering and servicing.

Report Number:	PDD-16-2020
File No:	PLZ-HA-2020-003
Related File No.:	PLOP-HA-2020-002
Name:	Battlefield International Inc.
Roll No.	2810-155-001-13060 and 2810-155-001-13055