

THE CORPORATION OF HALDIMAND COUNTY

By-law Number /21

Being a by-law to amend Zoning By-law HC 1-2020, as amended, in the name of 350 Argyle Street North GP Inc. ('Holding – "H"' provision removal)

WHEREAS Haldimand County is authorized to enact this by-law, by virtue of the provisions of Section 34 and 36 of the *Planning Act*, R.S.O 1990, C. P13, 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:

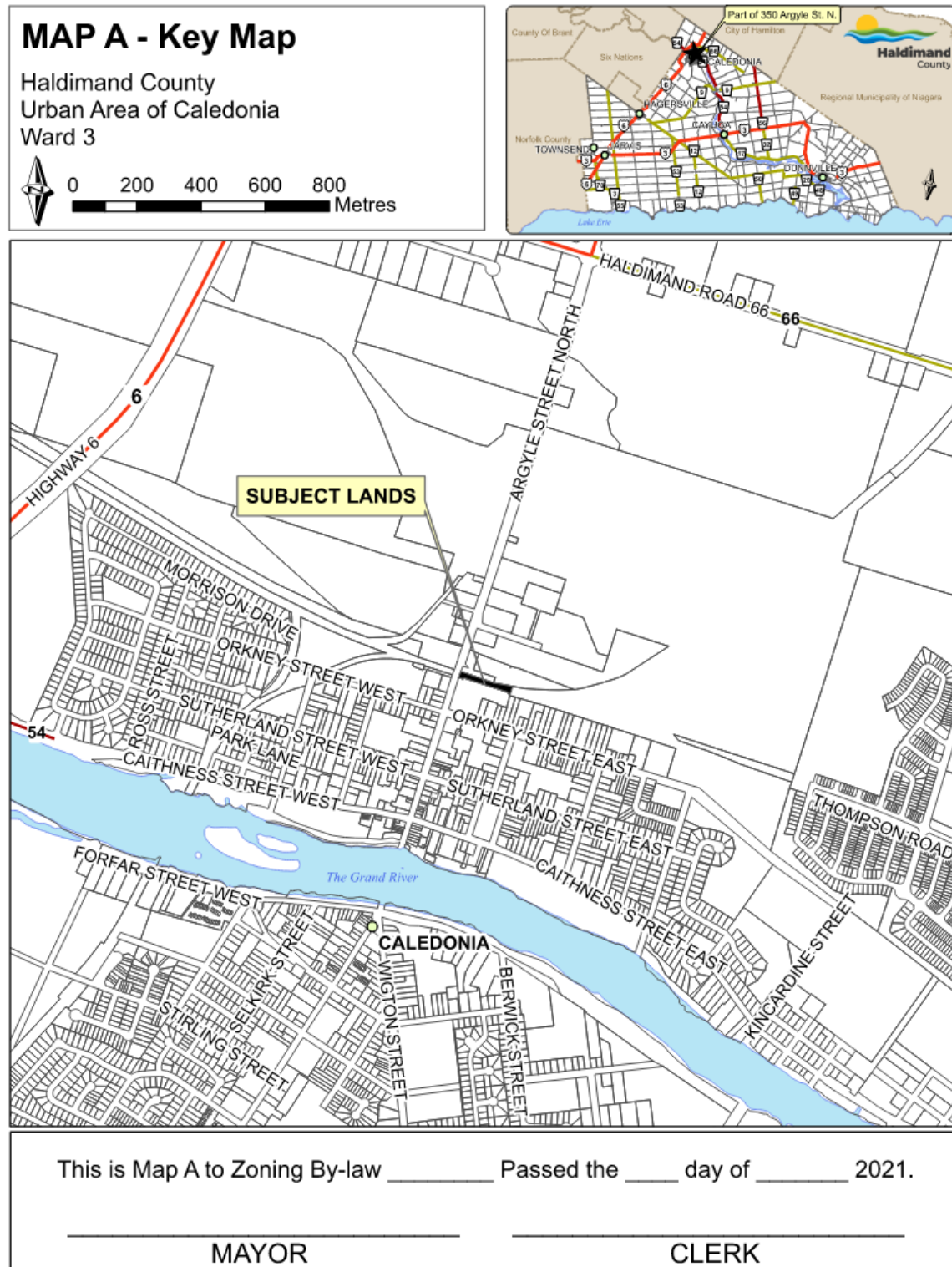
1. **THAT** this by-law shall apply to the lands described as Seneca Range 1 EPR PT LOTS 9 TO 11 Range EPR PT A B, and being shown as the Subject Lands on Maps "A" and "B" attached hereto to form a part of this By-law.
2. **THAT** Schedule "E2-4" of the Haldimand County Zoning By-law HC 1-2020, as amended, is further amended by removing the 'Holding "H"' provision from the Subject Lands being shown on Maps "A" and "B" attached to and forming 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 21st day of September, 2021.

READ a third time and finally passed this 21st day of September, 2021.

MAYOR

DEPUTY CLERK



Ref: PLZ-HA-2021-101

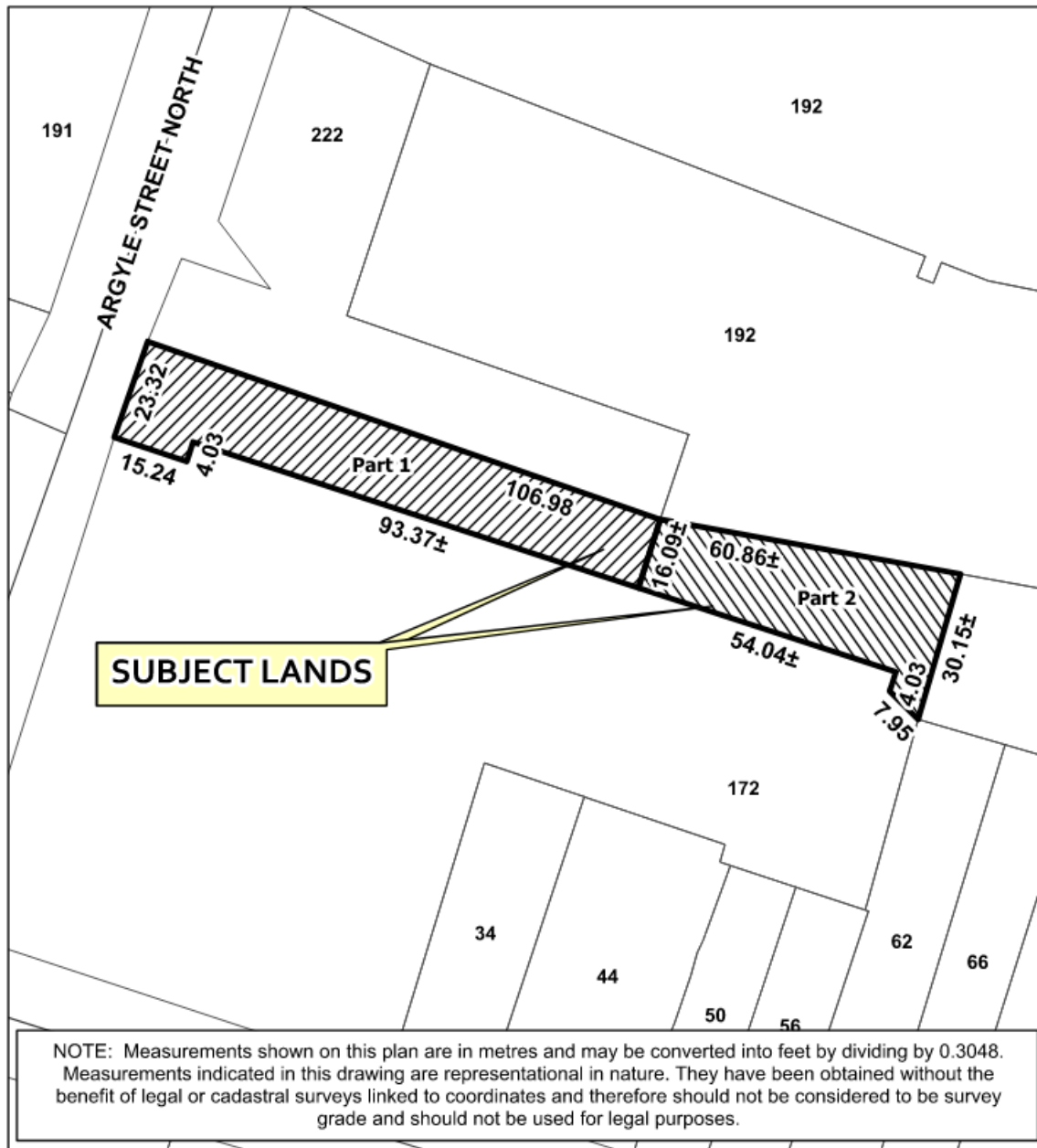
T:\Planning and Economic Development\PGIS\Applications\2021\PLZ\PLZ-HA-2021-101 Empire 350 Argyle Street North GP Inc\PLZ-HA2021101\PLZ-HA2021101.aprx

MAP B - Detail Map

Haldimand County
Urban Area of Caledonia, Ward 3

SCALE: 1:1,100

0 5 10 15 20
Metres



This is Map B to Zoning By-law _____ Passed the ____ day of _____ 2021.

MAYOR

CLERK

PURPOSE AND EFFECT OF BY-LAW NO. XX-HC/21

The purpose of this by-law is to permit the future development for commercial uses for the subject lands. The subject lands are legally described as Seneca Range 1 EPR PT LOTS 9 TO 11 Range EPR PT A B.

The property is designated 'Urban Business Park' and there are no policy conflicts.

The purpose of this by-law is to remove the Holding (H) provision from the subject lands to permit the commercial development as well as establish an easement, at such time as the General Manager of Community & Development Services is satisfied that the trail connect has been secured and an legally established.

The removal must be approved by the General Manager of Community & Development Services.

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| Report: | PDD-48-2021 |
| File Number: | PLZ-HA-2021-101 |
| Related File Number: | PLB-2021-098 |
| Name: | 350 Argyle Street North GP INC |
| Roll Number: | 2810-152-005-097000000 |