

## THE CORPORATION OF HALDIMAND COUNTY

By-law Number -HC/22

**Being a by-law to amend Zoning By-law HC 1-2020, as amended, for property described in the name of Garden Acquisitions Corporation.**

**WHEREAS** Haldimand County is authorized to enact this by-law, by virtue of the provisions of Section 34 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 lands described as Plan 720 PT Lots 12 to 16, Plan 1037 PT Lots 13 to 16, RP 18R6232 Parts 1 and 2 and RP 18R3082 Part 2 and shown on Maps "A" and "B" attached to and forming part of this by-law.
2. **THAT** Subsection 7.4 Special Exceptions is hereby further amended by adding the following:
  - 7.4.2.3 CG.3 In lieu of the corresponding provisions in the CG *Zone*, the following shall apply:
    - a) minimum *dwelling unit size*: 30 square metres;
3. **THAT** Schedule "A" of By-law HC 1-2020, as amended, is hereby further amended by removing the symbol "(H)" on the subject lands identified on Map "A" (attached to and forming part of this by-law).
4. **THAT** Special Provision 37.41 is repealed from the subject lands.
5. **AND THAT** this by-law shall come into force in accordance with the provisions of the *Planning Act*.

READ a first and second time this 26<sup>th</sup> day of September, 2022.

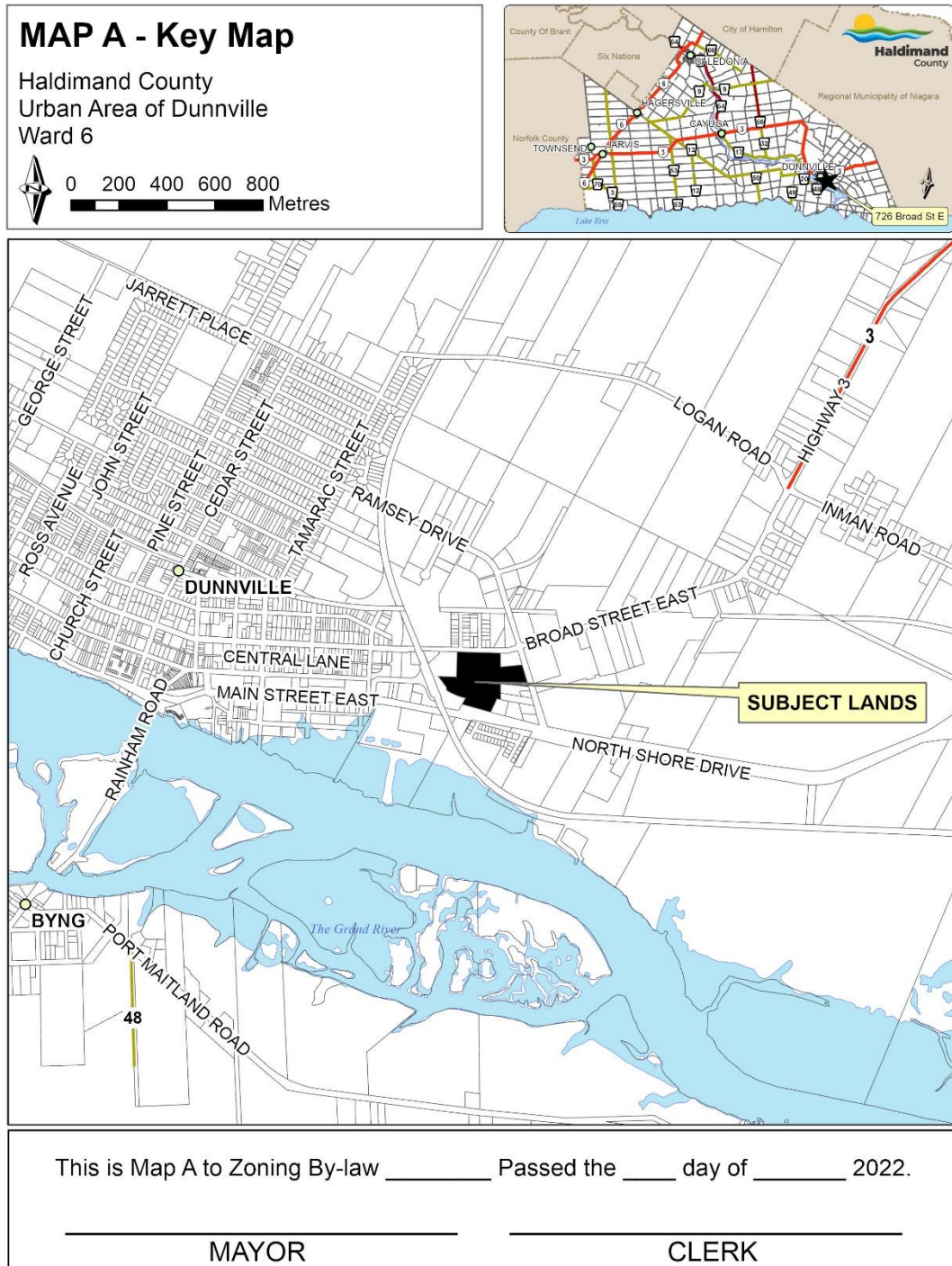
READ a third time and finally passed this 26<sup>th</sup> day of September, 2022.

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MAYOR

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CLERK



Ref: PLZ-HA-2021-236

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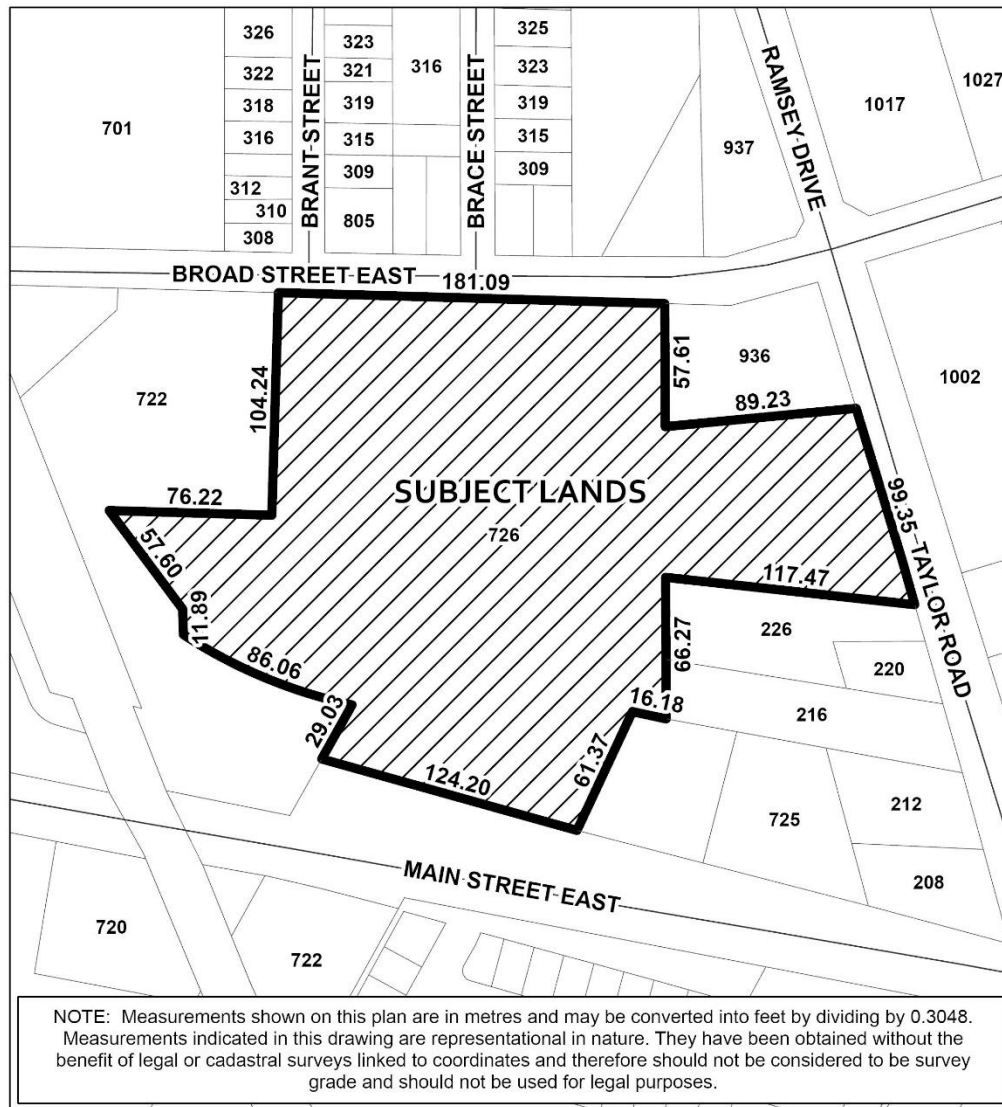
**MAP B - Detail Map**

Haldimand County

Urban Area of Dunnville, Ward 6

SCALE - 1:2,500

0 25 50 75 100 Metres



This is Map B to Zoning By-law \_\_\_\_\_ Passed the \_\_\_\_ day of \_\_\_\_\_ 2022.

\_\_\_\_\_  
MAYOR\_\_\_\_\_  
CLERK

Ref: PLZ-HA-2021-236

**PURPOSE AND EFFECT OF BY-LAW /22**

The subject lands are legally described as Plan 720 PT Lots 12 to 16, Plan 1037 PT Lots 13 to 16, RP 18R6232 Parts 1 and 2 and RP 18R3082 Part 2.

The purpose of this by-law is remove the existing Holding (H) provision, remove the existing Special Provision (37.41) and permit a minimum dwelling unit size of 30 square metres. The by-law will facilitate the construction of a retirement residence on the subject lands.

Report Number:	PDD-44-2022
File No:	PLZ-HA-2021-236
Name:	Garden Acquisitions Corporation
Roll No.	2810. 024.001.08000.0000