

**THE CORPORATION OF HALDIMAND COUNTY**

By-law Number XXXX-HC/XX

**Being a by-law to amend Zoning By-law HC 1-2020, as amended, for property described in the name of Haldimand War Memorial Hospital Charitable Corporation ('Holding – "H" provision removal).**

**WHEREAS** Haldimand County is authorized to enact this by-law, by virtue of the provisions of Section 34 and 36(1) 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 396 PT LOT I PT LOT J RP 18R5909 PART 1, known municipally as 437 Lock Street, Dunnville and shown on Maps "A" and "B" attached to and forming part of this by-law.
- 2. **THAT** Schedule "A" of By-law HC 1-2020, as amended, is hereby further amended by removing the 'Holding "H" provision from the subject lands 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.

ENACTED this 24<sup>th</sup> day of June, 2024.

\_\_\_\_\_  
MAYOR

\_\_\_\_\_  
CLERK

**MAP A - Key Map**

Haldimand County  
Urban Area of Dunnville  
Ward 6



This is Map A to Zoning By-law \_\_\_\_\_ Passed the \_\_\_\_ day of \_\_\_\_\_ 2024.

\_\_\_\_\_

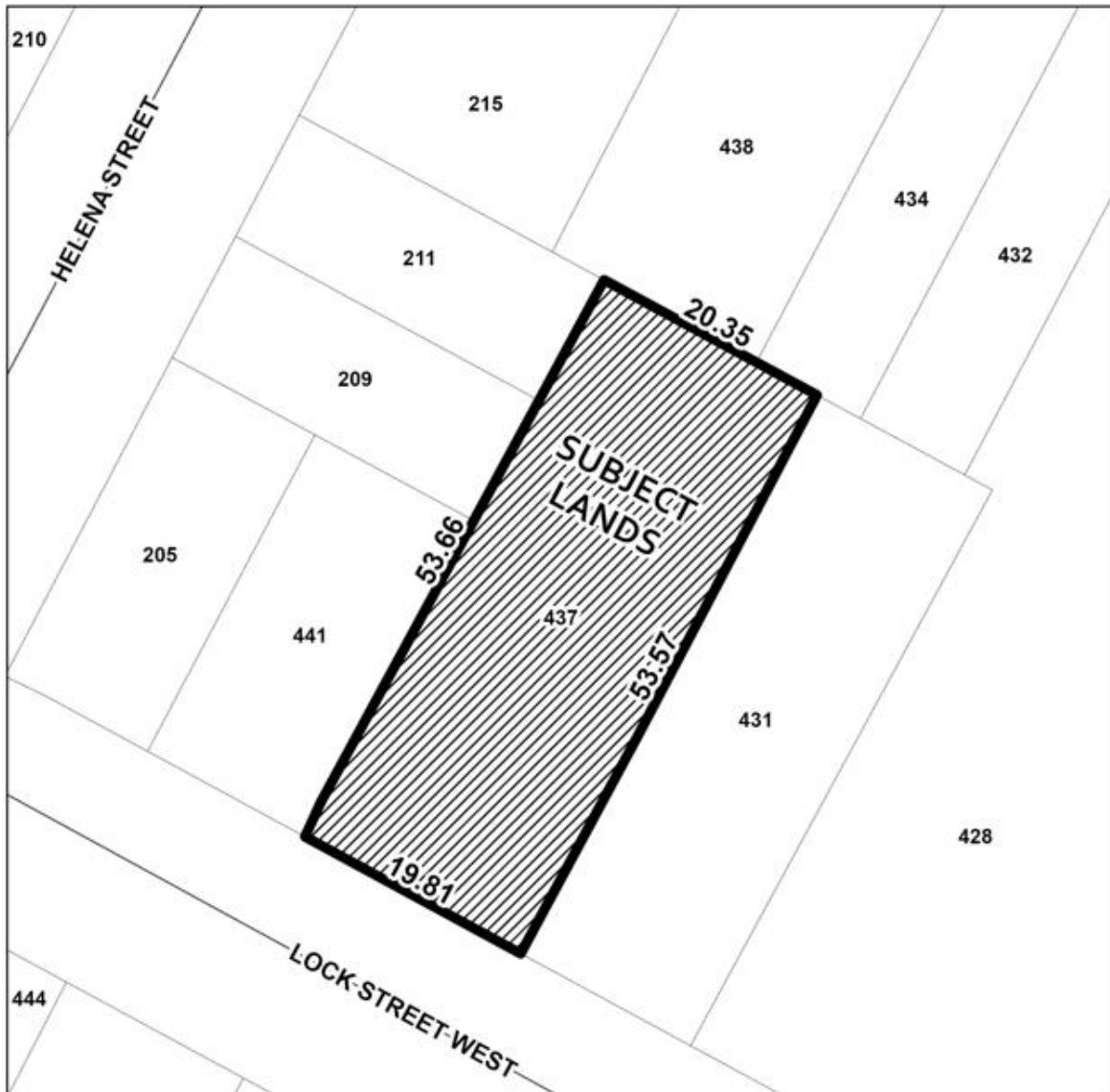
**MAYOR** **CLERK**

Ref: PLZ-HA-2024-030

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**MAP B - Detail Map**  
 Haldimand County  
 Urban Area of Dunnville, Ward 6

SCALE - 1:500  
 0 10 20 Metres

NOTE: Measurements shown on this plan are in metres and may be converted into feet by dividing by 0.3048. Measurements indicated in this drawing are representational in nature. They have been obtained without the benefit of legal or cadastral surveys linked to coordinates and therefore should not be considered to be survey grade and should not be used for legal purposes.

This is Map B to Zoning By-law \_\_\_\_\_ Passed the \_\_\_\_ day of \_\_\_\_\_ 2024.

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

Ref: PLZ-HA-2024-030

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

The subject lands are legally described as PLAN 396 PT LOT I PT LOT J RP 18R5909 PART 1, known municipally as 437 Lock Street, Dunnville.

The purpose of this by-law is to grant the General Manager of Community & Development Services the authority to remove the Holding (H) provision from the subject lands upon confirmation and granting of servicing allocation; archaeological investigation and approval; parking assessment and plan approval for 405 Broad Street West; Site Plan approval for 405 Broad Street West and the subject lands, including registration of required Site Plan Agreements; and approval of a Deeming By-law for the subject lands and 428, 432 and 434 Broad Street West to the satisfaction of Haldimand County.

The H provision removal must be approved by the General Manager of Community & Development Services and the said General Manager must issue a memo to that effect prior to development.

Report Number: PDD-09-2024  
File No: PLZ-HA-2024-030  
Related File No.: PLZ-HA-2022-066 and PLZ-HA-2022-105  
Name: Haldimand War Memorial Hospital Charitable Corporation  
Roll No. 2810.024.004.05400.0000