

THE CORPORATION OF HALDIMAND COUNTY

By-law Number /18

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

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** Schedule "A6" to Zoning By-law 1-H 86, as amended, is hereby amended by identifying as having reference to those lands described as Oneida Range East of Plank Road Part Lot 16, Haldimand County, and being shown on Maps 'A' and 'B' attached hereto to form part of this By-law.
2. **THAT** Schedule "A6" to Zoning By-law 1-H 86 is hereby further amended by identifying the Subject Lands shown on Maps 'A' and 'B' attached hereto, as having reference to subsection 36.441.
3. **THAT** the following subsections shall be added to Section 36 (Special Provisions for Particular Parcels of Land) of the said By-law 1-H 86:

36.441

- a) Section 28.1 (Permitted Uses) of the "Agricultural Zone (A)" shall also include:
 - i. Landscape design & maintenance office
 - ii. Landscape construction operations
 - iii. Landscape maintenance operations
- b) That notwithstanding the provisions of sections of the "Agricultural Zone (A)" of the Town of Haldimand Zoning By-law, 1-H 86 to the contrary, the following additional provisions shall apply:
 - i. A warehouse or storage building be limited to a maximum area of 1,750 square metres;
 - ii. A related landscape design and management office shall be limited to a maximum of 32.52 square metres;
 - iii. Retail sales shall be limited to bulk landscaping materials such as mulch, soil and gravel;
 - iv. Open storage shall be prohibited in the required front yard.

4. **AND THAT** this by-law shall take effect and force on the day of passing.

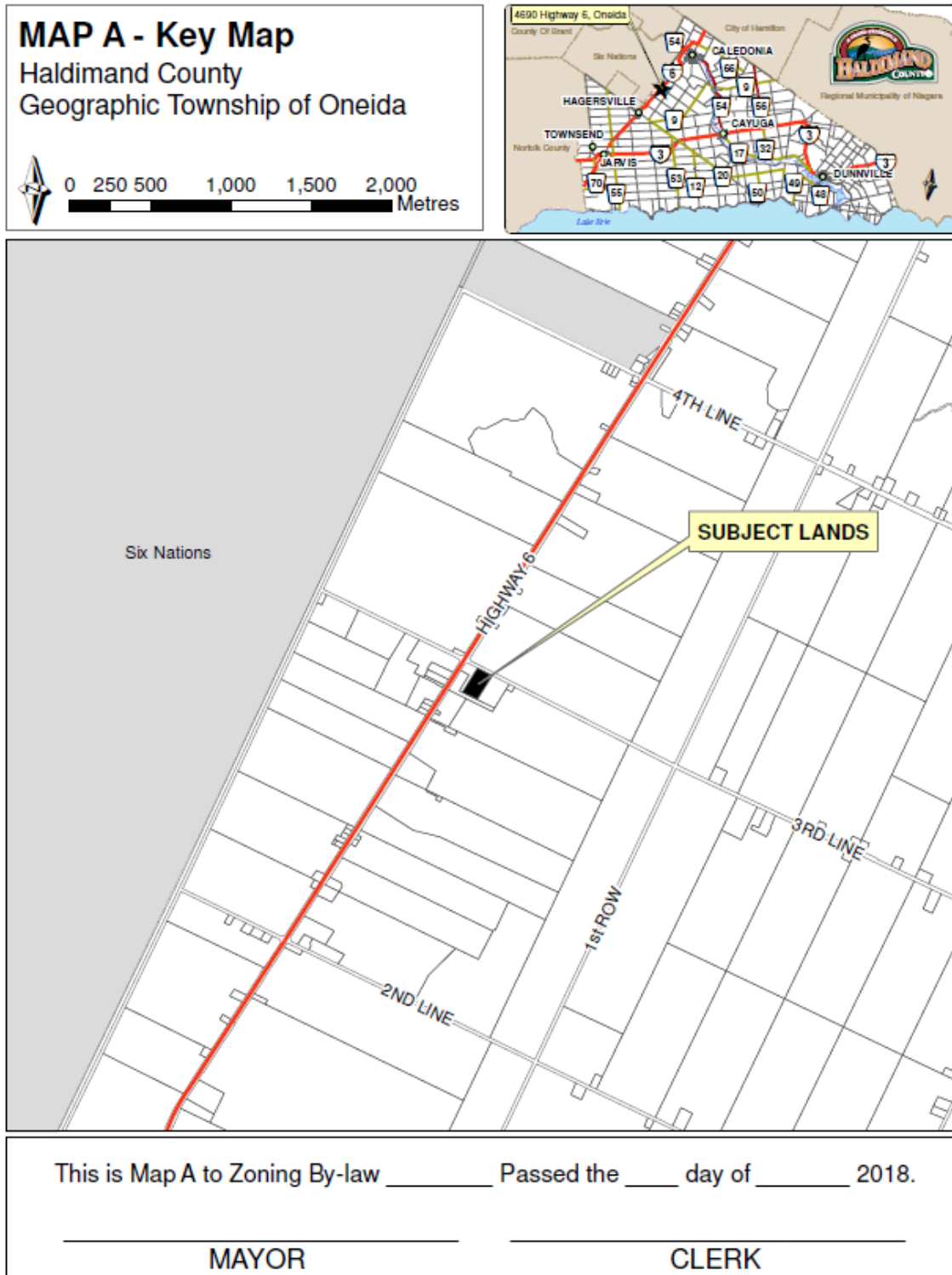
READ a first and second time this 3rd day of April, 2018.

READ a third time and finally passed this 3rd day of April, 2018.

MAYOR

CLERK

Schedule "A"



Ref: PLZ-HA-2017-138

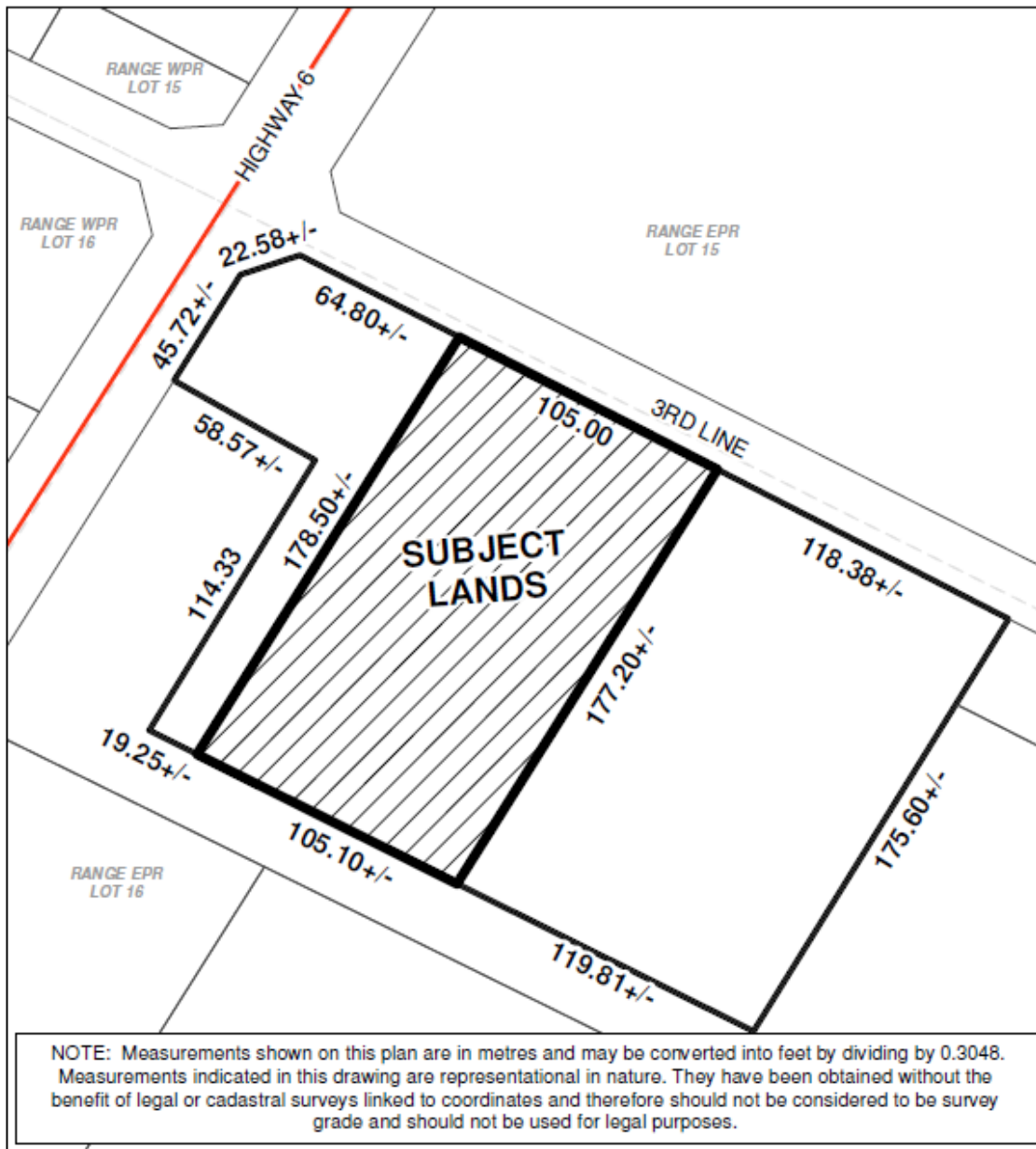
MAP B - Detail Map

Haldimand County
Geographic Township of Oneida

SCALE: 1:2,000



0 20 40 60 80 Metres



This is Map B to Zoning By-law _____ Passed the ____ day of _____ 2018.

MAYOR

CLERK

Ref: PLZ-HA-2017-138

PURPOSE AND EFFECT OF BY-LAW

/18

This by-law affects lands located east of Highway 6 in a predominantly agricultural area. The lands are described as Oneida Range East of Plank Road Part Lot 16, Haldimand County; known municipally as 4690 Highway 6, Haldimand County.

The purpose of this by-law is to permit a landscaping business and associated contractor's yard the subject lands through a site specific Zoning By-law Amendment to By-law 1-H 86.

In the Haldimand County Official Plan the subject lands are designated as 'Agriculture' which is also subject to a site specific amendment to support the proposed use. These lands are zoned 'Agricultural (A)' Zone in the Town of Haldimand Zoning By-law 1-H 86.

The permitted uses in the 'A' zone are: farm, animal kennel, farm produce outlet, farm produce grading station, storage of school buses, seasonal storage of recreational vehicles and equipment as a secondary use to a permitted farm, commercial radio, television and telecommunication towers, but excluding any office or studio associated there with, structures accessory to a mine ventilation or emergency access shaft, one airstrip and one hangar, motor homes and bunk houses for seasonal workers provided they are located on the farm on which the seasonal workers are employed, one family dwelling house, farm stand, on-farm market, farm-related processing, and experiential activities.

In order to ensure appropriate on site development, this proposal will be subject to site plan control. Site plan control will address aspects of future development such as stormwater management, lot grading, location of entrance, grading to match shoulder, provision of the required number of parking spaces, and barrier-free access to building.

Report Number:	PED-PD-13-2018
File Number:	PLOP-HA-2017-138
Name:	Zen Construction
Roll No.	2810-153-002-04600-0000