



# The Municipal Corporation of the Town of Fort Erie

## BY-LAW NO. 171-2000

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### BEING A BY-LAW TO AMEND ZONING BY-LAW 129-90

364511 ONTARIO LIMITED (Represented by Hynde Paul Associates Inc.)  
North Side of Garrison Road, West of Thompson Road, South of the Q.E.W.  
Roll Nos. 2703 020 020 08200 0000 & 2703 020 020 08300 0000

350309-0207

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### THE MUNICIPAL COUNCIL OF THE CORPORATION OF THE TOWN OF FORT ERIE HEREBY ENACTS AS FOLLOWS:

1. Schedule A15 of By-law 129-90 is amended by changing the zoning of the lands shown as Part 1 on the attached Schedule A from "Highway Commercial Holding C3(H)-196 Zone" to "Open Space OS-229 Zone" and by changing the zoning of the lands shown as Part 2 on the attached Schedule A from "Residential Development RD Zone" to "Highway Commercial Holding C3(H)-230 Zone" which attached Schedule A is hereby declared to form part of this by-law.
2. By-law 129-90 is further amended by adding to Subsection Schedule A15 of Section 35 (Exceptions) thereto the following exceptions:


"OS-229      These lands are zoned "Open Space OS-229 Zone" and all of the provisions of By-law 129-90 as amended that relate to lands zoned "Open Space OS Zone" by that By-law shall apply to those lands zoned "Open Space OS-229 Zone" on Schedule A15 except:


(a) that notwithstanding the requirements of Subsection 31.2 - Permitted Uses, these lands shall only be used for a storm water management facility and uses and structures accessory thereto.

"C3(H)-230      These lands are zoned "Highway Commercial Holding C3(H)-230 Zone" and all of the provisions of By-law 129-90 as amended that relate to lands zoned "Highway Commercial C3 Zone" by that By-law shall apply to those lands zoned "Highway Commercial Holding C3(H)-230 Zone" on Schedule A15. Once the Holding has been removed after the owners have entered into a site plan agreement with the Town including verification of downstream sewage capacity, the development of these lands shall comply with all of the provisions of By-law 129-90 as amended that relate to lands zoned "Highway Commercial C3 Zone" by that by-law.

3. The lands referred to in Sections 1 & 2 are situated on the north side of Garrison Road, west of Thompson Road and south side of Queen Elizabeth Highway and consist of Part of Lots 1 & 2, Concession III, N.R., also designated as Parts of Parcels 1, 2 & 3 on 59R-3600 in the former Township of Bertie, now in the Town of Fort Erie, in the Regional Municipality of Niagara.

**READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS 25<sup>TH</sup> DAY OF SEPTEMBER, 2000.**

  
MAYOR

  
CLERK

I, CAROLYN BOOTH, CLERK OF THE CORPORATION OF THE TOWN OF FORT ERIE HEREBY CERTIFY THE FOREGOING TO BE A TRUE CERTIFIED COPY OF BY-LAW NO. 171-2000 OF THE SAID TOWN. GIVEN UNDER MY HAND AND THE SEAL OF THE SAID CORPORATION THIS \_\_\_\_ DAY OF \_\_\_\_  
\_\_\_\_\_, 2000.

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