



The Corporation of the Town of Fort Erie By-law 97-2024

Being a By-law to Exempt Certain Blocks in Plan 59M-519 from Part Lot Control, Mississauga Avenue, Blocks 57, 58, 59, 60, 62, 63, 64, 65 and 70 (Harbourtown Village Subdivision) Silvergate Homes (800460 Ontario Ltd. c/o Mudassir Ahmed)

Whereas the Municipal Council of The Corporation of the Town of Fort Erie deems that the lands described in section 1 of this by-law should be exempted from the provisions of subsection 50(5) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended (the "*Planning Act*"), since such lands are to be used for dwelling units as permitted by Zoning By-law No. 129-90, as amended;

Now therefore the Municipal Council of The Corporation of the Town of Fort Erie enacts as follows:

1. **That** the provisions of subsection 50(5) of the *Planning Act* shall not apply to the lands described as follows:
 - (a) Block 57
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-4 inclusive, on Reference Plan 59R-18107
 - (b) Block 58
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-3 inclusive, on Reference Plan 59R-18118
 - (c) Block 59
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-3 inclusive, on Reference Plan 59R-18121
 - (d) Block 60
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-4 inclusive, on Reference Plan 59R-18132
 - (e) Block 62
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-3 inclusive, on Reference Plan 59R-18123
 - (f) Block 63
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-4, inclusive on Reference Plan 59R-18129
 - (g) Block 64
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-4 inclusive, on Reference Plan 59R-18136
 - (h) Block 65
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-3 inclusive, on Reference Plan 59R-18151
 - (i) Block 70
Registered Plan 59M-519, Fort Erie
Designated as Parts 1-7 inclusive, on Reference Plan 59R-18124

2. **That** in accordance with subsection 50(7.3) of the *Planning Act*, this by-law shall expire one year from the date of the registration of this by-law in the Land Registry Office at which time subsection 50(5) of the *Planning Act* shall apply to those lands in the reference plan described in Section 1 of this by-law.
3. **That** upon final passage of this by-law, the Town Law Clerk shall cause this by-law to be registered in the local Land Registry Office.
4. **That** the Clerk of the Town is authorized to affect any minor modifications, corrections or omissions, solely of an administrative, numerical, grammatical, semantical or descriptive nature to this by-law or its schedules after the passage of this by-law.

Read a first, second and third time and finally passed this 23rd day of September, 2024.

Mayor

Clerk