



The Corporation of the Town of Fort Erie By-law 5-2025

Being a By-law to Assume Secondary Services within Plan 59M-465, Phases 1, 2 and 3 (Crystal Ridge Landing Subdivision) 1372708 Ontario Inc. (Vaughn Gibbons)

Whereas By-law 114-2017 and By-law 29-2019 authorized the Mayor and Clerk to execute the Subdivision Agreement and Amending Subdivision Agreement, respectively, for the Crystal Ridge Landing Subdivision, Phases 1, 2 and 3; and

Whereas Section 10.8 of the Subdivision Agreement provides that municipal services shall be assumed by the Town in two stages: first, by Council passing an Assumption By-law for Primary Services following the issuance of the Certificate of Final Acceptance for Primary Services by the Director of Infrastructure Services; and second, by Council passing an Assumption By-law for Secondary Services following the issuance of the Certificate of Final Acceptance for Secondary Services by the Director of Infrastructure Services; and

Whereas pursuant to the Subdivision Agreement, the Secondary Services includes all finished streets and roadways as constructed by the Developer for the Plan of Subdivision; and

Whereas it is deemed necessary to assume the Secondary Services installed pursuant to the Subdivision Agreement for Phases 1, 2 and 3, including certain highways within Registered Plan 59M-465;

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

1. **That** the following Secondary Services identified on the approved servicing plans for Phases 1, 2 and 3 of the Crystal Ridge Landing Subdivision registered as Plan 59M-465 are assumed by the Town of Fort Erie, namely:
 - a. Municipal roads (including boulevards);
 - b. Driveway aprons;
 - c. Sidewalks; and
 - d. Landscaping and tree plantings

pursuant to the Certificates of Final Acceptance of Secondary Services dated January 13, 2025

2. **That** the following parcels of land situated in the Town of Fort Erie are assumed as public highway:
 - a. Allen Trail, Plan 59M-465, being PIN 64185-0391 (LT);
 - b. Carolina Court, Plan 59M-465, being PIN 64185-0392 (LT); and
 - c. Connection Drive, Plan 59M-465, being PIN 64185-0030 (LT).

- 3. 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 27th day of January 2024.

Mayor

Clerk