

THE CORPORATION OF THE
TOWN OF PELHAM
BY-LAW #4408(2021)

Being a by-law to assume the subdivision known as River Estates (Phase 1) Subdivision and to designate the streets as shown on Registered Plan 59M-434 as public highways and to name the streets accordingly.

WHEREAS by By-law #3775(2016) the Council of the Corporation of the Town of Pelham entered into a Subdivision Agreement with River Realty Inc with respect to the lands and development known as “River Estates (Phase 1)”;

AND WHEREAS all of the terms and conditions under the said subdivision agreement have been met;

AND WHEREAS the Council of the Corporation of the Town of Pelham deems it desirable to assume the said subdivision;

AND WHEREAS the Council of the Corporation of the Town of Pelham deems it desirable and necessary to designate, as public highways, the lands as shown on Registered Plan 59M-434 known as River Estates (Phase 1);

AND WHEREAS said lands are situated in the Town of Pelham;

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE TOWN OF PELHAM ENACTS AS FOLLOWS:

- (1) THAT all services pursuant to the River Estates (Phase 1) Subdivision are hereby accepted by the Town and the Town hereby assumes the said subdivision for municipal purposes, the said subdivision being described in Schedule “A” attached hereto.
- (2) THAT the roads and/or streets as shown on Registered Plan 59M-434 known as River Estates (Phase 1) be dedicated for the use of the public as a public highway and that the public highway be named “Summersides Boulevard, Lametti Drive, Bergenstein Crescent, Marissa Street, and Riley Avenue”.
- (3) THAT this by-law shall take effect upon the passing thereof.

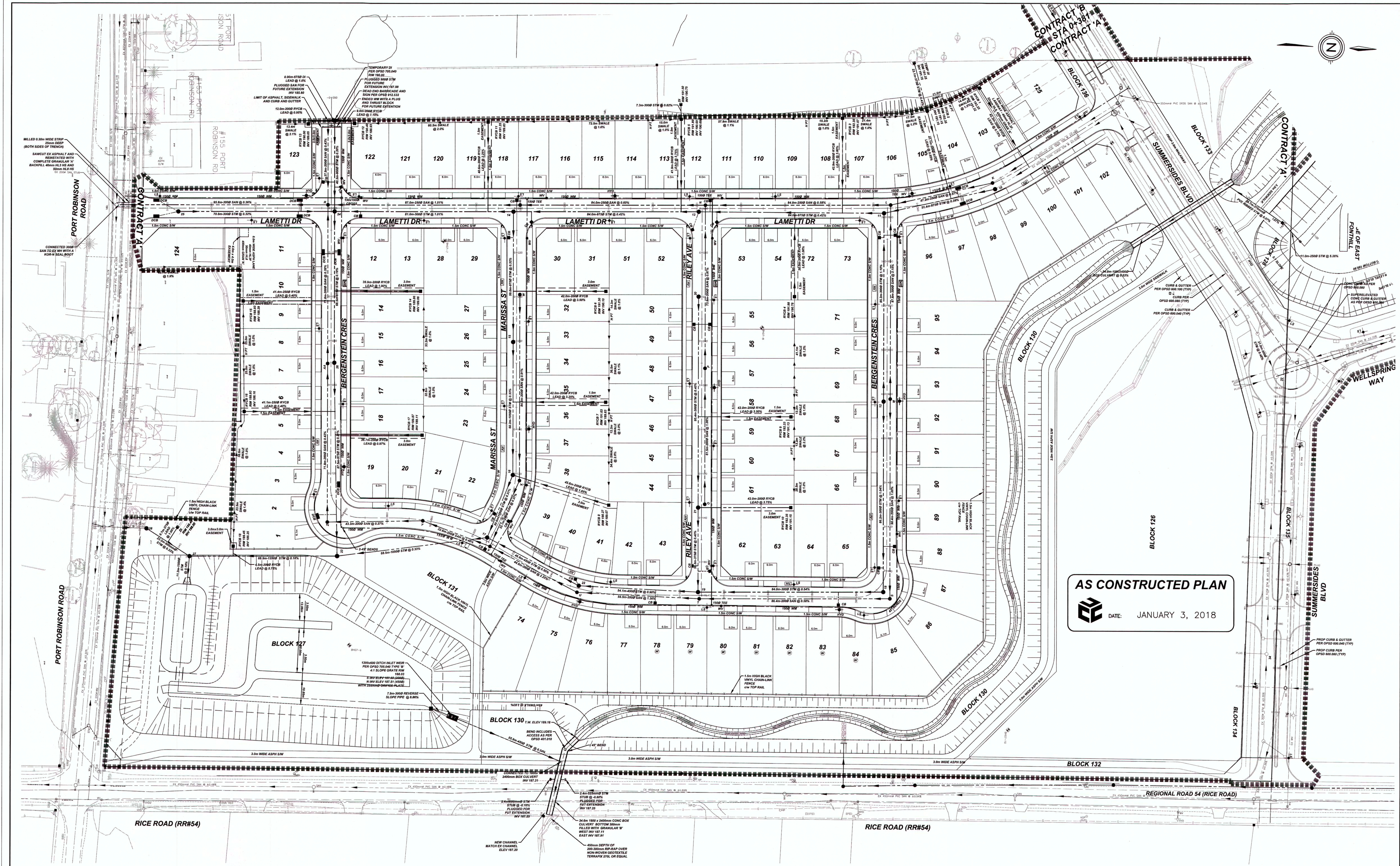
READ A FIRST, SECOND AND THIRD TIME
AND FINALLY PASSED BY COUNCIL THIS
20th DAY OF DECEMBER, 2021 A.D.

MAYOR M. JUNKIN

HOLLY WILLFORD, TOWN CLERK

SCHEDULE “A”
TO
BY-LAW #4408 (2021)

In the Town of Pelham, in the Regional Municipality of Niagara and being composed of Lots 1-125 inclusive, Blocks 126 to 133 inclusive, and the streets namely Summersides Boulevard, Lametti Drive, Bergenstein Crescent, Riley Avenue, and Marissa Street, the reserves namely Blocks 134, 135, and 136 and the Street Widening namely Block 137, Plan 59M-434, Pelham and bring all of PIN 64063-0257 (LT).



11	AS CONSTRUCTED	2018-01-03	JC
10	ISSUED FOR BUILDING PERMIT	2016-12-15	MH
9	REVISED PIPE SLOPES	2016-10-28	AK
8	REVISED DRIVEWAY LOCATIONS	2016-10-26	AK
7	REVISED PER TOWN COMMENTS, ISSUED FOR CONSTRUCTION	2016-07-19	AK
6	ISSUED FOR CONSTRUCTION	2016-06-28	AK
5	REVISED PER TOWN COMMENTS	2016-06-20	AK
4	REVISED PER TOWN COMMENTS	2016-06-07	AK
#	REVISION	DATE	INIT

- NOTES/LEGEND
1. THE POSITION OF POLE LINES, CONDUITS, WATERMAINS, SEWER AND OTHER UNDERGROUND AND OVERGROUND UTILITIES AND STRUCTURES IS NOT NECESSARILY SHOWN ON THE CONTRACT DRAWINGS AND, WHERE SHOWN, THE ACCURACY OF THE POSITION OF SUCH UTILITIES AND STRUCTURES IS NOT GUARANTEED. BEFORE STARTING WORK, THE CONTRACTOR SHALL INFORM HIMSELF OF THE EXACT LOCATION OF ALL SUCH UTILITIES AND STRUCTURES AND SHALL ASSUME ALL LIABILITY FOR DAMAGE TO THEM.
 2. PROPERTY LINES WERE PLOTTED USING REGISTERED PLANS AND BARS LOCATED IN THE FIELD. TO VERIFY THE ACCURACY OF THESE PROPERTY LINES, A LEGAL SURVEY SHOULD BE PERFORMED PRIOR TO CONSTRUCTION.
 3. ALL CONSTRUCTION MUST COMPLY WITH THE NIAGARA PENINSULA STANDARD CONTRACT DOCUMENT.

DRAFTING	TC
DESIGN	AK
CHECKED BY	MH
APPROVED BY	



UPPER CANADA CONSULTANTS
ENGINEERS / PLANNERS

261 Mortindale Road
Niagara Falls, ON
L2W 1A1
Phone: (905) 688-9400
Fax: (905) 688-5274

OWNER
RIVER REALTY DEVELOPMENT (1976) INC.
6265 MORRISON STREET
NIAGARA FALLS, ON
L2E 7H1

RIVER ESTATES GENERAL SERVICES PLAN	
CONSULTANT FILE No. 0482	REV. 11
DATE 2018-01-03	
PRINTED 2018-01-10	
SCALE 1:750 m	
REF. No.	
DWG No. 0482-GSP	