



The Corporation of the Town of Pelham

By-law No. 53-2023

Being a By-law to amend Zoning By-law 4481(2022), as amended, to rezone lands located at 550 Webber Road, legally described as Part of Lot 11, Concession 14, Town of Pelham, Regional Municipality of Niagara, from the Rural Employment-72 (RE-72), Environmental Protection One (EP1) and Rural Employment (RE) zones to the amended site-specific Rural Employment-72 (RE-72), Environmental Protection One (EP1) and Rural Employment (RE) zones.

File No. AM-04-2023

WHEREAS Section 34 of the *Planning Act*, RSO 1990, c. P. 13, as amended provides that the governing body of a municipal corporation may pass by-laws to regulate the use of lands and the character, location and use of buildings and structures;

AND WHEREAS the Council of the Corporation of the Town of Pelham has recommended that such a by-law be enacted;

AND WHEREAS the Council of the Corporation of the Town of Pelham deems it to be in the public interest that such a by-law be enacted;

NOW THEREFORE the Council of the Corporation of the Town of Pelham enacts as follows:

1. **THAT** Schedule 'A' to Zoning By-law 4481(2022) as amended, is hereby further amended by rezoning the lands identified on Schedule 'A' attached hereto and forming part of this By-law from the Rural Employment-72 (RE-72), Environmental Protection One (EP1) and Rural Employment (RE) zones to the amended Rural Employment-72 (RE-72), Environmental Protection One (EP1) and Rural Employment (RE) zones;
2. **THAT** Section 10 of Zoning By-law 4481(2022) as amended, is hereby amended by replacing the RE-72 zone with the following:

Rural Employment-72 (RE-72)

Notwithstanding Section 4.1.4.1(a) of the Parking and Loading Requirements and 5.3.1 of the Rural Employment Zone, the following special regulations shall apply:

4.1.4.1 Parking Space Dimensions and Requirements

- (a) The minimum dimensions of a parking space shall be 2.4m by 5.8m with a minimum vertical clearance of 4.2m;

5.3.1 Permitted Uses

- (r) Place of Worship

3. **THAT** this Bylaw shall come into force and effect from and after the date of passing thereof, pursuant to Section 34(21) and 34(30) of the *Planning Act*, 1990, as amended.

Read, enacted, signed and sealed this 20th day of September 2023.

John Wink, Deputy Mayor

William Tigert, Town Clerk