

CORPORATION OF THE TOWN OF AMHERSTBURG

BY-LAW NO. 1998-36

Being a by-law to amend Zoning By-law 2440, as amended.

WHEREAS By-law 2440, as amended, is a land use control by-law regulating the use of lands and the character, location and use of buildings and structures within the Town of Amherstburg;

AND WHEREAS the Council of the Corporation of the Town of Amherstburg deems it necessary and in the best interest of proper planning in the said Town to further amend By-law 2440 as herein provided;

AND WHEREAS this By-law conforms with the Official Plan in effect for the Town of Amherstburg;

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

1. Schedule "A", Map 17, to By-law No. 2440, as amended, is hereby further amended by changing the zoning classification on the parcel of land depicted on Schedule "A" attached hereto and forming part of this by-law, from "Residential Type 1 Zone (R1)" to "Residential Type Three Zone (R3-1)".
2. Section 8, Residential Type Three Zone (R3) Regulations, is hereby amended by the addition of a new subsection 8.3.1 to read as follows:

"8.3.1 DEFINED AREA R3-1 as shown on Map 17 of Schedule "A" of this By-law.

a) Permitted Uses

The uses permitted in subsection 8.1.1 of this By-law.

b) Permitted Buildings and Other Structures

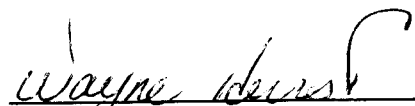
Buildings and structures for the permitted uses.

c) Zone Provisions

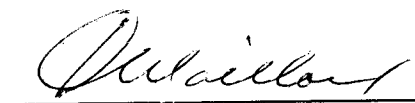
All lot and building requirements for the permitted buildings and structures shall be in accordance with subsections 8.1.2 and 8.1.3 of this By-law, except that the minimum front yard dimension for Lots 34, 35, 36 and 37 as shown on a proposed re-lotting plan dated March 18, 1998 shall be 18.288 metres."

3. This by-law shall take effect from the date of passage by Council and shall come into force in accordance with Section 34 of the Planning Act, R.S.O. 1990.

Read a first, second and third time and finally passed this **8th** day of **June**, **1998**.

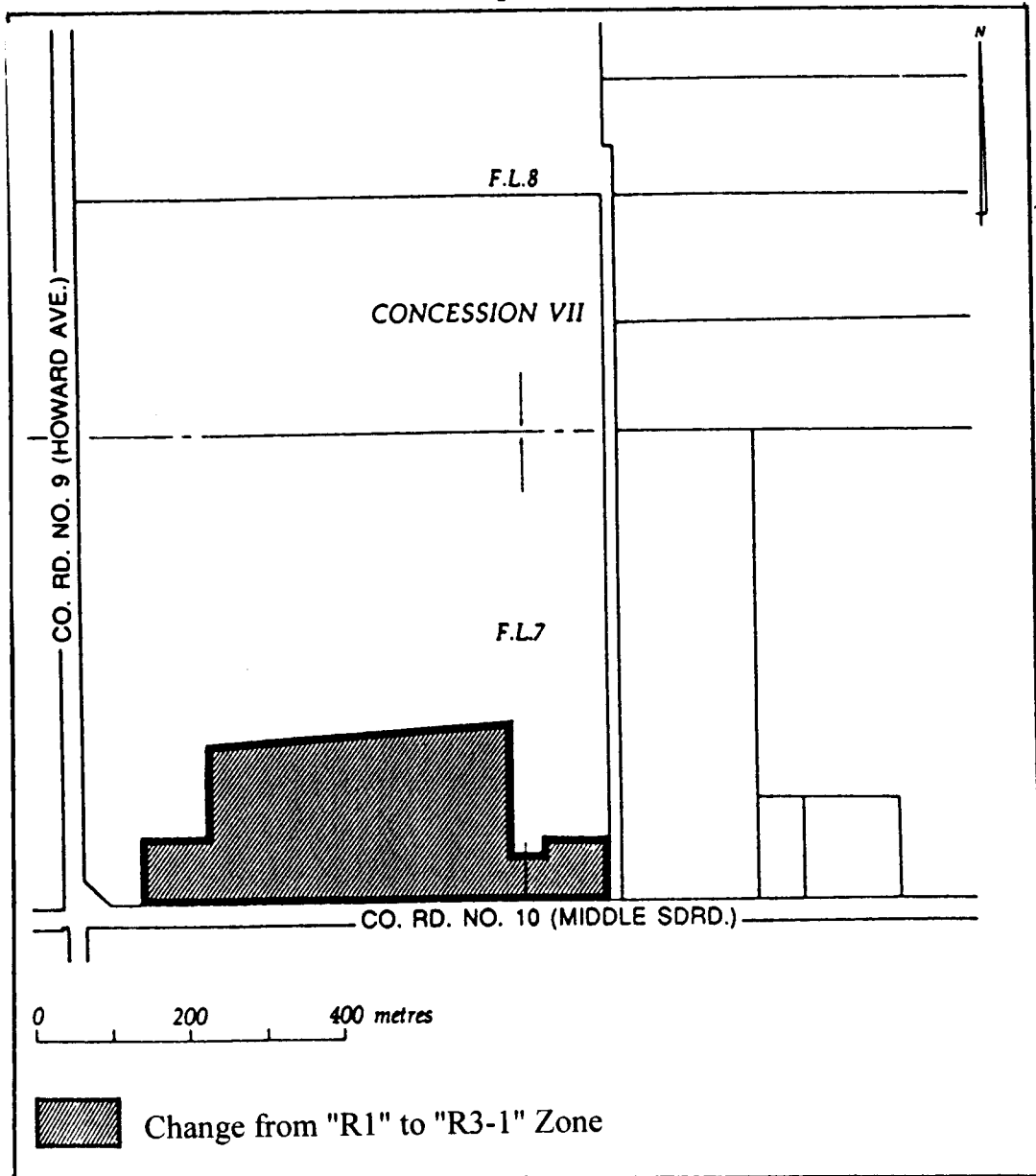


Mayor

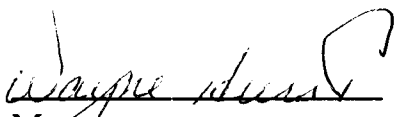


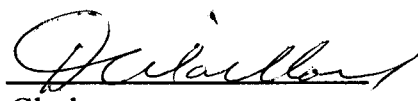
Clerk

SCHEDULE "A"
PLAN 12M-358, LOTS 1 TO 33
TOWN OF AMHERSTBURG



This is Schedule "A" to By-law No. 1998-36.
Passed the 8th day of June, 1998.
Signed


Mayor


Clerk