

CORPORATION OF THE TOWN OF AMHERSTBURG

BY-LAW NO. 1999-57

**Being a by-law to amend Zoning By-law 1999-52,
with respect to Lots 1 through 18, Registered
Plan 12M-198 (Forhan Street).**

WHEREAS By-law 1999-52, 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 Municipal Council of the Corporation of the Town of Amherstburg deems it advisable to amend By-Law 1999-52;

AND WHEREAS authority is granted under Section 34 of The Planning Act, R.S.O. 1990;

AND WHEREAS the By-Law is in compliance with the Official Plan of the Town of Amherstburg;

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

1. Schedule "A", Key Map 37 to By-Law 1999-52 is hereby amended by changing the zoning classification on Schedule "A" attached hereto and forming part of this By-Law from "Residential Second Density/Residential Multiple First Density (R2/RM1)" to "Residential Second Density Defined Area/Residential Multiple First Density (R2-3/RM1)".
2. Section 8 Residential Second Density Zone is hereby amended by the addition of a new subsection 8(4)(c) R2-3.

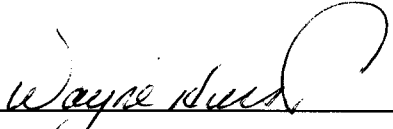
Notwithstanding any provisions of this By-Law to the contrary, within any area designated R2-3 of Schedule "A" hereto the zone requirements of Section 8 of the By-Law shall apply with the exception of the following:

(i) Zone Requirements


1. Lot Area (Minimum)
 - (a) Semi-detached dwelling 545 m²
 - Semi-detached dwelling unit 260 m²
 2. Lot Frontage (Minimum)
 - (a) Semi-detached dwelling 17.84 m
 - Semi-detached dwelling unit 8.9 m
 3. Lot Coverage (Maximum)
 - (a) Semi-detached dwelling 40%
3. That all other appropriate regulations for the use of land and the character, location and use of buildings and structures conforms to regulations of the Residential Second Density or Residential Multiple First Density zones and all other general provisions or regulations of By-Law 1999-52, as amended from time to time.

4. That this By-Law shall become effective 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 **13th** day of **December**, **1999**.

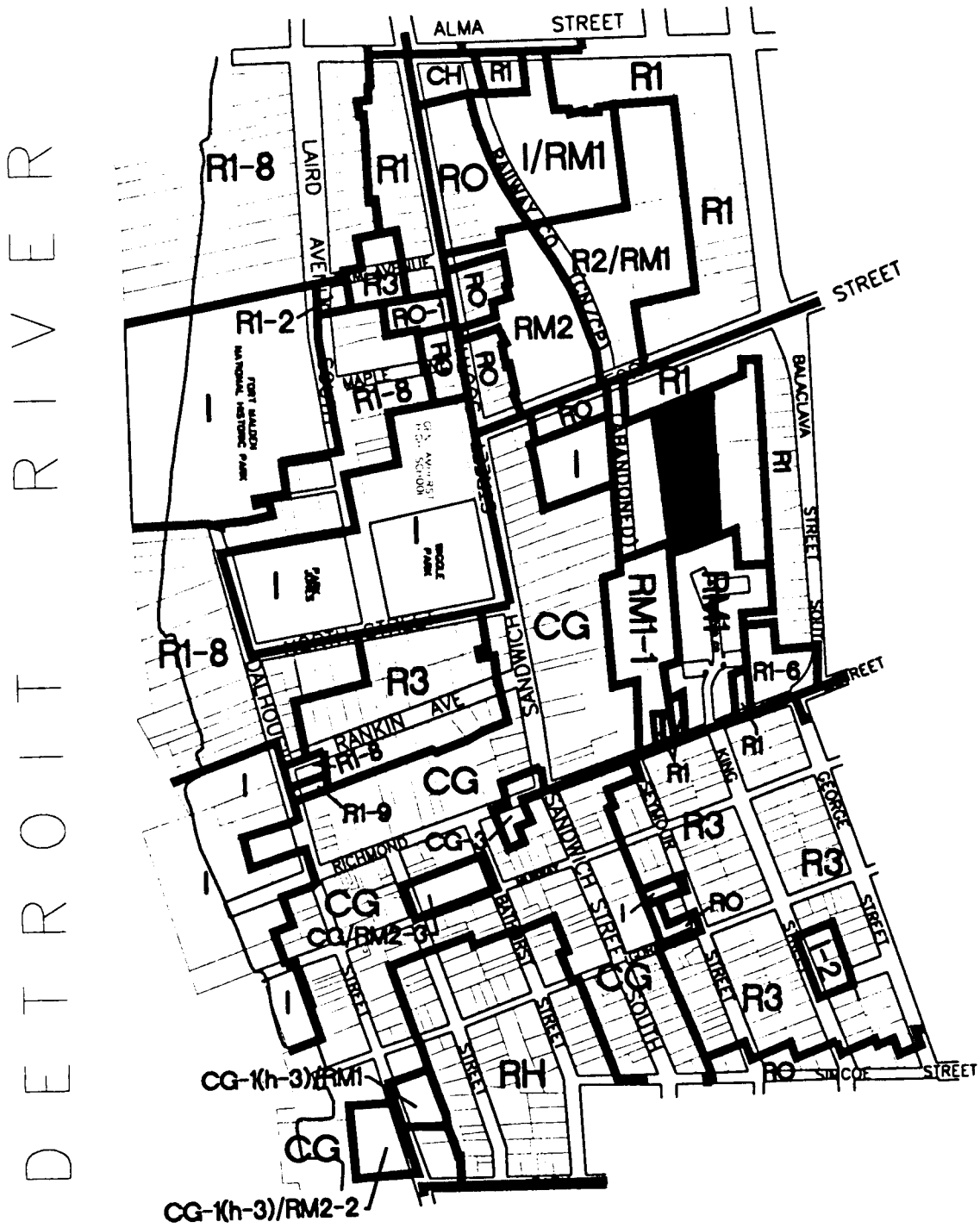
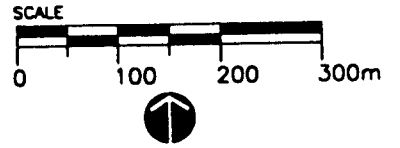


Mayor



Clerk

Schedule "A"
 Registered Plan 12M-198, Lots 1 Through 18
 (Forhan Street)
 Town of Amherstburg



■ Change from (R2/RM1) to (R2-3/RM1).

This is Schedule "A" to By-law 1999-57 passed the 13th day of December, 1999.

Wayne Hines
 Mayor

DePaillon
 Clerk