

CORPORATION OF THE TOWN OF AMHERSTBURG

BY-LAW NO. 2009-06

Being a by-law to amend Zoning By-law No. 1999-52, as amended

WHEREAS By-law 1999-52, 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 Town of Amherstburg deems it appropriate and in the best interest of proper planning to amend By-law 1999-52, as herein provided;

AND WHEREAS this By-law conforms to the Official Plan for the Town of Amherstburg as amended by Official Plan Amendment #9.

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

1. Schedule "A", Map 45 of By-law 1999-52, as amended, is hereby further amended by changing the Zone symbol on those lands shown as "ZONE CHANGE FROM RH to h-6 CG" on Schedule "A" attached hereto and forming part of this By-law from "Residential Heritage (RH) Zone" to "Holding Commercial General (h-6 CG) Zone".
2. Section 4(6)(b) Holding (h) Zones is hereby amended by adding a new holding "h-6" as clause (vii) as follows:

"(vii) h-6

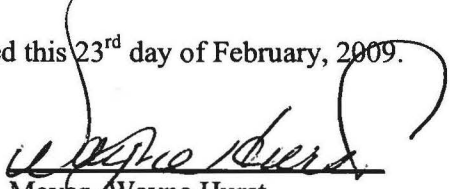
Purpose: To ensure that buildings and structures and the development and/or redevelopment of a site or building within areas that have been identified as having historical characteristics are designed to conform with heritage building design features or be compatible to the heritage characteristics of the area, the following conditions must be satisfied prior to the issuance of an building permits:

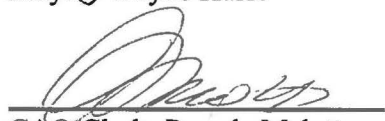
1. Perspective drawings of any building addition, alteration or redevelopment shall be prepared to the satisfaction of Council;
2. Site Plan Control under Section 41 of the Planning Act and a development agreement must be entered into by the owner and the Town of Amherstburg and registered on title.

Permitted Interim Uses: Existing building and structures; uses permitted by the applicable Zone."

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 23rd day of February, 2009.

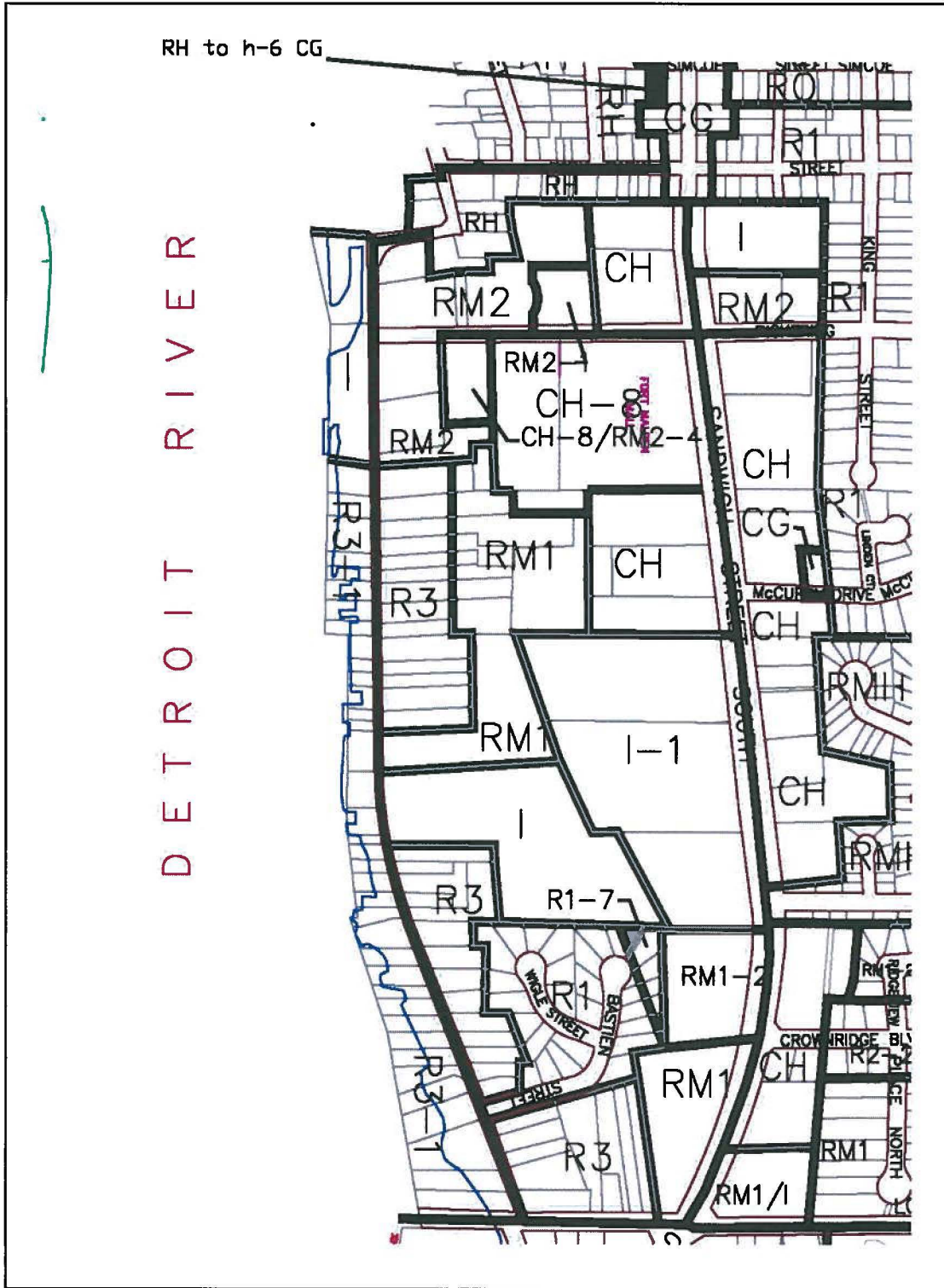

Mayer- Wayne Hurst


CAO/Clerk- Pamela Malott

Certified to be a true copy of By-Law
No. 2009-06 passed by the Amherstburg
Municipal Council on February 23, 2009.

TOWN OF AMHERSTBURG

SCHEDULE "A" TO BY-LAW No. 2009-06
A BY-LAW TO AMEND BY-LAW No. 1999-52,



Key Map No.45

■ Zone Change From RH to h-6 CG

Wayne Hurst
MAYOR- Wayne Hurst

Pamela Malott
CAO/CLERK- Pamela Malott