

**CORPORATION OF THE TOWN OF AMHERSTBURG  
BY-LAW NO. 2018-87**

**By-law to amend Zoning By-law No. 1999-52  
253, 257-265 Dalhousie Street, Amherstburg**

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**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;

**NOW THEREFORE** the Council of the Corporation of the Town of Amherstburg enacts as follows:

1. Schedule "A", Map 37 of By-law 1999-52, as amended, is hereby amended by changing the zone symbol on those lands shown as "Zone Change from CG-4 to CG-12" on Schedule "A" attached hereto and forming part of this By-law from "Special Provision Commercial General (CG-4) Zone" to "Special Provision Commercial General (CG-12) Zone".
2. THAT Section 15(4) of By-law 1999-52, as amended, is hereby amended by adding a new subsection (l) as follows;

“(l) CG-12 (253, 257-265 Dalhousie Street)

Notwithstanding any other provisions of this By-law to the contrary, within any area zoned CG-12 on Schedule "A" hereto, the zone requirements of Section 16 of the By-law shall apply with the addition of the following special provisions:

- (i) Uses Permitted
    - (a) a brewery accessory to a main use;
    - (b) any use permitted in a CG Zone.
  - (ii) Notwithstanding the parking requirements of Section 21(a) (b) or (c), the parking requirements for any area zoned CG-12 on Schedule "A" for residential units shall be 0.33 per unit and there shall be not parking requirements for non-residential land uses. All other parking regulations shall apply.
  - (iii) The minimum height shall be 7 metres and the maximum height shall be 18 metres.”
3. THAT all other appropriate regulations for the use of land and the character, location and use of buildings and structures conforms to the regulations of the Commercial General Zone, as applicable and all other general provisions or regulations of By-law 1999-52, as amended from time to time.

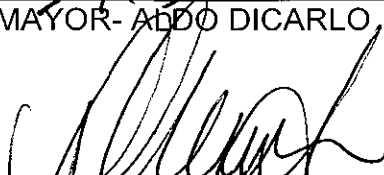
THIS By-law shall take effect from the date of passage by Council and shall come into force in accordance with Section 34 of the Planning Act, R.S.O. 1990.

Read a first, second and third time and finally passed this 10<sup>th</sup> day of September, 2018.



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MAYOR- ADDO DICARLO



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CLERK- PAULA PARKER

TOWN OF AMHERSTBURG

SCHEDULE "A" TO BY-LAW No. 2018-87  
A BY-LAW TO AMEND BY-LAW No. 1999-52



**SCHEDULE 'A'**  
ZONING BY-LAW NO. 1999-52  
**MAP 37**

**CG-4 to CG-12** 

  
MAYOR- ALDO DICARLO

  
CLERK- PAULA PARKER