



**The Municipal Corporation of the
Town of Fort Erie**

BY-LAW NO. 181-07

**BEING A BY-LAW TO REDESIGNATE A CERTAIN AREA AS AN
IMPROVEMENT AREA (RIDGEWAY BUSINESS IMPROVEMENT
AREA) AND TO REPEAL BY-LAW NOS. 62-99 AND 33-06**

WHEREAS By-law No. 62-99 was passed by the Municipal Council of the Town of Fort Erie on the 26th day of April, 1999 to redesignate the Ridgeway Business Improvement Area, to re-establish the Board of Management and to repeal various by-laws as a result of amendments under the *Fair Municipal Finance Act 1998* which affected the levying of assessment for business owners and tenants, and

WHEREAS additional amendments to the *Municipal Act, 2001* have affected business improvement areas, and

WHEREAS Sections 204 to 215 of the *Municipal Act, 2001*, as amended, regulate business improvement areas, and

WHEREAS Section 204(2.1) of the *Municipal Act, 2001*, as amended, deems a board of management to be a local board of the municipality for all purposes, and

WHEREAS Section 216 of the *Municipal Act, 2001*, as amended, provides without limiting Sections 9, 10 and 11, that a municipality may dissolve or change a local board, and

WHEREAS in an effort to update the business improvement area by-laws, it is firstly deemed expedient to redesignate the Bridgeburg Station and Ridgeway Business Improvement Areas and secondly, under separate by-law to re-establish the boards of management, to re-appoint board members and to provide operating guidelines for business improvement area boards of management;

NOW THEREFORE the Municipal Council of the Town of Fort Erie hereby enacts as follows:

1. **THAT** the area comprised of the lands described and depicted in Schedules "A" and "B" annexed hereto and forming part of this by-law be and it is hereby redesignated as an improvement area to be known as the "Ridgeway Business Improvement Area".
2. **THAT** By-law Nos. 62-99 and 33-06 be and they are hereby repealed.

3. THAT pursuant to the provisions of Sections 23.1 to 23.5 inclusive of the Municipal Act, 2001, as amended, the Clerk of the Town of Fort Erie is hereby authorized to effect any minor modifications or corrections solely of an administrative, numerical, grammatical, semantical or descriptive nature or kind to this by-law or its schedules as such may be determined to be necessary after the passage of this by-law.

READ A FIRST, SECOND AND THIRD TIME AND FINALLY PASSED THIS DAY OF , 2007.



MAYOR



DEPUTY
CLERK

I, Carolyn J. Kett, the Clerk, of The Corporation of the Town of Fort Erie hereby certifies the foregoing to be a true certified copy of By-law No. -07 of the said Town. Given under my hand and the seal of the said Corporation this day of _____, 2007 .

SCHEDULE "A" to BY-LAW NO. 181-07

The boundaries of the Ridgeway Business Improvement Area shall be described as follows:

COMMENCING at the intersection of South Mill Street and Highland Drive;

THENCE Northerly along South Mill Street to its intersection with Dominion Road;

THENCE easterly along Dominion Road to its intersection with Prospect Point Road, including 3586 Dominion Road;

THENCE southerly along Prospect Point Road to its intersection with Connection Drive;

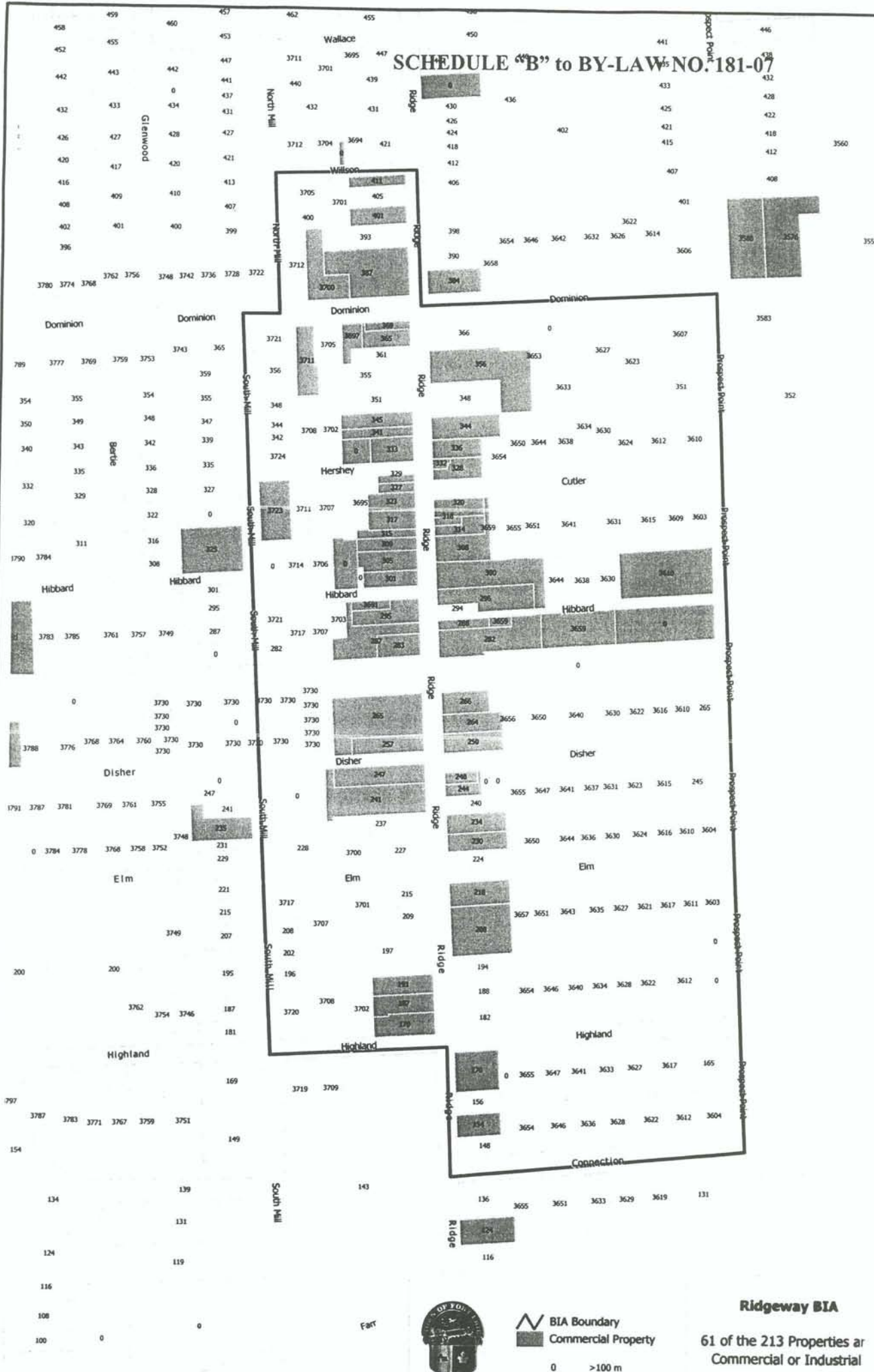
THENCE westerly along Connection Drive to its intersection with Ridge Road;

THENCE northerly along Ridge Road to its intersection with Highland Drive;

THENCE westerly along Highland Drive to the point of commencement.

And all such commercial and industrial assessed properties within the area bounded by the boundaries and on both sides of the boundary highways, illustrated on Schedule "B" annexed to By-law No. 181-07.

SCHEDULE "B" to BY-LAW NO. 181-07



Ridgeway BIA

BIA Boundary
Commercial Property

61 of the 213 Properties are Commercial or Industrial

0 >100 m

