



The Municipal Corporation of the Town of Fort Erie

By-law No. 92-2020

Being a By-law to Amend Zoning By-law No. 129-90, as Amended – Removal of Holding Provision South Coast Village Phase 3 Condominium (Marz Homes (Crystal Beach) Inc. – Dan Gabriele)

350309-0494

Whereas the Municipal Council of The Corporation of the Town of Fort Erie passed By-law No. 38-2020 on the 23rd day of March, 2020, rezoning certain lands within the South Coast Village Phase 3 Condominium generally located south of Ryan Avenue, east of Ridgeway Road to "Residential Multiple 1 Holding RM1-649(H) Zone" with a Holding provision preventing the development of the lands until Council approved a Condominium Agreement or a Site Plan Agreement is approved by the Director, Planning and Development Services; and

Whereas a Site Plan Agreement between The Corporation of the Town of Fort Erie and Marz Homes (Crystal Beach) Inc. was approved by the Director, Planning and Development Services on September 15, 2020; and

Whereas A. J. Clarke and Associates Ltd., the agent for the owner, requested the holding provision be removed in a letter dated June 16, 2020;

Now therefore the Municipal Council of The Corporation of the Town of Fort Erie enacts as follows:

1. **That** Schedule "A" of By-law 129-90 as amended is further amended by changing the zoning on the lands shown on the attached Appendix "1" from "Residential Multiple 1 Holding RM1-649(H) Zone" to "Residential Multiple 1 RM1-649 Zone".
2. **That** the Clerk of the Town is authorized to effect any minor modifications, corrections, or omissions, solely of an administrative, numerical, grammatical, semantical or descriptive nature to this by-law or its schedules after the passage of this by-law.

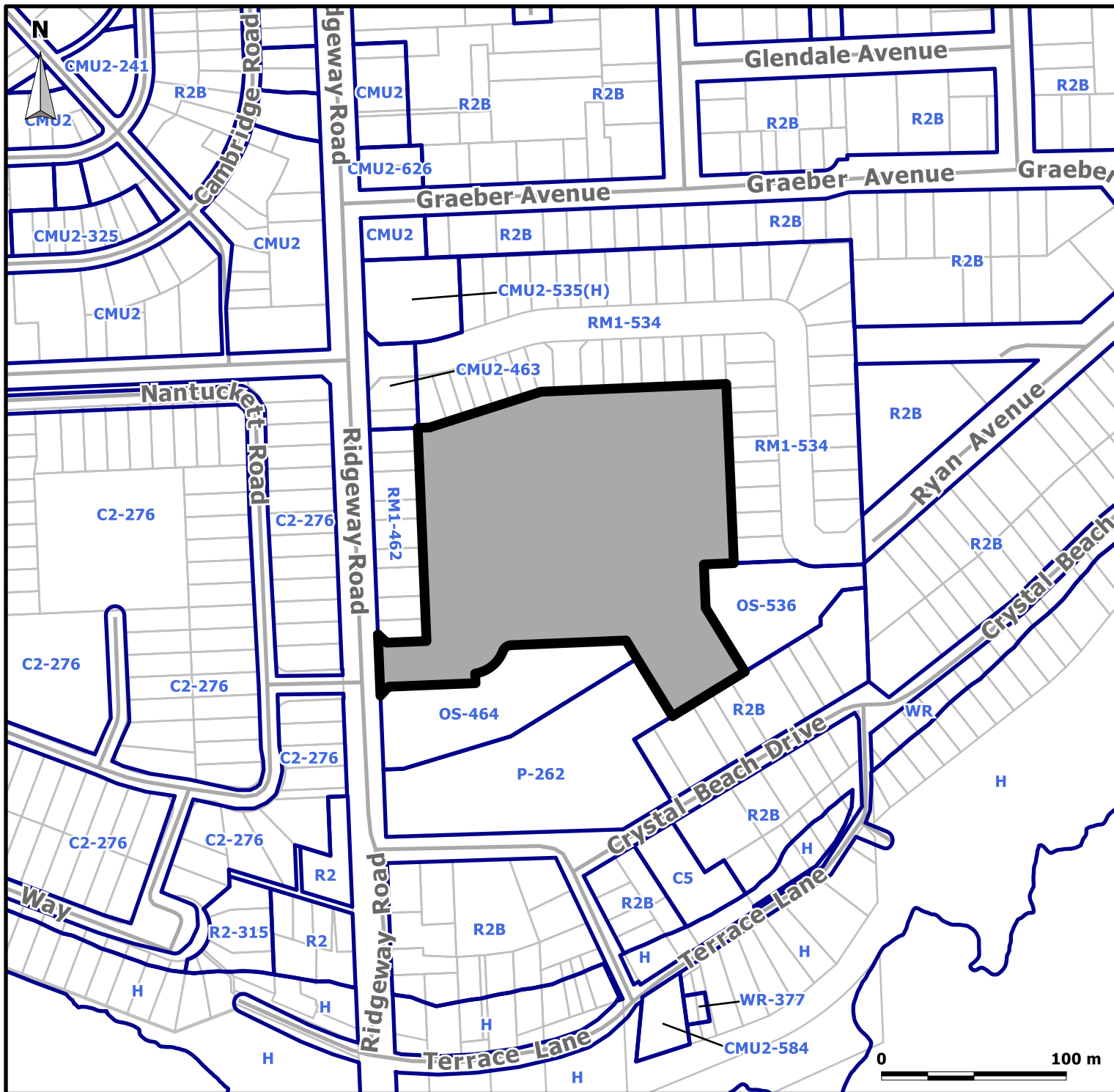
Read a first, second and third time and finally passed this 21st day of September, 2020.

Mayor

Clerk

I, Carol Schofield, the Clerk, of The Corporation of the Town of Fort Erie certifies the foregoing to be a true copy of By-law No. 92-2020 of the said Town. Given under my hand and the seal of the said Corporation, this
day of _____, 20__.

APPENDIX "1"




By-law No. 92-2020

THIS SKETCH FORMS PART OF SCHEDULE "A" TO BY-LAW NO. 129-90

PASSED THIS 21st DAY OF SEPTEMBER, 2020

 Subject Area - South Coast Village Phase 3 Condominium

 Part 1 - Change from Residential Multiple 1 Holding (RM1-649(H)) Zone to Residential Multiple 1 (RM1-649) Zone