



# The Municipal Corporation of the Town of Fort Erie

## By-law No. 41-2023

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### Being a By-law to Exempt a Certain Block in Plan 59M-506 from Part Lot Control, Royal Ridge Drive Block 1 (Royal Ridge Subdivision) 2834127 Ontario Limited (Andrew Sacco)

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**Whereas** the Municipal Council of The Corporation of the Town of Fort Erie deems that the lands described in section 1 of this by-law should be exempted from the provisions of subsection 50(5) of the *Planning Act*, R.S.O. 1990, c. P.13, as amended (the "*Planning Act*"), since such lands are to be used for dwelling units as permitted by Zoning By-law No. 129-90, as amended;

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

1. **That** the provisions of subsection 50(5) of the *Planning Act* shall not apply to the lands described as follows:
  - (a) Block 1, Plan 59M-506, Fort Erie  
being all of PIN 64193-0139 (LT)  
  
for the purpose of creating 3 lots for residential development, subject to easements, as follows:
    - i) Parts 1 and 2 on Reference Plan 59R-17531; and
    - ii) Part 3 on Reference Plan 59R-17531; and
    - iii) Part 4 on Reference Plan 59R-17531
2. **That** in accordance with subsection 50(7.3) of the *Planning Act*, this by-law shall expire one year from the date of the registration of this by-law in the Land Registry Office at which time subsection 50(5) of the *Planning Act* shall apply to those lands in the reference plan described in Section 1 of this by-law.
3. **That** upon final passage of this by-law, the Town Law Clerk shall cause this by-law to be registered in the local Land Registry Office.
4. **That** the Clerk of the Town is authorized to affect 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 27<sup>th</sup> day of March, 2023.**

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**Mayor**

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**Clerk**

I, Carol Schofield, Clerk of The Corporation of the Town of Fort Erie, certify the foregoing to be a true copy of By-law No. 41-2023 of the said Town. Given under my hand and the seal of the said Corporation, this       day of       , 20