



The Municipal Corporation of the Town of Fort Erie

By-law No. 128-2020

Being a By-law to Amend Zoning By-law No. 129-90
Matthew Silver - Applicant
Matthew Silver & Mark Silver - Owners
1912 Kenwood Street

350309-0513

Whereas an application was received from Matthew Silver (Applicant) on behalf of himself and Mary Silver (Owners) to amend the Town's Comprehensive Zoning By-law No. 129-90 as amended, for the lands described as 1912 Kenwood Street, and

Whereas a Public Meeting pursuant to Section 34(12) of the *Planning Act*, R.S.O. 1990, c.P.13 was held on December 7, 2020, and

Whereas it is deemed desirable to amend the Comprehensive Zoning By-law No. 129-90 as amended, pursuant to the recommendations of Report No. PDS-59-2020 considered and approved at the Council meeting held on December 7, 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 No. 129-90, as amended, is further amended by changing the zoning of the lands as described above and shown on the attached Appendix "1" from "Neighbourhood Development (ND) Zone" to "Neighbourhood Development (ND-655) Zone" (Part 1).
2. **That** By-law No.129-90 as amended, is further amended by adding to "Section 17 – Neighborhood Development (ND) Zone" Subsection – "Exceptions to the Neighbourhood Development (ND) Zone" the following exception:

"ND-655 (128-2020) 1912 Kenwood Street (Part 1)

These lands are zoned "Neighbourhood Development (ND-655) Zone", and all of the provisions of By-law No. 129-90 as amended that relate to lands zoned "Neighborhood Development (ND) Zone" by this by-law shall apply to those lands zoned "Neighbourhood Development (ND-655) Zone" subject to the following special regulations:

- (a) That notwithstanding the regulations of Subsection 6.54 (b) (i), a maximum of two converted shipping/cargo containers will be permitted as accessory to a residential use subject to the accessory use provisions found in Subsection 6.1 of the Zoning By-law."

3. **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 14th day of December, 2020.

Mayor

Clerk


I, Carol Schofield, the Clerk, of The Corporation of the Town of Fort Erie hereby certifies the foregoing to be a true copy of By-law No. 128-2020 of the said Town. Given under my hand and the seal of the said Corporation,
this day of , 20

APPENDIX "1"



By-law No. 128-2020

**THIS SKETCH FORMS PART OF SCHEDULE "A" TO BY-LAW NO. 129-90
PASSED THIS 14th DAY OF DECEMBER, 2020**

 Subject Property - 1912 Kenwood Street

 Part 1 - Change from Neighbourhood Development (ND) Zone to Neighbourhood Development (ND-655) Zone