

CORPORATION OF THE CITY OF CLARENCE-ROCKLAND

BY-LAW 2020-12

BEING A BY-LAW TO PROVIDE THAT SUB-SECTION 5 OF SECTION 50 OF THE PLANNING ACT, R.S.O. 1990, CHAPTER P.13, AS AMENDED, DOES NOT APPLY TO BLOCK 45, REGISTERED PLAN 50M-323, IN THE CITY OF CLARENCE-ROCKLAND, IN THE COUNTY OF RUSSELL, DESIGNATED AS PARTS 1 TO 21, BOTH INCLUSIVE, ON PLAN 50R-10970.

WHEREAS Sub-Section 5 of Section 50 of the *Planning Act*, R.S.O. 1990, Chapter P.13, as amended, provides that all lands within a Plan of Subdivision are subject to part-lot control; and

WHEREAS the Council of a municipality may, under Sub-Section 7 of Section 50 of the *Planning Act*, R.S.O. 1990, Chapter P.13, as amended, enact a by-law to provide that Sub-Section 5 of Section 50 of the *Planning Act*, R.S.O. 1990, Chapter P.13, as amended, does not apply to such lands as are designated in the by-law; and

WHEREAS a street row-house block with five units has been constructed on part of Block 45 of Registered Plan 50M-323 where it is desired that individual ownerships be created and designated as Parts 1, 2, 3 and 4, Parts 5, 6, and 7, Parts 8, 9, and 10, Parts 11, 12, 13 and 14, and Parts 15, 16, 17, 18, 19, 20 and 21 on Plan 50R-10970, and that Parts 1, 3, 6, 9, 12, 16 and 21 on Plan 50R-10970 are and will be subject to a drainage easement; and that Part 19 is and will be subject to an easement for Videotron; and that Parts 1 to 21 inclusive are and will be subject to an easement for Enbridge; and

WHEREAS Parts 1, 2, 3 and 4 on Plan 50R-10970 are municipally known as 263 De L'Étang Street; and

WHEREAS Parts 5, 6 and 7 on Plan 50R-10970 are municipally known as 265 De L'Étang Street; and

WHEREAS Parts 8, 9 and 10 on Plan 50R-10970 are municipally known as 267 De L'Étang Street; and

WHEREAS Parts 11, 12, 13 and 14 on Plan 50R-10970 are municipally known as 271 De L'Étang Street; and

WHEREAS Parts 15, 16, 17, 18, 19, 20 and 21 on Plan 50R-10970 are municipally known as 275 De L'Étang Street; and

NOW THEREFORE the Council of the Corporation of the City of Clarence-Rockland enacts as follows:

1. **THAT** subject to section 3 hereof, Sub-Section 5 of Section 50 of the *Planning Act*, R.S.O. 1990, Chapter P.13, as amended, does not apply to the following lands:
 - a) Part of Block 45, Plan 50M-323 designated as Parts 1, 2, 3 and 4 on Plan 50R-10970 and further designated as Parcel 'A' for the purpose of this by-law;

- b) Part of Block 45, Plan 50M-323 designated as Parts 5, 6 and 7 on Plan 50R-10970 and further designated as Parcel 'B' for the purpose of this by-law;
- c) Part of Block 45, Plan 50M-323 designated as Parts 8, 9 and 10 on Plan 50R-10970 and further designated as Parcel 'C' for the purpose of this by-law;
- d) Part of Block 45, Plan 50M-323 designated as Parts 11, 12, 13 and 14 on Plan 50R-10970 and further designated as Parcel 'D' for the purpose of this by-law;
- e) Part of Block 45, Plan 50M-323 designated as Parts 15, 16, 17, 18, 19, 20 and 21 on Plan 50R-10970 and further designated as Parcel 'E' for the purpose of this by-law;

all in the City of Clarence-Rockland, in the County of Russell and registered in the Land Titles Office for the Land Titles Division of Russell (No. 50).

- 2. **THAT** this By-law shall take effect upon approval thereof by the Council of the Corporation of the City of Clarence-Rockland and in compliance with the requirements of the *Planning Act*, R.S.O. 1990, Chapter P.13, as amended.
- 3. **THAT** further subdivision or severance of the aforementioned Parcels 'A', 'B', 'C', 'D', and 'E' beyond that permitted by paragraph 1 is prohibited.
- 4. This By-law shall expire and be of no further force and effect, if not registered on title, as of the 19th day of February, 2022.

READ, PASSED AND ADOPTED BY COUNCIL, THIS 19TH DAY OF FEBRUARY, 2020.

Guy Desjardins, Mayor

Monique Ouellet, Clerk