

**CORPORATION OF THE
TOWNSHIP OF WAINFLEET
BY-LAW NO. 028-2025**

Being a by-law pursuant to the provisions of Section 34 of the Planning Act, R.S.O. 1990 to amend Zoning By-law No. 034-2014 of the Corporation of the Township of Wainfleet with respect to those lands forming Concession 4, Part Lot 1 RP 59R1682 Part 1 in the Township of Wainfleet and known municipally as 40132 Port Colborne Wainfleet Townline Road North.

WHEREAS the Corporation of the Township of Wainfleet has reviewed Zoning By-law No. 034-2014 and deems it advisable to amend same:

NOW THEREFORE the Council of the Corporation of the Township of Wainfleet **HEREBY ENACTS AS FOLLOWS:**

THAT Map 9 of Zoning By-law No. 034-2014, as amended, is hereby further amended by changing the zoning of the subject property from Agricultural – A2 to Agricultural – A2-84, as shown on Schedule “A” attached hereto.

THAT Table 7 of Section 6.3 entitled “Permitted Use Exceptions” is hereby further amended by adding the following text under the heading A2:


Zone	#	By-law #	Address	Additional Permitted Uses	Sole Permitted Uses	Excluded Uses
A2	84	028-2025	Con. 4, Pt. Lot 1	A garden suite in a mobile home for a temporary period from July 29, 2025 to July 29, 2035.		

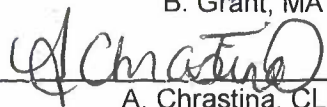
THAT Section 6.2.2.8 e) shall not apply to the subject lands in order to allow the garden suite to utilize an existing entrance to Port Colborne Wainfleet Townline Road North instead of the driveway for the existing single detached dwelling.

THAT pursuant to Section 34(17) of the Planning Act, as amended, no further public meeting is required.

THAT this By-law shall come into force, take effect and be passed on the final reading hereof subject to the provisions of Section 34 of the Planning Act.

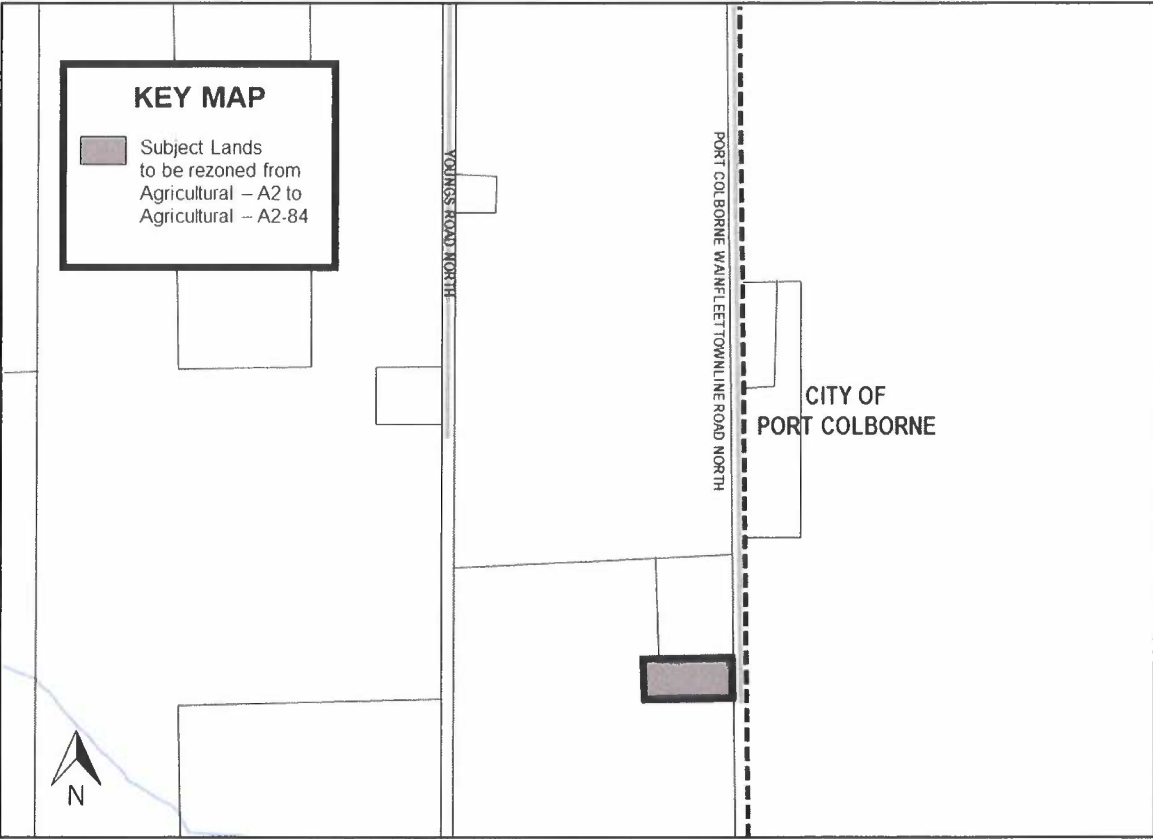
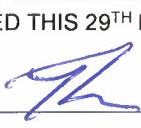
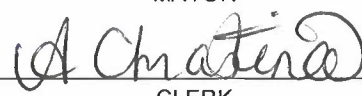
BY-LAW READ AND PASSED THIS 29TH DAY OF JULY, 2025.



B. Grant, MAYOR


A. Chrastina, CLERK

SCHEDULE A TO BY-LAW 028-2025

	
TOWNSHIP OF WAINFLEET	
<p>Purpose & Effect of By-law No. 028-2025:</p> <p>This by-law affects lands described as Concession 4, Part Lot 1 RP 59R1682 Part 1 in the Township of Wainfleet and known municipally as 40132 Port Colborne Wainfleet Townline Road North. This by-law has been enacted to rezone the subject lands to an Agricultural – A2-84 zone. Exception 84 permits a garden suite in a mobile home for a period of 10 years.</p> <p>File No. Z04/2025W (Mastroianni-Leslie)</p>	<p>THIS IS SCHEDULE "A" TO BY-LAW NO. 028-2025. PASSED THIS 29TH DAY OF JULY, 2025.</p> <p> MAYOR</p> <p> CLERK</p>