

BY-LAW NO. 20 OF 2007

BEING A BY-LAW TO DESIGNATE A COMMUNITY IMPROVEMENT PROJECT AREA RESPECTING INDUSTRIAL / BROWNFIELDS DEVELOPMENT FOR THE TOWNSHIP OF ST. CLAIR

WHEREAS Section 28(2) of the Planning Act, R.S.O. 1990, provides that "where there is an official plan in effect in a local municipality that contains provisions relating to community improvement in the municipality, the Council may, by by-law, designate the whole or any part of an area covered by such an official plan as a community improvement project area";

AND WHEREAS Section 28(1) of the Planning Act defines a "community improvement project area" as "a municipality or area within a municipality, the community improvement of which in the opinion of the council is desirable because of age, dilapidation, overcrowding, faulty arrangement, unsuitability of buildings or for any other environmental, social or community economic development reason";

AND WHEREAS the Township of St. Clair Official Plan contains provisions enabling council to designate a community improvement project area, by by-law, for the purposes of preparing and undertaking a community improvement plan respecting Industrial development and site remediation;

AND WHEREAS the Council of the Township of St. Clair has deemed it appropriate to designate the entire municipality as a "community improvement project area" for the purposes of establishing a community improvement plan respecting site remediation and enhancement in accordance with Section 28(2) of the Planning Act;

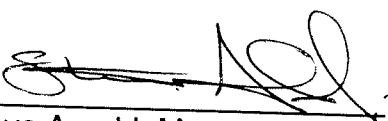
NOW THEREFORE the Council of the Corporation of the Township of St. Clair enacts as follows:

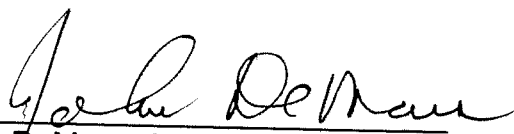
1. That the entire Township of St. Clair as illustrated on Schedule "A" attached hereto and forming part of this By-law, is hereby designated as the Community Improvement Project Area respecting industrial development, site remediation and enhancement and brownfields redevelopment; whereby, focusing particularly on lands designated for industrial uses and abutting lands 1.6 kilometres from the designation required to avoid industrial land use conflicts, but specifically not including lands designated in any residential designation.

This By-law shall come into force and effect upon the final passing thereof.

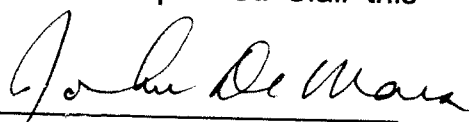
Read a **FIRST and SECOND** time this 19th day of March, 2007.

Read a **THIRD and FINAL** time this 19th day of March, 2007.


Steve Arnold, Mayor


John DeMars, Clerk

I hereby certify that the foregoing is a true copy of By-law No. 20 of 2007 as enacted by the Council of the Corporation of the Township of St. Clair this 19th day of March, 2007.


Clerk

