
Feedback sought in Comprehensive Zoning By-Law review

FOR IMMEDIATE RELEASE

March 11, 2021

Pelham, ON – The Town of Pelham is reviewing its Comprehensive Zoning By-Law, approved initially in 1987. The current by-law is outdated, requiring updating as significant time has elapsed since prepared initially more than 30 years ago.

The review ensures the new by-law represents current development trends and will be flexible to respond to future changes. Additionally, the Zoning By-law needs to be updated to conform with the Town Official Plan.

"There have been some fundamental shifts in the focus of the provincial, regional, and local policy framework since the original 1987 zoning by-law," said director of community planning and development Barb Wiens. "The Town has the responsibility to bring the Zoning By-law in line with the current planning policy framework at all levels of government."

The Comprehensive Zoning By-law being proposed is a hybrid, using contextual zoning primarily in the Town's greenfield areas and conventional zoning in the built-up areas and rural agricultural areas of the Town.

The Town is offering the public an opportunity to be involved in the decision-making process and provide input on land-use issues that affect them. Planning staff want residents to participate in the review process and release draft sections of the proposed zoning by-law for [review and comment online](#). The current schedule is:

March 15-19, 2021	General Provisions
March 22 – April 2, 2021	Rural/Agricultural Zones
April 5-16, 2021	Residential Zones and Greenfield Development
April 19-30, 2021	Commercial Zones
May 3-7, 2021	Definitions
May 10-14, 2021	Review of feedback received

A zoning by-law allows the Town to regulate such things as how land and buildings are used, the type of structures that can be constructed, the height of buildings, the size of properties, landscaping requirements, and many other features shaping the physical attributes of buildings and land in Town.

The new Zoning By-law for Pelham will reflect the Town's unique community structure. The Town encompasses well-developed and complete urban communities that include existing development areas and new greenfield opportunities, a village and a smaller hamlet, and the diverse rural and agricultural land use context.

The need to update the Zoning By-law provides the Town with a unique opportunity to assess historic zoning practices and implement contemporary and innovative development regulation strategies.

As part of the Town's public engagement strategy for this review, the Town's policy planner will be hosting a live Q&A session on the Town's [public engagement site](#) every Tuesday beginning March 16, 2021. Residents can submit questions and request one-on-one appointments through the site or by calling 905-892-2607 x335.

- 30 -

For media inquiries, please contact:

Marc MacDonald
Communications and Public Relations Specialist
905-892-2607 x309
mmacdonald@pelham.ca