



## NOTICE AND EXPLANATORY NOTE PASSING OF ZONING BY-LAW NO. 2020-93

**5841-5851 Victoria Avenue (Parcel 1) and 5082 Magdalen Street (Parcel 2) (Roll Nos.: 2725-030-003-15100 and 2725-030-007-11650)**  
**Zoning By-law Amendment Application – City File: AM-2020-003**  
**Applicant: A Varalli & Family Ltd.**

The Council of The Corporation of the City of Niagara Falls passed By-law No. 2020-93 on the 6th day of October, 2020, under Section 34 of the *Planning Act*.

### PURPOSE AND EFFECT

The purpose of By-law No. 2020-93 is to rezone Parcel 1 (shown on the map to the right) site specific Tourist Commercial (TC-1130) to permit the construction of two 10 storey wings onto the existing 10 storey hotel and to permit a portion of the required parking to be provided on Parcel 2.

By-law No. 2020-93 is in conformity with the City of Niagara Falls Official Plan and is not subject to an amendment to the Official Plan.

### MORE INFORMATION

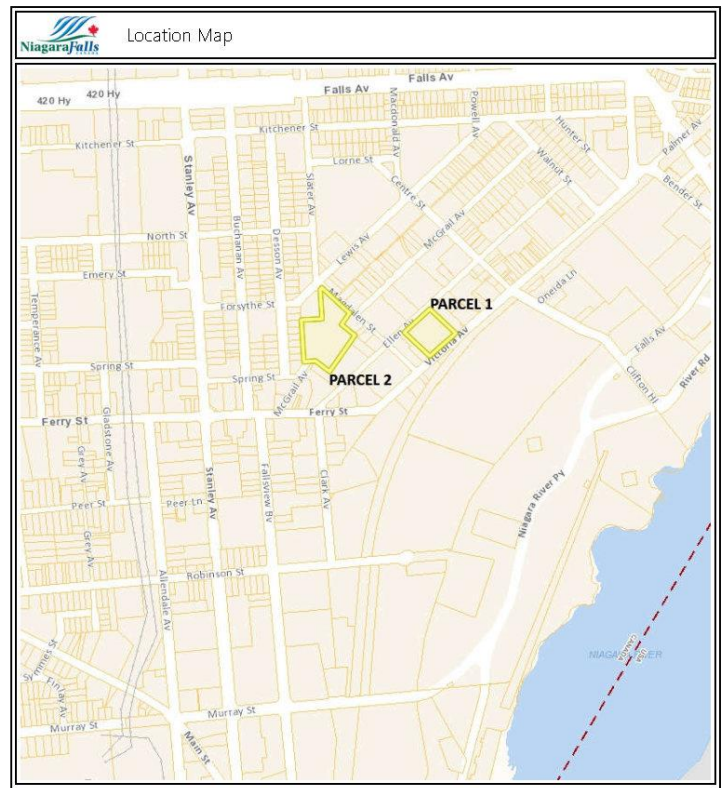
A copy of the by-law is available in Planning, Building & Development, City Hall, between the hours of 8:30 a.m. and 4:30 p.m., if you wish to review it.

### LEGAL NOTICE

Individuals, corporations and public bodies who made oral or written submissions to Council prior to the passage of the by-law may appeal the by-law to the Local Planning Appeal Tribunal in respect of the by-law by filing a Notice of Appeal no later than the **29th day of October, 2020** with the Clerk. The appeal must set out the objection to the by-law and the reasons in support of the objection, together with the Local Planning Appeal Tribunal filing fee of \$300.00 in the form of a certified cheque or money order, made payable to the Minister of Finance.

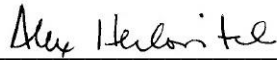
**Only individuals, corporations and public bodies who made oral or written submissions to Council prior to the passage of the by-law may appeal the by-law to the Local Planning Appeal Tribunal.** A Notice of Appeal may not be filed by an unincorporated association or group. However, a Notice of Appeal may be filed in the name of an individual who is a member of the association or the group on its behalf.

No person or public body shall be added as a party to the hearing of the Appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to Council or, in the opinion of the Tribunal, there are reasonable grounds to add the person or public body as a party.



A Notice of Appeal, including the filing fee, must be submitted by the date set out above in order to constitute a valid Appeal. Failure to submit a complete Notice of Appeal or the fee of \$300.00 or both, on or before the date set out above will result in an incomplete Appeal application and will not be processed further.

*DD*Dated at the City of Niagara Falls this 9th day of October, 2020.



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Alex Herlovitch, MCIP, RPP  
Director of Planning, Building & Development  
City of Niagara Falls  
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