

**Modification and Approval of  
NW Welland Urban Boundary Expansion, Official Plan Amendment 24  
City of Welland**

The following modifications are hereby made to the NW Welland Urban Boundary Expansion adopted by the City of Welland on December 17, 2019 as a consolidated document titled “**Amendment 24 to the Official Plan for the Corporation of the City of Welland.**” As modified, OPA 24 for the City of Welland is approved under subsection 17 (34) of the Planning Act, R.S.O. 1990, as amended.

**Part A: Text**

The Region has made 6 modifications to Official Plan Amendment 24. The recommended modifications are referenced within the attached document as Appendix 3 to PDS 3-2021.

Modification 1-3 amends wording in Part A – The Preamble for minor errors and to reflect the modifications made in Part B – The Amendment.

Modification 4 – removes the deletion of Policy 3.5.1 and 3.5.2 to keep these policies in the City’s Official Plan.

Modification 5 – creates a new Section 6.7.8 Area Specific Policy Area – Area 8: Northwest Welland. Section 6.7.8 contains a “notwithstanding” introduction to clarify that the boundaries for these lands can be expanded regardless of other policies of the local Official Plan. The modified policy set also creates a site specific policy area for the NWE to recognize the Northwest Welland Secondary Plan, urban design direction and the requirement to account for this growth in the Niagara Official Plan (municipal comprehensive review).

Modification 6 – modifies the adopted wording for Section 3.5.3.

**Part B: Mapping**

None