

**Authority:** Motion 7.4  
CM: February 23, 2005

**Bill No. 041**

**CITY OF HAMILTON**

**BY-LAW NO. 05-041**

**To Establish Interim Control Zoning respecting lands zoned K including all exceptions within those zones under the City of Hamilton Zoning By-law 6593 as amended within the area bounded by Aberdeen Avenue, Highway 403, Main Street West and the CP Railway line, as more particularly shown on Schedule A to this By-law**

**WHEREAS** Section 38(1) of the *Planning Act*, R.S.O. 1990, c. P. 13, as amended provides as follows:

38. (1) Where the council of a local municipality has, by by-law or resolution, directed that a review or study be undertaken in respect of land use planning policies in the municipality or in any defined area or areas thereof, the council of the municipality may pass a by-law (hereinafter referred to as an interim control by-law) to be in effect for a period of time specified in the by-law, which period shall not exceed one year from the date of the passing thereof, prohibiting the use of land, buildings or structures within the municipality or within the defined area or areas thereof for, or except for, such purposes as are set out in the by-law;

**AND WHEREAS** the land which is the subject of this By-law is within the jurisdiction of the City of Hamilton, a municipality incorporated as of January 1, 2001 by the *City of Hamilton Act, 1999* (S.O. 1999, Chapter 14, Schedule C);

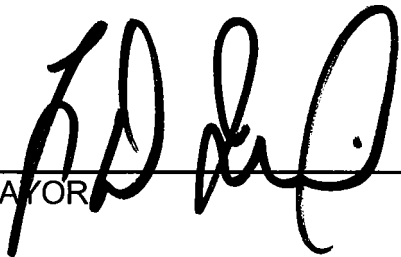
**AND WHEREAS** a land use study is required to determine the appropriate land uses and facilitate the revitalization of the former Camco property (known municipally as 175 and 270 Longwood Road South) and adjacent industrial area more particularly shown on Schedule "A" attached hereto.

**NOW THEREFORE** the Council of the City of Hamilton enacts as follows:

1. It is hereby directed that a planning study be undertaken in respect of the land use planning policies in the area described in Schedule "A" attached hereto.

2. No person shall use any land, building or structure shown on the plan hereto attached and identified as Schedule "A" for any uses permitted in the " K District zone, save and except for:
  - (a) office uses, including laboratory, teaching, training and conference facilities;
  - (b) such existing lawful uses carried on immediately prior to the passage of this By-law and only within buildings existing as of the day of the passing of this by-law; and/or,
  - (c) expansion to a maximum 10% of the existing gross floor area of such lawful uses carried on immediately prior to passage of this By-law.
3. This By-law shall be in effect for a period of one year from the date of passing this by-law.
4. By-law No. 6593 is amended by adding this By-law to Section 19B as Schedule S-1520.
5. Sheet Nos. W23, W24, W33 and W34 of the District Maps are amended by marking the subject lands S-1520.
6. The Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this By-law, in accordance with the *Planning Act*.

**PASSED and ENACTED** this 23<sup>rd</sup> day of February ,2005.

  
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MAYOR

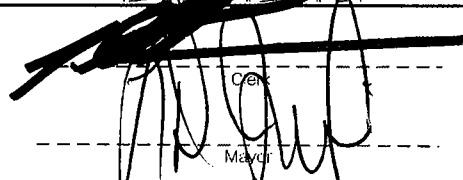
  
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CLERK

**By-law to establish Interim Control Zoning  
respecting lands zoned K within the  
area bounded by Aberdeen Avenue, Highway 403,  
Main Street West and the CP Railway Line**



This is Schedule "A" to By-Law No. 05-041


Passed the 23rd day of February 2005

  
 Mayor

**Schedule "A"**

Map Forming Part of  
By-Law No. 05-041  
to Amend By-Law No. 6593



 Subject Property

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Scale: Not to Scale	File Name/Number: <b>CI-05-D</b>
Date: February 22, 2005	Planner/Technician: AW/MC