

Authority: Item 12 Committee of the  
Whole Report 01-033  
(PD01184)  
CM: October 16, 2001

Bill No. 231

City of Hamilton

BY-LAW No. 05-231

Respecting:

REMOVAL OF PART LOT CONTROL  
BLOCK 14, REGISTERED PLAN 62M-1012  
BLOCKS 31-33, REGISTERED PLAN 62M-1027

**WHEREAS** the Planning Act, (R.S.O. 1990, Chapter P.13 sec.50 (5) as amended) establishes part-lot control on land within registered plans of subdivision;

**AND WHEREAS** the Planning Act, (sec.50 (7)) states, in part, as follows:

**(7) Designation of lands not subject to part lot control.** -- Despite subsection (5), the council of a local municipality may by by-law provide that subsection (5) does not apply to land that is within such registered plan or plans of subdivision or parts of them as are designated in the by-law.

**(7.1) Requirement for approval of by-law.** -- A by-law passed under subsection (7) does not take effect until it has been approved by the appropriate approval authority for the purpose of sections 51 and 51.1 in respect of the land covered by the by-law.

**(7.2) Exemption from approval.** -- An approval under subsection (7.1) is not required if the council that passes a by-law under subsection (7) is authorized to approve plans of subdivision under section 51.

**(7.3) Expiration of by-law.** -- A by-law passed under subsection (7) may provide that the by-law expires at the expiration of the time period specified in the by-law and the by-law expires at that time.

**(7.4) Extension of time period.** -- The council of a local municipality may, at any time before the expiration of a by-law under subsection (7), amend the by-law to extend the time period specified for the expiration of the by-law and an approval under subsection (7.1) is not required.

**(7.5) Amendment or repeal.** -- The council of a local municipality may, without an approval under subsection (7.1), repeal or amend a by-law passed under subsection (7) to delete part of the land described in it and, when the requirements of subsection (28) have been complied with, subsection (5) applies to the land affected by the repeal or amendment.

By-law to remove Block 14,  
Registered Plan 62M-1012 and  
Blocks 31-33, Registered Plan 62M-1027  
from Part Lot Control

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

**AND WHEREAS** the City of Hamilton stands in the place of the former regional municipality, The Regional Municipality of Hamilton-Wentworth and in the place of the former area municipalities of the said Region;

**AND WHEREAS** the authority to approve this by-law enacted under subsection 7 of Section 50 of the Planning Act is vested in the City of Hamilton, as contemplated by section 50 (7.2) of the Act, because the City is, pursuant to section 51(6) of the Planning Act, the approval authority for plans of subdivision;

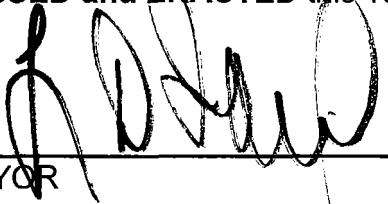
**NOW THEREFORE** the Council of the City of Hamilton enacts as follows:

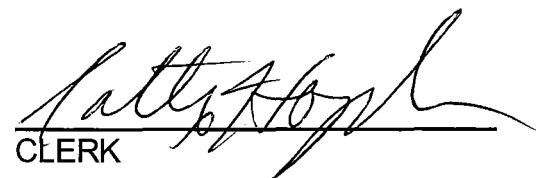
1. Subsection 5 of Section 50 of the Planning Act, for the purpose of creating seven (7) lots for freehold townhouses described as Parts 1 to 6, and Parts 7 and 8 together, on Reference Plan No. 62R-17107, attached as Appendix "A" and for the purpose of creating seventeen (17) lots for freehold townhouses described as Parts 1 to 16, and Parts 17 and 18 together, on Reference Plan 62R-17215, attached as Appendix "B", shall not apply to the portion of registered plan of subdivision that is designated as follows:

Block 14, Registered Plan Number 62M-1012,  
in the City of Hamilton (Stoney Creek), and;  
Blocks 31 to 33, Registered Plan Number 62M-1027  
in the City of Hamilton (Stoney Creek)

2. This by-law shall be registered on title to the said designated land and shall come into force and effect on the date of such registration.
3. This By-law shall cease, expire and be of no further effect on August 10, 2007.

**PASSED and ENACTED** this 10<sup>th</sup> day of August, A.D. 2005.

  
MAYOR

  
CLERK

PLC-05-19

By-law to remove Block 14,  
Registered Plan 62M-1012 and  
Blocks 31-33, Registered Plan 62M-1027  
from Part Lot Control

of the land described in it and, when the requirements of subsection (28) have been<sup>2</sup> complied with, subsection (5) applies to the land affected by the repeal or amendment.

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

**AND WHEREAS** the City of Hamilton stands in the place of the former regional municipality, The Regional Municipality of Hamilton-Wentworth and in the place of the former area municipalities of the said Region;

**AND WHEREAS** the authority to approve this by-law enacted under subsection 7 of Section 50 of the Planning Act is vested in the City of Hamilton, as contemplated by section 50 (7.2) of the Act, because the City is, pursuant to section 51(6) of the Planning Act, the approval authority for plans of subdivision;

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

1. Subsection 5 of Section 50 of the Planning Act, for the purpose of creating seven (7) lots for freehold townhouses described as Parts 1 to 6, and Parts 7 and 8 together, on Reference Plan No. 62R-17107, attached as Appendix "A" and for the purpose of creating seventeen (17) lots for freehold townhouses described as Parts 1 to 16, and Parts 17 and 18 together, on Reference Plan 62R-17215, attached as Appendix "B", shall not apply to the portion of registered plan of subdivision that is designated as follows:

Block 14, Registered Plan Number 62M-1012,  
in the City of Hamilton (Stoney Creek), and;  
Blocks 31 to 33, Registered Plan Number 62M-1027  
in the City of Hamilton (Stoney Creek)

2. This by-law shall be registered on title to the said designated land and shall come into force and effect on the date of such registration.
3. This By-law shall cease, expire and be of no further effect on August 10, 2007.

MAYOR

PLC-05-19

  
CLERK

PLAN OF SURVEY OF: <b>BLOCK 14</b> VALLEYVIEW - PHASE ONE REGISTERED PLAN 62M-1012 IN THE <b>CITY OF HAMILTON</b>											
SCALE 1:250 m. 0 5 10 METRES 15											
JOHN P. NOUWENS ONTARIO LAND SURVEYOR											
SCHEDULE											
PART	AREA	P.I.N.	LOCATION								
1	254.76 SQ. M.										
2	191.81 SQ. M.										
3	192.08 SQ. M.										
4	191.74 SQ. M.		ALL OF BLOCK 14 REGISTERED PLAN 62M-1012								
5	192.23 SQ. M.	(LT)									
6	191.58 SQ. M.										
7	198.01 SQ. M.										
8	143.98 SQ. M.										
RECEIVED AND DEPOSITED											
2005-04-12											
<i>C. Langdancer, A.R.L.</i> C. LANGDANCER, A.R.L. LAND REGISTRAR FOR THE LAND TITLES DIVISION OF WENTWORTH (42)											
REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE LAND TITLES ACT.											
PARTS 1 TO 8, INCLUSIVE ARE SUBJECT TO EASEMENT AS IN INST. NO. 247583											
PART 8 IS SUBJECT TO EASEMENT AS IN INST. NO. 247594											
PARTS 1 TO 8, BOTH INCLUSIVE ALL OF P.I.N. 17094-0358 (LT)											
PARTS 1 TO 8, INCLUSIVE ARE SUBJECT TO EASEMENT AS IN INST. NO. 247583											
PART 8 IS SUBJECT TO EASEMENT AS IN INST. NO. 247594											
METRIC NOTE DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048											
PARTS 1 TO 8, BOTH INCLUSIVE ALL OF P.I.N. 17094-0358 (LT)											
PARTS 1 TO 8, INCLUSIVE ARE SUBJECT TO EASEMENT AS IN INST. NO. 247583											
PART 8 IS SUBJECT TO EASEMENT AS IN INST. NO. 247594											
MEADOW WOOD CRESCENT (BY REGISTERED PLAN 62M-1012) P.I.N. 17094-0449(LT)											
BLOCK 18 (BY REGISTERED PLAN 62M-1027) P.I.N. 17094-0449(LT)											
REGISTERED PLAN 62M-1027											
BLOCK 33 P.I.N. 17094-0441(LT)											
REGISTERED PLAN 62M-1012											
MUD STREET WEST (DEDICATED BY REGISTERED PLAN M-182) RENAMED BY BY-LAW R94-074											
P.I.N. 17094-0342 (LT)											
LEGEND											
	DENOTES A 1" Square, STANDARD IRON BAR										
	DENOTES A 3/8" Square, 2' LONG IRON BAR										
	C.C. DENOTES CUT CROSS										
	U.O. DENOTES UNKNOWN ORIEN.										
	F - FOUND										
	P - PLANTED										
ALL FOUND BARS = J.D. BARNES O.L.S. UNLESS NOTED OTHERWISE											
(1497) = J.D. BARNES O.L.S.											
PL1 = REGISTERED PLAN 62M-1012											
PL2 = PLAN 62R-16933											
PL3 = PLAN 62R-16833											
BEARING NOTE											
ALL BEARINGS USED HEREIN ARE ASTRONOMIC AND ARE REFERRED TO THE NORTHERLY LIMIT OF MEADOWWOOD CRESCENT, AS SHOWN ON REGISTERED PLAN 62M-1012, HAVING A BEARING OF N87°04'10"E.											
SURVEYOR'S CERTIFICATE											
I CERTIFY THAT:											
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEY ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.											
2. THIS SURVEY WAS COMPLETED ON THE 2ND DAY OF MARCH, 2005											
<i>John P. Nouwens</i> JOHN P. NOUWENS Ontario Land Surveyor											
DATE APR 18/05											
DRAWN BY B.P. CAL'D BY J.P.N. CHECK'D BY J.P.N.											
DATE APRIL 7, 2005 FILE No. 23023RPL2											
ASHENHURST NOUWENS LIMITED Professional Engineers & Ontario Land Surveyors 315 YORK BOULEVARD, SUITE 201, HAMILTON, ONTARIO L8R 3K5 (905) 529-8316 (905) 529-4314 1-800-824-8224 FAX (905) 529-8681 e-mail: <a href="mailto:ashenhurstnouwens.com">ashenhurstnouwens.com</a>											

