

Authority: Item16, Planning and Economic
Development Committee
Report: 06-008 (PED06140)
CM: May 24, 2006

Bill No. 138

CITY OF HAMILTON

BY-LAW NO. 06-138

**To Amend Zoning By-law No. 6593 (Hamilton),
Respecting 1600 Rymal Road East**

WHEREAS the City of Hamilton Act, 1999, Statutes of Ontario, 1999 Chap. 14, Sch. C. did incorporate, as of January 1, 2001, the municipality "City of Hamilton";

AND WHEREAS the City of Hamilton is the successor to certain area municipalities, including the former municipality known as the "The Corporation of the City of Hamilton" and is the successor to the former Regional Municipality, namely, "The Regional Municipality of Hamilton-Wentworth";

AND WHEREAS the City of Hamilton Act, 1999, provides that the Zoning By-laws and Official Plans of the former area municipalities and the Official Plan of the former regional municipality continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;

AND WHEREAS the Council of The Corporation of Hamilton passed Zoning By-law No. 6593 (Hamilton) on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951, (File No. P.F.C. 3821);

AND WHEREAS the Council of the City of Hamilton, in adopting Section 16 of Report 06-008 of the Planning and Economic Development Committee at its meeting held on the 24th day of May, 2006, recommended that Zoning By-law No. 6593 (Hamilton), be amended as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the Hamilton Planning Area, approved by the Minister under the Planning Act on June 1, 1982.

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

1. That Sheet No. W-79e of the District Maps, appended to and forming part of By-law No. 6593 (Hamilton), is amended,
 - (a) by changing the zoning from the "AA" (Agricultural) District to the "M-11/S-1550" (Prestige Industrial) District, Modified,

on the lands the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

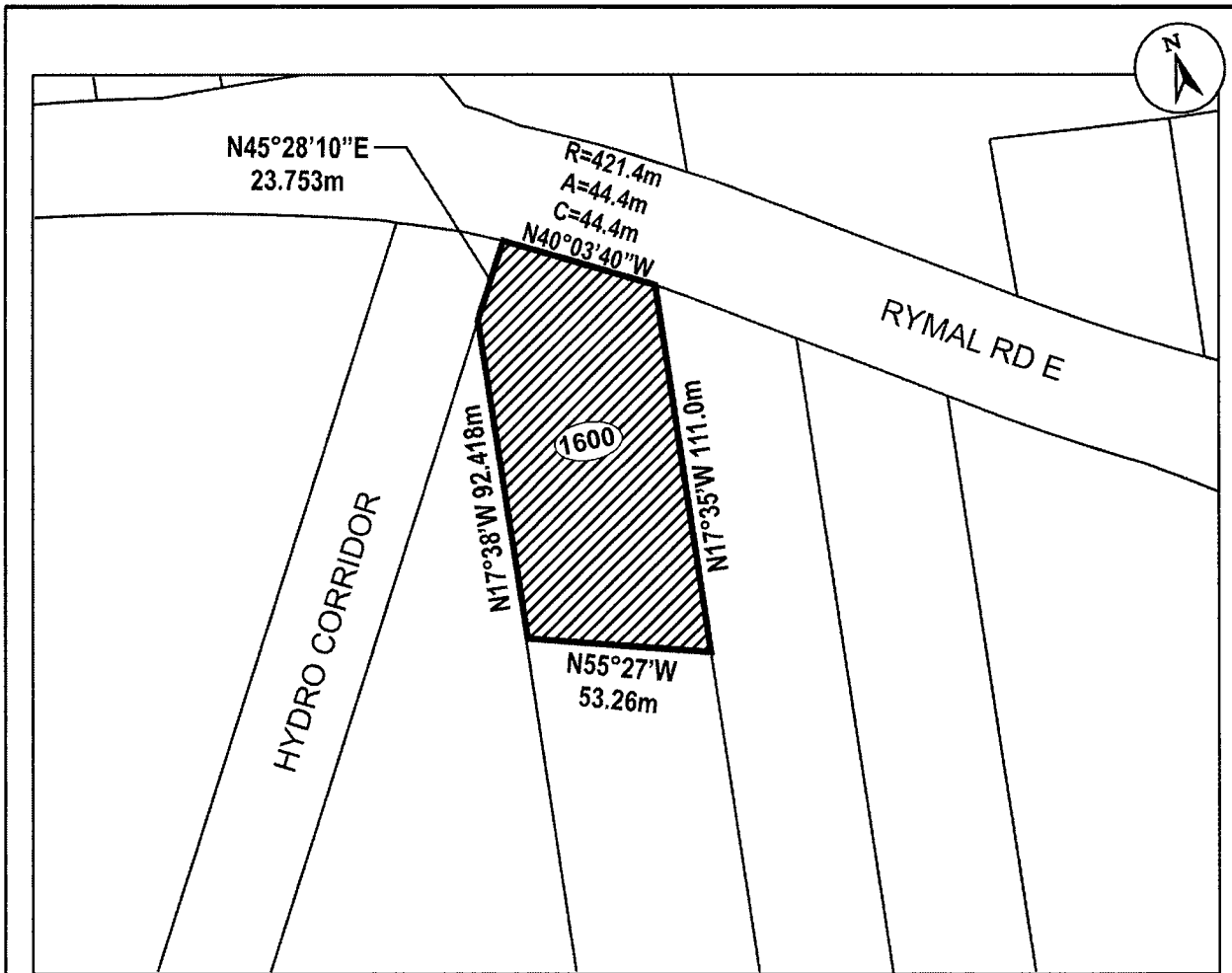
2. That the "M-11" (Prestige Industrial) District provisions, as contained in Section 17C of Zoning By-law No. 6593, be modified to include the following special requirements:
 - (a) that notwithstanding Subsection 17C.(2)(b)(1.)(ii) of Zoning By-law No. 6593, a minimum easterly side yard of 4.0m shall be provided and maintained for the building existing at the time of the passing of the by-law; and,
 - (b) that Subsections 18(A)(11), 18(A)(12), and 18(A)(24)(b)(iv) of Zoning By-law No. 6593 shall not apply.
3. Zoning By-law No. 6593 (Hamilton) is amended by adding this By-law to Section 19B as Schedule S-1550.
4. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the "M-11" (Prestige Industrial) District provisions, subject to the special requirements referred to in Section 2.
5. 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 24th day of May, 2006.

MAYOR

CLERK

ZAC-06-12



This is Schedule "A" to By-Law No. 06-138

Passed the 24th day of May, 2006

~~_____~~
Clerk
[Signature]
Mayor

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT

Schedule "A"

Map Forming Part of
By-law No. 06-138

to Amend By-law No. 6593

Subject Property

1600 Rymal Road East, Hamilton



Change in Zoning from the Agricultural "AA" District to the Prestige Industrial "M11/S-1550" District, Modified

Scale:
Not to Scale

File Name/Number:
ZAC-06-12

Date:
April 2006

Planner/Technician:
GM/LM

