Authority: Item 7, Planning Committee

Report 20-005 (PED191909(a))

CM: July 17, 2020

Ward: 5

Bill No. 144

CITY OF HAMILTON BY-LAW NO. 20-144

To Amend Zoning By-law No. 05-200 with respect to lands located at 328, 336 and 344 Beach Boulevard, Hamilton

WHEREAS Council approved Item 7 of Report 20-005 of the Planning Committee, at its meeting held on July 17, 2020;

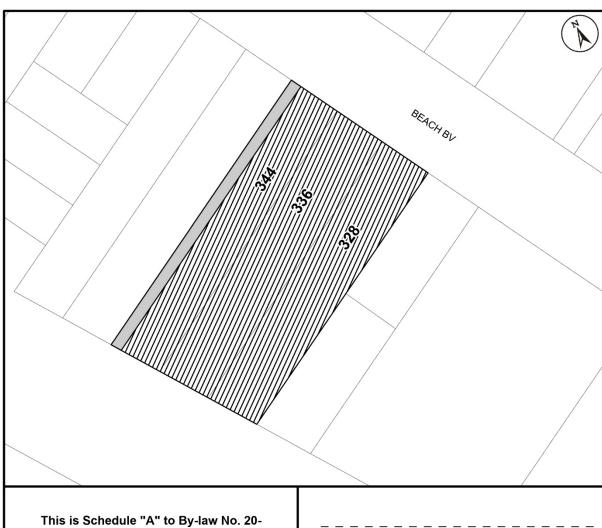
AND WHEREAS this By-law conforms to the Urban Hamilton Official Plan;

NOW THEREFORE Council amends Zoning By-law No. 05-200 as follows:

- 1. That Map 834 of Schedule "A" Zoning Maps be amended and boundaries of which are shown on Schedule "A", as follows:
 - a) to change the zoning from the Neighbourhood Commercial (C2, 499) Zone to the Residential Character Commercial (C1, 499) Zone for the lands attached as Schedule "A" to this By-law; and,
 - b) to add and zone lands as Residential Character Commercial (C1, 499) Zone for the lands attached as Schedule "A" to this By-law.
- 2. That Schedule "C" Special Exception 499 is amended by adding the following new clause:
 - "g) For the properties located at 328, 336 and 344 Beach Boulevard, the following regulation shall also apply to a single detached dwelling or duplex dwelling:
 - i) Notwithstanding, Section 10.1.4 a), the maximum front yard setback abutting a street shall be 11.2 m.
 - ii) a minimum height of 0.75 metres between the ground and the bottom of a fence or wall.

3. That 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 <i>Planning Act</i> . PASSED this 17 th day of July, 2020 | | |
|--|------------|--|
| | | |
| Mayor | City Clerk | |
| CI-19-H | | |



Passed the day of, 2020

Mayor Clerk

Schedule "A"

Map forming Part of By-law No. 20-____

to Amend By-law No. 05-200 Map 834

| Scale: | File Name/Number: |
|--|---------------------|
| N.T.S | CI-19-H |
| Date: | Planner/Technician: |
| April 30, 2020 | TL/NB |
| PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT | |



Subject Property

328, 336 and 344 Beach Boulevard, Hamilton

Change in Zoning from Neighbourhood Commercial (C2, 499) Zone to Residential Character Commercial (C1, 499) Zone

