

**Authority:** Item 4, Planning Committee  
Report: 18-010 (PED18133)  
CM: June 27, 2018  
Ward: 15

**Bill No. 194**

**CITY OF HAMILTON**

**BY-LAW NO. 18-194**

**To Adopt:**

**Official Plan Amendment No. 107 to the  
Urban Hamilton Official Plan**

Respecting:

**56, 74, 78, 90, 96, 100, and 566 Parkside Drive  
(Flamborough)**

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

1. Amendment No. 107 to the Urban Hamilton Official Plan consisting of Schedule “1”, hereto annexed and forming part of this by-law, is hereby adopted.

**PASSED** this 13<sup>th</sup> day of July, 2018.

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F. Eisenberger  
Mayor

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J. Pilon  
Acting City Clerk

## **Urban Hamilton Official Plan Amendment No. 107**

The following text, together with:

Appendix “A”      Volume 1, Schedule B – Natural Heritage System

Appendix “B”      Volume 1, Schedule B-2 – Detailed Natural Heritage  
Features – Key Natural Heritage Feature – Significant  
Woodlands

Appendix “C”      Volume 1, Schedule B-8 – Detailed Natural Heritage  
Features – Key Hydrologic Feature – Streams

Appendix “D”      Volume 1, Schedule C – Functional Road Classification

Appendix “E”      Volume 3, Map 2 – Urban Site Specific Key Map

attached hereto, constitutes Official Plan Amendment No. 107 to the Urban Hamilton Official Plan.

### **1.0    Purpose and Effect:**

The purpose of this Amendment is to refine the boundaries of the Natural Heritage System features on the subject lands, and to add a Site Specific Policy that restricts the permitted uses on a portion of the subject lands to Natural Open Space. The effect of this Amendment is to ensure the protection of the Core and Linkage features on the subject lands.

### **2.0    Location:**

The lands affected by this Amendment are generally located northeast of Highway 6 and Parkside Drive and known municipally as 56, 74, 78, 90, 96, 100, and 566 Parkside Drive, in the former Town of Flamborough.

### **3.0 Basis:**

The basis for permitting this Amendment is:

- The existing Core and Linkage features of the Natural Heritage System will be appropriately identified and protected in terms of composition and ecological function in accordance with the Environmental Impact Statement, and in compliance with the Natural Heritage System policies of the Urban Hamilton Official Plan.
- The Amendment is consistent with the Provincial Policy Statement, 2014, and conforms to the Growth Plan for the Greater Golden Horseshoe, 2017.

### **4.0 Actual Changes:**

#### **4.1 Volume 1 – Parent Plan:**

##### ***Schedule Changes***

##### Volume 1 – Schedule B – Natural Heritage System

4.1.1 Urban Hamilton Official Plan Volume 1 – Schedule B – Natural Heritage System be amended by:

- a) Removing the “Core Area”, “Linkage” and “Streams” identifications from the northeasterly portion of the subject lands; and,
- b) Adding the “Core Area” and “Linkage” identifications to the southerly portion of the subject lands,

as shown on Appendix “A” attached to this amendment.

##### Volume 1 – Schedule B-2 – Detailed Natural Heritage Features – Key Natural Heritage Feature – Significant Woodlands

4.1.2 Urban Hamilton Official Plan Volume 1 – Schedule B-2 – Detailed Natural Heritage Features – Key Natural Heritage Feature – Significant Woodlands be amended by:

- a) Removing the “Key Natural Heritage Feature - Significant Woodlands” identification from the northeasterly portion of the subject lands; and

- b) Adding the “Key Natural Heritage Feature - Significant Woodlands” identification on the southwesterly portion of the subject lands,

as shown on Appendix “B” attached to this amendment.

Volume 1 – Schedule B-8 – Detailed Natural Heritage Features – Key Hydrologic Feature – Streams

- 4.1.3 Urban Hamilton Official Plan Volume 1 – Schedule B-8 – Detailed Natural Heritage Features – Key Hydrologic Feature – Streams be amended by removing the “Key Hydrologic Feature – Streams” identification from the subject lands, as shown on Appendix “C”, attached to this Amendment.

Volume 1 – Schedule C – Functional Road Classification

- 4.1.4 Urban Hamilton Official Plan Volume 1 – Schedule C – Functional Road Classification be amended by classifying Clappison Avenue as a “Minor Arterial” road, as shown on Appendix “D”, attached to this Amendment.

**4.2 Volume 3 – Special Policy Areas, Area Specific and Site Specific Policies:**

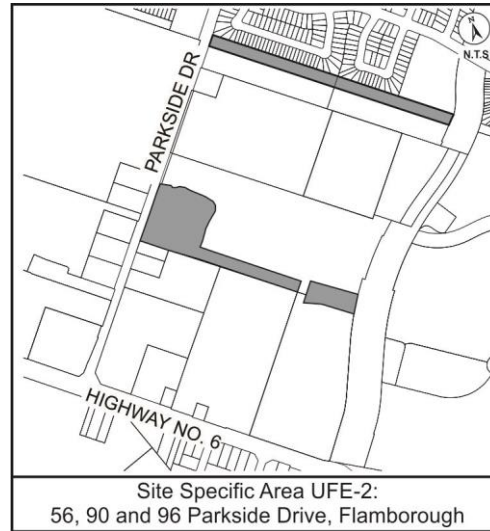
***Text Changes***

Volume 3 – Chapter C – Urban Site Specific Policies

- 4.2.1 Urban Hamilton Official Plan Volume 3 – Chapter C – Urban Site Specific Policies - Flamborough be amended by adding a new Site Specific Policy, as follows:

**“UFE-2 A portion of the lands located at 56 Parkside Drive, 90 Parkside Drive and 96 Parkside Drive former Town of Flamborough**

**1.0** Notwithstanding Section – Employment Area – Business Park Designation of Volume 1, lands designated “Employment Area – Business Park”, located on a portion of 56 Parkside Drive, Parkside Drive and 96 Parkside Drive and identified as Site Specific Policy Area UFE-2, shall only be used for Natural Open Space.”



E.5.4

90

be

***Schedule and Map Changes***

Volume 3 – Chapter C – Urban Site Specific Key Map

4.2.2 Urban Hamilton Official Plan Volume 3 – Chapter C – Urban Site Specific Policies Key Map be amended by adding “UFE-2” to a portion of the subject lands, as shown on Appendix “C”, attached to this Amendment.

**5.0 Implementation:**

An implementing Zoning By-Law Amendment, Draft Plan of Subdivision and Site Plan will give effect to the intended uses on the subject lands.

This Official Plan Amendment is Schedule “1” to By-law No. 18-194 passed on the 13<sup>th</sup> of July, 2018.

**The  
City of Hamilton**

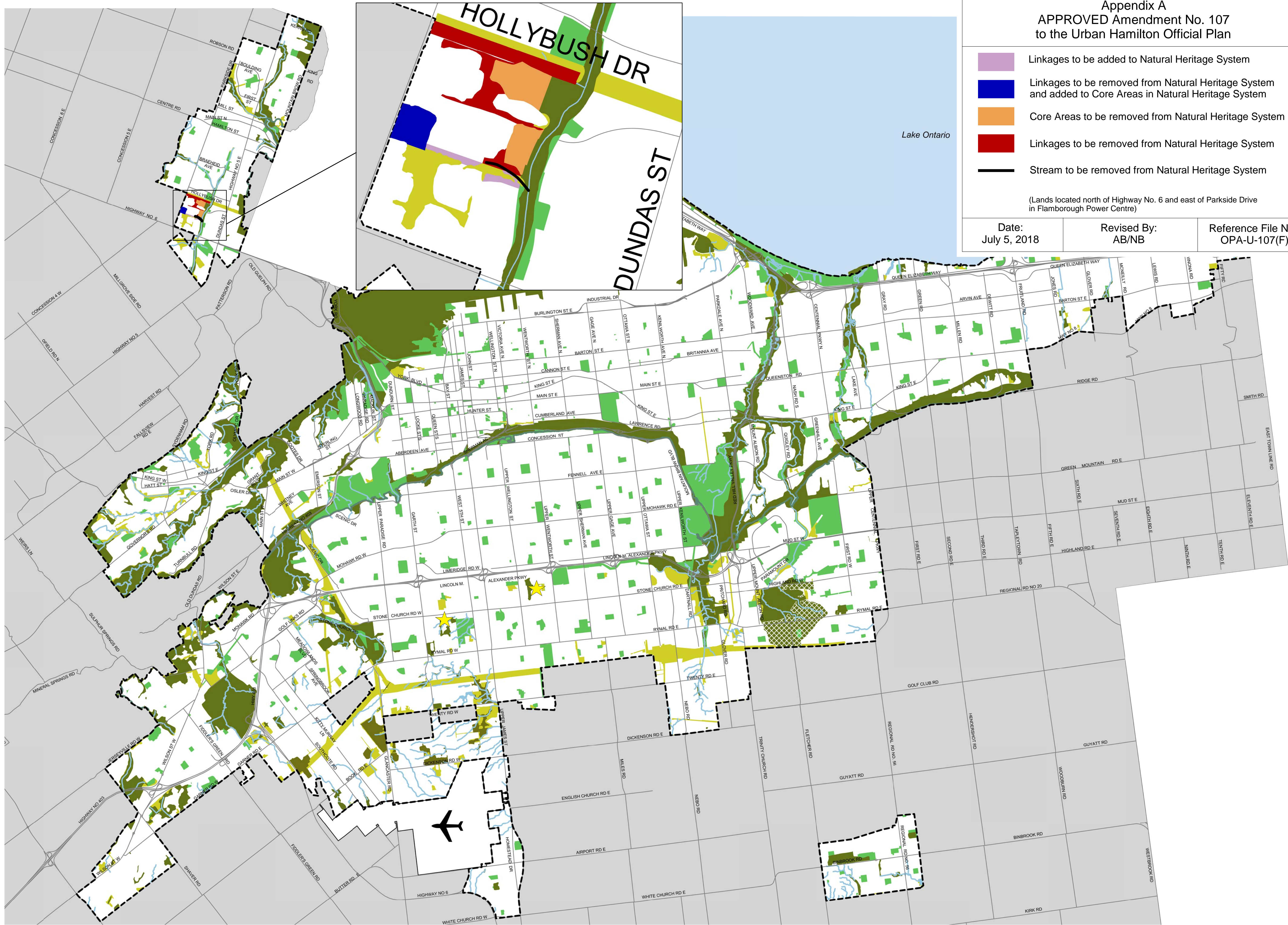
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F. Eisenberger  
MAYOR

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J. Pilon  
ACTING CITY CLERK



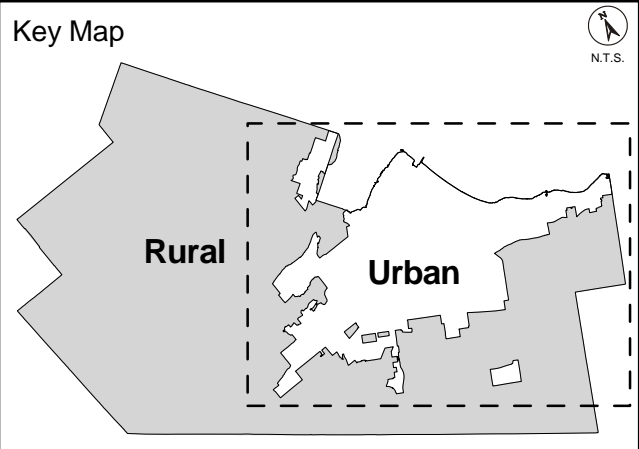


Appendix A  
APPROVED Amendment No. 107  
to the Urban Hamilton Official Plan

- Linkages to be added to Natural Heritage System
- Linkages to be removed from Natural Heritage System and added to Core Areas in Natural Heritage System
- Core Areas to be removed from Natural Heritage System
- Linkages to be removed from Natural Heritage System
- Stream to be removed from Natural Heritage System

(Lands located north of Highway No. 6 and east of Parkside Drive in Flamborough Power Centre)

Date: July 5, 2018  
Revised By: AB/NB  
Reference File No.: OPA-U-107(F)



Note: For Rural Natural Heritage Features refer to Schedule B of the Rural Hamilton Official Plan.

APPEAL

The southern urban boundary that generally extends from Upper Centennial Parkway and Mud Street East in the east, following the hydro corridor and encompassing the Red Hill Business Park to Upper James Street remains under appeal - see illustration on Schedules E and E-1, Volume 1.

★ Lands Under Appeal

- 305 Stone Church Road West
- 313 Stone Church Road East & lands bounded by Stone Church Road East, Upper Wellington Street, Lincoln M Alexander Parkway and Upper Wentworth Street

Legend

- Core Areas
- Area Specific Policy - USC-1 and USC-2 in Volume 3
- Linkages
- Parks & General Open Space (Excluding Parkettes)
- Streams

Other Features

- Rural Area
- John C. Munro Hamilton International Airport
- Niagara Escarpment
- Urban Boundary
- Municipal Boundary

Council Adoption: July 9, 2009  
Ministerial Approval: March 16, 2011  
Effective Date: August 16, 2013

Urban Hamilton Official Plan  
Schedule B  
Natural Heritage System



Date: Jan. 18, 2018



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Appendix B  
APPROVED Amendment No. 107  
to the Urban Hamilton Official Plan



Key Natural Heritage Feature Significant Woodlands to be removed from Detailed Natural Heritage Features Significant Woodlands



Key Natural Heritage Feature Significant Woodlands to be added to the Detailed Natural Heritage Features Significant Woodlands

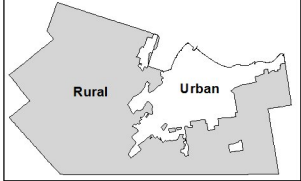
(Lands located north of Highway No. 6 and east of Parkside Drive in Flamborough Power Centre)

Date:  
July 5, 2018

Revised By:  
AB/NB

Reference File No.:  
OPA-U-107(F)

Key Map



**Note:** For Rural Detailed Natural Heritage Features refer to Schedule B-2 of the Rural Hamilton Official Plan.

**APPEAL**

The southern urban boundary that generally extends from Upper Centennial Parkway and Mud Street East in the east, following the hydro corridor and encompassing the Red Hill Business Park to Upper James Street remains under appeal - see illustration on Schedules E and E-1, Volume 1.

**★ Lands Under Appeal**

- 305 Stone Church Road W
- 313 Stone Church Road E & lands bounded by Stone Church Road East, Upper Wellington Street, Lincoln M Alexander Parkway and Upper Wentworth Street

**Legend**

Key Natural Heritage Feature Significant Woodlands

**Other Features**

- Rural Area
- John C. Munro Hamilton International Airport
- Niagara Escarpment
- Urban Boundary
- Municipal Boundary

Council Adopted: July 9, 2009  
Ministerial Approval: March 16, 2011  
Effective Date: August 16, 2013

**Urban Hamilton Official Plan**  
**Schedule B-2**  
**Detailed Natural Heritage Features**  
**Key Natural Heritage Feature**  
**Significant Woodlands**



Not To Scale

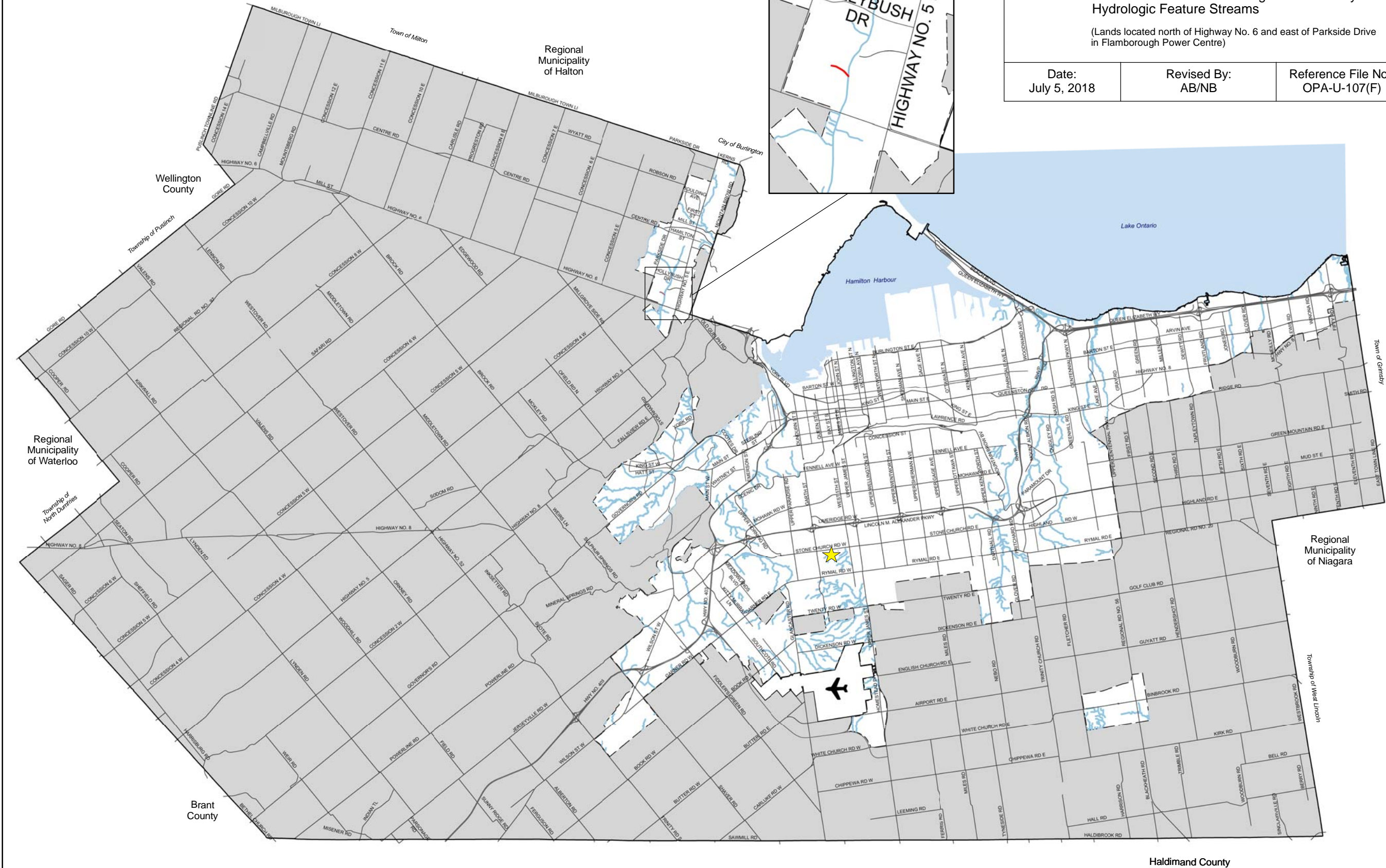


Date: Dec. 1, 2015

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Appendix C  
APPROVED Amendment No. 107  
to the Urban Hamilton Official Plan

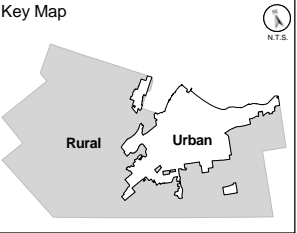
Key Hydrologic Feature Streams to be removed  
from Detailed Natural Heritage Features Key  
Hydrologic Feature Streams

(Lands located north of Highway No. 6 and east of Parkside Drive  
in Flamborough Power Centre)

Date:  
July 5, 2018

Revised By:  
AB/NB

Reference File No.:  
OPA-U-107(F)



**Note:** For Rural Detailed Natural Heritage  
Features refer Schedule B-8 of the  
Rural Hamilton Official Plan.

**APPEAL**

The southern urban boundary  
that generally extends from  
Upper Centennial Parkway  
and Mud Street East in the  
east, following the hydro  
corridor and encompassing  
the Red Hill Business Park to  
Upper James Street remains  
under appeal - see illustration  
on Schedules E and E-1,  
Volume 1.

**★ Lands Under Appeal**

- 305 Stone Church Road W

**Legend**

- Key Hydrologic Feature Streams
- Other Features
  - Rural Area
  - John C. Munro Hamilton International Airport
  - Niagara Escarpment
  - Urban Boundary
  - Municipal Boundary

Council Adopted: July 9, 2009  
Ministerial Approval: March 16, 2011  
Effective Date: August 16, 2013

**Urban Hamilton Official Plan  
Schedule B-8  
Detailed Natural Heritage Features  
Key Hydrologic Feature  
Streams**





Appendix D  
APPROVED Amendment No.107  
to the Urban Hamilton Official Plan

Classify the street identified as  
Clappison Road as a "Minor Arterial"  
on the Functional Road Classification

(Lands located north of Highway No. 6 and east of Parkside Drive  
Flamborough Power Centre)

Date: July 5, 2018	Revised By: AB/NB	Reference File No.: OPA-U-107(F)
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Key Map

Note: For Rural Functional Road Classification, refer to Schedule C-1 (future amendment).

APPEAL

The southern urban boundary that generally extends from Upper Centennial Parkway and Mud Street East in the east, following the hydro corridor and encompassing the Red Hill Business Park to Upper James Street remains under appeal – see illustration on Schedules E and E-1, Volume 1

Legend

- Major Arterial
- Minor Arterial
- Collector
- Provincial Highway (Controlled Access)
- Provincial Highway
- Parkway

Proposed Roads

- Major Arterial
- Minor Arterial
- Collector

Other Features

- Rural Area
- John C. Munro Hamilton International Airport
- Niagara Escarpment
- Urban Boundary
- Municipal Boundary
- Lands subject to Non Decision 113 West Harbour Setting Sail

Council Adoption: July 9, 2009  
Ministerial Approval: March 16, 2011  
Effective Date: August 16, 2013

Urban Hamilton Official Plan  
Schedule C  
Functional Road Classification

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Appendix E  
APPROVED Amendment No. 107  
to the Urban Hamilton Official Plan



Lands to be identified as  
Site Specific Policy Area UFE-2

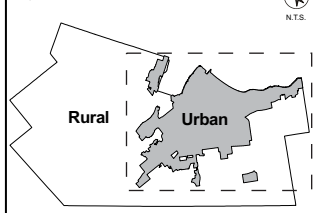
(Lands located north of Highway No. 6 and east of Parkside Drive  
Flamborough Power Centre)

Date:  
July 5, 2018

Revised By:  
AB/NB

Reference File No.:  
OPA-U-107(F)

Key Map



**Note:** For Rural Site Specific Areas, refer  
to Volume 3: Appendix A of the  
Rural Hamilton Official Plan.

**APPEAL**

The southern urban boundary that generally extends from Upper Centennial Parkway and Mud Street East in the east, following the hydro corridor and encompassing the Red Hill Business Park to Upper James Street remains under appeal – see illustration on Schedules E and E-1, Volume 1

**Legend**

- Site Specific Areas (SSA)
- U- Refers to Urban Site Specific Area #, Volume 3, Chapter B

**Other Features**

- Rural Area
- John C. Munro Hamilton International Airport
- Niagara Escarpment
- Urban Boundary
- Municipal Boundary

Council Adoption: July 9, 2009  
Ministerial Approval: March 16, 2011  
Effective Date: August 16, 2013

**Urban Hamilton Official Plan**  
**Volume 3: Map 2**  
**Urban Site Specific Key Map**



Not To Scale

Date: June 27, 2018

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