

Authority: Item 31, Planning and Economic
Development Committee
Report: 06-005
CM: April 12, 2006

Bill No. 182

CITY OF HAMILTON

BY-LAW NO. 16-182

To Amend Zoning By-law No. 3692-92 Respecting Lands Located at 512 Highland Road West (Stoney Creek)

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 Stoney Creek" 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By-laws of the former area municipalities continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;

AND WHEREAS Zoning By-law No. 3692-92 (Stoney Creek) was enacted on the 8th day of December, 1992, and approved by the Ontario Municipal Board on the 31st day of May, 1994;

AND WHEREAS the Council of the City of Hamilton, in adopting Section 31 of Report 06-183 of the Planning and Economic Development Committee at its meeting held on the 2nd day of June 2006, recommended that the Director of Development and Real Estate be authorized to give notice and prepare by-laws for presentation to Council, to remove the "H" Holding Provision from By-laws where the conditions have been met;

AND WHEREAS this By-law is in conformity with the Urban Hamilton Official Plan.

AND WHEREAS the Holding Provisions H1, H2, H3 and H4 are still applicable to the southerly portion of the subject lands, identified as Block 2 on Schedule A to this By-law and will require the removal of Holding Provisions H1, H2, H3 and H4 prior to development occurring.

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

To Amend Zoning By-law No. 3692-92
Respecting Lands Located at 512 Highland Road West (Stoney Creek)
(Page 2 of 3)

1. That Map No. 15 of Schedule "A", appended to and forming part of By-law No. 3692-92 (Stoney Creek) is amended as follows:
 - (a) Block 1 - By changing the zoning from the Community Shopping Centre (Holding) "SC2-7(H1)(H2)(H3)(H4)" Zone to the Community Shopping Centre "SC2-7" Zone; and,

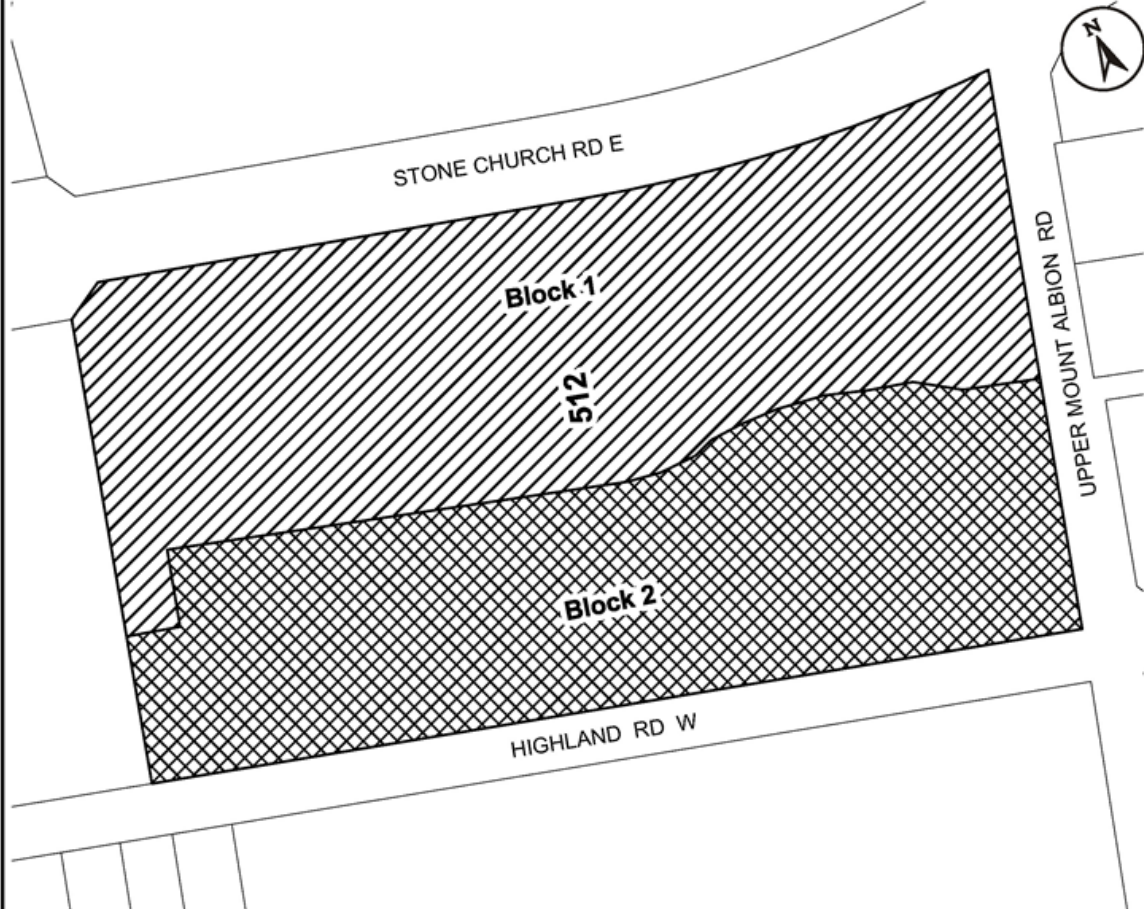



The extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".
2. That no building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the Community Shopping Centre "SC2-7" Zone provisions; and,
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 *Planning Act*.

PASSED this 22nd day of June, 2016.

F. Eisenberger
Mayor

R. Caterini
City Clerk

ZAH-16-003

		
This is Schedule "A" to By-law No. 16- Passed the day of, 2016		_____ Mayor _____ Clerk
<p align="center">Schedule "A"</p> <p align="center">Map Forming Part of By-law No. 16-_____</p> <p align="center">to Amend By-law No. 3692-92</p>		<p>Subject Property 512 Highland Road West</p> <p> Block 1 - Change in Zoning from the Community Shopping Centre (Holding) "SC2-7(H1)(H2)(H3)(H4)" Zone to the Community Shopping Centre "SC2-7" Zone</p> <p> Block 2 - Additional lands of the Applicant to require the removal of the Holding Provisions H1, H2, H3 and H4" from the Community Shopping Centre "SC2-7" Zone</p>
Scale: N.T.S.	File Name/Number: ZAH-16-003	
Date: June 14, 2016	Planner/Technician: MF/VS	
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT		