

**Authority:** Item 5, Planning Committee  
Report 16- 012 (PED16134)  
CM: June 22, 2016

**Bill No. 194**

## **CITY OF HAMILTON**

### **BY-LAW NO. 16-194**

#### **To Amend Zoning By-law No. 464 (Glanbrook) Respecting Lands located at the rear of 3385 Binbrook Road**

**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 Township of Glanbrook" 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Plan of the former regional municipality, continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;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** Zoning By-law No. 464 (Glanbrook) was enacted on the 16<sup>th</sup> day of March, 1992, and approved by the Ontario Municipal Board on the 31<sup>st</sup> day of May, 1993;

**AND WHEREAS** the Council of the City of Hamilton, in adopting Item 5 of Report 16-012 of the Planning Committee, at its meeting held on the 22<sup>nd</sup> day of June 2016, which recommended that Zoning By-law No. 464 (Glanbrook), be amended as hereinafter provided;

**AND WHEREAS** this by-law is in conformity with the Urban Hamilton Official Plan, upon approval of Official Plan Amendment No. 58.

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

1. That Schedule "H", appended to and forming part of By-law No. 464 (Glanbrook), is amended by changing from the Restricted Agricultural "A2" Zone to the Residential "R4-294" Zone, the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

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2. That Section 44, “Exceptions to the Provisions of this By-law”, of Zoning By-law No. 464 (Glanbrook), be amended by adding Special Exception “R4-294”, as follows:

**“R4-294” – Rear of 3385 Binbrook Road, Schedule “H”**

Notwithstanding the regulations of **SECTION 16: RESIDENTIAL “R4” ZONE, Subsection 16.2 - REGULATIONS FOR USES PERMITTED IN PARAGRAPH (a) OF SUBSECTION 16.1**, Clauses (a) and (b), the following regulations shall apply to the lands zoned “R4-294”:

- (a) Minimum Lot Frontage.....11 m
- (b) Minimum Lot Area.....310 square metres
3. 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 Residential “R4” Zone provisions, subject to the special requirements referred to in Section 2.
4. 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 8<sup>th</sup> day of July, 2016.

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L. Ferguson  
Acting Mayor

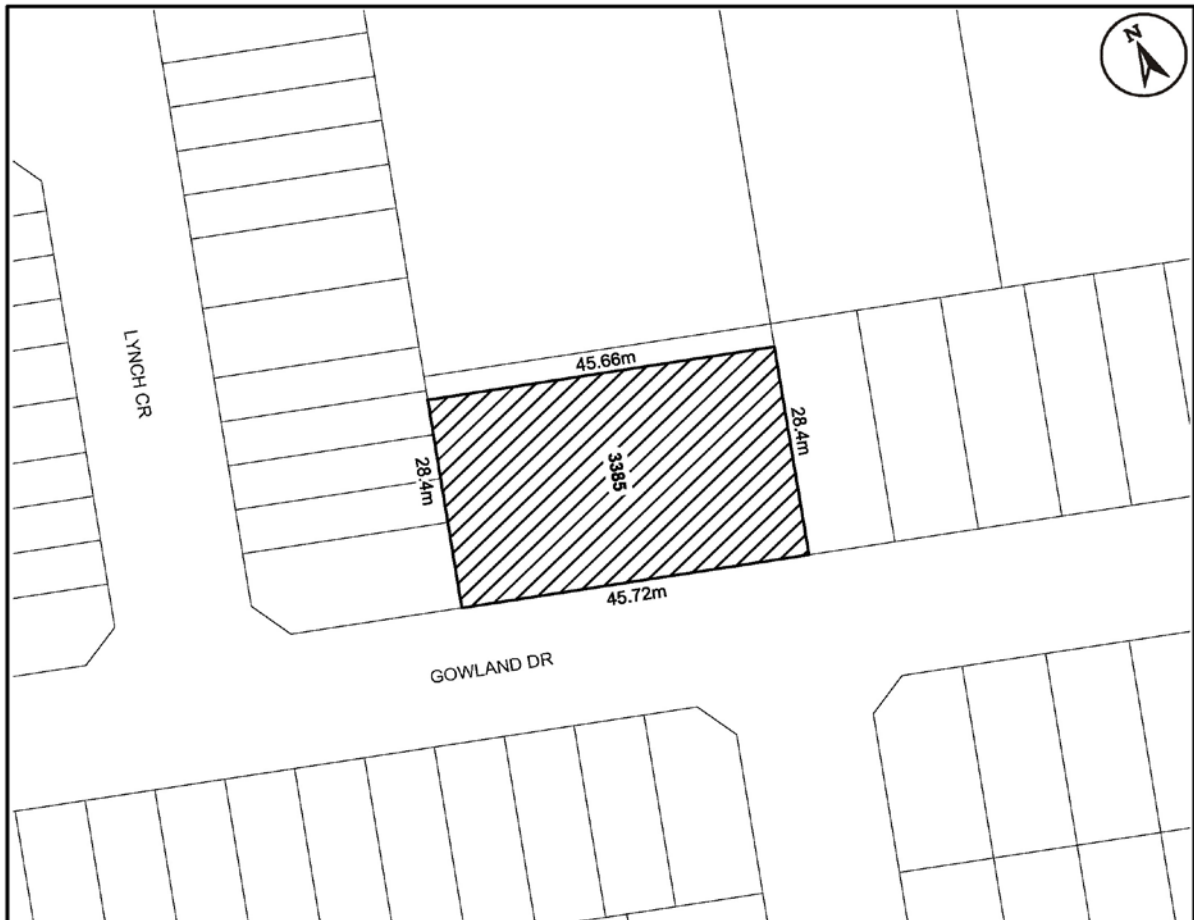
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R. Caterini  
City Clerk

ZAR-15-057  
UHOPA-16-005

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This is Schedule "A" to By-law No. 16-

Passed the ..... day of ....., 2016

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Mayor

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Clerk

## Schedule "A"

Map Forming Part of  
By-law No. 16-\_\_\_\_\_

to Amend By-law No. 464

### Subject Property

3385 Binbrook Road



Change in Zoning from the Restricted  
Agricultural "A2" Zone to the Residential  
"R4-294" Zone, Modified

Scale:  
N.T.S.

File Name/Number:  
ZAR-15-057/UHOPA-16-005

Date:  
April 13, 2016

Planner/Technician:  
GM/AL



Hamilton

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT