

**Authority:** Item 7, Planning Committee  
Report: 18-013 (PED18196)  
CM: September 12, 2018  
Ward: 2

**Bill No. 288**

**CITY OF HAMILTON**

**BY-LAW NO. 18-288**

**To Adopt:**

**Official Plan Amendment No. 115 to the  
Urban Hamilton Official Plan**

Respecting:

**49 Walnut Street South  
(Hamilton)**

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

1. Amendment No. 115 to the Urban Hamilton Official Plan consisting of Schedule “1”, hereto annexed and forming part of this by-law, is hereby adopted.

PASSED this 26<sup>th</sup> day of September, 2018.

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F. Eisenberger  
Mayor

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J. Pilon  
Acting City Clerk

## **Urban Hamilton Official Plan Amendment No. 115**

The following text, together with Appendix “A” – Volume 2, Map B.6.1-1 – Downtown Hamilton Secondary Plan – Land Use Plan, constitutes Official Plan Amendment No. 115 to the Urban Hamilton Official Plan.

### **1.0 Purpose and Effect:**

The purpose and effect of this Amendment is to amend the Downtown Hamilton Secondary Plan to permit ground floor commercial uses and a commercial parking facility on the subject lands as part of a larger redevelopment.

### **2.0 Location:**

The lands affected by this Amendment are known municipally as 49 Walnut Street South, in the former City of Hamilton.

### **3.0 Basis:**

The basis for permitting this Amendment is:

- The proposal implements the Council approved Downtown Hamilton Secondary Plan, which designates the lands “Downtown Mixed Use”.
- The proposed Amendment is compatible with the existing and planned development in the immediate area.
- The proposed 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 2 – Secondary Plans

##### *Maps*

##### 4.1.1 Map

- a. That Volume 2, Map B.6.1-1 – Downtown Hamilton Secondary Plan – Land Use Plan be amended by redesignating the subject lands from “Medium Density Residential” to “Central Business District”, as shown on Appendix “A”, attached to this Amendment for 49 Walnut Street South.

#### 5.0 Implementation:

An implementing Zoning By-Law Amendment 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.18-288 passed on the 26<sup>th</sup> day of September, 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. 115  
 to the Urban Hamilton Official Plan

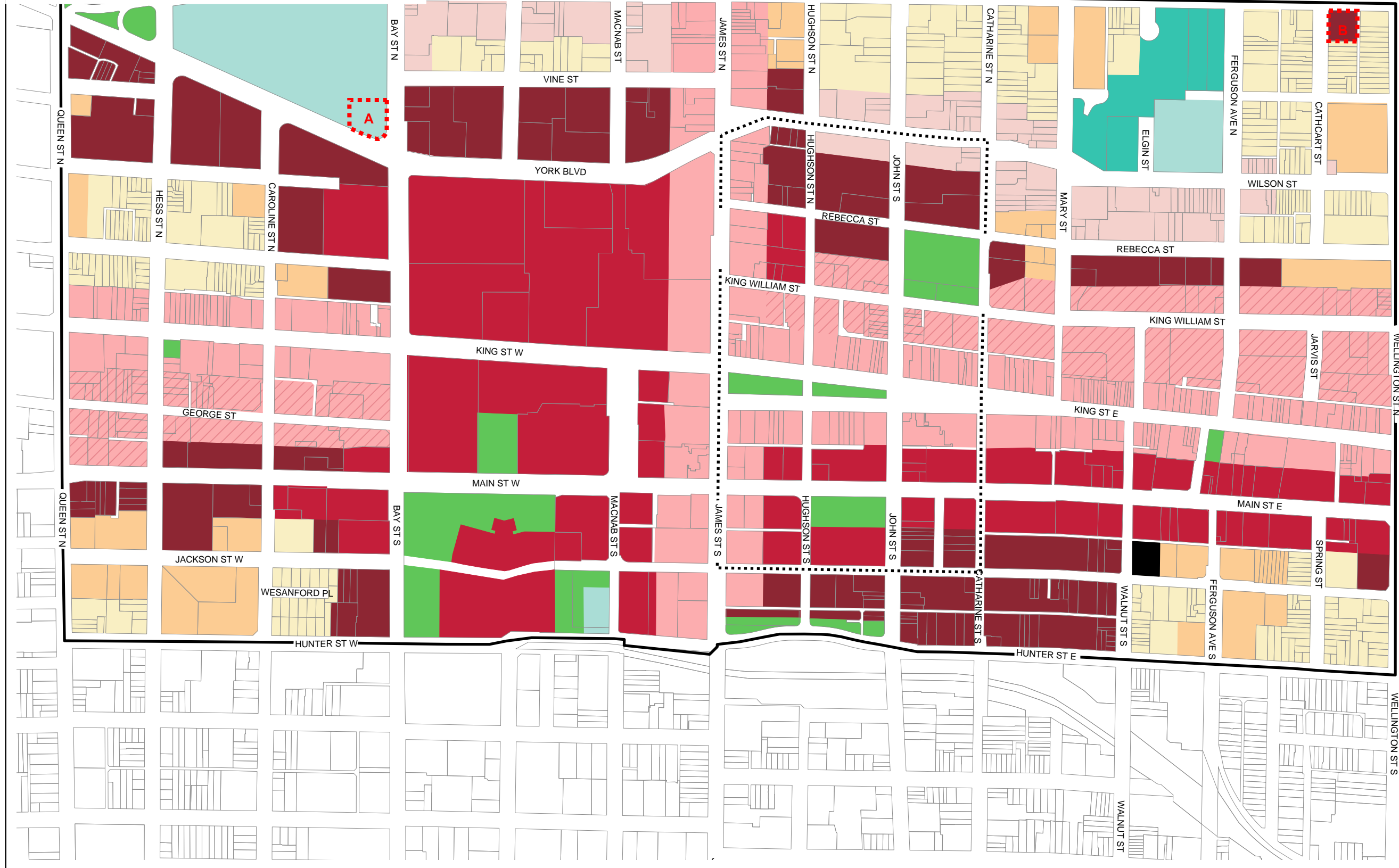
 Lands to be redesignated from "Medium Density Residential" to "Central Business District"

(49 Walnut Street South, Hamilton)

Date:  
 Sept. 12, 2018



Revised By:  
 DB/NB

Reference File No.:  
 OPA-U-115(H)








**Legend**



**Residential Designations**

-  Low Density Residential
-  Medium Density Residential

**Commercial and Mixed Use Designations**

-  Local Commercial
-  Specialty Commercial
-  Prime Retail Streets
-  Central Business District
-  Mixed Use




**Parks and Opens Space Designations**

-  Community Park
-  General Open Space

**Other Designations**

-  Institutional

**Other Features**

-  Area or Site Specific Policy
-  Development Permit Area Boundary
-  Secondary Plan Boundary

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

**Urban Hamilton Official Plan**  
**Downtown Hamilton**  
**Secondary Plan**  
 Land Use Plan  
 Map B.6.1-1



Date: Dec. 1, 2015

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