CITY OF HAMILTON

BY-LAW NO. 05-061

To Adopt:

Official Plan Amendment No. 102 to the Former Town of Ancaster Official Plan;

Respecting:

Lands municipally known as

314 Wilson Street East

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

1. Amendment No. 102 to the Official Plan of the former Town of Ancaster Planning Area consisting of Schedule 1, hereto annexed and forming part of this by-law, is hereby adopted.

2. It is hereby authorized and directed that such approval of the Official Plan Amendment referred to in section 1 above, as may be requisite, be obtained and for the doing of all things for the purpose thereof.

PASSED AND ENACTED this 23rd day of March, 2005
Amendment No. 102
to the
Official Plan of the Former Town of Ancaster

The following text together with Schedule “B” – Land Use: Urban Area, attached hereto, constitutes Official Plan Amendment No. 102 to the Official Plan of the former Town of Ancaster.

Purpose:
The purpose of this Amendment is to re-designate the subject lands from “Institutional” to “Commercial” in order to allow for the adaptive re-use of an historic building (Hammill House) into a restaurant.

Location:
The lands affected by this Amendment are known municipally as 314 Wilson Street East, located on the south-east corner of Wilson Street East and Church Street East.

Basis:
The basis for permitting the proposed Commercial use is as follows:

- The proposal is compatible with the existing and planned uses for the Village Core area, as defined by the Ancaster Official Plan;
- The proposal will make efficient use of existing infrastructure;
- The proposal facilitates the adaptive re-use of an historic building and recognizes the heritage designation by not permitting expansion of the existing building; and
- The subject land is located on an arterial road and along a transit line.

Actual Changes:

1) Schedule “B” – Land Use: Urban Area – be revised by redesignating the subject lands from “Institutional” to “Commercial”, as shown on the attached Schedule “A” of this Amendment.
Implementation:

An implementing Zoning By-law Amendment will give effect to this Amendment.

This is Schedule "1" to By-law No. 05-061, passed on the 23rd day of March, 2005.

The City of Hamilton
Schedule A
Amendment No. 102
to the Official Plan
for the
former Town of Ancaster

Lands to be redesignated from
"Institutional" to "Commercial"

Date: Mar. 17, 2006
Revised by: J.S.
Reference File No. OPA 102(A)

DEFERRED
UNDER SECTION 17(10)
OF THE PLANNING ACT

Legend

Residential
Commercial
Industrial
Institutional
Open Space and Conservation
Urban Area Boundary
Niagara Escarpment
Plan Boundary

LAND USE - URBAN AREA
SCHEDULE 'B'
TO THE OFFICIAL PLAN
THE TOWN OF ANCASTER