

Authority: Item 8 , Planning and Economic
Development Committee
Report ; 05-010 (PD05110)
CM: May 11,2005

Bill No. 121

CITY OF HAMILTON

BY-LAW NO. 05-121

**To Amend Zoning By-law No. 3692-92 (Stoney Creek), Respecting a Portion of
Lands Located Within Draft Approved Plan of Subdivision "Deerfield Estates
Addition" (25T-200402)**

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 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Plan of the former regional municipality continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;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. 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 Item 8 of Report 05-010 of the Planning and Economic Development Committee at its meeting held on the 11th day of May, 2005, recommended that Zoning By-law No. 3692-92 (Stoney Creek), be amended as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the City of Hamilton (formerly the City of Stoney Creek Official Plan), approved by the Minister under the Planning Act on May 12, 1986;

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

1. Map No. 16 of Schedule " A appended to and forming part of By-law No. 3692-92 (Stoney Creek) is amended,

- (a) by changing the zoning from the Single Residential "R2" Zone to the Single Residential "R3-23" Zone, the lands comprised of Block "1"; and,
- (b) by the changing the zoning from the Single Residential "R3" Zone to the Single Residential "R3-23" Zone, the lands comprised of Block "2",

the extent and boundaries of which are shown on a plan hereto annexed as Schedule "A".

- 2. That Section 6.4.7, "Special Exemptions", of Zoning By-law No. 3692-92 (Stoney Creek), be amended by adding a new special provision "R3-23", to include the following:

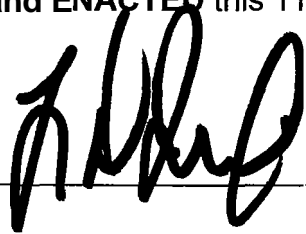
**"R3-23 Candlewood Drive within "Deerfield Estates Addition",
Schedule "A", Map No. 16**

Notwithstanding the provisions of Paragraph (g) of Subsection 6.4.3 of the Single Residential "R3" Zone, on those lands zoned "R3-23" by this By-law, the maximum lot coverage shall be 45%."

- 3. 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 Single Residential "R3" Zone provisions, subject to the special requirements referred to in Section 2.
- 4. 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.

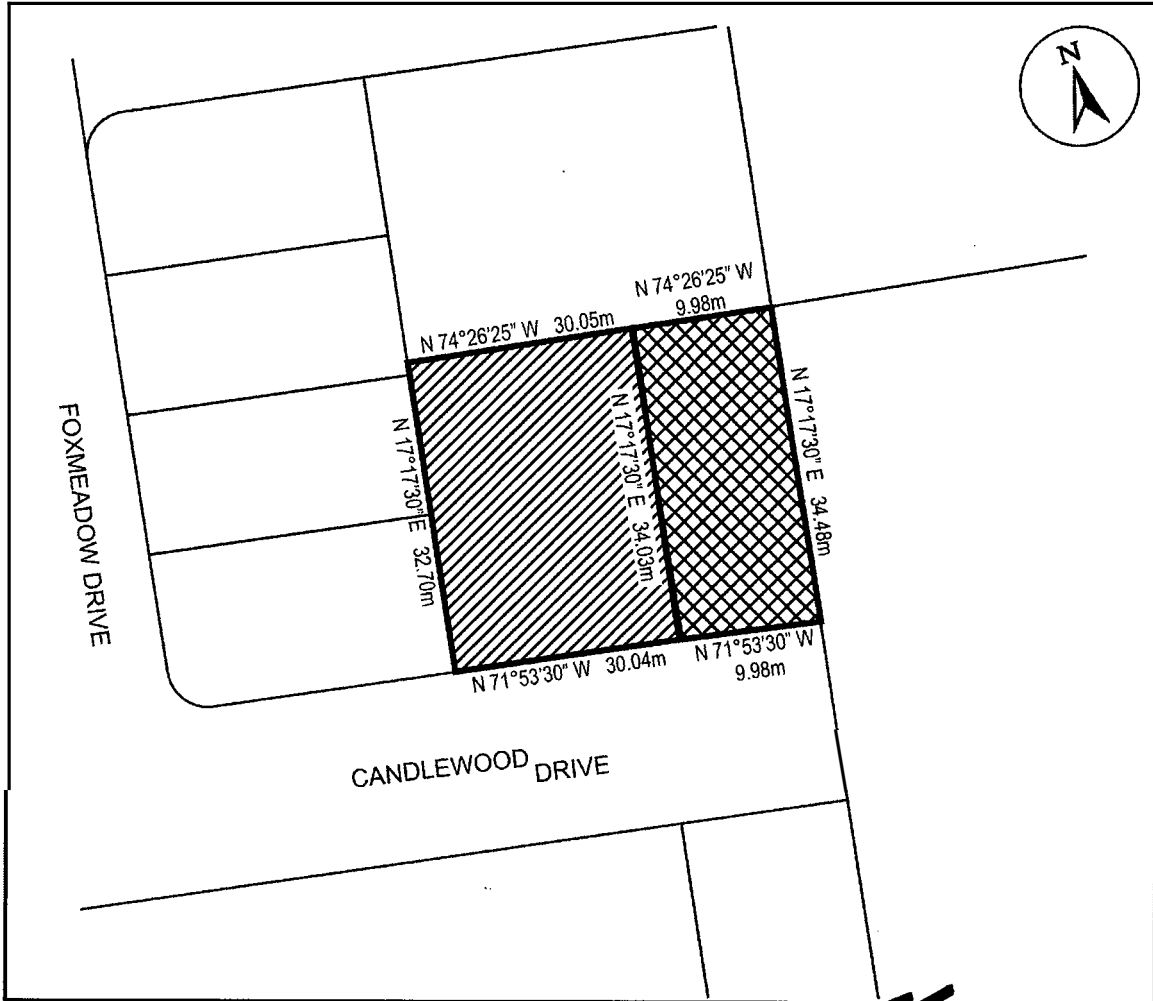
PASSED and ENACTED this 11th day of May, 2005.

MAYOR



CLERK






This is Schedule "A" to By-Law No 05-121

Passed the 11th day of May, 2005

[Handwritten signature]
Clerk
Mayor

Schedule "A"

Map Forming Part of
By-Law No. 05-121
to Amend By-Law No. 3692-92



Subject Property
Lot 1, 2, and Part of Lot 3,
"Deerfield Estates Addition",
Candlewood Drive

-  **Block 1** - Change in Zoning from the Single Residential"R2 Zone to the Single Residential"R3-23 Zone
-  **Block 2** - Change in Zoning from the Single Residential"R3" Zone to the Single Residential"R3-23" Zone

	Scale: Not to Scale	File Name/Number: ZAR-05-14
	Date: March 2005	Planner/Technician: GM/MZ
*C File Name: ZAR-05-14_Schedule_A.cdr		