

City of Hamilton

**BY-LAW No. 05-162**

Respecting:

**REMOVAL OF PART LOT CONTROL**

**FOR BLOCK 28,  
REGISTERED PLAN 62M-1007**

**WHEREAS** the Planning Act, (R.S.O. 1990, Chapter P.13 sec.50 (5) as amended) establishes part-lot control on land within registered plans of subdivision;

**AND WHEREAS** the Planning Act, (sec.50 (7) states, in part, as follows:

- (7) **Designation of lands not subject to part lot control.** -- Despite subsection (5), the council of a local municipality may by by-law provide that subsection (5) does not apply to land that is within such registered plan or plans of subdivision or parts of them as are designated in the by-law.
- (7.1) **Requirement for approval of by-law.** -- A by-law passed under subsection (7) does not take effect until it has been approved by the appropriate approval authority for the purpose of sections 51 and 51.1 in respect of the land covered by the by-law.
- (7.2) **Exemption from approval.** -- An approval under subsection (7.1) is not required if the council that passes a by-law under subsection (7) is authorized to approve plans of subdivision under section 51.
- (7.3) **Expiration of by-law.** -- A by-law passed under subsection (7) may provide that the by-law expires at the expiration of the time period specified in the by-law and the by-law expires at that time.
- (7.4) **Extension of time period.** -- The council of a local municipality may, at any time before the expiration of a by-law under subsection (7), amend the by-law to extend the time period specified for the expiration of the by-law and an approval under subsection (7.1) is not required.

- (7.5) **Amendment or repeal.** -- The council of a local municipality may, without an approval under subsection (7.1), repeal or amend a by-law passed under subsection (7) to delete part of the land described in it and, when the requirements of subsection (28) have been complied with, subsection (5) applies to the land affected by the repeal or amendment.

**AND WHEREAS** the land which is the subject of this By-law was, as of January 1st, 2001 placed within the jurisdiction of the City of Hamilton, a new municipality incorporated as of January 1, 2001 by the City of Hamilton Act, 1999 (S.O. 1999, Chapter 14, Schedule C);

**AND WHEREAS** the City of Hamilton stands in the place of the former regional municipality, The Regional Municipality of Hamilton-Wentworth and in the place of the former area municipalities, namely The Corporation of the City of Hamilton;

**AND WHEREAS** the authority to approve this by-law enacted under subsection 7 of Section 50 of the Planning Act is vested in the City of Hamilton, as contemplated by section 50 (7.2) of the Act, because the City is, pursuant to section 51(6) of the Planning Act, the approval authority for plans of subdivision;

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

1. Subsection 5 of Section 50 of the Planning Act, for the purpose of creating thirty-nine (39) lots for street townhouses, shown as Parts 1 to 39, inclusive, on deposited reference plan 62R-17082, attached as Schedule "A", shall not apply to the portion of the registered plan of subdivision that is designated as follows:

Block 28, Registered Plan 62M-1007, in the City of Hamilton.

2. Subsection 5 of Section 50 of the Planning Act, for the purpose of creating a common element condominium roadway for access to the thirty-nine (39) residential lots referred to in Section 1 of this by-law, shown as Part 40 on deposited reference plan 62R-17082, attached as Schedule "A", shall not apply to the portion of the registered plan of subdivision that is designated as follows:

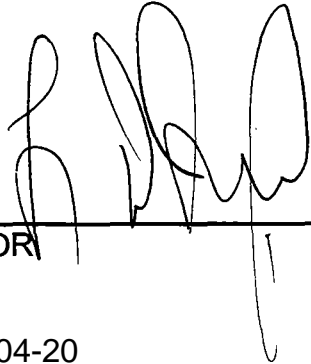
Block 28, Registered Plan 62M-1007, in the City of Hamilton.

3. Subsection 5 of Section 50 of the Planning Act, for the purpose of creating two (2) common element open space areas, shown as Parts 41 and 42 on deposited reference plan 62R-17082, attached as Schedule "A", shall not apply to the portion of the registered plan of subdivision that is designated as follows:

Block 28, Registered Plan 62M-1007, in the City of Hamilton.

- 4. This by-law shall be registered on title to the said land and shall come into force and effect on the date of such registration.
- 5. The time period, during which the By-law remains in force, shall expire on the following specified date: June 15, 2007.

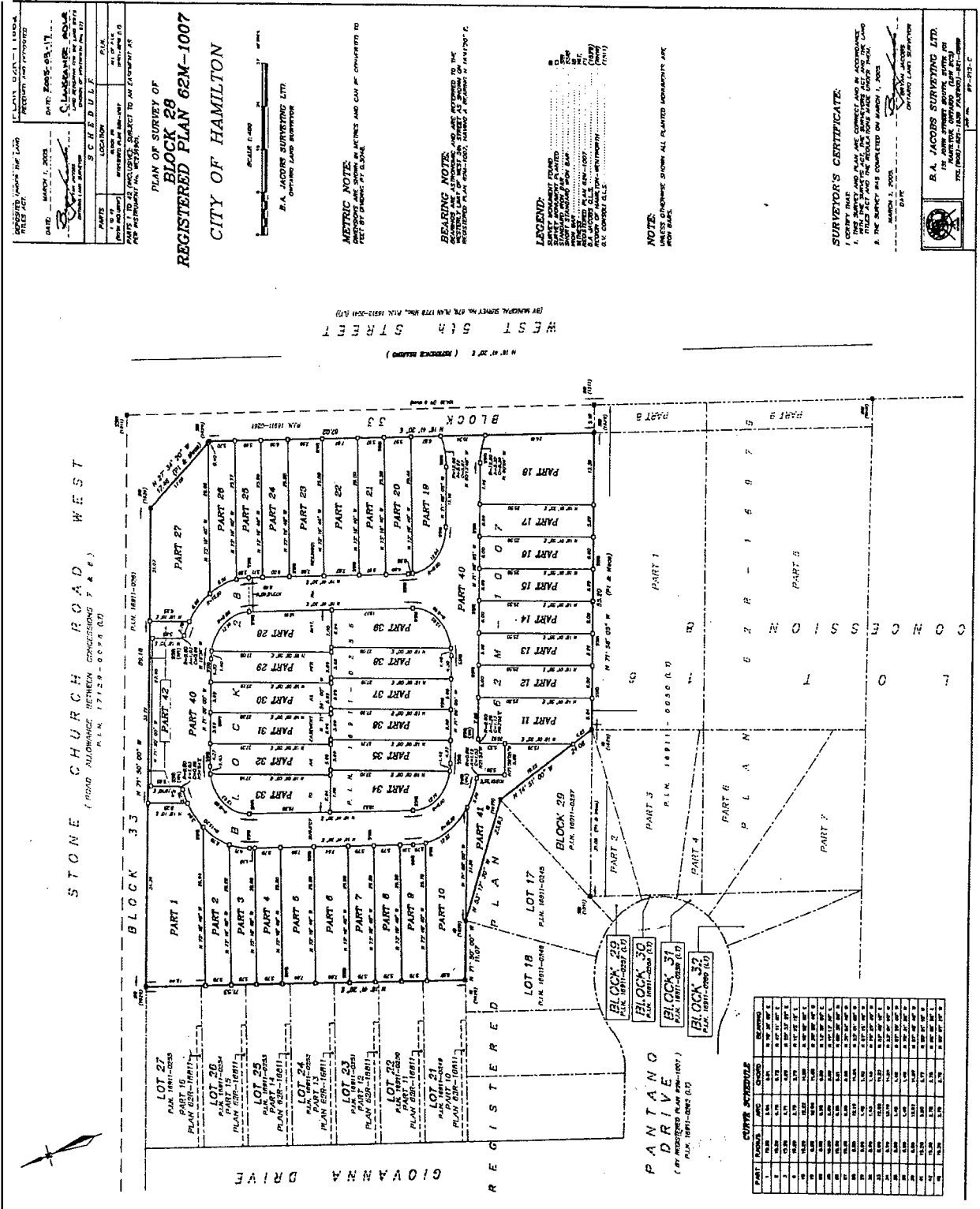
**PASSED and ENACTED** this 15<sup>th</sup> day of June, 2005

  
\_\_\_\_\_  
MAYOR

  
\_\_\_\_\_  
CLERK

PLC-04-20

"Schedule A" to By-law No. 05-162



PLAN OF SURVEY OF  
**BLOCK 28**  
**REGISTERED PLAN 62M-1007**  
**CITY OF HAMILTON**



**METRIC NOTE:**  
 ALL DISTANCES AND BEARINGS ARE GIVEN IN METRIC UNITS AND CONFORM TO THE METRIC SYSTEM AS SET OUT IN THE METRIC ACT AND REGULATIONS THEREUNDER.

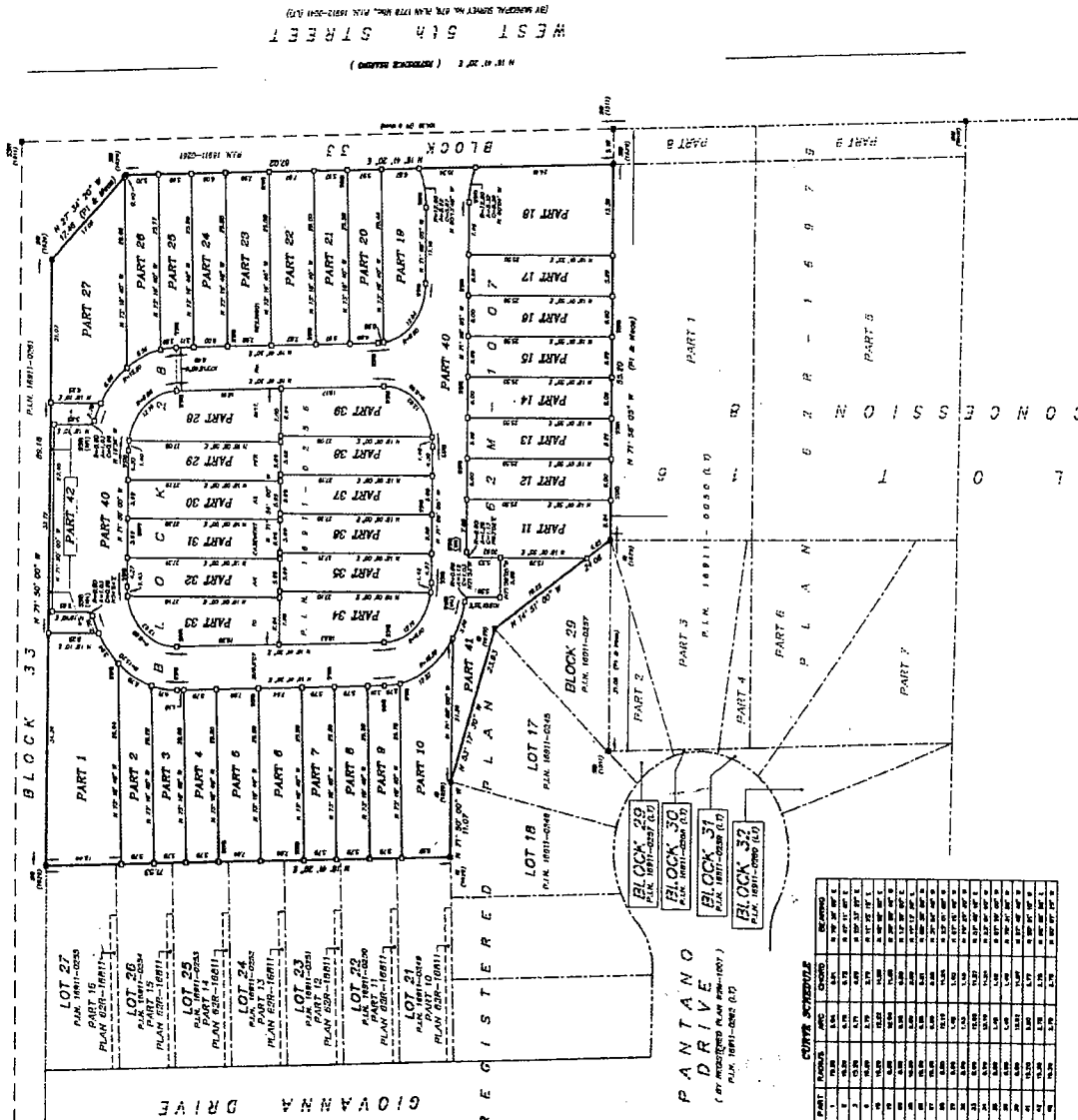
**BEARING NOTE:**  
 ALL BEARINGS ARE GIVEN IN DEGREES, MINUTES AND SECONDS AND ARE REFERRED TO THE TRUE MERIDIAN UNLESS OTHERWISE SPECIFIED.

**LEGEND:**  
 [Symbol] BEARING  
 [Symbol] DISTANCE  
 [Symbol] CURVE  
 [Symbol] BOUNDARY  
 [Symbol] ADJACENT SURVEY  
 [Symbol] ADJACENT ROAD  
 [Symbol] ADJACENT LOT  
 [Symbol] ADJACENT PART  
 [Symbol] ADJACENT BLOCK  
 [Symbol] ADJACENT CITY

**NOTE:**  
 THE SURVEY IS SHOWN AS PLANNED MONUMENTS ARE NOT SHOWN.

**SURVEYOR'S CERTIFICATE:**  
 I, the undersigned, being duly sworn, do hereby certify that the above survey was made in accordance with the provisions of the Survey Act and the Regulations thereunder, and that the same is a true and correct copy of the original survey plan as shown to me by the applicant.

**R. A. JACOBS SURVEYING LTD.**  
 125 JOHN STREET, SUITE 201  
 TORONTO, ONTARIO M5E 1B7  
 TEL: (416) 593-1111  
 FAX: (416) 593-1112



**CURVE SCHEDULE**

| PART | LENGTH | ARC  | CHORD | BEARING |
|------|--------|------|-------|---------|
| 1    | 10.00  | 0.17 | 0.17  | 90.00   |
| 2    | 10.00  | 0.34 | 0.34  | 90.00   |
| 3    | 10.00  | 0.51 | 0.51  | 90.00   |
| 4    | 10.00  | 0.68 | 0.68  | 90.00   |
| 5    | 10.00  | 0.85 | 0.85  | 90.00   |
| 6    | 10.00  | 1.02 | 1.02  | 90.00   |
| 7    | 10.00  | 1.19 | 1.19  | 90.00   |
| 8    | 10.00  | 1.36 | 1.36  | 90.00   |
| 9    | 10.00  | 1.53 | 1.53  | 90.00   |
| 10   | 10.00  | 1.70 | 1.70  | 90.00   |
| 11   | 10.00  | 1.87 | 1.87  | 90.00   |
| 12   | 10.00  | 2.04 | 2.04  | 90.00   |
| 13   | 10.00  | 2.21 | 2.21  | 90.00   |
| 14   | 10.00  | 2.38 | 2.38  | 90.00   |
| 15   | 10.00  | 2.55 | 2.55  | 90.00   |
| 16   | 10.00  | 2.72 | 2.72  | 90.00   |
| 17   | 10.00  | 2.89 | 2.89  | 90.00   |
| 18   | 10.00  | 3.06 | 3.06  | 90.00   |
| 19   | 10.00  | 3.23 | 3.23  | 90.00   |
| 20   | 10.00  | 3.40 | 3.40  | 90.00   |
| 21   | 10.00  | 3.57 | 3.57  | 90.00   |
| 22   | 10.00  | 3.74 | 3.74  | 90.00   |
| 23   | 10.00  | 3.91 | 3.91  | 90.00   |
| 24   | 10.00  | 4.08 | 4.08  | 90.00   |
| 25   | 10.00  | 4.25 | 4.25  | 90.00   |
| 26   | 10.00  | 4.42 | 4.42  | 90.00   |
| 27   | 10.00  | 4.59 | 4.59  | 90.00   |
| 28   | 10.00  | 4.76 | 4.76  | 90.00   |
| 29   | 10.00  | 4.93 | 4.93  | 90.00   |
| 30   | 10.00  | 5.10 | 5.10  | 90.00   |
| 31   | 10.00  | 5.27 | 5.27  | 90.00   |
| 32   | 10.00  | 5.44 | 5.44  | 90.00   |
| 33   | 10.00  | 5.61 | 5.61  | 90.00   |
| 34   | 10.00  | 5.78 | 5.78  | 90.00   |
| 35   | 10.00  | 5.95 | 5.95  | 90.00   |
| 36   | 10.00  | 6.12 | 6.12  | 90.00   |
| 37   | 10.00  | 6.29 | 6.29  | 90.00   |
| 38   | 10.00  | 6.46 | 6.46  | 90.00   |
| 39   | 10.00  | 6.63 | 6.63  | 90.00   |
| 40   | 10.00  | 6.80 | 6.80  | 90.00   |
| 41   | 10.00  | 6.97 | 6.97  | 90.00   |
| 42   | 10.00  | 7.14 | 7.14  | 90.00   |
| 43   | 10.00  | 7.31 | 7.31  | 90.00   |
| 44   | 10.00  | 7.48 | 7.48  | 90.00   |
| 45   | 10.00  | 7.65 | 7.65  | 90.00   |
| 46   | 10.00  | 7.82 | 7.82  | 90.00   |
| 47   | 10.00  | 7.99 | 7.99  | 90.00   |
| 48   | 10.00  | 8.16 | 8.16  | 90.00   |
| 49   | 10.00  | 8.33 | 8.33  | 90.00   |
| 50   | 10.00  | 8.50 | 8.50  | 90.00   |