

Authority: Item 7, Economic Development
and Planning Committee
Report 08-007 (PED08092)
CM: April 23, 2008

Bill No. 092

CITY OF HAMILTON

BY-LAW NO. 08-092

To Amend Zoning By-law No. 464 (Glanbrook) Respecting Lands located at the Northwest Corner of Twenty Road and Garth Street

WHEREAS the City of Hamilton Act, 1999, Statutes of Ontario, 1999 Chap.14, Sch. C. did incorporate, as of January 1st, 2001, the municipality "City of Hamilton";

AND WHEREAS the City of Hamilton is the successor to certain area municipalities, including the former area municipality known as "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By-laws of the former area municipalities continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;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 16th day of March, 1992, and approved by the Ontario Municipal Board on the 31st day of May, 1993;

AND WHEREAS the Council of the City of Hamilton, in adopting Item 7 of Report 08-007 of the Economic Development and Planning Committee at its meeting held on the 23rd day of April, 2008, recommended that Zoning By-law No. 464 (Glanbrook), be amended as hereinafter provided;

AND WHEREAS this by-law is in conformity with the Official Plan of the City of Hamilton (the Official Plan of the former Township of Glanbrook);

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

1. That Section 44, "Exceptions to the Provisions of this By-law", of Zoning By-law No. 464, be amended by further modifying the "H-C1-196" Zone, to include the following:

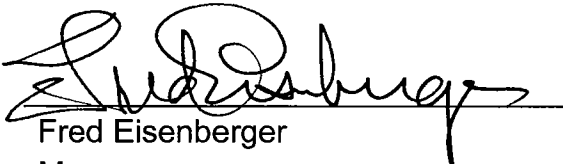
Notwithstanding the regulations of **SECTION 23: NEIGHBOURHOOD COMMERCIAL "C1" ZONE**, Subsection 23.2 – **REGULATIONS FOR PERMITTED USES IN SUBSECTION 23.1**, Clauses (d) and (f), the following regulations shall apply for the lands zoned "H-C1-196";

(d) Maximum Lot Area 0.83 hectares

(f) No Maximum Total Gross Leasable Floor Area shall apply.

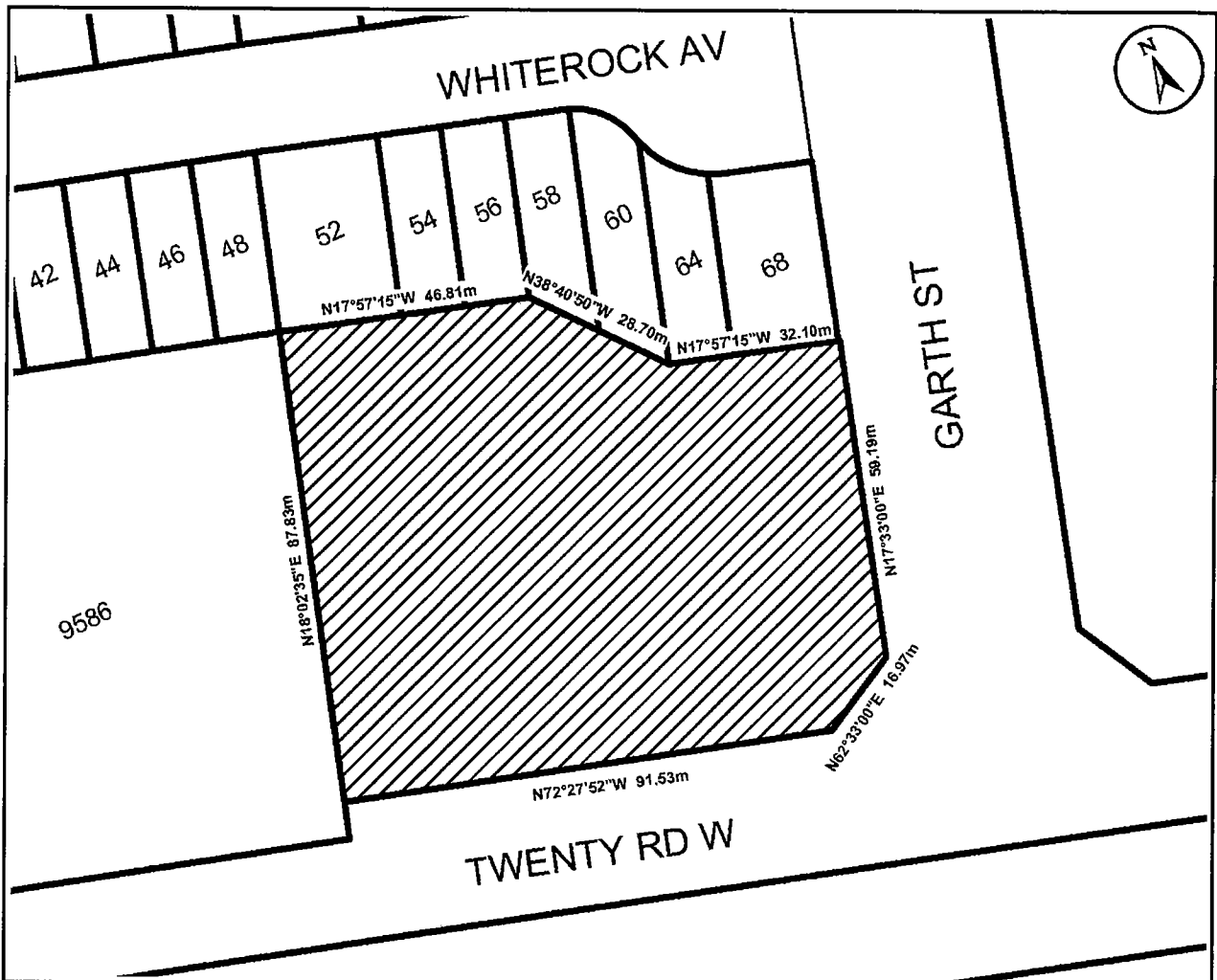
2. No building or structure shall be erected, altered, extended or enlarged, nor shall any building or structure or part thereof be used, nor shall any land be used, except in accordance with the Neighbourhood Commercial "C1-196" Zone provisions.
3. The Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this By-law, in accordance with the Planning Act.

PASSED and ENACTED this 23rd day of April, 2008.


Fred Eisenberger
Mayor


Kevin C. Christenson
City Clerk

CI-08-E



This is Schedule "A" to By-Law No. 08- 092

Passed the ..23rd. day of ..Apr.i.l....., 2008


[Signature]
 Clerk
[Signature]
 Mayor


Schedule "A"

Map Forming Part of
 By-Law No. 08- 092

to Amend By-law No.464

Subject Property

 Further Modification to the Neighbourhood Commercial - Holding "H-C1-196" Zone

Scale: N.T.S.	File Name/Number: CI-08-E	 Hamilton
Date: March 18, 2008	Planner/Technician: PD/NB	
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT		