CITY OF HAMILTON

BY-LAW NO. 12 -182

To Adopt:

Official Plan Amendment No. 169 to the Stoney Creek Official Plan

Respecting:

845 & 857 North Service Road

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

1. Amendment No. 169 to the Stoney Creek Official Plan consisting of Schedule “1”, hereto annexed and forming part of this by-law, is hereby adopted.

PASSED this 16th day of August, 2012.

R. Bratina
Mayor

R. Caterini
City Clerk
Amendment No. 169
to the
Official Plan for the Former City of Stoney Creek


Purpose:
The purpose of this Amendment is to identify the subject lands as subject to Official Plan Amendment No. 169 on Schedule “A” - General Lane Use Plan, and to redesignate the subject lands from “Low Density Residential” and “Institutional” to “Medium Density Residential” on Schedule “A4” - Secondary Plan - Urban Lakeshore Area, to permit the development of 20 street townhouse dwelling units fronting onto Palacebeach Trail and 28 freehold townhouse dwelling units fronting a private (condominium) road.

Location:
The lands affected by this Amendment are located at 845 and 857 North Service Road, west of Glover Road, in the former City of Stoney Creek.

Basis:
• The Amendment is consistent with the Provincial Policy Statement.
• The Amendment conforms to the Growth Plan for the Greater Golden Horseshoe (Places to Grow).
• The Amendment conforms to the “Urban Area” designation of the Hamilton-Wentworth Official Plan.
• The Amendment will permit a form of residential development that will provide for a complete community through a compact, efficient form, and provides for a planned and managed form of growth that supports a strong and competitive economy.
Actual Changes:

1. Schedule “A”, General Land Use Plan, be revised by identifying the subject lands as subject to OPA No. 169, as shown on the attached Schedule “A” to this Amendment.

2. Schedule “A4” - Secondary Plan - Urban Lakeshore Area, be revised by redesignating the subject lands from “Low Density Residential” and “Institutional” to “Medium Density Residential”, as shown on the attached Schedule “B” to this Amendment.

Implementation:

An implementing Zoning By-law Amendment, Draft Plans of Subdivision and Condominium, and Site Plan Control applications will give effect to this Amendment.

This is Schedule "1" to By-law No. 12-182, passed on the 16th day of August, 2012.

The

City of Hamilton

R. Bratina
Mayor

R. Caterini
City Clerk