

**Authority:** Item 7, Planning Committee  
Report: 14-015 (PED14225)  
CM: September 24, 2014

**Bill No. 284**

**CITY OF HAMILTON**

**BY-LAW NO. 14-284**

**To Amend Zoning By-law No. 90-145-Z Respecting Lands Located at 1292 Old Highway No. 8, in the former Town of Flamborough, now in the City of Hamilton**

**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 Town of Flamborough" 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Plan of the former regional municipality continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;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. 90-145-Z (Flamborough) was enacted on the 5th day of November 1990, and approved by the Ontario Municipal Board on the 21<sup>st</sup> day of December, 1992;

**AND WHEREAS** this By-law is in conformity with the Rural Hamilton Official Plan approved March 7, 2012 in accordance with the provisions of the Planning Act;

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

1. That Schedule "A-41" of Zoning By-law No. 90-145-Z (Flamborough), as amended, is hereby further amended by changing the zoning from the Settlement Commercial "SC-7" Zone, Modified, to the Settlement Commercial "SC-19-H" Holding Zone, Modified, on the lands the extent and boundaries of which are more particularly shown on Schedule "A" annexed hereto and forming part of this By-law.

2. That Section 19 – Settlement Commercial Zone of Zoning By-law No. 90-145-Z (Flamborough), as amended, is hereby further amended by adding the following Sub-section “SC-19-H”:

19.3.19      EXCEPTION NUMBERS

19.3.19      “SC-19-H”

Permitted Uses shall be restricted to:

- (a)      Offices

Zone Provisions:

- (a)      In accordance with Subsection 19.2, with the addition of the following Holding provision:

Holding Removal:

The Holding Provision “H” shall remain in effect until the following matter has been addressed to the satisfaction of the Director of Water and Wastewater Planning and Capital:

- (i)      That no development take place until such time as the proposed private servicing strategy, including design details and monitoring, has been approved by the Sourcewater Protection Section, to the satisfaction of the Director of Water and Wastewater Planning and Capital.”

General Provisions:

Other than contained herein, all other the provisions of the Flamborough Zoning By-law shall apply.

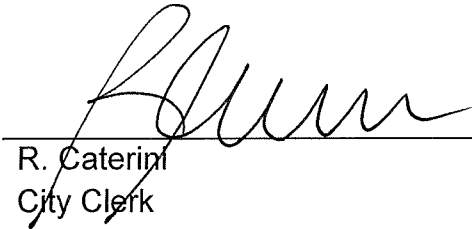
5. That the amending By-law be added to Schedule “A-41” of Flamborough Zoning By-law No. 90-145-Z.

6. That 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.

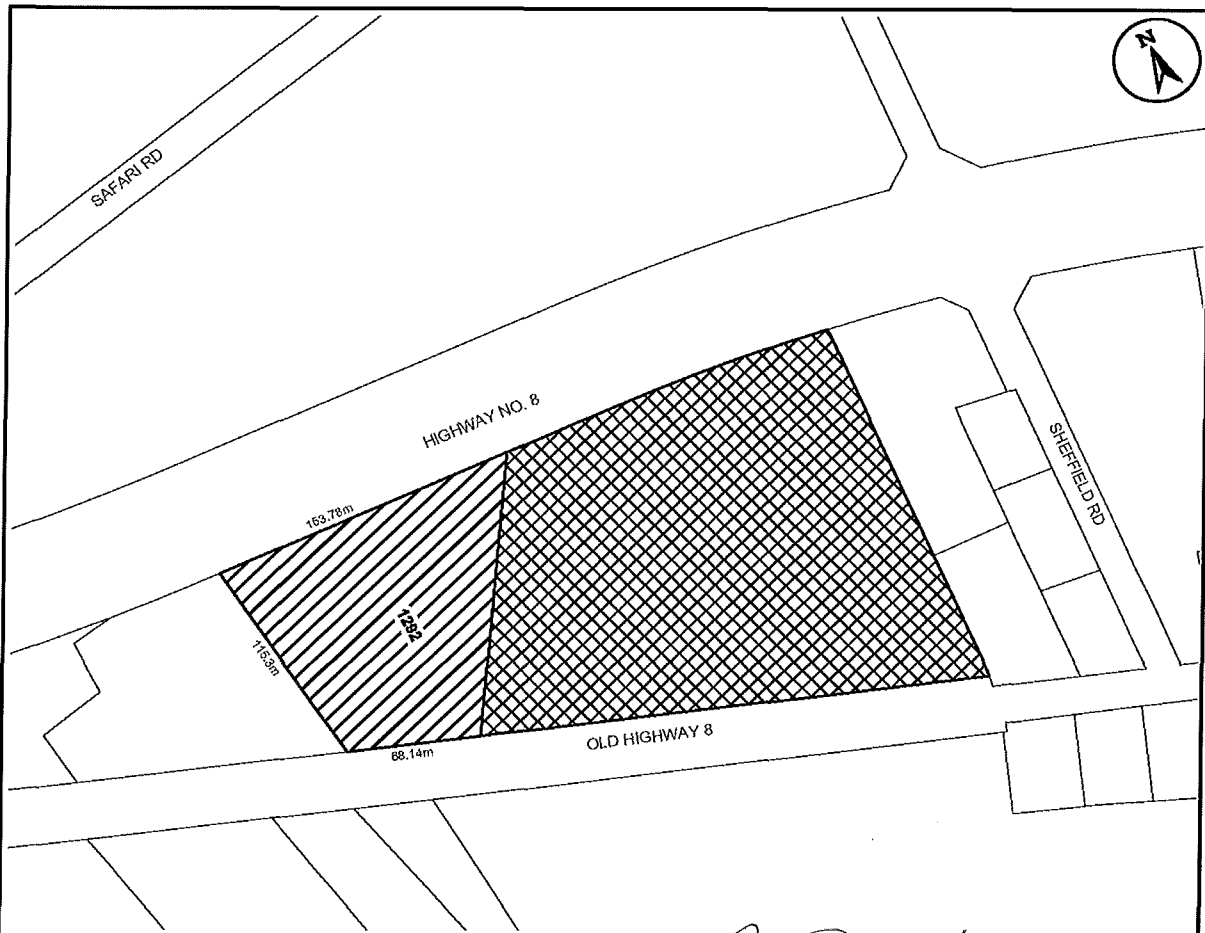
**PASSED** this 24<sup>th</sup> day of September, 2014.



R. Bratina  
Mayor  
ZAR-14-012



R. Caterini  
City Clerk



This is Schedule "A" to By-law No. 14- 284  
 Passed the 24<sup>th</sup>.... day of September...., 2014

*R. Bratina*  
 Mayor

*[Signature]*  
 Clerk

**Schedule "A"**

Map Forming Part of  
 By-law No. 14-284

to Amend By-law No. 90-145-Z

**Subject Property**  
 1292 Old Highway No. 8, Flamborough

Change in Zoning from the Site Specific Settlement Commercial "SC-7" Zone to a Site Specific Settlement Commercial "SC-19"-H Holding Zone, Modified

Additional Lands of the Owner

Scale: N.T.S.	File Name/Number: ZAR-14-012	 <b>Hamilton</b>
Date: August 28, 2014	Planner/Technician: CT/VS	
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT		