CITY OF HAMILTON
BY-LAW NO. 20-144

To Amend Zoning By-law No. 05-200 with respect to lands located at 328, 336 and 344 Beach Boulevard, Hamilton

WHEREAS Council approved Item 7 of Report 20-005 of the Planning Committee, at its meeting held on July 17, 2020;

AND WHEREAS this By-law conforms to the Urban Hamilton Official Plan;

NOW THEREFORE Council amends Zoning By-law No. 05-200 as follows:

1. That Map 834 of Schedule “A” – Zoning Maps be amended and boundaries of which are shown on Schedule “A”, as follows:
   a) to change the zoning from the Neighbourhood Commercial (C2, 499) Zone to the Residential Character Commercial (C1, 499) Zone for the lands attached as Schedule “A” to this By-law; and,
   b) to add and zone lands as Residential Character Commercial (C1, 499) Zone for the lands attached as Schedule “A” to this By-law.

2. That Schedule “C” - Special Exception 499 is amended by adding the following new clause:

   “g) For the properties located at 328, 336 and 344 Beach Boulevard, the following regulation shall also apply to a single detached dwelling or duplex dwelling:

   i) Notwithstanding, Section 10.1.4 a), the maximum front yard setback abutting a street shall be 11.2 m.

   ii) a minimum height of 0.75 metres between the ground and the bottom of a fence or wall.
3. 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 17th day of July, 2020

_________________________________________  ________________________________
F. Eisenberger                        A. Holland
Mayor                                City Clerk

CI-19-H
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This is Schedule "A" to By-law No. 20-
Passed the ........... day of ................................, 2020

Schedule "A"

Map forming Part of By-law No. 20-_____
to Amend By-law No. 05-200
Map 834

Subject Property
328, 338 and 344 Beach Boulevard, Hamilton

- Change in Zoning from Neighbourhood Commercial (C2, 499) Zone to Residential Character Commercial (C1, 499) Zone

- Lands to be added to Zoning By-law No.05-200 and zoned Residential Character Commercial (C1, 499) Zone