

Authority: Item
Planning Committee
Report: 16- (PED16071)
CM:

Bill No.

CITY OF HAMILTON

BY-LAW NO.

**To Amend Zoning By-law No. 90-145-Z (Flamborough), as Amended,
Respecting Lands located at 100 Sunnycroft Court (Flamborough)**

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Plan of the former regional municipality continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;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 21st day of December, 1992;

AND WHEREAS the Council of the City of Hamilton, in adopting Item of Report 16- of the Planning Committee, at its meeting held on the day of , 2016, recommended that Zoning By-law No. 90-145-Z (Flamborough), be amended as hereinafter provided;

AND WHEREAS this By-law is in conformity with the Urban Hamilton Official Plan.

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

1. That Schedule No. "A-30", attached to and forming part of Zoning By-law 90-145-Z (Flamborough), as amended, is hereby amended:
 - i) By changing from the Parkway Belt Open Space "O1" Zone and the Parkway Belt Open Space "O1-1" Zone, Modified, to the Urban Residential (Single Detached) "R1-71" Zone, Modified, for lands comprised in Blocks "1" and "2"; and,
 - ii) By changing from the Parkway Belt Open Space "O1" Zone and the Parkway Belt Open Space "O1-1" Zone, Modified, to the Urban Residential (Single Detached) "R1-72", Modified, for lands comprised in Blocks "3" and "4";

the extent and boundaries of which more particularly shown on Schedule "A" annexed hereto and forming part of this By-law.

2. That the Urban Residential (Single Detached) "R1" Zone regulations, as contained in Section 6 of Zoning By-law No. 90-145-Z, be modified to include the following special requirements:

"6.3.71 "R1-71" (See Schedule A-30)

Permitted Uses

- (a) Subsection 6.1 shall apply.

Zoning Provisions

Notwithstanding the yard requirements of Section 6.2, the following yard requirements shall apply:

- (a) Front Yard (minimum) 6.0 metres
- (b) Interior Side Yard (minimum) 2.0 metres
- (c) All other zone provisions of Sub-section 6.2 shall apply.

Notwithstanding the yard requirements of Section 6.2 or any other provision of the By-law, no buildings, accessory structures, pools or sheds shall be permitted within Block "2".

6.3.72 "R1-72" (See Schedule A-30)

Permitted Uses

(b) Subsection 6.1 shall apply.

Zoning Provisions

Notwithstanding the yard requirements of Section 6.2, the following yard requirements shall apply:

(a) Interior Side Yard (minimum) 2.0 metres

(b) All other zone provisions of Sub-section 6.2 shall apply.

Notwithstanding the yard requirements of Section 6.2 or any other provision of the By-law, no buildings, accessory structures, pools or sheds shall be permitted within Block "4".

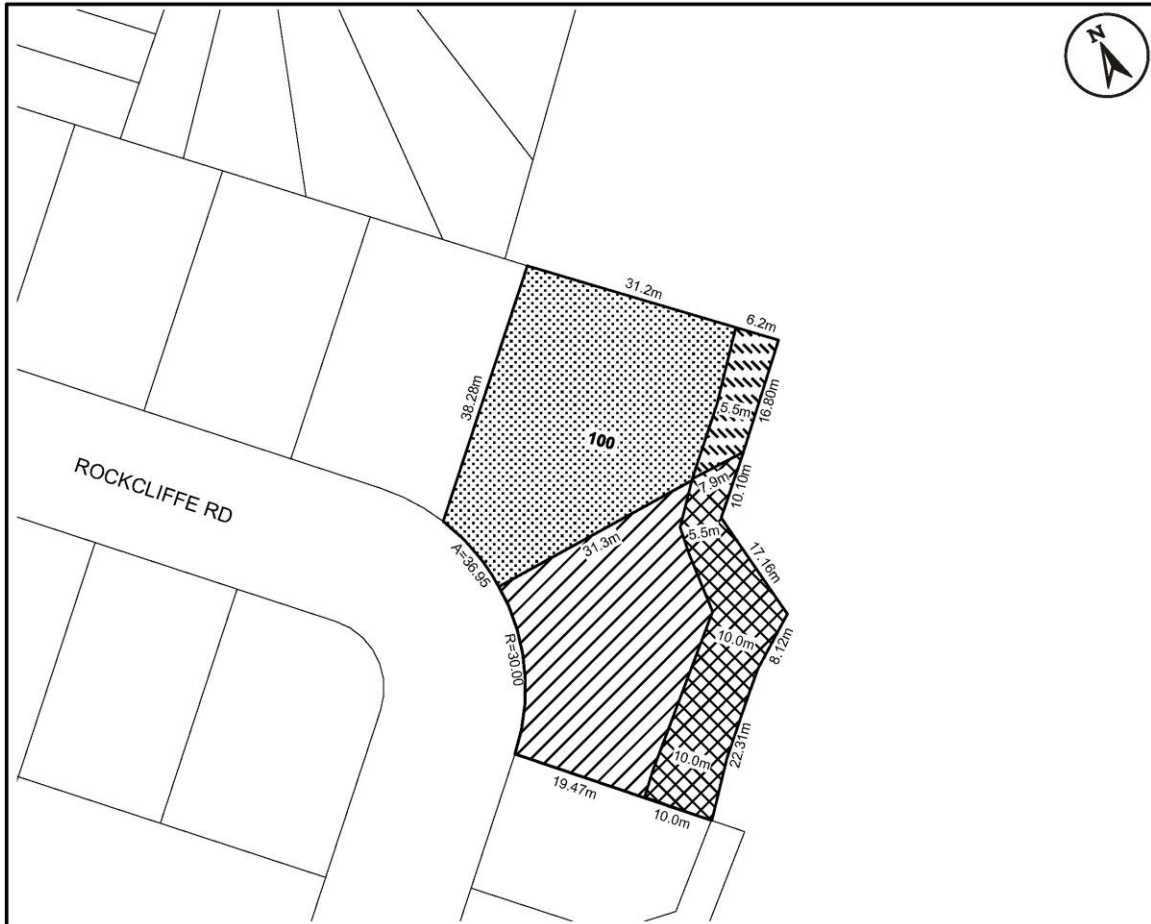
3. That the amending By-law be added to Schedule "A-30" of Flamborough Zoning By-law No. 90-145-Z.
4. That the Clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this By-law, in accordance with the *Planning Act*.

PASSED and ENACTED this day of , 2016.

Fred Eisenberger
Mayor

Rose Caterini
Clerk

ZAR-11-076



<p>This is Schedule "A" to By-law No. 16-</p> <p>Passed the day of, 2016</p>	<p>-----</p> <p style="text-align: center;">Clerk</p> <p>-----</p> <p style="text-align: center;">Mayor</p>
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<h2 style="margin: 0;">Schedule "A"</h2> <p style="margin: 10px 0 0 0;">Map Forming Part of By-law No. 16-_____</p> <p style="margin: 0 0 0 0;">to Amend By-law No. 90-145-Z</p>		<p>Subject Property 100 Sunnycroft Court, Flamborough</p> <p> Block 1 - Change in Zoning from the Parkway Belt Open Space "O1" Zone and Parkway Belt Open Space "O1-1" Zone, Modified, to the Urban Residential Single Detached "R1-71" Zone, Modified.</p> <p> Block 2 - Change in Zoning from the Parkway Belt Open Space "O1" Zone and Parkway Belt Open Space "O1-1" Zone, Modified, to the Urban Residential Single Detached "R1-71" Zone, Modified.</p> <p> Block 3 - Change in Zoning from the Parkway Belt Open Space "O1" Zone and Parkway Belt Open Space "O1-1" Zone, Modified, to the Urban Residential Single Detached "R1-72" Zone, Modified.</p> <p> Block 4 - Change in Zoning from the Parkway Belt Open Space "O1" Zone and Parkway Belt Open Space "O1-1" Zone, Modified, to the Urban Residential Single Detached "R1-72" Zone, Modified.</p>
<p>Scale: N.T.S.</p>	<p>File Name/Number: ZAR-11-076</p>	<p>Hamilton</p>
<p>Date: Feb. 8, 2016</p>	<p>Planner/Technician: DM/VVS</p>	
<p>PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT</p>		