

Authority: Item 5, Planning Committee
Report 17-012 (PED171117)
CM: July 14, 2017
Ward: 15

Bill No. 154

CITY OF HAMILTON

BY-LAW NO. 17-

To Amend Zoning By-law No. 90-145-Z, as amended, Respecting Lands Located at 21 Howard Boulevard (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",

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 the Hamilton-Wentworth";

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Plan of the former regional municipality continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;

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;

WHEREAS, the Council of the City of Hamilton, in adopting Item 5 of Report 17-012 of the Planning Committee, at its meeting held on the 14th day of July, 2017, which recommended that the 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 by changing from the Urban Residential (Single Detached) "R1-6" Zone, Modified to the Urban Residential (Single Detached) "R1-73" Zone, Modified, the extent and boundaries of which more are particularly shown on Schedule "A" annexed hereto and forming part of this By-law.
2. That the Urban Residential (Single Detached) "R1-6" Zone regulations, as contained in Section 6.3.6 of Zoning By-law No. 90-145-Z, applicable to the subject lands, be further modified to include the following special requirements:

"6.3.73 "R1-73"

Zone Provisions

- (a) Lot Area (Minimum) 695 square metres
- (b) Lot Frontage (Minimum) 17 metres
- (c) Lot Coverage (Maximum) 40%
- (d) Interior Side Yard Setback (Minimum) 1.8 metres
- (e) all other zone provisions in section 6.3.6 shall apply.

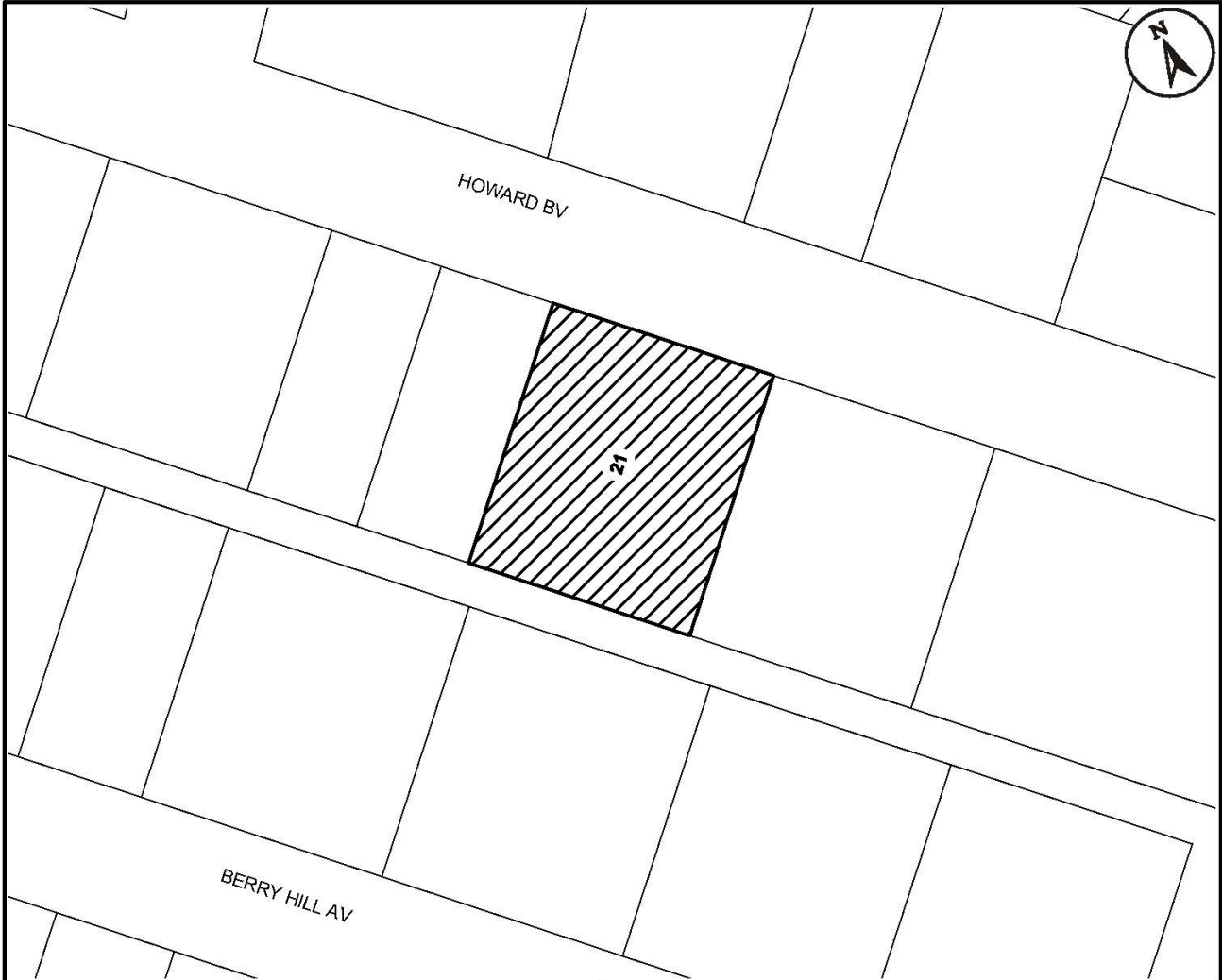
3. That the amending By-law be added to Schedule "A-30" of Flamborough Zoning By-law No. 90-145-Z.
4. That the clerk is hereby authorized and directed to proceed with the giving of notice of the passing of this By-law, in accordance with the *Planning Act*.

PASSED this 14th day of July, 2017.

F. Eisenberger
Mayor

R. Caterini
City Clerk

ZAR-16-067



This is Schedule "A" to By-law No. 17-

Passed the day of, 2017

 Mayor


 Clerk

Schedule "A"

Map Forming Part of
 By-law No. 17-_____

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

Subject Property
 21 Howard Boulevard

 Change in Zoning from Urban Residential (Single Detached) "R1-6" Zone, Modified to Urban Residential (Single Detached) "R1-73" Zone, Modified

Scale:
 N.T.S.

File Name/Number:
 ZAR-16-067

Date:
 May 5, 2017

Planner/Technician:
 AB/AL



PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT