

WELCOME TO THE CITY OF HAMILTON

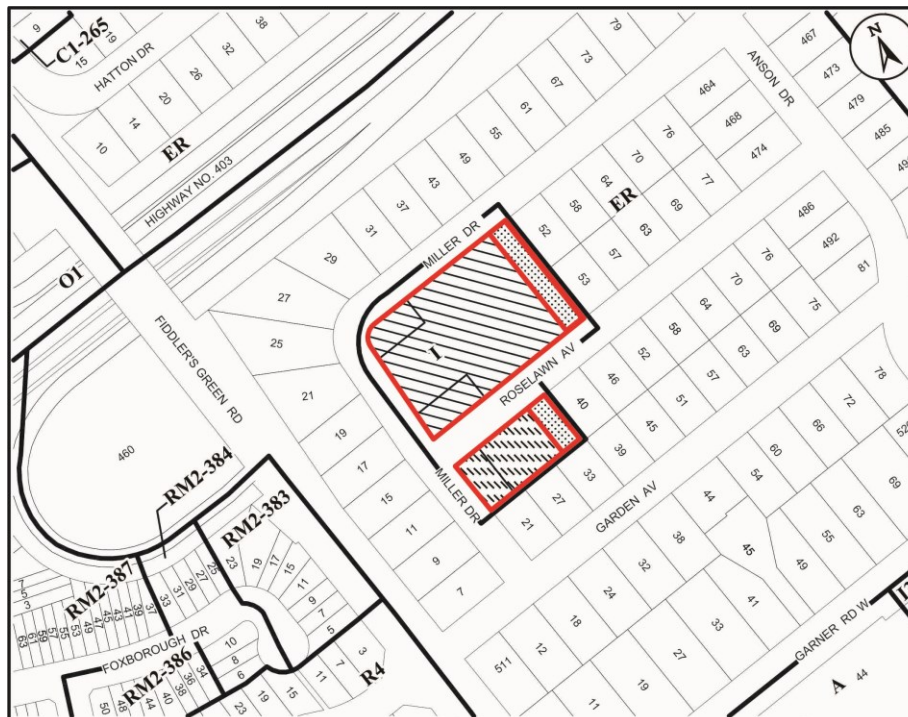
# PLANNING COMMITTEE

June 19, 2018

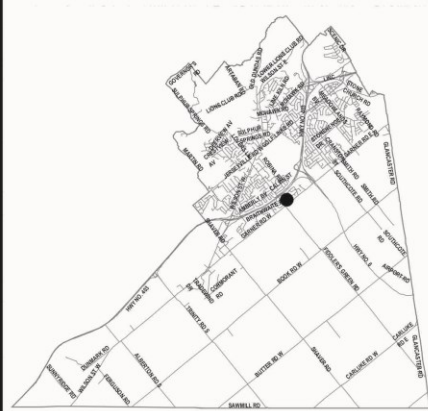
# PED18123 – (ZAC-16-048 / 25T-201606)

Applications to Amend the Town of Ancaster Zoning By-law No. 87-57  
and for a Draft Plan of Subdivision for Lands Located at 20 Miller Drive,  
Ancaster.

Presented by: Melanie Schneider



● Site Location



Key Map - Ward 12

N.T.S.

### Location Map



PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT

File Name/Number:  
ZAC-16-048 & 25T-201606

Date:  
May 3, 2018

Appendix "A"

Scale:  
N.T.S.

Planner/Technician:  
VM/AL

#### Subject Property

20 Miller Drive

**Block 1** - Change in zoning from the Institutional "I" to the Residential "R4-697" Zone, Modified

**Block 2** - Change in zoning from the Institutional "I" to the Residential "R4-693" Zone, Modified

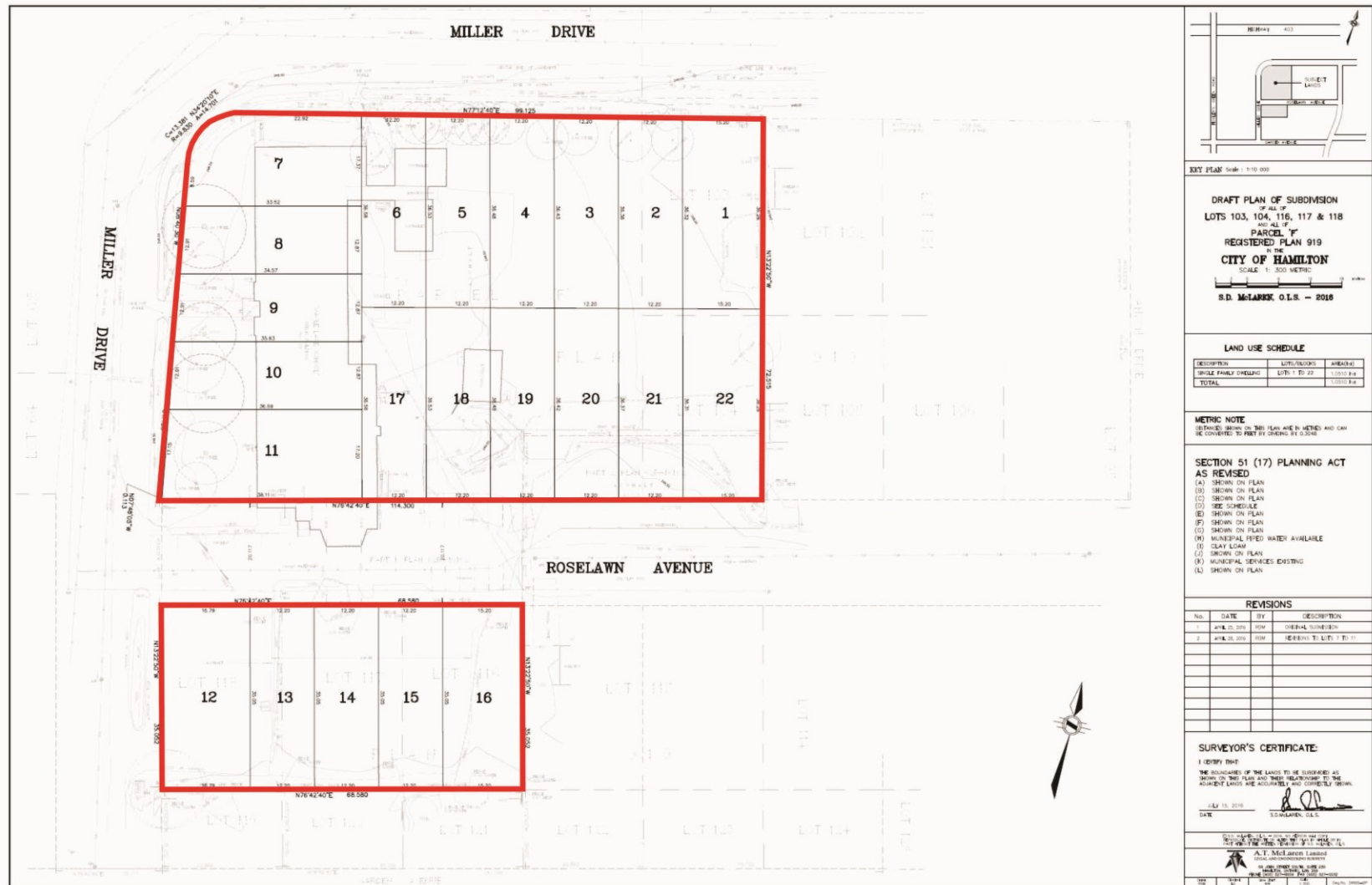
**Block 3** - Change in zoning from the Institutional "I" to the Residential "R4-694" Zone, Modified



**SUBJECT PROPERTY**



**20 Miller Drive, Ancaster**



KEY PLAN Scale: 1:10,000

**DRAFT PLAN OF SUBDIVISION**  
OF ALL OF  
**LOTS 103, 104, 116, 117 & 118**  
AND ALL OF  
**PARCEL 'Y'**  
REGISTERED PLAN 919  
IN THE  
**CITY OF HAMILTON**  
SCALE: 1:500 METRIC  
S.D. McTARRELL O.L.S. - 2018

**LAND USE SCHEDULE**

DESCRIPTION	LOTS/BLOCKS	AREA(M <sup>2</sup> )
SHRDLY FAMILY DWELLING	LOTS 1 TO 22	1,030.14
<b>TOTAL</b>		<b>1,030.14</b>

**METRIC NOTE**  
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY MULTIPLYING BY 3.2808

**SECTION 51 (17) PLANNING ACT AS REVISED**  
(A) SHOWN ON PLAN  
(B) SHOWN ON PLAN  
(C) SHOWN ON PLAN  
(D) SEE SCHEDULE  
(E) SHOWN ON PLAN  
(F) SHOWN ON PLAN  
(G) SHOWN ON PLAN  
(H) MUNICIPAL FEED WATER AVAILABLE  
(I) CLAY LEAM  
(J) SHOWN ON PLAN  
(K) MUNICIPAL SERVICES EXISTING  
(L) SHOWN ON PLAN

**REVISIONS**

No.	DATE	BY	DESCRIPTION
1	APRIL 20, 2018	SDM	ORIGINAL SUBMISSION
2	APRIL 20, 2018	SDM	REVISIONS TO LOTS 7 TO 11

**SURVEYOR'S CERTIFICATE:**  
I CERTIFY THAT  
THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AS SHOWN ON THIS PLAN AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE ACCURATELY AND CORRECTLY SHOWN.  
DATE: JULY 13, 2018  
S.D. McTARRELL, O.L.S.



Subject Lands from Miller Drive



Northerly Block of Subject Lands



Southerly portion of lands





North-south bend of Miller Drive towards Garden Avenue



End of paved portion of Roselawn Avenue



Example of housing stock north of lands



Example of bungalow dwellings west of lands



Example of bungalow and two storey dwellings west of Subject Lands



Example of housing stock on Roselawn Avenue

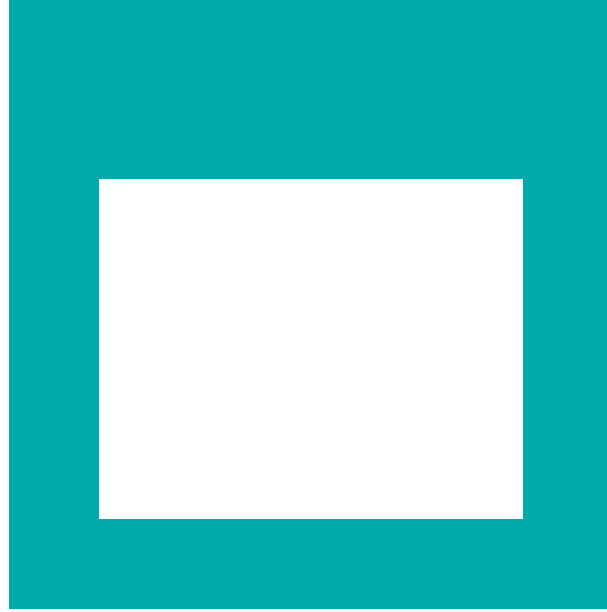


Example of two storey dwelling west of lands



Example of two storey dwelling east of lands





THANK YOU FOR ATTENDING

THE CITY OF HAMILTON PLANNING COMMITTEE