

Appendix “G-3” – Modifications and Updates Summary to Section 10.3: Community Commercial (C3) Zone			
Section	Proposed Change	Proposed Revised Zone Regulation	Rationale
<p>Grey highlighted strikethrough text = text to be deleted bolded text = text to be added</p>			
10.3.3.k)	<p>A visual barrier shall be required along any lot line abutting a Residential Zone, Institutional Zone, or Downtown (D5) Zone or Downtown (D6) Zone property line in accordance with the requirements of Section 4.19 of this By-law.</p>	<p>A visual barrier shall be required along any lot line abutting a Residential Zone, Institutional Zone or Downtown (D5) Zone in accordance with the requirements of Section 4.19 of this By-law.</p>	<p>An amendment to the regulation to delete reference to Downtown (D6) Zone. Recent amendments to the Downtown Secondary Plan and implementing Downtown Zones in Hamilton Zoning By-law No. 05-200 resulted in the deletion of the zone.</p> <p>In addition, removed the words “line” to have consistent wording with other zones.</p>
10.3.4a)	<p>Notwithstanding Section 10.3.3a) i) and ii), Minimum 4.5 metres.</p>	<p>Notwithstanding Section 10.3.3a) i) and ii), a Minimum of 4.5 metres.</p>	<p>An amendment to add a “notwithstanding” clause to provide clarity on when to apply the setback regulations, and reference to the subsection.</p> <p>The amendment does not change the intent of the regulation.</p>
10.3.4c)	<p>Notwithstanding Section 10.3.3j), 3.0 metres in width shall be required abutting any street line, or Residential Zone or Institutional Zone property line, except for points for ingress and egress.</p>	<p>Notwithstanding Section 10.3.3j), 3.0 metres in width shall be required abutting any street line, or Residential Zone or Institutional Zone property line, except for points for ingress and egress.</p>	<p>An amendment to add a “Notwithstanding” clause and reference to another subsection for further clarity. Also add the word “planting strip” to provide clarity to the regulation.</p> <p>The amendment does not change the intent of the regulation.</p>