

Appendix “G-7” – Modifications and Updates Summary to Section 10.6: District Commercial (C6) Zone			
Section	Proposed Change	Proposed Revised Zone Regulation	Rationale
<p><del>Grey highlighted strikethrough text = text to be deleted</del>      <b>bolded text</b> = text to be added</p>			
10.6.1	<p>Permitted <del>Uses</del>      <b>Microbrewery</b></p>	<p>Permitted      Microbrewery Uses</p>	<p>An amendment to the regulation to add a Microbrewery as a permitted use. The intent was to permit microbrewery in the District Commercial (C6) Zone similar to other commercial zones.</p>
10.6.3i)	<p>A visual barrier shall be required along any lot line abutting a Residential Zone, Institutional Zone, <del>or Downtown (D5) Zone</del> <del>or Downtown (D6) Zone</del> <del>property lot</del> 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 lot line 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>
10.6.4a)	<p><b>Minimum Building Setback from a Street Line</b>      <b>Notwithstanding Sections 10.6.3 a) i) and ii), a Minimum of 4.5 metres.</b></p>	<p>Minimum Building Setback from a Street Line      Notwithstanding Sections 10.6.3 a) 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. This does not change the intent of the zone regulation.</p>
10.6.4c)	<p><b>Notwithstanding Section 10.6.3h), a minimum 3.0 metres planting strip <del>#</del> <del>width</del></b> shall be required abutting any street line, or Residential Zone or Institutional Zone <del>property lot</del> line, except for points for ingress and egress.</p>	<p>Notwithstanding Section 10.6.3h), a minimum 3.0 metres planting strip shall be required abutting any street line, or Residential Zone or Institutional Zone lot 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>In addition, replace the word “property” with “lot” for wording consistency. The amendments do not change the intent of the regulation.</p>