

DRAFT Rural Hamilton Official Plan Amendment No. X

The following text, together with Appendix “A” – Volume 3: Appendix A – Site Specific Key Map, attached hereto, constitutes Official Plan Amendment No. XX to the Rural Hamilton Official Plan.

1.0 Purpose:

The purpose and effect of this Amendment is to establish a Rural Site Specific Area to permit expansions to the existing *Cannabis Growing and Harvesting Facility*, to permit the processing of cannabis into cannabis oil as an *agricultural-related use*.

2.0 Location:

The lands affected by this Amendment are known municipally as 1633 and 1649 Highway No. 6 North, in the former Town of Flamborough.

3.0 Basis:

The basis for permitting this Amendment is:

- The proposed Amendment recognizes innovative on-farm diversification, through the expansion of an existing *agricultural use* and the introduction of an *agricultural-related use*;
- The proposed Amendment is compatible with the existing and planned *agricultural uses* in the immediate area as an adaptive re-use of a former salvage yard; and,
- The proposed Amendment is consistent with the Provincial Policy Statement, 2014, and conforms to the Growth Plan for the Greater Golden Horseshoe, 2017.

4.0 Actual Changes:

4.1 Volume 3 – Special Policy and Site Specific Areas

Text

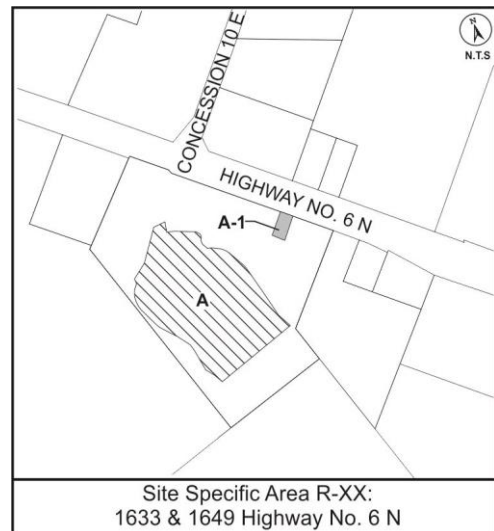
4.1.1 Chapter B – Rural Site Specific Areas

- a. That Volume 3: Chapter B – Rural Site Specific Areas be amended by adding a new Site Specific Area – R-XX as follows:

“R-XX – Lands known municipally as 1633 and 1649 Highway No. 6 North, former Town of Flamborough.

- 1.0 For the lands known municipally as 1633 and 1649 Highway No. 6 North, designated Rural on Schedule “D” – Rural Land Use Designations and identified as Areas A and A-1 in Site Specific Area R-XX, a *cannabis growing and harvesting facility* shall be permitted, subject to the following policies:

- a) Notwithstanding Policy D.2.1.1.4.
b) of Volume 1, the maximum gross floor area for a *cannabis growing and harvesting facility* shall not exceed 9,505 square metres.



- b) That the definition of *Medical Marihuana Growing and Harvesting* be replaced with the following new definition:

“Cannabis Growing and Harvesting Facility: shall mean a wholly enclosed building or structure used for growing, harvesting, testing, destroying, packaging and shipping of cannabis, for a facility where a licence, permit or authorization has been issued under applicable federal law.”

- 1.1 For the lands known municipally as 1633 Highway No. 6 North, designated Rural on Schedule “D” – Rural Land Use Designations and identified as Area A-1 in Site Specific Area R-XX, the following additional policies shall apply:

- a) in addition to the uses permitted in Section D.4 – Rural, an office associated with the *cannabis growing and harvesting facility* located in Area A shall be permitted within the building existing at the date of the passing of this By-law; and,
- b) the Zoning By-law shall identify the range of permitted and prohibited uses for the site.

Schedules and Appendices

4.1.2 Volume 3: Appendix A – Site Specific Key Map

- a. That Volume 3: Appendix A – Site Specific Key Map be amended by identifying the subject lands as Site Specific Area R-XX, as shown on Appendix “A” attached to this Amendment.

5.0 Implementation:

An implementing Zoning By-Law Amendment and Site Plan Control Application will give effect to the intended uses on the subject lands.

This Official Plan Amendment is Schedule “1” to By-law No. _____ passed on the _____ of _____, 2019.

The City of Hamilton

F. Eisenberger
MAYOR

J. Pilon
ACTING CITY CLERK

