

Hamilton

Daniel Barnett
5th Floor
City Hall

of the City Clerk
on, ON L8P 4Y5
x: 905-546-2095
RECEIVED
NOV 22 2019

NOTICE OF THE PASSING OF A ZONING BY-LAW BY THE CITY OF HAMILTON

TAKE NOTICE THAT the City of Hamilton Council passed **Zoning By-law No. 19-276** on the 13th day of November, 2019 under Section 34 of the Planning Act, R.S.O. 1990, c. P.13. The municipal address of the subject property is 2798 and 2804 King Street East and 8 Vienna Street, Hamilton.

AND TAKE NOTICE THAT *there were no public submissions received on this matter.*

AND TAKE NOTICE THAT any person or agency who objects to Zoning By-law No 19-276 may appeal the decision of Council to the Local Planning Appeal Tribunal (formerly the Ontario Municipal Board), by filing with the Clerk of the City of Hamilton, not later than the 12th day of **December, 2019** a certified cheque or money order in the amount of \$300.00, payable to the Minister of Finance, Province of Ontario. A completed Notice of Appeal form setting out the reasons for the appeal of the amendments is required to be accompanied with the Local Planning Appeal Tribunal fee. Appeal forms are available on the ELTO website <http://elto.gov.on.ca/>.

PLEASE NOTE: IF YOU HAVE NO OBJECTION TO THE BY-LAW, YOU DO NOT NEED TO TAKE ANY ACTION, AND YOU DO NOT NEED TO SEND ANY CHEQUE.

AND TAKE NOTICE THAT the decision by Council on the Zoning By-law is final if a notice of appeal is not received before or on the last day for filing a notice of appeal.

Only Individuals, Corporations and Public Bodies may appeal a Zoning By-Law to the Local Planning Appeal Tribunal. A Notice of Appeal may not be filed by an unincorporated association or group. However, a notice of appeal may be filed in the name of an individual who is a member of the association or group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the by-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Local Planning Appeal Tribunal, there are reasonable grounds to add the person or public body as a party.

An explanation of the purpose and effect of the Zoning By-law, describing the lands to which the Zoning By-law applies, and a key map of the affected lands, are attached. The complete by-law is available for inspection during regular office hours. If you have any questions, please call Lisa Chamberlain at 905 546 2424 extension 4605. Appeals should be submitted to: City Clerk, City of Hamilton, 71 Main Street West, 1st floor, Hamilton, Ontario, L8P 4Y5.

DATED at the City of Hamilton
this 22nd day of November, 2019

Andrea Holland, City Clerk
City Hall, Hamilton, Ontario

EXPLANATION OF THE PURPOSE AND EFFECT OF
BY-LAW NO. 19-276

1. The purpose of By-law No. 19-276 is for a change in zoning from the "AA" (Agricultural) District to the "C/S-1790" (Urban Protected Residential, Etc.) District, Modified and for a change in zoning from the "C" (Urban Protected Residential, Etc.) District to the "C/S-1790" (Urban Protected Residential, Etc.) District, to facilitate a future consent application to construct a single detached dwelling.

The change in zoning includes the following modification:

- To permit a minimum 41% front yard landscape area.
2. Only the properties referred to above and shown on the attached map are affected by the By-laws. However, all owners of property within 120 metres (400 feet) of the property affected by the By-law are required to be notified.

City Clerk
City Hall, Hamilton, Ontario

ZAR-19-037

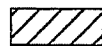


Key Map

to By-law No. 19-276

Subject Property

2798 & 2804 King Street East & 8 Vienna Street



Block 1 - Change in Zoning from the "AA" (Agricultural) District, to the "C/S-1790" (Urban Protected Residential, Etc.) District, Modified



Block 2 - Change in Zoning from the "C" (Urban Protected Residential, Etc.) District, to the "C/S-1790" (Urban Protected Residential, Etc.) District, Modified

Scale:
N.T.S.

File Name/Number:
ZAR-19-037

Date:
Sept. 25, 2019

Planner/Technician:
DB/AL



Hamilton

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT