**Authority:** Item 7, Planning Committee

Report 20-005 (PED191909(a))

CM: July 17, 2020

Ward: 5

**Bill No. 144** 

## CITY OF HAMILTON BY-LAW NO. 20-

To Amend Zoning By-law No. 05-200 with respect to lands located at 328, 336 and 344 Beach Boulevard, Hamilton

**WHEREAS** Council approved Item 7 of Report 20-005 of the Planning Committee, at its meeting held on July 17, 2020;

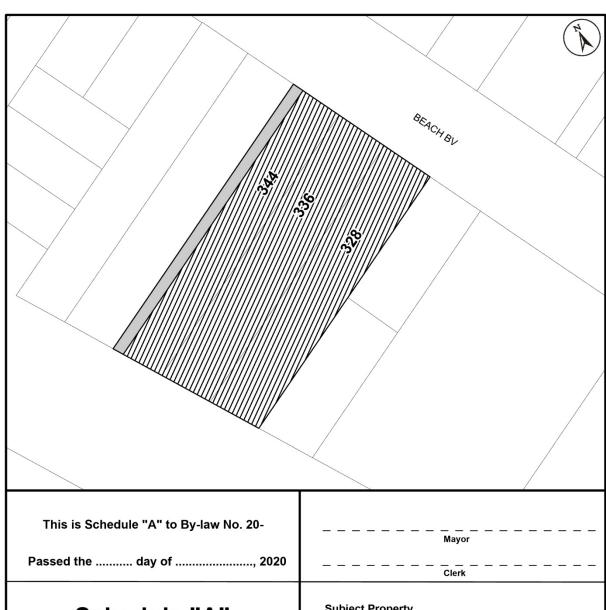
AND WHEREAS this By-law conforms to the Urban Hamilton Official Plan;

**NOW THEREFORE** Council amends Zoning By-law No. 05-200 as follows:

- 1. That Map 834 of Schedule "A" Zoning Maps be amended and boundaries of which are shown on Schedule "A", as follows:
  - a) to change the zoning from the Neighbourhood Commercial (C2, 499) Zone to the Residential Character Commercial (C1, 499) Zone for the lands attached as Schedule "A" to this By-law; and,
  - b) to add and zone lands as Residential Character Commercial (C1, 499) Zone for the lands attached as Schedule "A" to this By-law.
- 2. That Schedule "C" Special Exception 499 is amended by adding the following new clause:
  - "g) For the properties located at 328, 336 and 344 Beach Boulevard, the following regulation shall also apply to a single detached dwelling or duplex dwelling:
    - i) Notwithstanding, Section 10.1.4 a), the maximum front yard setback abutting a street shall be 11.2 m.
    - ii) a minimum height of 0.75 metres between the ground and the bottom of a fence or wall.

3. That the Clerk is hereby authorized and directed to proceed with the giving of notice

of the passing of this By-law in accordance with the <i>Planning Act</i> . <b>PASSED</b> this 17 <sup>th</sup> day of July, 2020		
Mayor	City Clerk	



## Schedule "A"

**Map forming Part of** By-law No. 20-\_\_\_\_

to Amend By-law No. 05-200 Map 834

<b>Scale:</b>	File Name/Number:
N.T.S	CI-19-H
<b>Date:</b>	Planner/Technician:
April 30, 2020	TL/NB
BLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT	



## **Subject Property**

328, 336 and 344 Beach Boulevard, Hamilton

Change in Zoning from Neighbourhood Commercial (C2, 499) Zone to Residential Character Commercial (C1, 499) Zone

