

Rural Hamilton Official Plan Amendment No. X

The following text, together with Appendix “A” – Schedule D – Rural Land Use Designation attached hereto, constitutes Official Plan Amendment No. X to the Rural Hamilton Official Plan.

1.0 Purpose and Effect:

The purpose and effect of this Amendment is to change the designation of portions of the subject lands from the Open Space designation to the Rural designation and to establish a Rural Site Specific Area in order to permit a single detached dwelling on the subject lands.

2.0 Location:

The lands affected by this Amendment are known municipally as 914 Book Road West, 822 Book Road West and 1276 Shaver Road, in the former Town of Ancaster.

3.0 Basis:

The basis for permitting this Amendment is to facilitate the implementation of the conditions for Committee of Adjustment applications, AN/B-20:31 and AN/B-20:32 in order to permit a single detached dwelling on each of severed properties.

4.0 Actual Changes:

4.1 Volume 1 – Parent Plan

Schedules and Appendices

4.1.2 Schedule

- a. That Volume 1: Schedule D – Rural Land Use Designations be amended by predesignating a portion of the subject lands from “Open Space” to “Agricultural”, as shown on Appendix “A”, attached to this Amendment.

4.3 Volume 3 – Special Policy Areas, Area Specific Policies, and Site Specific Policies

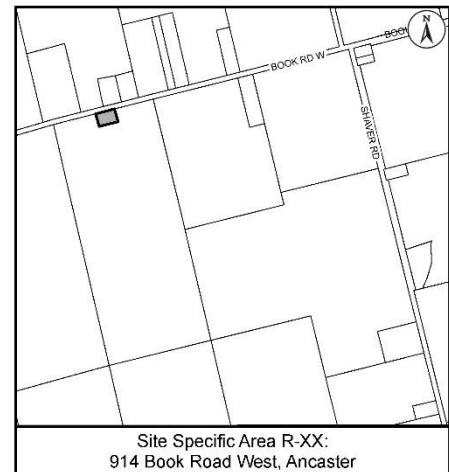
Text

4.3.1 Chapter B – Rural Site Specific **Areas**

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

“R-XX Lands Located at 914 Book Road West, Ancaster

- 1.0 Notwithstanding Policy C.5.1.1c)iii) of Volume 1, the property known as 914 Book Road West shall not be less than 0.3 hectares (0.8 acres) in size. The maximum lot size shall be in accordance with policy F.1.14.2.1f).”



5.0 Implementation:

An implementing Zoning By-Law Amendment 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 ____th of _____, 202X.

**The
City of Hamilton**

F. Eisenberger
MAYOR

A. Holland
CITY CLERK

