

## **DRAFT Urban Hamilton Official Plan Amendment No. X**

The following text, together with Appendix “A” – Volume 2: Map B.2.8-1 Ancaster Wilson Street Secondary Plan – Land Use Plan, attached hereto, constitutes Official Plan Amendment No. X to the Urban Hamilton Official Plan.

### **1.0 Purpose and Effect:**

The purpose and effect of this Amendment is to amend the Ancaster Wilson Street Secondary Plan by redesignating the subject lands to permit the development of 10 Block Townhouse Dwellings.

### **2.0 Location:**

The lands affected by this Amendment are known municipally as 281 Hamilton Drive and 356 Wilson Street West, in the former Town of Ancaster.

### **3.0 Basis:**

The basis for permitting this Amendment is:

- The proposed Amendment is consistent with, and complementary to, the existing development in the immediate area, including the adjacent cultural heritage resource;
- The proposed development implements the Residential Intensification policies of the Urban Hamilton Official Plan; and;
- The Amendment is consistent with the Provincial Policy Statement, 2020 and conforms to the Growth Plan for the Greater Golden Horseshoe, 2019, as amended.

### **4.0 Actual Changes:**

#### **4.1 Volume 2 – Secondary Plans**

**Maps**

4. 1.1 Map

- a. That Volume 2: Map B.2.8-1 – Ancaster Wilson Street Secondary Plan – Land Use Plan be amended by redesignating the subject lands from “Low Density Residential 1” to “Low Density Residential 3”, as shown on Appendix “A”, attached to this Amendment.

**5.0 Implementation:**

An implementing Zoning By-Law Amendment and Site Plan 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 \_\_\_<sup>th</sup> day of \_\_\_, 2022.

**The  
City of Hamilton**

\_\_\_\_\_  
F. Eisenberger  
MAYOR

\_\_\_\_\_  
A. Holland  
CITY CLERK

