



WELCOME TO THE CITY OF HAMILTON

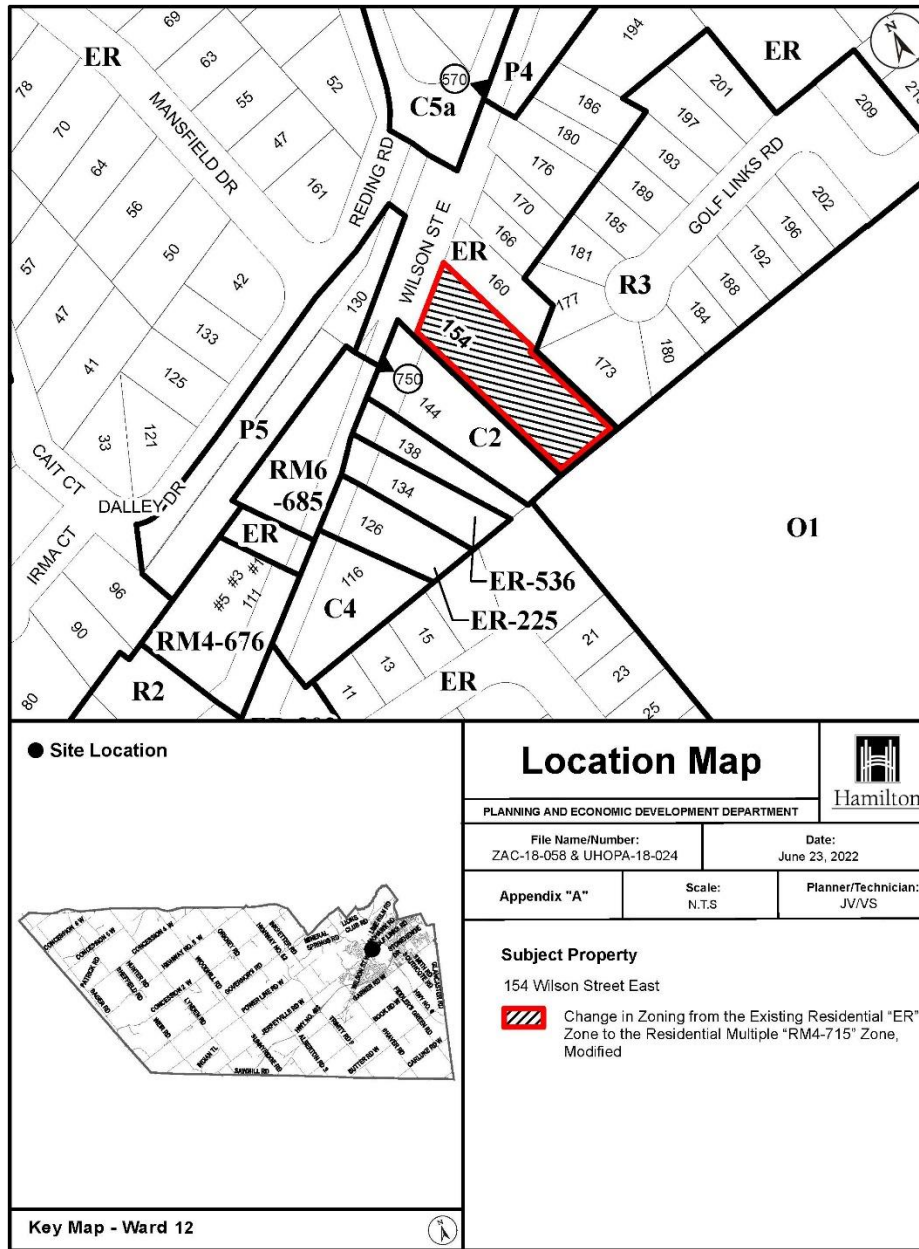
# PLANNING COMMITTEE

August 9, 2022

# PED22165 – (ZAC-18-058 & UHOPA-18-024)

Application for a Zoning By-law Amendment for Lands Located at  
154 Wilson Street East, Hamilton.

Presented by: James Van Rooi



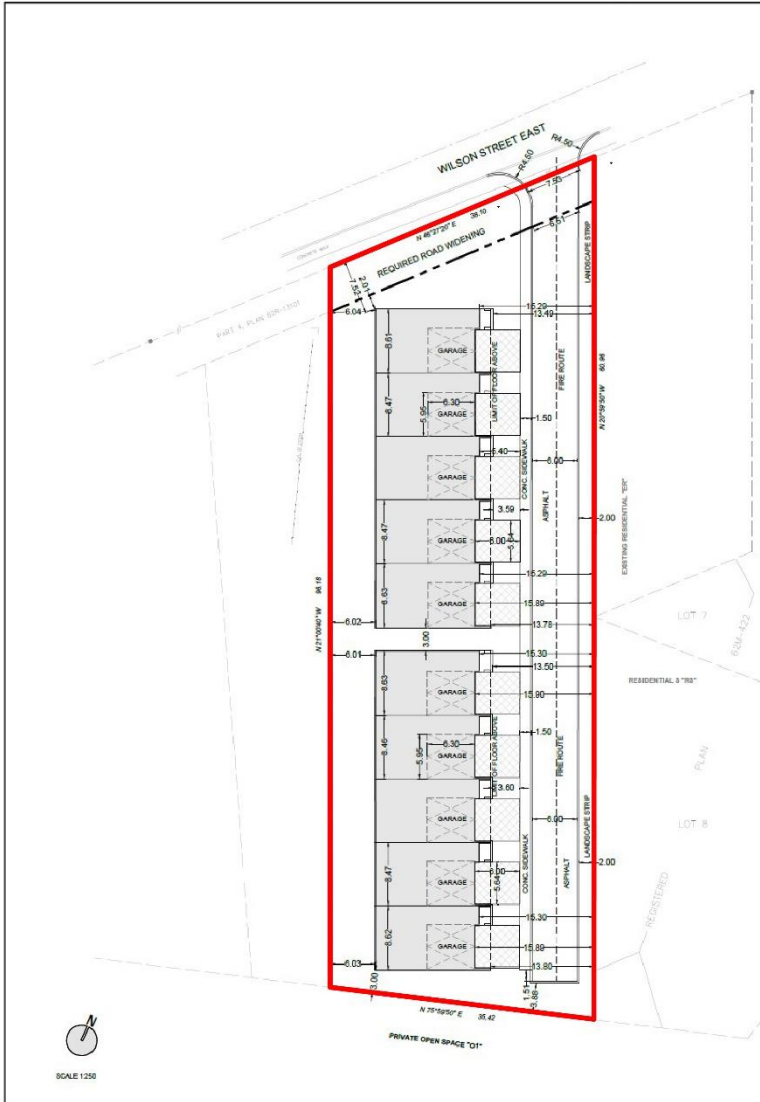


SUBJECT PROPERTY

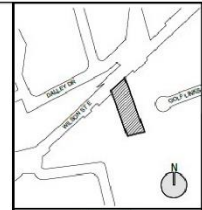


154 Wilson Street East, Ancaster





DEVELOPMENT STATISTICS		
Item	Required	Proposed
Lot Area	TBD	3,506.22 m <sup>2</sup> (After ROW Widening)
Lor Frontage	TBD	38.10 m
Total Units	TBD	10 units
Front Yard (Wilson St.)	TBD	2.01 m (After ROW Widening)
Western Side Yard	TBD	6.03 m
Eastern Side Yard	TBD	13.77 m
Rear Yard	TBD	2.98 m
Separation Between Blocks	TBD	2.97 m
Parking	TBD	40 spaces (4 per unit)
Parking Space	TBD	2.82 m x 5.99 m (Driveway)
Dimensions	TBD	2.97 m x 6.30 m (Garage)



CONCEPT PLAN

PART OF LOT 44  
CONCESSION 2  
GEOGRAPHIC TOWNSHIP OF ANCASTER  
NOW IN THE CITY OF HAMILTON

SCALE 1:200  
METRES

LEGEND

- SUBJECT LINES
- EXISTING PROPERTY LINES
- EXISTING BUILDINGS
- OVERLAYS

DESIGNED BY: Linda Kavanagh | CHECKED BY: R. Atkinson  
DRAWN BY: L. Dwyer | DATE: October 3, 2019

NO.	DATE	DESCRIPTION
1	2019-10-03	AS PER TOWNSHIPS CONCEPT
1	2019-10-03	AS PER UPDATED FLOOR PLAN

DRAWING ISSUE RECORD

NOT FOR CONSTRUCTION

STAMP

APPROVALS

LINTACK ARCHITECTS  
INCORPORATED

URBAN SOLUTIONS  
PLANNING & LAND DEVELOPMENT  
3 Stonehouse Place, Unit 1  
Hamilton, ON L8L 0C5  
905-546-1087 - UrbanSolutions.info

PROJECT: WILSON CONDOMINIUMS  
CONCEPT PLAN  
154 WILSON STREET EAST  
ANCASTER

CLIENT: VALERY HOMES

DWG FILE NUMBER: 206-17 | SHEET NUMBER: 1





Site



View looking south (Brantford Bound)





View looking north (Hamilton Bound)



144 Wilson Street East



Properties to the south of site on same side of Wilson Street East



Properties to the south of site on opposite side of Wilson Street East



Nearby Townhouse Development



160 Wilson Street East



Properties to the north of site on same side of Wilson Street East



View looking north toward Ancaster Village Core





Hamilton

THANK YOU FOR ATTENDING

THE CITY OF HAMILTON PLANNING COMMITTEE