

**Authority:** Item 7, Planning Committee Report 23-019 (PED23234)  
CM: November 22, 2023 Ward: 12  
Written approval for this by-law was given by Mayoral Decision MDE-2023 10  
dated November 22, 2023

**Bill No. 224**

## **CITY OF HAMILTON**

### **BY-LAW NO. 23-**

#### **To Adopt Official Plan Amendment No. 193 to the Urban Hamilton Official Plan**

Respecting:

**1225 Old Golf Links Road  
(Ancaster)**

**NOW THEREFORE** the Council of the City of Hamilton enacts as follows:

1. Amendment No. 193 to the Urban Hamilton Official Plan consisting of Schedule “1”, hereto annexed and forming part of this by-law, is hereby adopted.

**PASSED** this 22<sup>nd</sup> day of November, 2023.

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A. Horwath  
Mayor

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J. Pilon  
Acting City Clerk

## Urban Hamilton Official Plan Amendment No. 193

The following text, together with:

|              |  |
|--------------|--|
| Appendix “A” | Volume 1: Schedule E-1 – Urban Land Use Designations                         |
| Appendix “B” | Volume 2: Map B.2.4-1 – Meadowlands Mixed Use Secondary Plan – Land Use Plan |

attached hereto, constitutes Official Plan Amendment No. 193 to the Urban Hamilton Official Plan.

### 1.0 Purpose and Effect:

The purpose and effect of this Amendment is to re-designate the subject lands from “Open Space” to “Mixed Use – Medium Density” and to re-designate from “General Open Space” to “Mixed Use – Medium Density”.

### 2.0 Location:

The lands affected by this Amendment are known municipally as 1225 Old Golf Links Road, in the former Town of Ancaster.

### 3.0 Basis:

The basis for permitting this Amendment is:

- The Amendment will help facilitate the continued extension of an urbanized streetscape and services; 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 1 – Parent Plan**

#### ***Schedules and Appendices***

##### 4.1.1 Schedule

- a. That Volume 1: Schedule E-1 – Urban Land Use Designations be amended by redesignating the subject lands from “Open Space” to “Mixed Use – Medium Density”, as shown on Appendix “A”, attached to this Amendment.

### **4.2 Volume 2 – Secondary Plans**

#### ***Maps***

##### 4.2.1 Map

- a. That Volume 2: Map B.2.4-1 – Meadowlands Mixed Use Secondary Plan – Land Use Plan be amended by:
  - i) redesignating the subject lands from “General Open Space” to “Mixed Use – Medium Density”.

## **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. 23-224 passed on the 22<sup>nd</sup> day of November, 2023.

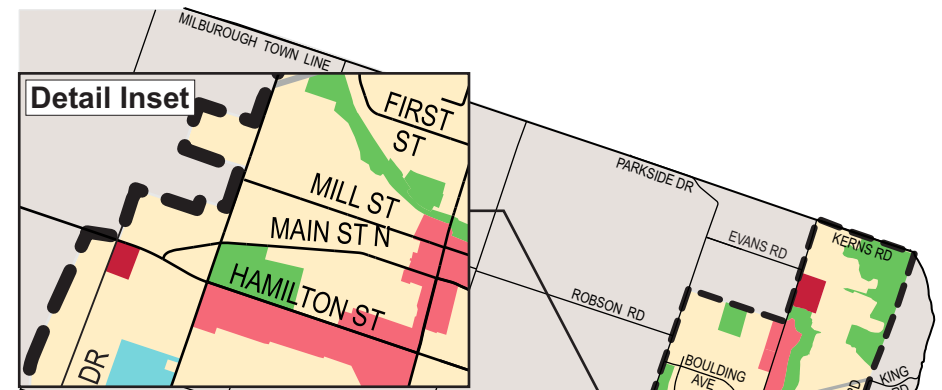
### **The City of Hamilton**

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A. Horwath  
Mayor

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J. Pilon  
Acting City Clerk



**Appendix A**  
**DRAFT Amendment No.193**  
 to the Urban Hamilton Official Plan

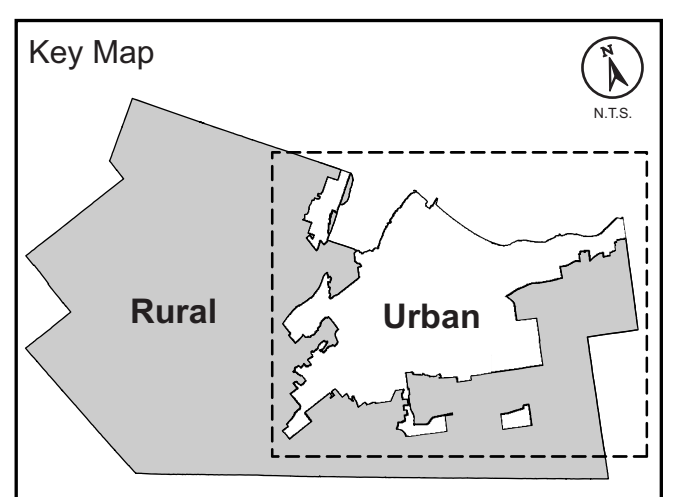
Lands to be redesignated from "Open Space" to "Mixed Use - Medium Density"  
 (1225 Old Golf Links Road, Ancaster)

|                             |                      |                                     |
|-----------------------------|----------------------|-------------------------------------|
| Date:<br>September 28, 2023 | Revised By:<br>JL/NB | Reference File No.:<br>OPA-U-193(A) |
|-----------------------------|----------------------|-------------------------------------|

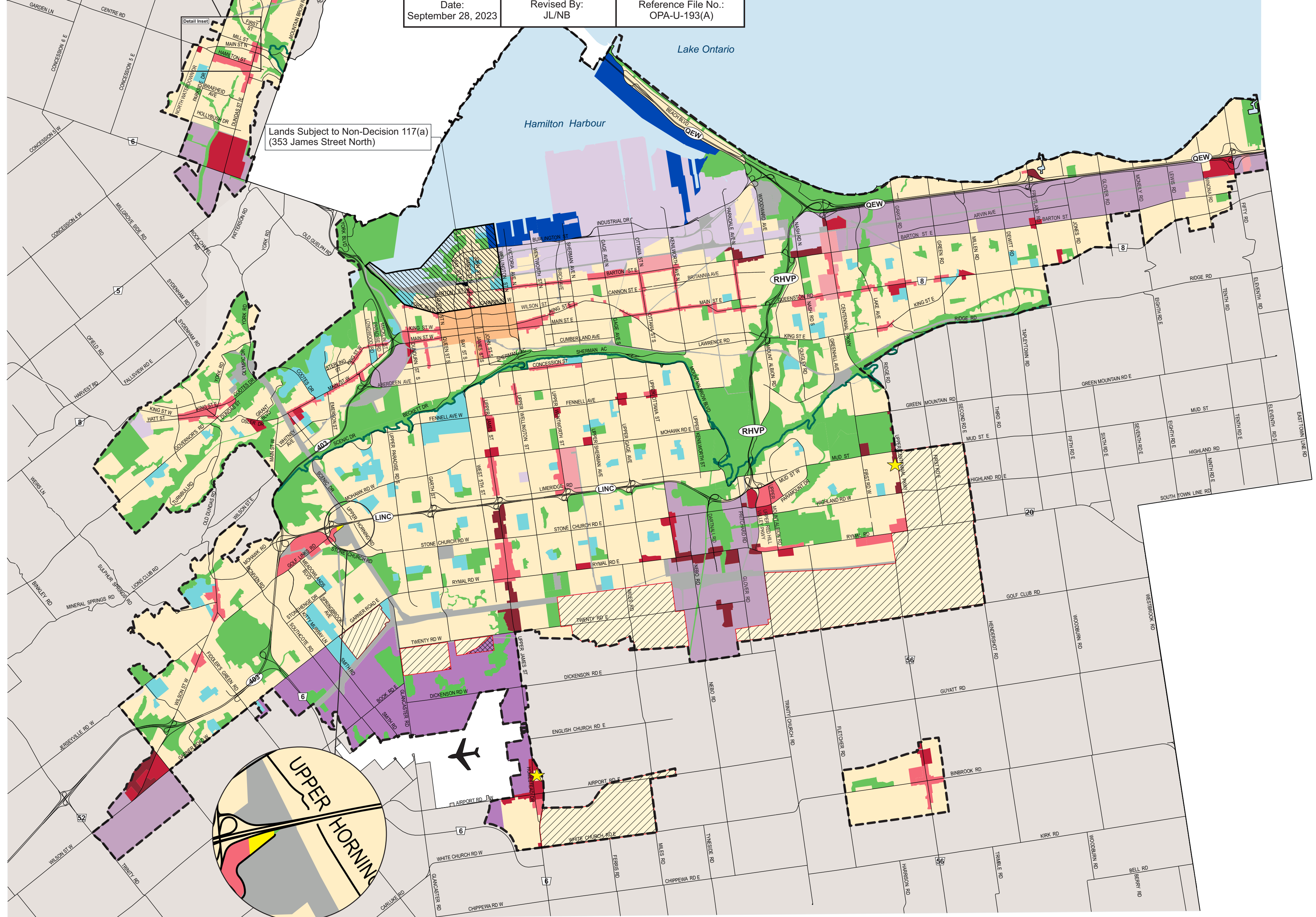
**APPEALS**

**UHOPA NO. 69 APPEALS - PL171450**

- 3011 Homestead Drive (Glanbrook), Appellant # 4  
 - 237 Upper Centennial Parkway (Stoney Creek), Appellant # 14



**Note:** For Rural Land Use Designations, refer to Schedule D of the Rural Hamilton Official Plan.



- Legend**
- Neighbourhoods
  - Open Space
  - Institutional
  - Utility
  - Urban Expansion Area - Neighborhoods
  - Urban Expansion Area - Employment
- Commercial and Mixed Use Designations**
- Downtown Mixed Use Area
  - Mixed Use - High Density
  - Mixed Use - Medium Density
  - District Commercial
  - Arterial Commercial
- Employment Area Designations**
- Industrial Land
  - Business Park
  - Airport Employment Growth District
  - Shipping & Navigation
- Other Features**
- Rural Area
  - John C. Munro Hamilton International Airport
  - Niagara Escarpment
  - Urban Boundary
  - Municipal Boundary
  - Lands Subject to Non Decision 113 West Harbour Setting Sail


Council Adoption: July 9, 2009  
 Ministerial Approval: March 16, 2011  
 Effective Date: August 16, 2013

**Urban Hamilton Official Plan**  
**Schedule E-1**  
**Urban Land Use Designations**



Appendix B  
 DRAFT Amendment No. 193  
 to the Urban Hamilton Official Plan

 Lands to be redesignated from "General Open Space" to "Mixed Use - Medium Density"

 Lands to be identified as  
 Site Specific Policy Area C  
 (1225 Old Golf Links Road, Ancaster)

Date:  
 Sept. 28, 2023




Revised By:  
 JL/NB

Reference File No.:  
 OPA-U-193(A)





**Legend**



**Residential Designations**

-  Low Density Residential 2c
-  Medium Density Residential 1a
-  Medium Density Residential 2c




**Parks and Open Space Designations**

-  Natural Open Space
-  General Open Space

**Other Designations**

-  Mixed Use - Medium Density
-  Institutional

**Other Features**

-  Area or Site Specific Policy
-  Access Point/Intersection
-  Secondary Plan Boundary

Council Adopted: July 9, 2009  
 Ministerial Approval: March 16, 2011  
 Effective Date: August 16, 2013

**Urban Hamilton Official Plan**  
**Meadowlands Mixed Use**  
**Secondary Plan**  
 Land Use Plan  
 Map B.2.4-1

Date: August 2013



Not To Scale



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