

Authority: Item 11, Economic Development
and Planning Committee
Report: 08-017 (PED08194)
CM; September 24, 2008

Bill No. 229

CITY OF HAMILTON

BY-LAW NO. 08-229

**To Amend Zoning By-law No. 3581-81 (Dundas), as amended,
Respecting Lands Located at 67 and 83 Watsons Lane**

WHEREAS the City of Hamilton Act, 1999, Statutes of Ontario, 1999 Chap. 14, Sch. C. did incorporate, as of January 1, 2001, the municipality "City of Hamilton";

AND WHEREAS the City of Hamilton is the successor to certain area municipalities, including the former area municipality known as the "The Corporation of the Town of Dundas" and is the successor to the former Regional Municipality, namely, "The Regional Municipality of Hamilton-Wentworth";

AND WHEREAS the City of Hamilton Act, 1999, provides that the Zoning By-laws and Official Plans of the former area municipalities and the Official Plan of the former regional municipality continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;

AND WHEREAS Zoning By-law No. 3581-86 (Dundas) was enacted on the 22nd day of May, 1986, and approved by the Ontario Municipal Board on the 10th day of May, 1988;

AND WHEREAS the Council of the City of Hamilton, in adopting Item 11 of Report 08-017 of the Economic Development and Planning Committee at its meeting held on the 24th day of September, 2008, recommended that Zoning By-law No. 3581-86 (Dundas), be amended as hereinafter provided;

AND WHEREAS this By-law is in conformity with the Official Plan of the City of Hamilton (the Official Plan of the former Town of Dundas) in accordance with the provisions of the Planning Act;

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

1. That Schedule "Q" (York Road) of Zoning By-law No. 3581-86 (Dundas), is hereby amended:

- (a) by changing from the OPEN SPACE – CONSERVATION ZONE (OS) to the SINGLE DETACHED RESIDENTIAL ZONE (R2), for the land comprised as Block “1”; and,
- (b) by modifying the OPEN SPACE – CONSERVATION ZONE (OS), for the land comprised as Block “2”;

the extent and boundaries of which are shown on Schedule “A” which forms part of this By-law.

- 2. That Section 32: “EXCEPTIONS” of Zoning By-law No. 3581-86 (Dundas), is hereby amended by adding the following as “S-109”:

“S-109”


- (a) Notwithstanding the provisions of SUBSECTION 25.1: PERMITTED USES of SECTION 25: OPEN SPACE – CONSERVATION ZONE (OS) the existing single detached dwelling shall also be permitted.

- 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 Planning Act.

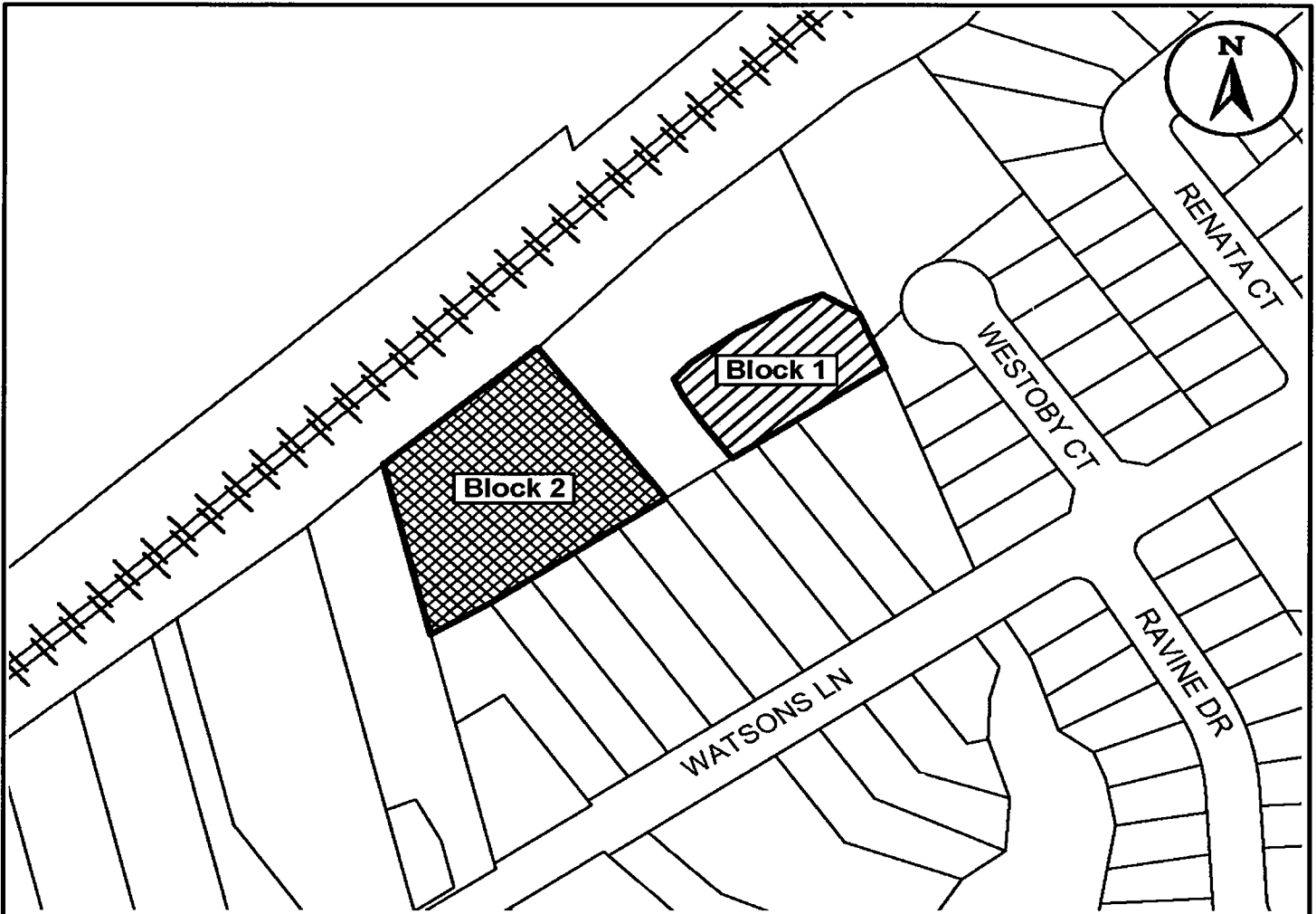
PASSED and ENACTED this 24th day of September, 2008



Fred Eisenberger
Mayor



Kevin C. Christenson
City Clerk



This is Schedule "A" to By-Law No. 08- 229

Passed the ...24..... day of ...September....., 2008

[Signature]
Clerk
[Signature]
Mayor

Schedule "A"

Map Forming Part of
By-Law No. 08- 229

to Amend By-law No.3581-86

Subject Property



83 Watsons Lane
Block 1 - Lands to be rezoned from the Open Space-Conservation Zone (OS) to the Single Detached Residential Zone R2



67 Watsons Lane
Block 2 - Lands to be rezoned from the Open Space-Conservation Zone (OS) to Open Space-Conservation Zone (OS), modified

Scale:
N.T.S.

File Name/Number:
67_83 Watsons Lane Sched A

Date:
July 22, 2008

Planner/Technician:
AF/MC



Hamilton