RECOMMENDATION:

(a) That approval be given to City Initiative CI-09-J to provide housekeeping amendments to the Town of Ancaster Zoning By-law 87-57, Town of Flamborough Zoning By-law 90-145-Z, City of Hamilton Zoning By-law 6593, City of Stoney Creek Zoning By-law 3692-92, and Comprehensive Zoning By-law 05-200 (PED10081).

(b) That the attached draft Zoning By-law, marked as Appendix “A” respecting Report PED10081, which has been prepared in a form satisfactory to the City Solicitor, be enacted by City Council.

EXECUTIVE SUMMARY

Further to the staff commitment to Council, staff continues to monitor the existing Zoning By-laws and where necessary bring forward housekeeping amendments to ensure that the By-laws remain up to date, provide clarification for interpretation issues and correct any issues within the Zoning By-laws. Specific amendments recommended as part of this report include the following:
SUBJECT: City Initiative – Housekeeping Amendments to Town of Ancaster Zoning By-law 87-57, Town of Flamborough Zoning By-law 90-145-Z, City of Hamilton Zoning By-law 6593, City of Stoney Creek Zoning By-law 3692-92, and Comprehensive Zoning By-law 05-200 (PED10081) (City Wide) - Page 2 of 8

1. Ancaster Zoning By-law No. 87-57
   • incorporation of additional Village Area “VA” Zone lands as a result of mapping corrections to Zoning By-law 05-200

2. Town of Flamborough Zoning By-law No. 90-145-Z
   • deleting the definitions Waste Disposal Site and Waste

3. City of Hamilton Zoning By-law No. 6593
   • renumbering the Section 16A(1) COMMERCIAL OR INDUSTRIAL USES
   • adding a property to Section 17(9) – PRIOR EXISTING USES
   • incorporation of additional lands as a result of mapping corrections to Zoning By-law 05-200

4. City of Stoney Creek Zoning By-law No. 3692-92
   • deleting the definitions Waste and Waste Disposal Site

5. Comprehensive Zoning By-law 05-200:
   • clarifying wording to provide easier interpretation;
   • changing the definition of Body Rub Parlour
   • adding definitions for Body Rub, Alternative Massage, Alternative Massage Establishment
   • establishing a minimum floor elevation of a private garage;
   • regulating parking surface for major recreational vehicles;
   • allow for Temporary Tents for festivals or retail sales events for a maximum of 5 consecutive days;
   • amending the parking requirement for Hotels in the Downtown Zones to 0.6 for each guest room;
   • clarifying parking requirements for existing places of worship
   • revising Prime Retail (D2) Zone to allow restaurants, retail, and studio uses to be located on the second floor
   • zone boundary corrections in Schedule “A” to address mapping errors

Alternatives for Consideration – Not Applicable

FINANCIAL / STAFFING / LEGAL IMPLICATIONS (for Recommendation(s) only)

Financial: N/A

Staffing: N/A

Legal: As required by the Planning Act, Council will hold at least one (1) Public Meeting to consider an amendment to the Zoning By-law.
HISTORICAL BACKGROUND (Chronology of events)

City Council previously enacted new Zones for the City including Downtown Zones, Open Space and Parks Zones, and Institutional Zones of the new Comprehensive Zoning By-law 05-200 for the City of Hamilton. During the presentations and approval, staff stated that the Zoning By-law is intended to be a “living document” which needs to be monitored on an on-going basis. The intent is to ensure the Zoning By-law remains easy to use, but continues to remedy any interpretation issues that may arise.

Along with monitoring the comprehensive Zoning By-law, other issues arose from various former municipal Zoning By-laws which need to be addressed. The Analysis Section outlines the proposed changes and rationale for the recommendations.

Zoning By-law Reform staff continues to work with the Building Services Division and Development Planning staff to identify any amendments that should be undertaken to provide easier use of, and clarity in, the new Comprehensive Zoning By-law.

POLICY IMPLICATIONS

The proposed amendments comply with the Town of Ancaster Official Plan, Town of Flamborough Official Plan, City of Hamilton Official Plan, City of Stoney Creek Official Plan.

RELEVANT CONSULTATION

Consultation has been undertaken with the Legal Services Division and internal Divisions (Building Engineering and Zoning Section and Development Planning Section of the Planning and Economic Development Department) to discuss any issues that have arisen in the implementation of the new Comprehensive Zoning By-law.

Notice of the Housekeeping amendments has been posted in the Hamilton Spectator, as per the Planning Act. All individual property owners affected by the proposed amendments have been circulated.

ANALYSIS / RATIONALE FOR RECOMMENDATION

(include Performance Measurement/Benchmarking Data, if applicable)

Along with monitoring the comprehensive Zoning By-law, other issues arose from various former municipal Zoning By-laws which need to be addressed. All issues identified within the existing Municipal Zoning By-law will be addressed as Zoning By-law 05-200 is being completed.
The following outlines the analysis and rationale for the proposed amendments to the various Zoning By-laws:

1. Town of Ancaster Zoning By-law No. 87-57
   a) Schedule “B” Map 2 amended to incorporate additional Village Area “VA” Zone lands that were inadvertently removed by mapping for Zoning By-law 05-200. The re-incorporation of these lands reflects minor modifications to zoning boundary lines as a result of By-law 08-265 for a property located at 259 and 265 Wilson Street. (Refer to Appendix “A” Section 1)

2. Town of Flamborough Zoning By-law 90-145-Z:
   a) SECTION 3 – DEFINITIONS amendments delete the definitions Waste Disposal Site and Waste. These terms were redefined through the Private Waste Management Facilities Report PED08064c. (Refer to Appendix “A” Section 2)
   b) SECTION 5.24.2(B) – Prohibited Uses the term “Waste Disposal Site” is replaced with “Waste Disposal Facility” to insure consistency with the Private Waste Management Facilities Report PED08064c. (Refer to Appendix “A” Section 3)

3. City of Hamilton Zoning By-law 6593:
   a) Section 16A(1) – Commercial or Industrial Uses renumbering subsection (ef) Waste Transfer Facility, Waste Processing Facility to (el) Waste Transfer Facility, Waste Processing Facility to correct the numerical reference in the Private Waste Management Facilities Report PED08064c. (Refer to Appendix “A” Section 4)
   b) Section 17(9) – Prior Existing Uses to acknowledge the Waste Management Facility located at 1640 Brampton Street as an additional property. (Refer to Appendix “A” Section 5)
   c) District maps amended to incorporate additional lands that were inadvertently removed by mapping for Zoning By-law 05-200. These amendments are minor modifications to zoning boundary lines as a result of consultation with the Building Services Division and Planning Division. (Refer to Appendix “A” Sections 6-10)
      • That Sheet No. E-43 of By-law 6593, be amended to include a portion of the property known as 706-710 Stone Church Road East
• That Sheet No. E-20 of By-law 6593, be amended to include a portion of the property known as 791 Falconridge Drive

• That Sheet No. E-85 of By-law 6593, be amended to include a portion of the property known as 356 and 362 Pottruff Road North

• That Sheet No. E-85 of By-law 6593, be amended to include a portion of the property known as 209 Nash Road North

• That Sheet No. E-35 of By-law 6593, be amended to include the property known as 185 Ottawa Street North.

4. City of Stoney Creek Zoning By-law 3692-92:

   a) Part 2 – DEFINITIONS amendments delete the definitions Waste and Waste Disposal Site. These terms were redefined through the Private Waste Management Facilities Report PED08064c. (Refer to Appendix “A” Section 11)

5. Comprehensive Zoning By-law 05-200:

   a) Several modifications are recommended to clarify existing wording and interpretation of regulations including:

      i) Section 1: Administration amendments reflect clarification on the application of regulations to insure appropriate implementation of all regulations. (Refer to Appendix “A” Sections 12-14)

      ii) Section 3: Definitions amendments clarify application of the definition for a Body Rub Parlour. After discussions with Legal Staff it was determined that the Body Rub Parlour definition be amended and a definition for Alternative Massage be added to address different forms of Therapy. Alternative Massage uses such as Acupuncture and Shiatsu Massage were being classified as Body Rub Parlours and were restricted under the Licensing By-law. The intent was that the definition of Personal Services would incorporate these forms of therapy. Adding a definition will help clarify the differences between the various forms of therapy. (Refer to Appendix “A” Sections 15-17)

      iii) Section 4: General Provisions amendment will allow for the temporary use of tents for the purpose of festivals or retail sales
events without having to comply with the regulations set out in the zone. (Refer to Appendix “A” Section 18)

iv) Section 4: General Provisions Subsection 19 amended to establish a maximum height for a visual barrier. The current regulation only regulates the minimum height of a visual barrier, however the height of a visual barrier must be appropriate for abutting properties. Staff has discussed the regulation with Building Services Division and By-law Enforcement to determine the impacts and an appropriate maximum height of 2.5 metres. (Refer to Appendix “A” Section 39)

v) Section 5: Parking amendments add requirements for the minimum floor elevation for private garages, requirements for the storage of Major Recreational Vehicles, decreases parking standards for Hotels within the Downtown, and exempts parking requirements for Day Nursery uses within both an Educational Establishment and a Place of Worship. These regulations have been established based on standards and consultation with City Staff for clarification purposes. (Refer to Appendix “A” Sections 19-24)

vi) Section 6.2 Downtown Prime Retail Streets (D2) Zone amendment to permit a Craftsperson Shop, Restaurant, Retail or Studio use to be located above the ground floor. The current regulation restricts these uses to the ground floor, however the intent of the Downtown Prime Retail Streets (D2) Zone is to encourage a mixture of uses and the current regulations is a deterrent for uses that are most appropriately located within the D2 Zone. (Refer to Appendix “A” Section 25)

vii) Section 8.2.3.2 a) Community Institutional (I2) Zone amendment is intended to clarify that the minimum yard requirement is applicable to all yards. (Refer to Appendix “A” Section 26)

viii) Schedule “A” to Zoning By-law 05-200 additional lands to be included for clarification purposes. Zoning boundary lines are cleaned up following property lines and street centre lines. The lands have been added through various amendments in the past. (Refer to Appendix “A” Sections 27-40) The following maps and properties are being amended:

- Map 1455, 1504, to remove a portion of the property located at 353 Isaac Brock Drive;
MAP 827, for the property known as 111 Burlington Street East, to be zoned as “Community Park (P2) Zone”;

MAP 903, 945 for the property known as 41 South Street West, to be zoned as “Major Institutional (I3) Zone”;

MAP 1127, for the property known as 1114 Old Mohawk Road be zoned “Neighbourhood Institutional (I1) Zone”;

MAP 1502, to include additional zone boundaries, for the property known as 291 Winterberry Drive.

MAP 1093, to remove the properties known as 356 and 362 Pottruff Road North;

MAP 1093, to remove the property known as 209 Nash Road North;

MAP 1228, to remove a portion of the property known as 241-245 Wilson Street East, zoned “Neighbourhood Institutional (I1) Zone”;

MAP 1339, to remove the southerly portion of the property known as 751 Rymal Road West;

MAP 1397, to remove a portion of the property known as 1457 Upper Sherman Avenue; and

MAP 999, to remove the property known as 185 Ottawa Street North;

ALTERNATIVES FOR CONSIDERATION:

(include Financial, Staffing, Legal and Policy Implications and pros and cons for each alternative)

If this By-law is not approved, there is potential for questions and inconsistencies in the interpretation and application of the City’s new Comprehensive Zoning By-law and the former Municipal Zoning By-laws.

CORPORATE STRATEGIC PLAN  (Linkage to Desired End Results)

Vision: To be the best place in Canada to raise a child, promote innovation, engage citizens and provide diverse economic opportunities.

Values: Honest, Accountability, Innovation, Leadership, Respect, Excellence, Teamwork

**Skilled, Innovative & Respectful Organization**
- More innovation, greater teamwork, better client focus
- Continuous Monitoring of By-laws for ease of implementation and public use.

**Financial Sustainability**
- Delivery of municipal services and management capital assets/liabilities in a sustainable, innovative and cost effective manner

**Intergovernmental Relationships**
- Maintain effective relationships with other public agencies

**Growing Our Economy**
- An improved customer service

**Healthy Community**
- Plan and manage the built environment

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**APPENDICES / SCHEDULES**

Appendix “A” to Report PED10081

SH/dkm
Attachs. (1)
CITY OF HAMILTON

BY-LAW No. __________

Housekeeping Amendments to Zoning By-law 87-57 (Ancaster), 90-145-Z (Flamborough), Zoning By-law 6593 (Hamilton), and Zoning By-law 3692-92 (Stoney Creek), City of Hamilton Comprehensive Zoning By-law 05-200

WHEREAS the City of Hamilton Act, 1999, Statutes of Ontario, 1999 Chap. 14, Sch. C. did incorporate, as of January 1st, 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 Corporation of the Town of Ancaster”, “The Corporation of the Town of Flamborough”, “The Corporation of the City of Hamilton”, and “The Corporation of the City of Stoney Creek”, 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 of the former area municipalities 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. 87-57 (Ancaster) was enacted on the 22nd day of June, 1987, and approved by the Ontario Municipal Board on the 23rd day of January, 1989;

AND WHEREAS the Council of the Corporation of the Town of Flamborough passed Zoning By-law No. 90-145-Z (Flamborough) on the 5th day of November, 1990, which by-law was approved by the Ontario Municipal Board by Order dated the 21st day of December, 1992;

AND WHEREAS Zoning By-law No. 6593 (Hamilton) was enacted on the 25th day of July, 1950;
AND WHEREAS Zoning By-law No. 3692-92 (Stoney Creek) was enacted on the 8th day of December, 1992, and approved by the Ontario Municipal Board on the 31st day of May, 1994;

AND WHEREAS the first stage of the Zoning By-law, being 05-200, came into force on May 25, 2005;

AND WHEREAS this By-law provides housekeeping amendments to Zoning By-law Nos. 87-57, 90-145-Z, 6593, 3692-92 and 05-200;

AND WHEREAS the Council of the City of Hamilton, in adopting Section _____ of Report _____ of the Economic Development and Planning Committee at its meeting held on the _____ day of __________, 2009, recommended that Zoning By-law 87-57 (Ancaster), Zoning By-law 90-145-Z (Flamborough), Zoning By-law 6593 (Hamilton), and Zoning By-law 3692-92 (Stoney Creek), City of Hamilton Comprehensive Zoning By-law 05-200, be amended as hereinafter provided;

AND WHEREAS this By-law is in conformity with the Official Plan of the former Town of Ancaster, the Official Plan of the former Town of Flamborough, the Official Plan of the former City of Hamilton, and the Official Plan of the former City of Stoney Creek.

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

Town of Ancaster Zoning By-law No. 87-57

1. That Map 2 of Schedule “B” of By-law 87-57, be amended to include additional zone boundaries, for a portion of the property known as 241-245 Wilson Street East, the extent and boundaries of the lands attached to this By-law as Schedule “M” and be zoned Village Area “VA-503” Zone.

Town of Flamborough Zoning By-law No. 90-145-Z

2. That SECTION 3 – DEFINITIONS, of Zoning By-law 90-145-Z, is amended by deleting the following definitions:

"Waste Disposal Site means any land or land covered by water upon, into, in or through which, or building or structure in which, waste is deposited or processed and any machinery or equipment operation required for the treatment or disposal of waste.

Waste includes ashes, foundry wastes and/or flue dust, garbage, refuse, domestic waste, industrial waste, and municipal refuse of any kind.”
3. That SECTION 5.24.2(b) – Prohibited Uses of Zoning By-law 90-145-Z, is hereby amended by deleting the words “Waste Disposal Site” and replacing with the words “Waste Disposal Facility”.

**City of Hamilton Zoning By-law No. 6593**

4. That Section 16A(1) – COMMERCIAL OR INDUSTRIAL USES, of Zoning By-law No. 6593, is hereby amended by renumbering subsection “(ef) Waste Transfer Facility, Waste Processing Facility” to “(el) Waste Transfer Facility, Waster Processing Facility”.

5. That Section 17(9) – PRIOR EXISTING USES, of Zoning By-law No. 6593, is hereby amended by adding the following property address after 52 Imperial Street:

   “1640 Brampton Street”.

6. That Sheet No. E-43 of By-law 6593, be amended to include additional zone boundaries, for a portion of the property known as 706-710 Stone Church Road East, the extent and boundaries of the lands attached to this By-law as Schedule “Q” and be zoned Urban Protected Residential “C-(H)” District.

7. That Sheet No. E-20 of By-law 6593, be amended to include additional zone boundaries, for a portion of the property known as 751 Rymal Road West, the extent and boundaries of the lands attached to this By-law as Schedule “o” and be zoned Townhouse – Maisonette “RT-20/S-1442a” District.

8. That Sheet No. E-85 of By-law 6593, be amended to include additional zone boundaries, for a portion of the property known as 356 and 362 Pottruff Road North, the extent and boundaries of the lands attached to this By-law as Schedule “I” and be zoned Suburban Agriculture and Residential “B-1” District.

9. That Sheet No. E-85 of By-law 6593, be amended to include additional zone boundaries, for a portion of the property known as 209 Nash Road North, the extent and boundaries of the lands attached to this By-law as Schedule “K” and be zoned Urban Protected Residential “C” District.

10. That Sheet No. E-35 of By-law 6593, be amended to include additional zone boundaries, for a portion of the property known as 185 Ottawa Street North, the extent and boundaries of the lands attached to this By-law as Schedule “S” and be zoned Community Shopping and Commercial “H” District.
City of Stoney Creek Zoning By-law 3692-92

11. That PART 2 – DEFINITIONS, of Zoning By-law 3692-92, is hereby amended by deleting the following definitions:

“Waste
Includes ashes, garbage, refuse, domestic waste, industrial waste, or municipal refuse.

Waste Disposal Site
Means any land or land covered by water upon, into, in or through which, or building or structure in which, waste is deposited or processed and any machinery or equipment or operation required for the treatment or disposal of waste.”

City of Hamilton Comprehensive Zoning By-law No. 05-200

12. That Section 1.4, of By-law 05-200, is amended by adding the words “or permit to be erected, altered, enlarged or used” between the words “enlarge or use” and “any building”.

13. That Section 1.9 b), of By-law 05-200, is amended by deleting the words “causes or” between the words “or who” and “permits such” and between the words “By-law or” and “permits a violation”.

14. That Section 1.11, of By-law 05-200, is amended by removing the word “cause” between the words “shall use” and “or permit” and by removing the words “or cause” between the words “or alter” and “or permit”.

15. That Section 3: Definitions, of By-law 05-200, is amended by deleting the following definition:

“Body Rub Parlour
Shall mean a use which includes kneading, manipulating, rubbing, massaging, touching or stimulating, by any means, of a person's body or part thereof, performed, offered or solicited in pursuance of a trade, calling, business, but shall not include medical or therapeutic treatment given by a person otherwise duly qualified, licensed or registered.”

And replacing it with:

“Body Rub Establishment"
Shall mean any premises or part thereof where a body rub is performed, offered or solicited in pursuance of a business but shall not include an Alternative Message Establishment medical or therapeutic treatment given by a person otherwise duly qualified, licenced or registered.”

16. That Section 3: Definitions, of By-law 05-200, is amended by adding the following words “may include, but shall not be limited to an Alternative Massage Establishment” between the words “cleaning of apparel,” and “but shall not include” of the definition of Personal Services.

17. That Section 3: Definitions, of By-law 05-200, is amended by adding the following definitions:

“Body Rub

Shall mean the kneading, manipulating, rubbing, massaging, touching, or stimulating, by any means, of a person’s body or part of a person’s body appealing to or designed to appeal to erotic or sexual appetites or inclinations including but not limited to a body rub advertised by any means as “sensual”, “sexy” or by any other word or any depiction having like meaning or implication, and does not include a body rub performed for the purpose of medical or therapeutic treatment provided by a person otherwise duly qualified, licensed or registered so to do under the laws of the Province of Ontario.”

“Alternative Massage

Shall mean the kneading, manipulating, rubbing, massaging, touching, or stimulating, by any means, of a person’s body or part of a person’s body, but does not include such services as:

i) performed for the purpose of medical or therapeutic treatment provided by a person otherwise duly qualified, licensed or registered so to do under the laws of the Province of Ontario; or

ii) appealing to or designed to appeal to erotic or sexual appetites or inclinations including but not limited to such services
advertised by any means as “sensual”, “sexy” or by any other word or any depiction having like meaning or implication.

“Alternative Massage Establishment

Shall mean any premises or part thereof where an alternative massage is performed, offered or solicited in pursuance of a business.”

18. That Section 4: General Provisions, Subsection 18, of By-law 05-200, is amended by adding the following regulation:

“d) Temporary tent(s), for the purpose of festivals or retail sales events, for a maximum of 5 consecutive days, and shall not be subject to any minimum or maximum yard setbacks or parking requirements of the zone, except as it relates to setbacks from residential zoned property lines or zones.”

19. That Section 4.19 of By-law 05-200, be amended by adding the words “only that portion of a visual barrier consisting of a fence or wall shall have a maximum height of 2.5 metres” between .

20. That Section 5: Parking, Subsection 5.4, of By-law 05-200, is amended by adding the following regulation:

“f) Parking for Major Recreational Equipment must be provided and maintained with stable surfaces such as asphalt, concrete or other hard surfaced material.”

21. That Section 5: Parking, Subsection 5.6 b), of By-law 05-200, is amended by adding the words “but shall not be required to provide additional parking beyond that required by Section 5 of this By-law” after the words “provided and maintained”.

22. That Section 5: Parking, Subsection 5.6 a) iv., of By-law 05-200, is amended by changing the parking requirement for Hotels from “1 for each guest room” to “0.6 per guest room”.

23. That Section 5: Parking, Subsection 5.6 c) ii., of By-law 05-200, is amended by adding the words “or Place of Worship” after the words “Education Establishment” related to the parking requirement for a day nursery.
24. That Section 5: Parking, Subsection 5.6 d), of By-law 05-200, is amended by adding the words “except a Place of Worship shall not be required to provide additional parking beyond that required by Section 5 of this By-law” after the words “provided and maintained”.

25. That Section 6: Downtown Zones. Subsection 6.2.3 e) i), of By-law 05-200, is amended by deleting the words “Craftsperson Shop”, “Restaurant”, “Retail” and “Studio” from the list of restricted uses.

26. That Section 8: Institutional Zones, Subsection 8.2.3.2 a), of By-law 05-200 is amended by deleting the word “Front” between the words “Minimum” and “Yard”.

27. That Map 1455, 1504 of Schedule “A”, of By-law 05-200, be amended to remove a portion of the property located at 353 Isaac Brock Drive, the extent and boundaries of the lands attached to this By-law as Schedule “A”.

28. That Map 827 of Schedule “A”, of By-law 05-200, be amended to include additional zone boundaries, for the property known as 111 Burlington Street East, the extent and boundaries of the lands attached to this By-law as Schedule “B” and be zoned as “Community Park (P2) Zone”.

29. That Map 870 of Schedule “A”, of By-law 05-200, be amended to include additional zone boundaries, the extent and boundaries of the lands attached to this By-law as Schedule “C” and be zoned as “Neighbourhood Park (P1) Zone”.

30. That Map 903, 945 of Schedule “A”, of By-law 05-200, be amended to include additional zone boundaries, for the property known as 41 South Street West, the extent and boundaries of the lands attached to this By-law as Schedule “D” and be zoned as “Major Institutional (I3) Zone”.

31. That Map 990 of Schedule “A”, of By-law 05-200, be amended to include additional zone boundaries, the extent and boundaries of the lands attached to this By-law as Schedule “E” and be zoned “Neighbourhood Park (P1) Zone”.

32. That Map 1127 of Schedule “A”, of By-law 05-200, be amended to include additional zone boundaries, for the property known as 1114 Old Mohawk Road, the extent and boundaries of the lands attached to this By-law as Schedule “F” and be zoned “Neighbourhood Institutional (I1) Zone”.

33. That Map 1502 of Schedule “A”, of By-law 05-200, be amended to include additional zone boundaries, for the property known as 291 Winterberry
Drive, the extent and boundaries of the lands attached to this By-law as Schedule “G” and be zoned “Neighbourhood Institutional (I1) Zone”.

34. That Map 1093 of Schedule “A”, of By-law 05-200, be amended to remove the properties known as 356 and 362 Pottruff Road North, the extent and boundaries of the lands attached to this By-law as Schedule “H”.

35. That Map 1093 of Schedule “A”, of By-law 05-200, be amended to remove the property known as 209 Nash Road North, the extent and boundaries of the lands attached to this By-law as Schedule “J”.

36. That Map 1228 of Schedule “A”, of By-law 05-200, be amended to remove a portion of the property known as 241-245 Wilson Street East, zoned “Neighbourhood Institutional (I1) Zone, the extent and boundaries of the lands attached to this By-law as Schedule “L”.

37. That Map 1339 of Schedule “A”, of By-law 05-200, be amended to remove the southerly portion of the property known as 751 Rymal Road West, the extent and boundaries of the lands attached to this By-law as Schedule “N”.

38. That Map 1397 of Schedule “A”, of By-law 05-200, be amended to remove a portion of the property known as 706-710 Stone Church Road East, the extent and boundaries of the lands attached to this By-law as Schedule “P”.

39. That Map 999 of Schedule “A”, of By-law 05-200, be amended to remove the property known as 185 Ottawa Street North, the extent and boundaries of the lands attached to this By-law as Schedule “R”.

40. 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 ___ day of ______, 2010.

Fred Eisenberger
Mayor

Kevin C. Christenson
Clerk

CI-09-J
This is Schedule "A" to By-Law No. 10-
Passed the .......... day of ................., 2010

Schedule "A"
Map Forming Part of
By-Law No. 10-____
to Amend By-law No. 05-200

Subject Property

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<tr>
<td>353 Isaac Brock Drive, Stoney Creek</td>
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<tr>
<td>Lands to be change from City Wide Park (P3) Zone to Major Institutional (I3) Zone in By-law 05-200</td>
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Scale:
N.T.S.
353 Isaac Brock Dr
Date:
January 14, 2010
Planner/Technician:
SH/NB

Hamilton
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
This is Schedule "B" to By-Law No. 10-
Passed the ........... day of ...................., 2010

Schedule "B"
Map Forming Part of By-Law No. 10——
to Amend By-law No.6593

Subject Property

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<td>111 Burlington Street East</td>
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<td>Lands to be added to By-law No. 05-200 as Community Park (P2) Zone</td>
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Scale: N.T.S.
Date: January 13, 2010
Planner/Technician: SH/NB
File Name/Number: 111_Burlington_ST_E

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
This is Schedule "C" to By-Law No. 10-
Passed the .......... day of ......................, 2010

Schedule "C"
Map Forming Part of
By-Law No. 10-_____ to Amend By-law No. 6593

Subject Property

- 2 Roadway National Canadian Railway
- Lands to be added to By-law No. 05-200 as Neighbourhood Park (P1) Zone
This is Schedule "D" to By-Law No. 10-
Passed the .......... day of ...................., 2010

Schedule "D"

Map Forming Part of
By-Law No. 10-____
to Amend By-law No. 82-57

Subject Property

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<tr>
<td>Lands to be added to By-law No. 05-200 as Major Institutional (I3) Zone</td>
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</table>

Scale: N.T.S.  
File Name/Number: 41 South St W  
Date: January 13, 2010  
Planner/Technician: SH/KB

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT  

Clerk

Mayor
This is Schedule "E" to By-Law No. 10-

Passed the .......... day of ................., 2010

---

Clerk

Mayor

---

Schedule "E"

Map Forming Part of By-Law No. 10-____
to Amend By-law No. 6593

Subject Property

145 Stroud Road

Lands to be added to By-law No. 05-200 as Neighbourhood Park (P1) Zone
This is Schedule "H" to By-Law No. 10-
Passed the ........... day of .................., 2010

Schedule "F"

Map Forming Part of By-Law No. 10-_____ to Amend By-law No. 6593

Subject Property

1114 and 1120 Old Mohawk Road

Lands to be added to By-law 05-200
Neighbourhood Institutional (I) Zone
Schedule "G"

Map Forming Part of By-Law No. 10-____ to Amend By-law No. 05-200

This is Schedule "G" to By-Law No. 10-
Passed the ........... day of .................., 2010

Clerk

Mayor

Subject Property

291 WinterBerry Drive, Stoney Creek
Lands to be zoned Neighbourhood Institutional II
Zone by-law 05-200

Scale:  N.T.S.
File Name/Number:  291 Winterberry Dr.
Date:  Jan. 14, 2010
Planner/Technician:  SH/NB

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
This is Schedule "I" to By-Law No. 10-

Passed the ........... day of ...................., 2010

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Clerk

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Mayor

Schedule "I"

Map Forming Part of By-Law No. 10-_____

to Amend By-law No. 6593

Subject Property

- 356 and 362 Pottruff Road North, Hamilton
- Lands to be added into By-law No. 6593 as B-1 District

Scale: N.T.S.

File Name/Number: 356_362_Pottruff_Rd_N

Date: January 13, 2010

Planner/Technician: SH/NB

Planning and Economic Development Department
This is Schedule "J" to By-Law No. 10-
Passed the .......... day of ....................., 2010

Schedule "J"

Map Forming Part of
By-Law No. 10-____
to Amend By-law No.05-200

Subject Property

209 Nash Road North, Hamilton
Lands to be removed from By-law No. 05-200
This is Schedule "K" to By-Law No. 10-
Passed the .......... day of ...................., 2010

Schedule "K"

Map Forming Part of By-Law No. 10-______
to Amend By-law No. 6593

Subject Property

- 209 Nash Road North, Hamilton
- Lands to be added into By-law No. 6593 as C District
This is Schedule "L" to By-Law No. 10-
Passed the ........... day of ..................., 2010

Clerk
Mayor

Schedule "L"
Map Forming Part of By-Law No. 10-____
to Amend By-law No. 05-200

Subject Property
241 - 245 Wilson Street East
Lands to be removed from By-law No. 05-200
This is Schedule "M" to By-Law No. 10-
Passed the ............ day of ......................, 2010

Schedule "M"

Map Forming Part of By-Law No. 10-____
to Amend By-law No. 87-57

Subject Property

- 241 - 245 Wilson Street East
- Lands to be added into By-law No. 87-57 as VA-503 Zone
This is Schedule "N" to By-Law No. 10-
Passed the .......... day of ................., 2010

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Clerk

Mayor

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**Schedule "N"**

Map Forming Part of
By-Law No. 10-_____

to Amend By-law No.05-200

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Subject Property

- 751 Rymal Road West, Hamilton
- Lands to be removed from By-law 05-200

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**Scale:**
N.T.S.  
**File Name/Number:**
751 Rymal Rd W
**Date:**
Jan. 13, 2010  
**Planner/Technician:**
SH/NB

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**Hamilton**

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PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
This is Schedule "O" to By-Law No. 10-______
Passed the .......... day of ......................, 2010

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Mayor

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Clerk

Schedule "O"

Map Forming Part of
By-Law No. 10-______
to Amend By-law No. 6593

Subject Property

- 751 Rymal Road West, Hamilton
- Lands to be added to By-law as RT-20/S-1442a

Scale: N.T.S.  
File Name/Number: 751 Rymal Rd W

Date: Jan. 13, 2010  
Planner/Technician: SH/NB

Hamilton Planning and Economic Development Department
This is Schedule “P” to By-Law No. 10-
Passed the ........... day of ....................., 2010

Clerk
Mayor

Schedule "P"

Map Forming Part of
By-Law No. 10-_____
to Amend By-law No.05-200

Subject Property
- 706 and 710 Stone Church Road East, Hamilton
- Lands to be removed from By-law 05-200
This is Schedule "Q" to By-Law No. 09-
Passed the ............ day of ...................., 2009

Schedule "Q"

Map Forming Part of
By-Law No. 09-_____
to Amend By-law No.6593

Subject Property

- 706 and 710 Stone Church Road East, Hamilton
- Lands to be added into By-law 6593 as C-(H) District

Scale: N.T.S.
File Name/Number: 706-710 Stone Church Rd E
Date: Jan. 14, 2010
Planner/Technician: SH/BN

HAMILTON PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
Schedule "R"

Map Forming Part of By-Law No. 10-____ to Amend By-law No.05-200

Subject Property

- 185 Ottawa Street North, Hamilton
- Lands to be removed from By-law 05-200

This is Schedule "R" to By-Law No. 10-
Passed the .......... day of ................., 2010

Clerk

Mayor

Scale:
N.T.S.

File Name/Number:
185 Ottawa St N

Date:
Feb. 9, 2010

Planner/Technician:
SHNB

PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT
This is Schedule "S" to By-Law No. 10-
Passed the __________ day of _____________, 2010

Schedule "S"

Map Forming Part of
By-Law No. 10-_____
to Amend By-law No. 6593

Subject Property

185 Ottawa Street North, Hamilton
Lands to be added into By-law No. 6593
as H district