CITY OF HAMILTON

MOTION

Council Date: September 28, 2005

MOVED BY COUNCILLOR FERGUSON ......................................................

SECONDED BY COUNCILLOR.................................................................

That Item 15 of the Planning & Economic Development Committee Report 05-018 be lifted from the table.

Item 15 Applications for a Draft Plan of Subdivision Known as “Big Creek Estates” and for a Change in Zoning for Lands Located on Part of Lot 39, Concession 3, Municipally Known as 446 – 450 Hamilton Drive (Ancaster) (PED05095) (Ward 12)

(a) That approval be given to Subdivision Application 25T200417, Thom & Penny Doan and Ralf & Joanna Hakenberg, owners, to establish a draft plan of subdivision on lands described as Part of Lot 39, Concession 3, municipally known as 446 – 450 Hamilton Drive (Ancaster), comprising 0.93 hectares (2.3 acres), as shown on Appendix “B” to Report PED05095, subject to the execution of a City standard form Subdivision Agreement, including the conditions contained in Appendix “C” to Report PED05095 and the following:

(i) Acknowledgement that there will be no City share for any municipal works related to this development, in accordance with the financial policies for development, as approved by Council.

(ii) That payment of Cash-in-Lieu of Parkland will be required for the development prior to the issuance of building permits for the lots within the plan. The calculation of the Cash-in-Lieu payment shall be based on the value of the lands on the day prior to the day of issuance of each building permit; all in accordance with the City’s Parkland Dedication By-law.
(b) That approval be given to **Zoning Application ZAC-04-100, Thom & Penny Doan and Ralf & Joanna Hakenberg, owners**, for a change to Zoning By-law 87-57 from the Site-Specific Agricultural “A-216” Zone to Residential “R2” Zone (Block 1), Residential “R3” Zone (Block 2), Site-Specific Residential “R3-533” Zone (Block 3) and Public Open Space “O2” Zone (Block 4), in order to permit the development of the subject lands for seven single family dwellings and one block for open space on lands located on Part of Lot 39, Concession 3, municipally known as 446 – 450 Hamilton Drive (Ancaster), as shown on Appendix “A” to Report PED05095, subject to the following:

(i) That the draft By-law, attached as Appendix “D” to Report PED05095, which has been prepared in a form satisfactory to Corporate Counsel, be enacted by City Council.

(ii) That the amending By-law be added to Schedule ‘B’, Map 1: Urban Area of Zoning By-law No. 87-57.

(iii) That the proposed changes in zoning are in conformity with the Hamilton-Wentworth Official Plan and the Ancaster Official Plan.
CITY OF HAMILTON

M O T I O N

Council Date: September 28, 2005

MOVED BY COUNCILLOR FERGUSON ............................................................

SECONDED BY COUNCILLOR ........................................................................

That Item 15 of the Planning & Economic Development Committee Report 05-018 be approved as follows:

Item 15 Applications for a Draft Plan of Subdivision Known as “Big Creek Estates” and for a Change in Zoning for Lands Located on Part of Lot 39, Concession 3, Municipally Known as 446 – 450 Hamilton Drive (Ancaster) (PED05095) (Ward 12)

(a) That approval be given to Subdivision Application 25T200417, Thom & Penny Doan and Ralf & Joanna Hakenberg, owners, to establish a draft plan of subdivision on lands described as Part of Lot 39, Concession 3, municipally known as 446 – 450 Hamilton Drive (Ancaster), comprising 0.93 hectares (2.3 acres), as shown on Appendix “B” to Report PED05095, subject to the execution of a City standard form Subdivision Agreement, including the conditions contained in Appendix “C” to Report PED05095 and the following:

(i) Acknowledgement that there will be no City share for any municipal works related to this development, in accordance with the financial policies for development, as approved by Council.

(ii) That payment of Cash-in-Lieu of Parkland will be required for the development prior to the issuance of building permits for the lots within the plan. The calculation of the Cash-in-Lieu payment shall be based on the value of the lands on the day prior to the day of issuance of each building permit; all in accordance with the City’s Parkland Dedication By-law.
That approval be given to **Zoning Application ZAC-04-100, Thom & Penny Doan and Ralf & Joanna Hakenberg, owners**, for a change to Zoning By-law 87-57 from the Site-Specific Agricultural "A-216" Zone to Residential “R2” Zone (Block 1), Residential “R3” Zone (Block 2), Site-Specific Residential “R3-533” Zone (Block 3) and Public Open Space “O2” Zone (Block 4), in order to permit the development of the subject lands for seven single family dwellings and one block for open space on lands located on Part of Lot 39, Concession 3, municipally known as 446 – 450 Hamilton Drive (Ancaster), as shown on Appendix “A” to Report PED05095, subject to the following:

(i) That the draft By-law, attached as Appendix “D” to Report PED05095, which has been prepared in a form satisfactory to Corporate Counsel, be enacted by City Council.

(ii) That the amending By-law be added to Schedule ‘B’, Map 1: Urban Area of Zoning By-law No. 87-57.

(iii) That the proposed changes in zoning are in conformity with the Hamilton-Wentworth Official Plan and the Ancaster Official Plan.