

Authority: Item 20, Planning and Economic  
Development Committee  
Report: 06-001 (PED06007)  
CM: March 22, 2006

**Bill No. 064**

**CITY OF HAMILTON**

BY-LAW NO. 06-064

To Adopt:

Official Plan Amendment No. 204 to the Former City of Hamilton Official Plan;


Respecting:

**106 and 127 Burton Street**

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

1. Amendment No. 204 to the Official Plan of the former City of Hamilton Planning Area consisting of Schedule 1, hereto annexed and forming part of this by-law, is hereby adopted.
2. It is hereby authorized and directed that such approval of the Official Plan Amendment referred to in section 1 above, as may be requisite, be obtained and for the doing of all things for the purpose thereof.

**PASSED AND ENACTED** this 22<sup>nd</sup> day of March, 2006.

  
\_\_\_\_\_  
MAYOR

  
\_\_\_\_\_  
CLERK

**Amendment No. 204  
to the  
Official Plan for the former City of Hamilton**

The following text together with Schedule "A", City of Hamilton - Land Use Concept, attached hereto, constitute Official Plan Amendment No. 204.

**Purpose:**

The purpose of this Amendment is to redesignate the subject lands from "Industrial" to "Residential" to permit the development of residential uses.

**Location:**

The lands affected by this Amendment are described as 106 and 127 Burton Street in the Keith Neighbourhood.

**Basis:**

The amendment can be supported on the following basis:

- The amendment is consistent with the principles and policies of the Provincial Policy Statement.
- The amendment conforms with and implements the "Urban Area" designation of the Hamilton-Wentworth Official Plan.
- The proposal conforms with the Residential Environment and Housing Policy of the City of Hamilton Official Plan (Section C.7), which supports residential development such as infilling, redevelopment, and the conversion of non-residential structures.
- The proposal provides for a mix of land uses which efficiently uses land and resources.
- The proposal is compatible with the predominantly residential character of the surrounding land uses.

**Actual Changes:**


1. Schedule "A" – Land Use Concept is revised by redesignating the subject land from "Industrial" to "Residential" as shown on Schedule "A" attached to this Amendment.

**Implementation:**


An implementing Zoning By-Law Amendment and site plan will give effect to the intended use on the subject lands.

This is Schedule "1" to By-law No. 06-064, passed on the 22<sup>nd</sup> day of March, 2006.

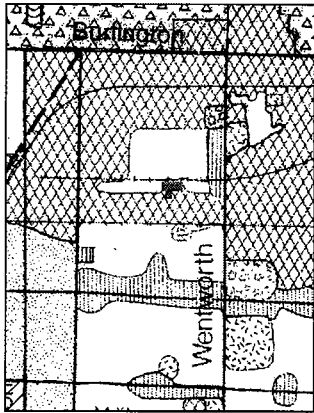
**The  
City of Hamilton**



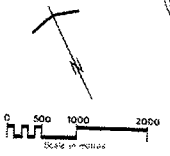
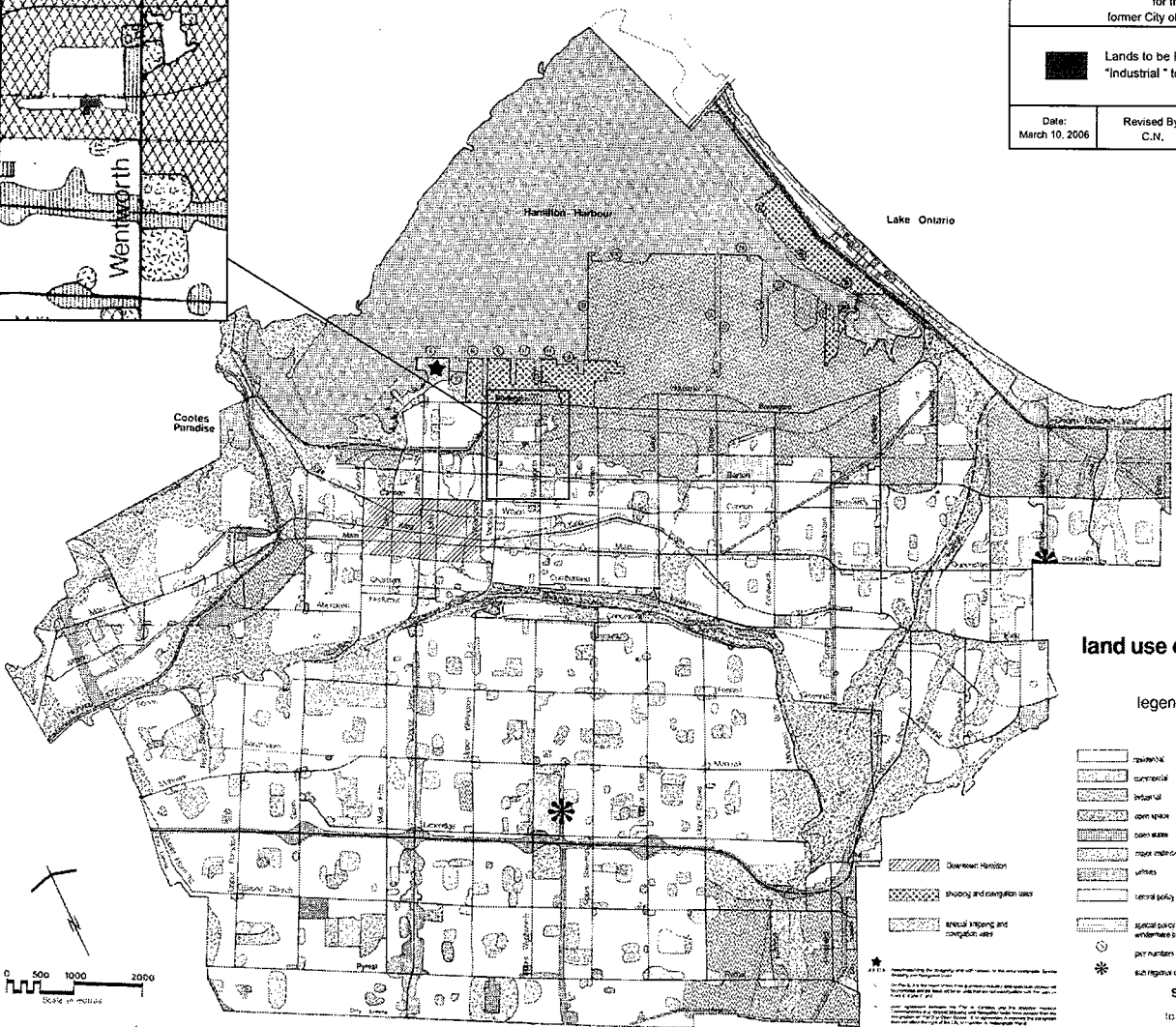
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Mayor



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Clerk



Schedule A Amendment No. 204 to the Official Plan for the former City of Hamilton		
Lands to be Redesignated from "Industrial" to "Residential"		
Date: March 10, 2006	Revised By: C.N.	Reference File No.: OPA_204(H)



**land use concept**

**legend**

- residential
- commercial
- industrial
- community
- open space
- major municipal
- urban
- central policy area
- special parks and entertainment base
- PAV numbers
- sub-regional centre

Downtown Hamilton  
 shipping and navigation uses  
 special shipping and navigation uses  
 sub-regional centre

**schedule A**  
 to the official plan  
 for  
 the city of Hamilton  
 MARCH, 2005