

Authority: Item 4, Planning Committee
Report: 23-007 (PED23107)
CM: May 10, 2023
Ward: 13

Bill No. 094

**CITY OF HAMILTON
BY-LAW NO. 23- 094**

To Adopt:

**Official Plan Amendment No. 38 to the
Rural Hamilton Official Plan**

Respecting:

**127 Freelon Road
(Flamborough)**

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

1. Amendment No. 38 to the Rural Hamilton Official Plan consisting of Schedule “1”, hereto annexed and forming part of this by-law, is hereby adopted.

PASSED this 24th day of May, 2023.

A. Horwath
Mayor

A. Holland
City Clerk

Rural Hamilton Official Plan Amendment No. 38

The following text, together with Appendix “A” – Volume 2: Map 7 – Freelon Rural Settlement Area Plan, constitutes Official Plan Amendment No. “38” to the Rural Hamilton Official Plan.

1.0 **Purpose and Effect:**

The purpose and effect of this Amendment is to redesignate the subject lands from “Settlement Commercial” to “Settlement Residential” to recognize the existing building on the subject lands as a single-detached dwelling.

2.0 **Location:**

The lands affected by this Amendment are known municipally as 127 Freelon Road, in the former Town of Flamborough.

3.0 **Basis:**

The basis for permitting this Amendment is as follows:

- The proposed Amendment is consistent with the Provincial Policy Statement and conforms to the Greenbelt Plan and Growth Plan for the Greater Golden Horseshoe, 2019, as amended;
- The proposed amendment meets the intent of the policies of the Rural Hamilton Official Plan and the Freelon Rural Settlement Area Plan; and,
- The proposed development is compatible with the planned and existing development in the immediate area.

4.0 **Actual Changes:**

4.1 **Volume 2 – Rural Settlement Areas**

Map

4.1.1 Map

- a. That Volume 2: Map 7 – Freelon Rural Settlement Area Plan is amended by redesignating the subject lands from “Settlement Commercial” to

“Settlement Residential”, as shown on Appendix “A”, attached to this Amendment.

5.0 Implementation:

An implementing Zoning By-Law Amendment will give effect to the intended uses on the subject lands.

This Official Plan Amendment is Schedule “1” to By-law No. 23-094 passed on the 24th day of May, 2023.

**The
City of Hamilton**

A. Horwath
Mayor

A. Holland
City Clerk

Appendix A
 APPROVED Amendment No. 38
 to the Rural Hamilton Official Plan



Lands to be redesignated from
 "Settlement Commercial" to
 "Settlement Residential"

(127 Freelton Road, Flamborough)

Date:
 May 2, 2023

Revised By:
 CT/NB

Reference File No.:
 OPA-R-38(F)



Legend

Settlement Area Boundary

LAND USE DESIGNATIONS

Settlement Residential

Settlement Commercial

Settlement Institutional

Open Space and Parks Designations

Community Park

General Open Space

Natural Open Space (Hazard Lands)

Parkette

Neighbourhood Park

**Volume 2: Map 7
 Freelton Rural Settlement Area Plan**

Rural Hamilton Official Plan

Council Adoption: September 27, 2006

Ministerial Approval: December 24, 2008

Effective Date: February 2021



Hamilton