

Authority: By-law No. 22-217
CM: August 12, 2022 Ward: 8

CITY OF HAMILTON
BY-LAW NO. 25-021-PED

**To Amend Former City of Hamilton Zoning By-law No. 6593
Respecting Lands Located at 172 and 178 Rymal Road West and 1204 West 5th
Street, Hamilton**

WHEREAS the Council of the City of Hamilton, in adopting Item 8 of Report 22-013 of the Planning Committee at its meeting held on the 12th day of August 2022, recommended that the Director of Planning and Chief Planner be authorized to pass a by-law to remove a Holding Symbol that forms part of any zone where the conditions have been met;

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

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By-laws of the former area municipalities continue in force in the City of Hamilton until subsequently amended or repealed by the Council of the City of Hamilton;

WHEREAS the Council of The Corporation of the City of Hamilton passed Zoning By-law No. 6593 (Hamilton) on the 25th day of July 1950, which by-law was approved by the Ontario Municipal Board by Order dated the 7th day of December 1951 (File No. P.F.C. 3821);

WHEREAS the conditions of Holding Provision for the lands located at 172 and 178 Rymal Road West and 1204 West 5th Street, Hamilton have been satisfied;

WHEREAS the Notice of Intention to Pass the Holding Removal By-law was issued on February 5, 2025;

AND WHEREAS this By-law is in conformity with the Urban Hamilton Official Plan;

NOW THEREFORE the Director of Planning and Chief Planner of the City of Hamilton enacts as follows:

1. That Sheet No. W9d of the District Maps, appended to and forming part of Zoning By-law No. 6593 (Hamilton) is amended by changing the zoning from the "R-4/S-1715" – 'H' (Small Lot Single Family Dwelling) District, Modified, Holding, to the "R-4/S-1715" (Small Lot Single Family Dwelling) District, Modified, on the lands the extent and boundaries of which are shown on Schedule "A" annexed hereto and forming part of this by-law.

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2. That no building or structure shall be erected, altered, extended, or enlarged, nor shall any building or structure or part hereof be used, nor shall any land be used, except in accordance with the "R-4/S-1715" (Small Lot Single Family Dwelling) District, Modified, provisions.
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*.

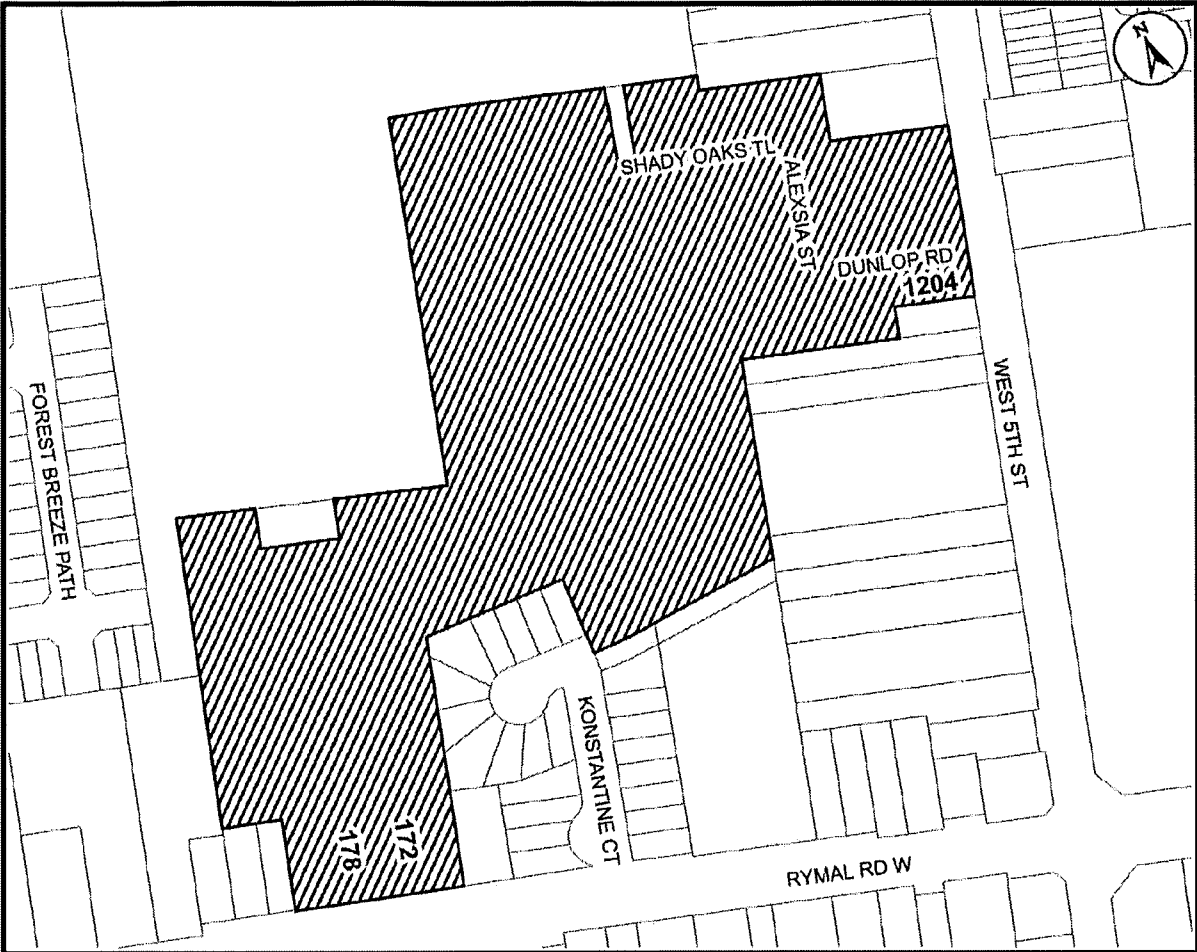
PASSED this 6th day of February, 2025



Anita Fabac
Acting Director of Planning and Chief Planner

ZAH-25-006


To Amend Former City of Hamilton Zoning By-law No. 6593 Respecting Lands Located at 172 and 178 Rymal Road West and 1204 West 5th Street, Hamilton




This is Schedule "A" to By-law No. 25- 021- PED
Passed the 6th day of February, 2025

Crista Tubue
Director of Planning and Chief Planner

Schedule "A"
Map forming Part of
By-law No. 25- 021-PED
to Amend By-law No. 6593

Subject Property
172 and 178 Rymal Road West and 1204 West 5th Street, Hamilton (Ward 8)
 Change in Zoning from the "R-4/S-1715" - 'H' (Small Lot Single Family Dwelling) District, Modified, Holding, to "R-4/S-1715" (Small Lot Single Family Dwelling) District, Modified

Scale: N.T.S	File Name/Number: ZAH-25-006	
Date: January 30, 2025	Planner/Technician: DB/NB	
PLANNING AND ECONOMIC DEVELOPMENT DEPARTMENT		