

ONTARIO REGULATION 138/10

made under the

PLANNING ACT

Made: April 12, 2010

Filed: April 13, 2010

Published on e-Laws: April 14, 2010

Printed in *The Ontario Gazette*: May 1, 2010**ZONING AREA — CITY OF HAMILTON****Application of Order**

1. This Order applies to the land in the City of Hamilton, formerly in the Town of Flamborough, described as part of Lot 1 and Lots 2 and 3 in Concession 11, East Flamborough, and further identified as Property Identifier Numbers 17525-0164 (LT), 17525-0158 (LT) and 17525-0157 (LT).

Use of Land

2. Every use of the land described in section 1, and every erection, location or use of any building or structure on the land described in section 1, is prohibited, except,

- (a) uses, buildings and structures lawfully in existence on the date this Order comes into force; and
- (b) the use of any land, building or structure that was permitted by the applicable zoning by-laws on the date this Order comes into force.

Conditions

3. (1) Every use of the land described in section 1, and every erection, location or use of any building or structure on the land described in section 1, shall be in accordance with this Order.

(2) Nothing in this Order prevents the reconstruction of any building or structure that is damaged or destroyed by causes beyond the control of the owner if the dimensions of the original building or structure are not increased or its original use altered.

(3) Nothing in this Order prevents the strengthening or restoration to a safe condition of any building or structure.

(4) Nothing in this Order prevents the demolition and reconstruction or replacement of any building or structure that is deemed unsafe under the Ontario Building Code if the dimensions of the original building or structure are not increased or its use altered.

(5) Any addition to any building or structure, and the extension or enlargement of any building or structure, is prohibited.

Commencement

4. **This Regulation comes into force on the day it is filed.**

Made by:

JIM BRADLEY

Minister of Municipal Affairs and Housing

Date made: April 12, 2010.

[Back to top](#)