

DRAFT

A by-law to amend the Town of Oakville Zoning By-law
2014-014 to permit the use of lands described as
2264, 2274, 2320 Trafalgar Road
Former Public Works site
(File #: 42.24.018)

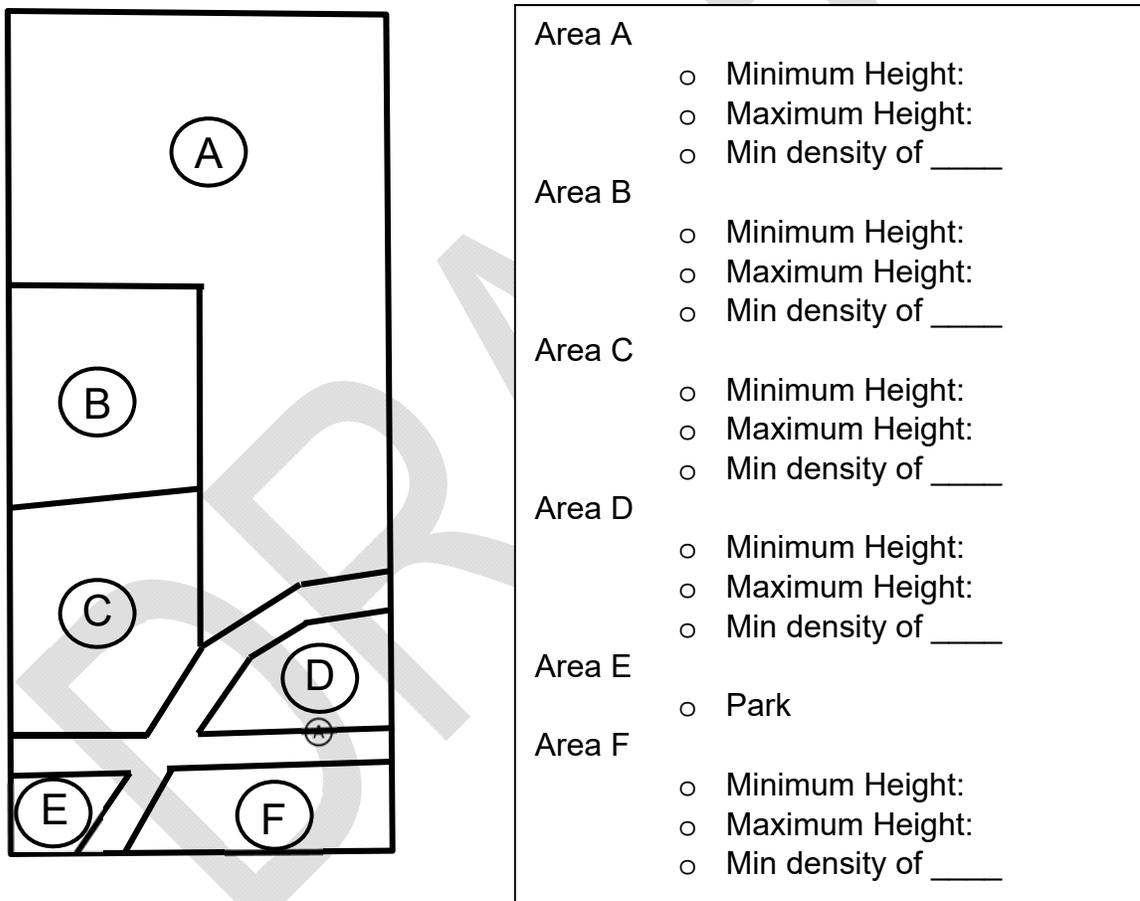
COUNCIL ENACTS AS FOLLOWS:

1. Map 19(22A) of By-law 2014-014 is amended by rezoning the lands as depicted on Schedule 'A' to this By-law.
2. Part 15, Special Provisions, of By-law 2014-014 is amended by revising special provision 307 to add the following provisions. The following provisions shall apply where there is a conflict:

“307	2264, 2274, 2320 Trafalgar Road former Public Works site	Parent Zone: MU4
Map 19(22A)		(2014-014)
15.307.1 Permitted Uses		
The following additional <i>uses</i> are permitted in Block ‘C’:		
a)	<i>Townhouse dwelling</i>	
15.307.2 Zone Provisions for All Lands		
The following regulations apply to all lands identified as subject to this Special Provision:		
a)	Maximum height	50 m
b)	Maximum height (upon execution of a bonussing agreement)	62 m
c)	Maximum setback of a building wall above 12 metres and below 31 metres	4 m
d)	Where a building is taller than 12 storeys in height, the floorplate dimension of the building tower (above the 4 th storey) can be no greater than 40 metres in length in any direction, measured from outside wall to outside wall, excluding projecting balconies.	

e)	Where commercial and/or office units are located at-grade, a minimum of one principal entrance to each unit shall be directly accessible from, and oriented towards a street.
f)	Where commercial uses are located at-grade, a building wall of no less than 12 metres in height shall be continuous for at least 85% of the length of the lot line it faces.

3. Part 15, Special Provisions, of By-law 2014-014 is amended by revising special provision 307 and adding the following graphic and text:



4. This By-law comes into force in accordance with Section 34 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended.