

**THE CORPORATION OF THE TOWN OF OAKVILLE
DRAFT
BY-LAW NUMBER 2020-XX**

A By-law to amend the Town of Oakville Zoning By-law

2014-014, as amended, to permit the use of lands

Described as Part of Lot 23, Concession 1, South of Dundas Street, formerly in the Geographic Township of Trafalgar, Halton County, now in the Town of Oakville

Delmanor Oakville Ltd., File No.: Z.XXXX.XX

WHEREAS the Corporation of the Town of Oakville has received an application to amend Zoning By-law 2014-014, as amended; and,

WHEREAS authority is provided pursuant to Section 34 of the Planning Act, R.S.O 1990, C.P.13 to pass this by-law; and

NOW THEREFORE the Council of the Corporation of the Town of Oakville hereby enacts that Zoning By-law 2014-014, as amended, be further amended as follows:

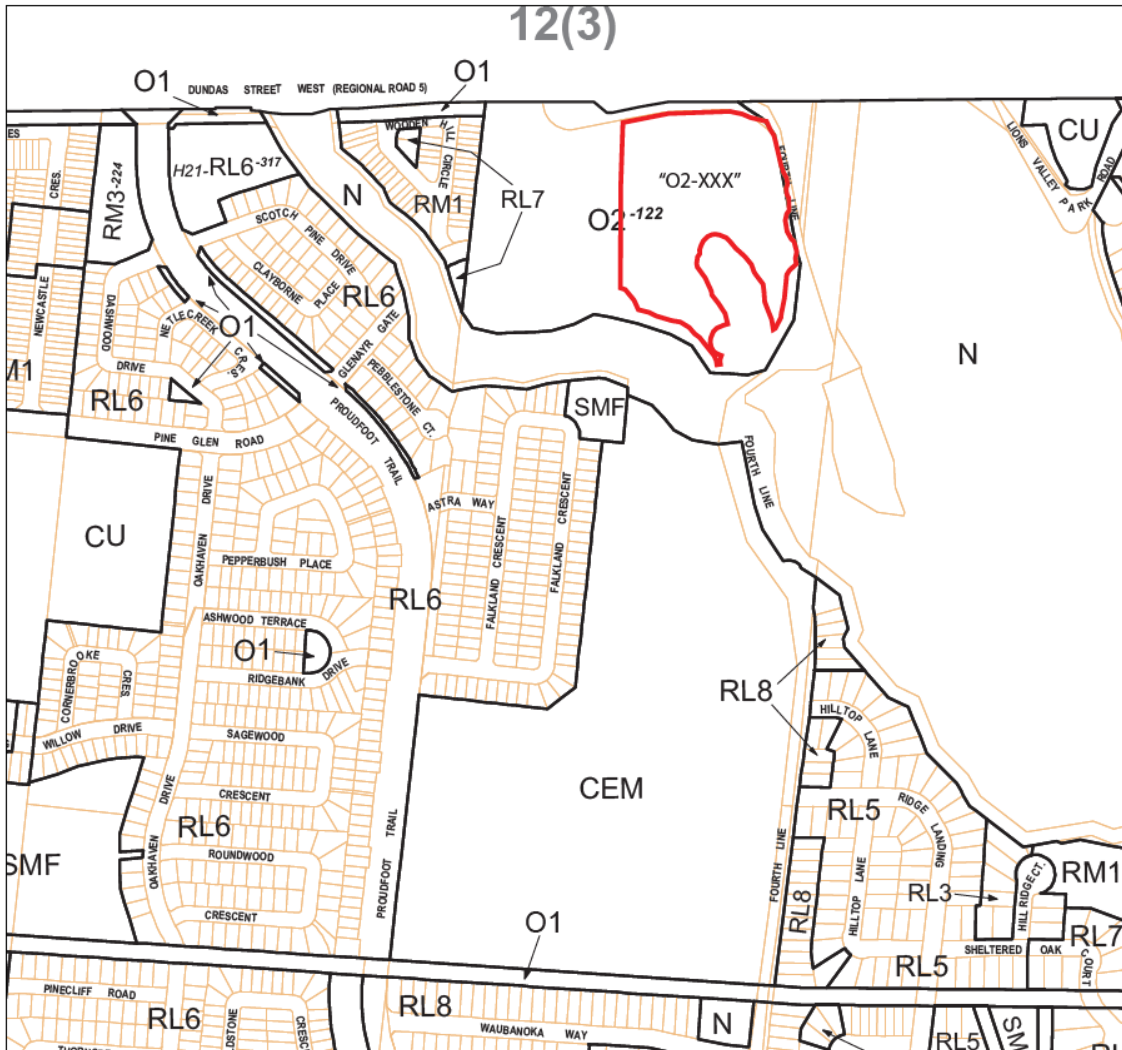
1. Map 19 (20) of By-law 2014-014, as amended, is further amended by rezoning the lands as depicted on Schedule "A" to this By-law.
2. Part 15, Special Provisions, of By-law 2014-014 as amended, is further amended by addition of a new Section 15.XX as follows:

| | | |
|--|---|-----------------|
| XXX | 1280 Dundas Street West | Parent Zone: O2 |
| Map 19 (20) | Described as Part of Lot 23, Concession 1, South of Dundas Street | (2020-XXX) |
| 15.XXX.1 Lot | | |
| The provisions of this By-law will apply to the whole lands shown in Schedule A despite any future severance or division of the lands. | | |

| 15.XXX.2 Zone Provisions for All Lands | | |
|---|----------------------------|--|
| The following regulations apply to all lands identified as subject to this Special Provision: | | |
| a) | Additional Permitted Uses | Retirement Home Long Term Care Facility Assisted Living Unit Townhouse dwelling units accessory to retirement home or long term care facility |
| b) | Balconies | Permitted in all yards |
| c) | Height | Height shall be measured from the finished floor elevation of the building. |
| e) | Minimum Front Yard | 7 m |
| f) | Minimum Flankage Yard | 14 m to Fourth Line to the east |
| g) | Minimum Interior Side Yard | Min. 11.5 m to St. Vlodymyr lands to west |
| h) | Minimum Rear Yard | Min. 6 m |
| i) | Maximum Height | Max. 29.5 m for retirement home Max. 6 m for townhouse dwelling units |
| j) | Maximum Lot Coverage | 25% |
| k) | Maximum Number of Storeys | Max. 8 storey for retirement home Max. 2 storey for townhouse dwelling units |
| j) | Landscaping Requirements | Min. of 3 m abutting a public street Min. of 1.5 m for surface parking/drive aisles from Natural Area |

Notwithstanding Section 45(1.3) and in accordance with Section 45(1.4) of the Planning Act, the submission of a minor variance application during the two (2) year period after the Zoning By-law Amendment ('ZBA') has been passed is permitted, provided that the variances are not related to building height or parking provisions.

SCHEDULE A



 SUBJECT LANDS