

Appendix A1 Applicant's Draft Zoning Regulations

THE CORPORATION OF THE TOWN OF OAKVILLE

BY-LAW NUMBER 2021-XXX

A by-law to amend the North Oakville Zoning By-law 2009- 189,
as amended, to permit the use of lands described as Part of Lot 16,
Concession 1,North of Dundas Street
(Timsin Holding Corp.)

COUNCIL ENACTS AS FOLLOWS:

1. Map 12(5) of By-law 2009-189, as amended, is amended by rezoning the lands as depicted on Schedule 'A' to this By-law.
2. Section 8, Special Provisions, of By-law 2009-189, as amended, is further amended by adding new Sections 8. *, 8. **, 8. *** and 8.**** as follows:

8.*	Timsin Holding Corp.	Parent Zone: GU
Map 12(5)	(Part of Lot 16, Concession 1, NDS)	(2021-XXX)
8.*.1 Zone Regulations for All Lands		
The following regulations apply to all lands identified as subject to this Special Provision:		
a)	Minimum <i>rear yard</i>	6.0 m
b)	A one storey addition for a <i>single detached dwelling</i> street access attached <i>private</i> garage on a <i>lot</i> with a 6.0 metre or greater rear yard setback may project into the <i>rear yard</i> with a minimum setback of 3 m for a maximum of 45% of the <i>dwelling</i> width measured at the rear of the main building	
c)	Notwithstanding Table 4.2.1(g), Bay, Box Out and Bow Windows with or without foundations with a maximum width of 4.0 metres which may be a maximum of three storeys in height and which may include a door shall be permitted to encroach into any yard	
d)	Section 4.27 shall not apply	
e)	Section 4.31 shall not apply	

8.**	Timsin Holding Corp.	Parent Zone: GU
Map 12(5)	(Part of Lot 16, Concession 1, NDS)	(2021-XXX)
8.**.1 Zone Regulations for All Lands		
The following regulations apply to all lands identified as subject to this Special Provision:		
a)	Minimum <i>rear yard</i>	6.0 m
b)	Notwithstanding Table 4.2.1(g), Bay, Box Out and Bow Windows with or without foundations with a maximum width of 4.0 metres which may be a maximum of three storeys in height and which may include a door shall be permitted to encroach into any <i>yard</i>	
c)	Section 4.27 shall not apply	
d)	Section 4.31 shall not apply	

8***	Timsin Holding Corp.	Parent Zone: S
Map 12(5)	(Part of Lot 16, Concession 1, NDS)	(2021-XXX)
8***.1 Zone Regulations for All Lands		
The following regulations apply to all lands identified as subject to this Special Provision:		
a)	Minimum <i>rear yard</i>	6.0 m
b)	A one storey addition for a <i>single detached dwelling street access attached private garage</i> on a lot with a 6.0 m or greater rear yard setback may project into the <i>rear yard</i> with a minimum setback of 3 m for a maximum of 45% of the <i>dwelling width</i> measured at the rear of the main building	
c)	Notwithstanding Table 4.2.1(g), Bay, Box Out and Bow Windows with or without foundations with a maximum width of 4.0 metres which may be a maximum of three storeys in height and which may include a door shall be permitted to encroach into any <i>yard</i>	
d)	Section 4.27 shall not apply	
e)	Section 4.31 shall not apply	

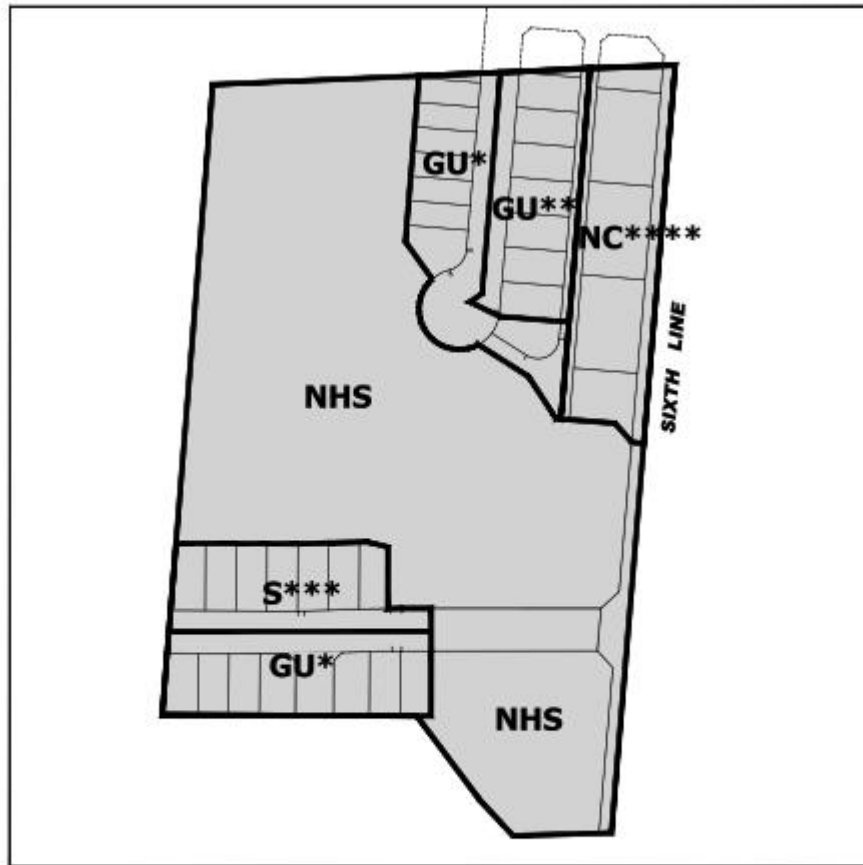
8.****	Timsin Holding Corp.	Parent Zone: NC
Map 12(5)	(Part of Lot 16, Concession 1, NDS)	(2021-XXX)
8.****.1 Zone Regulations for All Lands		
The following regulations apply to all lands identified as subject to this Special Provision:		
a)	Notwithstanding Section 7.5.5, minimum <i>height</i> of any portion of a building within 55% of the lot depth from the <i>rear lot line</i>	1 storey
b)	Notwithstanding Section 7.5.5, the minimum <i>height</i> requirement shall not apply to permitted encroachments listed in Table 4.21 and shall not apply to the portion of an attached <i>private garage</i> between the <i>rear wall</i> of a <i>dwelling</i> and the <i>rear lot line</i> at the <i>lane</i>	
c)	Section 4.27 shall not apply	
d)	Section 4.31 shall not apply	

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

PASSED this ____ day of _____, 2021

MAYOR

CLERK



Excerpt from Map ____

AMENDMENT TO BY-LAW 2021-xxx

- Re-zoned From : Existing Development (ED) to :
- General Urban (GU sp:*)
 - General Urban (GU sp:**)
 - Sub-Urban (S sp:***)
 - Neighbourhood Centre (NC sp:****)
 - Natural Heritage System (NHS).



Not to Scale