

THE CORPORATION OF THE TOWN OF OAKVILLE

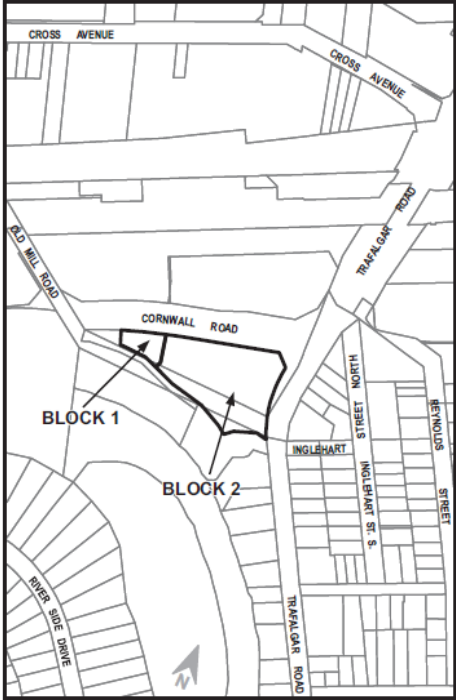
BY-LAW NUMBER 2023-051

A by-law to amend the Zoning By-law 2014-014, as amended, to permit the development of an apartment building on lands described as Part of Lots 13 and 14, Concession 3 S.D.S. – 130 Cornwall Road (Support House) – Z.1614.80

COUNCIL ENACTS AS FOLLOWS:

1. Map 19(8) of By-law 2014-014, as amended, is amended by rezoning the lands as depicted on Schedule “A” to this By-law.
2. Section 15, Special Provisions, of By-law 2014-014, as amended, is amended by deleting Section 15.198 and replacing it as follows:

198	130 Cornwall Road and 456 Trafalgar Road (Part of Lots 13 and 14, Concession 3 S.D.S.)	Parent Zone: RH
Map 19(8)		(1995-213) (1998-126) (1999-219) (2006-002) (2007-096) (2008-051) (2008-074) (2023-051)
15.198.1 Additional Permitted Uses for Block 1		
The following additional <i>use</i> is permitted on lands identified as Block 1 on Figure 15.198:		
a)	<i>Apartment dwelling</i> owned, operated or funded by a <i>public authority</i>	
15.198.2 Zone Provisions for Block 1		
The following regulations apply to all lands identified as Block 1 on Figure 15.198:		
a)	Minimum <i>lot area</i>	1,000 m ²
b)	Minimum <i>front yard</i>	3.0 m
c)	Minimum easterly <i>side yard</i>	4.5 m
d)	Minimum westerly <i>side yard</i>	3.0 m
e)	Minimum <i>rear yard</i>	3.0 m
f)	Maximum <i>height</i>	17.25 m
g)	Minimum <i>landscaping coverage</i>	25%
h)	Maximum <i>floor area</i> , including area in a <i>basement</i>	2,450 m ²

i)	Width of <i>landscaping</i> along any <i>surface parking area</i> , for any <i>interior side lot line</i> or <i>rear lot line</i>	0.0 m
15.198.3 Zone Provisions for Block 2		
The following regulations apply to all lands identified as Block 2 on Figure 15.198:		
a)	Minimum <i>yard</i> , all <i>yards</i>	7.5 m
b)	Minimum <i>landscaping coverage</i>	25%
15.198.4 Parking Provisions for Block 1		
The following regulations apply for lands identified as Block 1 on Figure 15.198:		
a)	Minimum number of <i>parking spaces</i> for an <i>apartment dwelling</i> owned, operated or funded by a <i>public authority</i>	0.19 per <i>dwelling</i> of which 0.11 per <i>dwelling</i> shall be designated as visitors <i>parking spaces</i>
15.198.5 Parking Provisions for Block 2		
The following regulations apply for lands identified as Block 2 on Figure 15.198:		
a)	Minimum number of <i>parking spaces</i> for an <i>apartment dwelling</i>	0.45 per <i>dwelling</i>
15.198.6 Special Site Figure 15.198		
		

3. Section 16, Holding Provisions, of By-law 2014-014, as amended, is further amended by adding a new Section 16.53 as follows:

H53	130 Cornwall Road	Parent Zone: RH
Map 19(8)	(Part of Lots 13 and 14, Concession 3 S.D.S.)	(2023-051)
16.53.1 Only Permitted Uses Prior to Removal of the “H”		
For such time as the “H” symbol is in place, these lands shall only be used for the following <i>uses</i> :		
a)	Legal <i>uses</i> , <i>buildings</i> and <i>structures</i> existing on the <i>lot</i>	
16.53.2 Conditions for Removal of the “H”		
The “H” symbol shall, upon application by the landowner, be removed from all or part of the lands subject to the “H” symbol by the <i>Town</i> passing a By-law under Section 36 of the <u><i>Planning Act</i></u> . The following condition(s) shall first be completed to the satisfaction of the Town of Oakville and the Region of Halton:		
a)	That prior to any site alteration, servicing or grading of the site and to the satisfaction of Halton Region, the Owner submits revised Phase One and Two Environmental Site Assessment (ESA) reports, at minimum (and any further subsequent reports/ documentation as recommended per revised Phase One and Two ESA reports). The revised Phase One and Two ESA reports and any other environmental reports/ documentation must be completed in accordance with O. Reg. 153/04, and signed and stamped (professional seal must be affixed) by (a) qualified person(s) as defined under O. Reg. 153/04. The author(s) of the environmental reports/ documentation submitted to the Region must also extend third party reliance to Halton Region. The letter of reliance(s) must be signed by the author(s) and meet Halton Region’s letter of reliance template, indicating that liability insurance coverage is no less than \$2,000,000. The Owner complies with O. Reg. 153/04 and Halton Region’s Protocol for Reviewing Development Applications with respect to Contaminated or Potentially Contaminated Sites, to the satisfaction of Halton Region.	
b)	That an updated Functional Servicing Report (FSR) be approved by Halton Region and any requirements of Halton Region be addressed to their satisfaction in relation to the findings and/or recommendations of the report.	
c)	That the downstream sewer upgrades and/or replacement have been constructed and in operation and the downstream sewer constraints have been addressed to the satisfaction of Halton Region.	

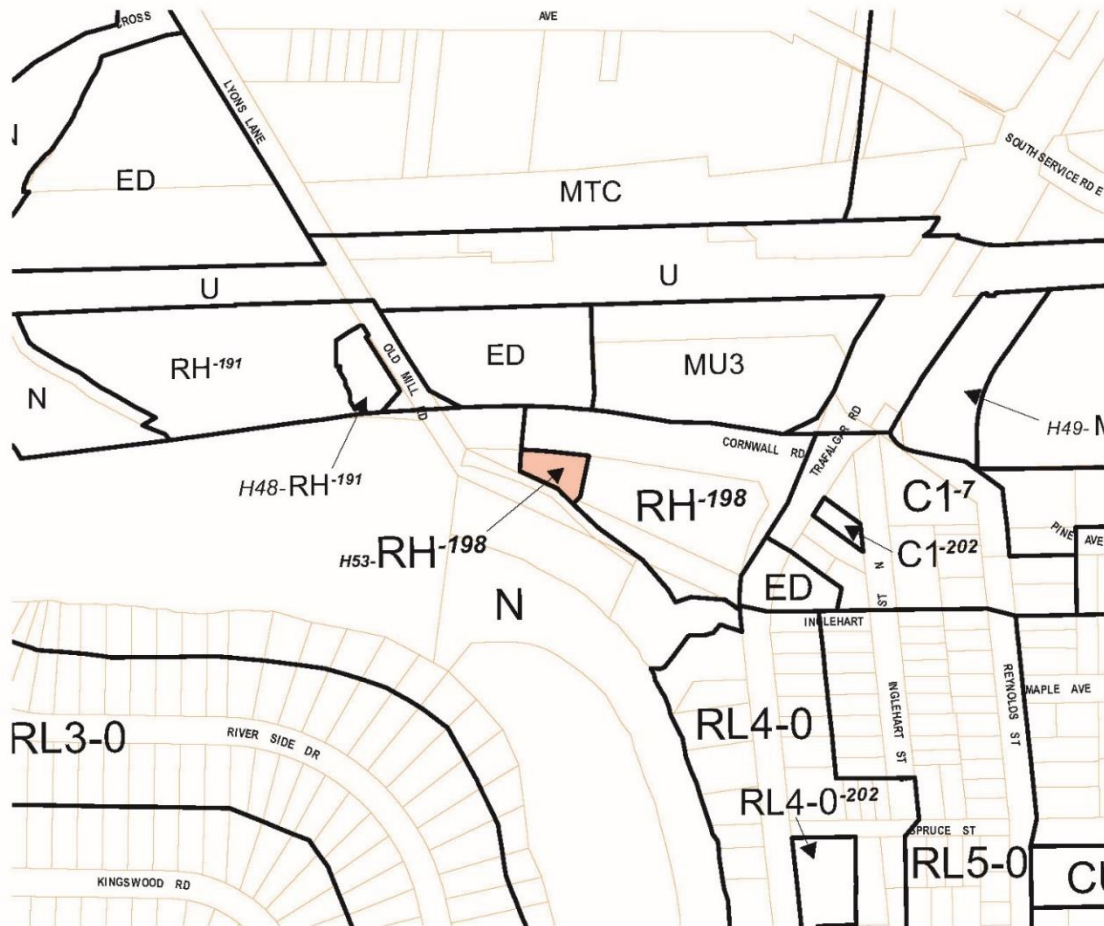
4. This By-law comes into force in accordance with Section 34 of the Planning Act, R.S.O. 1990, c. P.13, as amended.

PASSED this 15th day of May, 2023

MAYOR

CLERK

SCHEDULE "A"
To By-law 2023-051



AMENDMENT TO BY-LAW 2014-014



Rezoned from Residential High (RH sp:198)
to Residential High (H53-RH sp:198)

EXCERPT FROM MAP
19 (8)



SCALE: 1:4,000