



## THE CORPORATION OF THE TOWN OF OAKVILLE

### BY-LAW NUMBER 2024-111

A by-law to amend Town of Oakville Zoning By-law 2014-014 to make a number of technical modifications affecting various zones. (Town-initiated Zoning By-law Amendment, File No. 42.03.91)

#### COUNCIL ENACTS AS FOLLOWS:

1. Within **Part 1, Administration**, of Zoning By-law 2014-014:
  - a) Subsection 1.4 d) Compliance with this By-law and Certificates of Occupancy is amended by deleting “or *accessory dwelling unit*” and replacing with “, or *attached or detached additional residential unit*”.
2. Within **Part 3, Definitions**, of Zoning By-law 2014-014 is amended by:
  - a) Deleting the defined term “**Dwelling Unit, Accessory**” and associated definition in its entirety.
  - b) Adding the defined term “**Additional Residential Unit, Attached**” and definition as follows:

“means one or more habitable rooms containing separate kitchen and bathroom facilities for private *use* as a single housekeeping unit which is contained within a *detached dwelling, semi-detached dwelling, linked dwelling or townhouse dwelling* already containing a *dwelling unit*. ”

- c) Adding the defined term “**Additional Residential Unit, Detached**” and definition as follows:

“means one or more habitable rooms containing separate kitchen and bathroom facilities for private *use* as a single housekeeping unit which is contained within an *accessory building* associated to a *detached dwelling, semi-detached dwelling, linked dwelling or townhouse dwelling* already containing a *dwelling unit*.”

- d) Deleting the defined term “**Dwelling, Garden Suite**” and associated definition in its entirety.
- e) Deleting the definition for the defined term “**School, Public**” and replacing it as follows:

“means a *premises*, including outdoor areas, where academic instruction in a full range of the subjects of the elementary or secondary school courses of study is provided under the jurisdiction of a school board established by the Province of Ontario, and may include accessory facilities for programs of a cultural, community service, informational, recreational or instructional nature.”

3. Within **Part 4, General Provisions**, of Zoning By-law 2014-014:

- a) Section 4.1 Accessory Dwelling Units is amended by deleting it in its entirety and replacing with the following:

## “4.1 Additional Residential Units

### 4.1.1 Permitted Buildings

- a) *Attached additional residential units* are permitted in the following *buildings*:
  - i) *Detached dwelling*;
  - ii) *Semi-detached dwelling*;
  - iii) *Linked dwelling*;
  - iv) *Townhouse dwelling*.
- b) *Detached additional residential units* are permitted in the following *accessory buildings*:
  - i) *Accessory building associated to a detached dwelling, semi-detached dwelling, linked dwelling, or townhouse dwelling*.

### 4.1.2 Maximum Number of Additional Residential Units

The permitted combinations of *detached or attached additional residential units* shall be as follows:

- a) A maximum of two (2) *attached additional residential units*; or,
- b) A maximum of one (1) *attached additional residential unit* and one (1) *detached additional residential unit*. “

### 4.1.3 Entrance and Exit Regulations

- a) Any entrance and exit to the *attached or detached additional residential unit* shall not be oriented towards any *yard* having a dimension less than 1.0 metre. “
- b) Section 4.23 Short Term Accommodation is amended by:
  - i) Deleting “*accessory dwelling unit*” and replacing with “*attached or detached additional residential unit*” in subsection a).
  - ii) Deleting “*accessory dwelling unit*” and replacing with “*attached or detached additional residential unit*” in subsection b).
3. Within Part 5, **Parking, Loading & Stacking Lane Provisions**, of Zoning By-law 2014-014:
  - a) Table 5.2.1 Ratios of Minimum Number of Parking Spaces is amended by:
    - i. Deleting “*Accessory dwelling unit*” and replacing with “*Attached or detached additional residential unit*” in row 16, column 1.
    - ii. Deleting “of the *building*” after “*net floor area*” in subsection b) of row 41 for *Medical office* and replacing with “on the *lot*”.
  - b) Table 5.2.2 Ratios of Minimum Number of Parking Spaces for Mixed Use Zones is amended by:
    - i. Deleting “*Accessory dwelling unit*” and replacing with “*Attached or detached additional residential unit*” in row 12, column 1.
  - c) Section 5.8.2 Driveway Width is amended by:
    - i. Deleting subsection 5.8.2 d) in its entirety and relettering alphabetically subsections 5.8.2 e), 5.8.2 f) and 5.8.2 g) to new subsections 5.8.2 d), 5.8.2 e) and 5.8.2 f) respectively.
    - ii. Deleting reference to the words in new subsection 5.8.2 f) “Notwithstanding subsections (c) and (d) above,” and replacing with the words “Notwithstanding subsection (c) above,”.
    - iii. Deleting the words in new subsection 5.8.2 (f) “Notwithstanding subsection (f) above,” and replacing with “Notwithstanding subsection (e) above,”.
4. Within Part 6, **Residential Zones**, of Zoning By-law 2014-014:



- a) Table 6.2.1 Permitted Uses in the Residential Low Zones and the Residential Uptown Cores Zone is amended by:
    - i) Deleting “*Accessory dwelling unit*” and replacing with “*Attached or detached additional residential unit*” in row 1, column 1.
  - b) Table 6.2.2 Permitted Uses in the Residential Medium and the Residential High Zones is amended by:
    - i) Deleting “*Accessory dwelling unit*” and replacing with “*Attached or detached additional residential unit*” in row 1, column 1.
    - ii) Additional Regulations for Permitted Uses Table 6.2.2 footnote 1 is amended by deleting “*accessory dwelling unit*” and replacing with “*attached or detached additional residential unit*”.
5. Within Part 8, **Mixed Use Zones**, of Zoning By-law 2014-014:
- a) Table 8.2 Permitted Uses in the Mixed Use Zones is amended by:
    - i) Deleting “*Accessory dwelling unit*” and replacing with “*Attached or detached additional residential unit*” in row 1 of column 1.
  - b) Additional Regulations for Permitted Uses Table 8.2 footnote 5 is amended by deleting “*accessory dwelling unit*” and replacing with “*attached or detached additional residential unit*”.
6. Within Part 11, **Institutional and Community Use Zones**, of Zoning By-law 2014-014:
- a) Table 11.2 Permitted Uses in the Institutional and Community Use Zones is amended by adding a footnote “(10)” to *Place of worship* in row 17 of column 3 for the CU zone.
  - b) Additional Regulations for Permitted Uses Table 11.2 is amended by adding a new footnote 10 as follows:

” 10. A scattering ground where the ashes or cremated remains of a deceased person are scattered to become part of the soil within a designated area, such as a memorial garden, is permitted *accessory to a place of worship.*”
7. Within Part 13, **Environmental Zones**, of Zoning By-law 2014-014:
- a) Table 13.2 Permitted Uses in the Environmental Zones is amended by deleting “*Accessory dwelling unit*” and replacing with “*Attached additional residential unit*” in row 1 of column 1.

b) Additional Regulations for Permitted Uses Table 13.2 footnote 6 is amended by deleting “*accessory dwellings*” and replacing with “*attached additional residential units*”.

8. Within Part 15, **Special Provisions**, of Zoning By-law 2014-014:

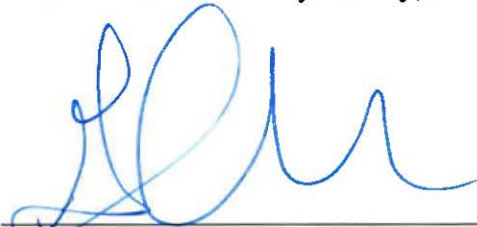
a) Section 15.10 (Former Detached Dwellings R10 Zone) is amended by renumbering the second occurrence of subsection 15.10.1 e) which is immediately below subsection 15.10.1 f) to subsection 15.10.1 g).

b) Section 15.229 (300 Ravineview Way) is amended by adding a new subsection 15.299.1 c) as follows:

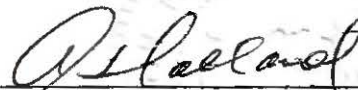
“(c) Maximum projection into any yard for *uncovered platforms* having a floor height equal to or greater than 0.6 metres measured from *grade*. Up to 3.0m from all *lot lines*.”

9. 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 10<sup>th</sup> day of July, 2024



Gabe A.R. Charles  
Acting Commissioner of Community Development  
as delegate for Council



Andrea Holland  
Acting Town Clerk