

DRAFT ZONING BY-LAW AMENDMENT

**THE CORPORATION OF THE TOWN OF OAKVILLE DRAFT
BY-LAW NUMBER 2024-XX**

Being a By-law to amend the Town of Oakville Zoning By-law 2009-189, as amended, to permit the use of lands Described as Blocks 1 to 7 of Lot 12, Concession 1;

WHEREAS the Corporation of the Town of Oakville has received an application to amend Zoning By-law 2009-189, 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 2009-189, as amended, be further amended as follows:

1. This By-law applies to the lands municipally addressed as 3275 Trafalgar Road, as identified on Schedule “A” to this By-law.
2. Map 12 (5) of By-law 2009-189, as amended, is further amended by rezoning the lands as depicted on Schedule “A” to this By-law.
3. Part 8, Special Provisions, of By-law 2009-189 as amended, is further amended by a revision to Section **8.XX.X** as follows:

XX	3275 Trafalgar Road (Blocks 1 to 7 of Lot 12, Concession 1)	Parent Zone: TUC
Map 12 (5)		(2024-XXX)
Section Number 8.XX.X Zone Provisions - Block 1		
The following regulations apply to all lands within Block 1:		
a)	Maximum Floor Space Index	8.25
d)	Minimum Rear Lot Line Setback (easterly lot line abutting William Colston Avenue)	3.0 m
d)	Maximum Height	99.0 m

e)	Maximum Tower Floor Plate (above 6th floor)	800 m ²
f)	Minimum number of accessible parking spaces (Type A or B)	10
g)	Minimum number of loading space(s)	1 Type “G”

Section Number 8.XX.X Zone Provisions - Block 2

The following regulations apply to all lands within Block 2:

a)	The following buildings are the only buildings permitted: Townhouse Dwelling	
b)	Maximum Floor Space Index	1.25
c)	Minimum Front Yard Setback (William Colston Blvd.)	5.5 m
d)	Minimum Rear Yard Setback	3.0 m
e)	Maximum Height	14.0 m

Section Number 8.XX.X Zone Provisions - Block 5

The following regulations apply to all lands within Block 5:

a)	Maximum Floor Space Index	3.6
b)	Minimum Front Yard Setback (north lot line)	3.0 m
c)	Minimum Rear Yard Setback	5.0 m
d)	Maximum Height	70.0 m
e)	Maximum Tower Floor Plate (above 6th floor)	800 m ²

The “H” symbol shall, upon application by the landowner, be removed by Town Council passing a By-law under Section 36 of the Planning Act. The following condition(s) shall first be completed to the satisfaction of the Town of Oakville:

Schedule "A"

