

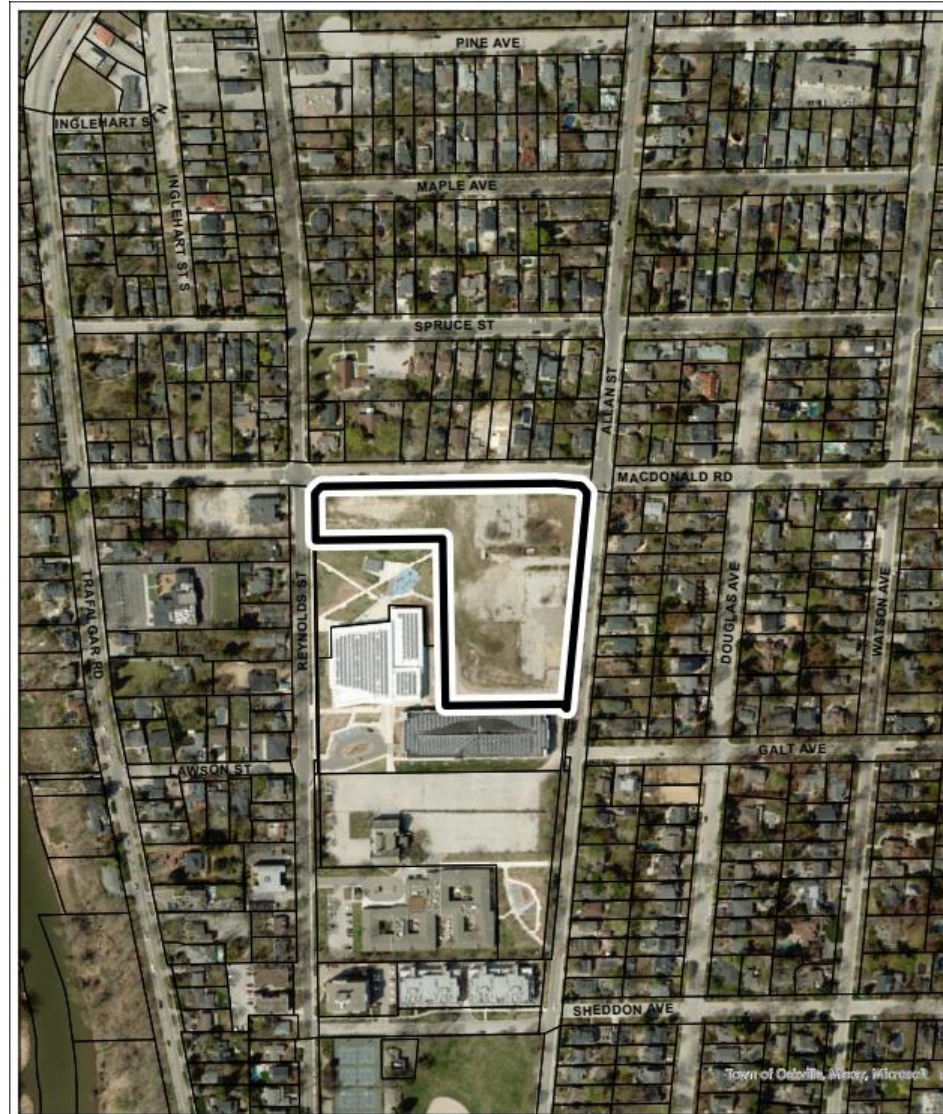
Zoning By-law Amendment

Fernbrook Homes (OTMH) Ltd.
348 MacDonald Road
File No. Z.1613.67

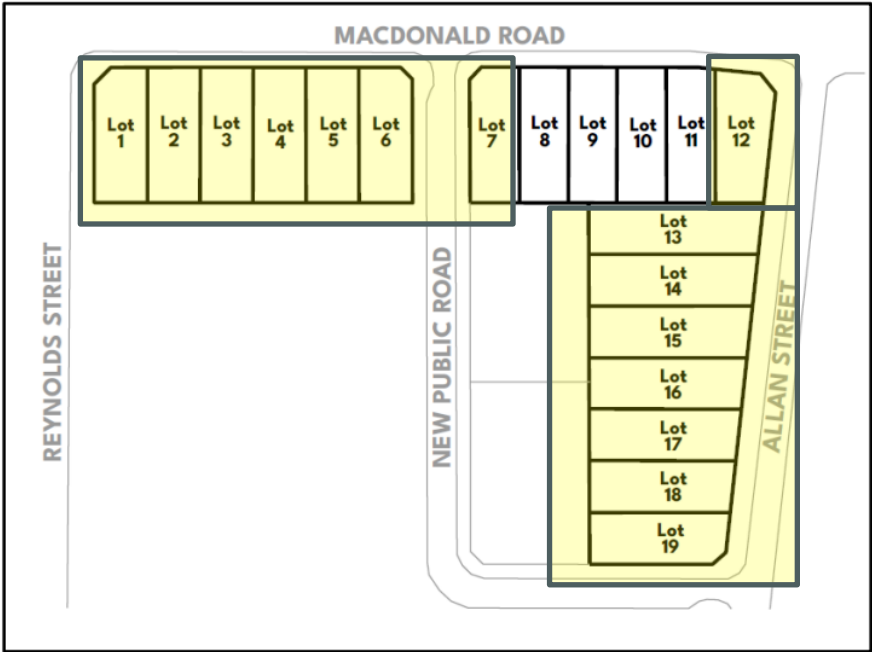
Planning & Development Council Meeting
April 22, 2025

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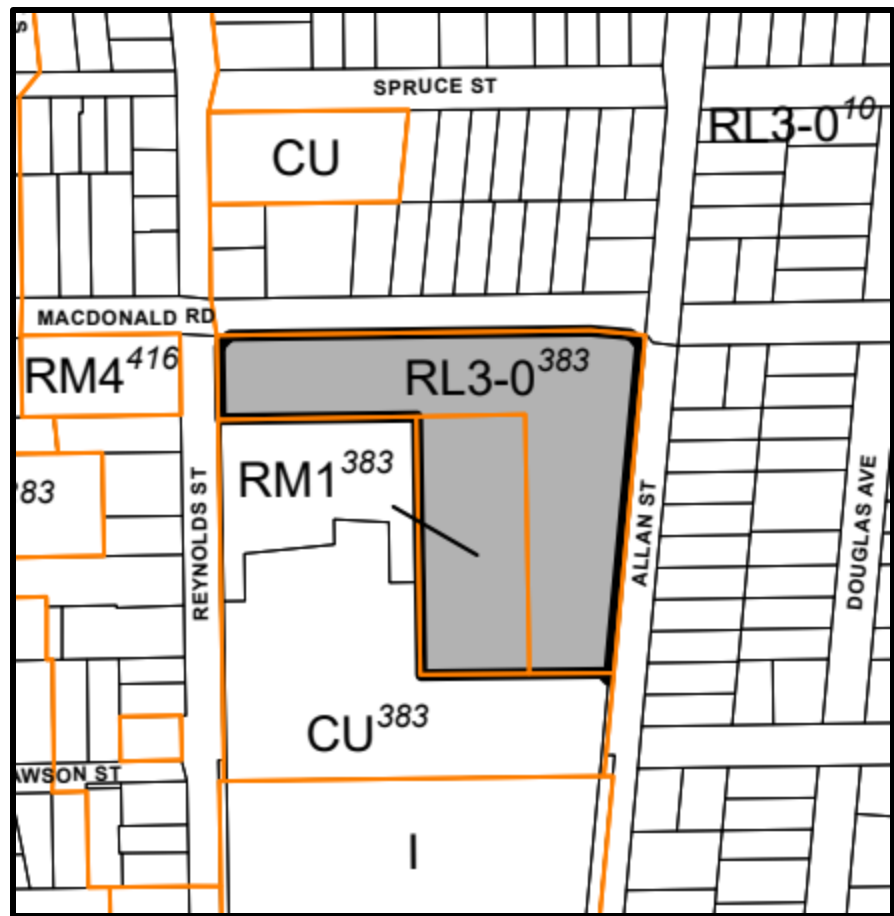
Location



Proposal

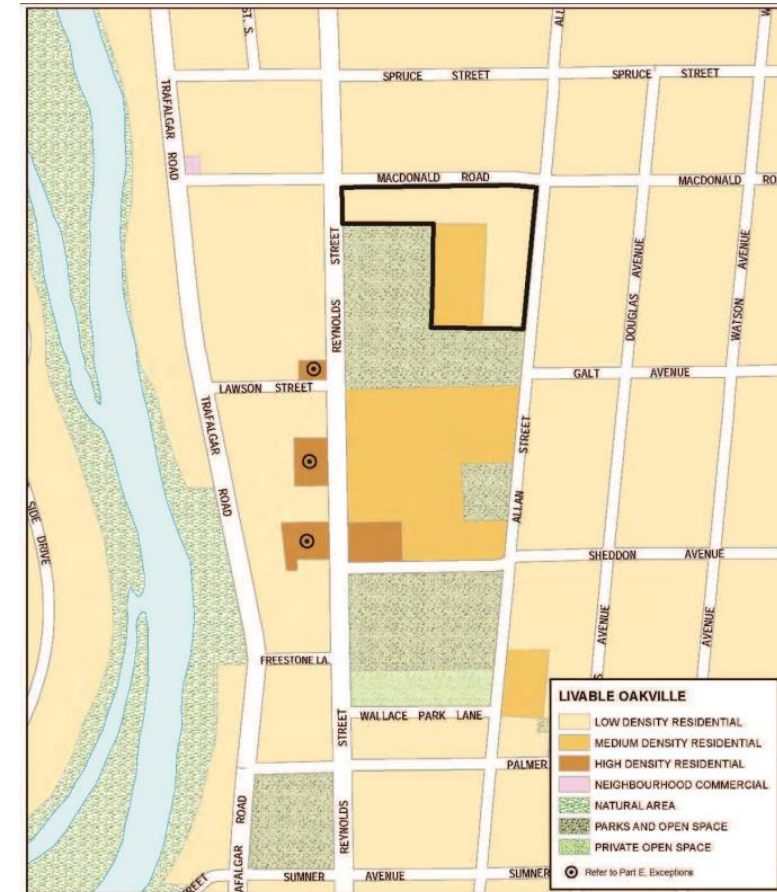
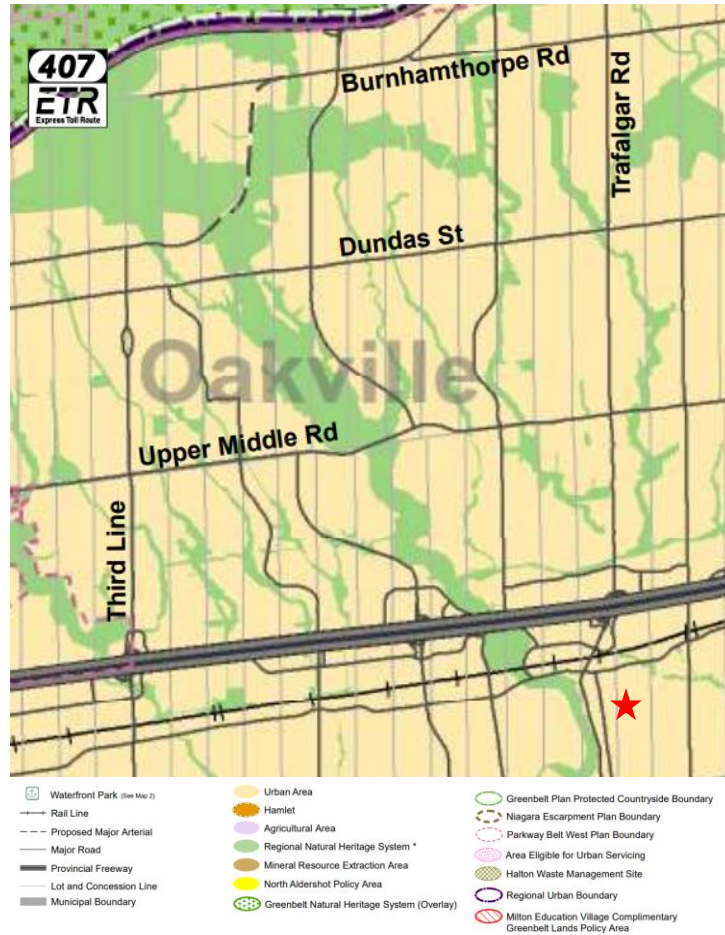


Zoning By-law



Lot Number	Maximum height instead of 9.0m	Maximum lot coverage instead of 25%	Maximum height for a detached garage with an Additional Dwelling Unit instead of 6.0m	Maximum garage door width facing a road for an attached private garage instead of 3.5m
1	9.80m	29.00%	6.93m	
2	9.26m			4.98m
3				4.98m
4				4.98m
5	9.74m			4.98m
6	9.41m	28.80%	6.52m	
7	9.86m	28.97%	6.99m	
12	9.47m	28.88%	8.09m	
13	9.73m			4.98m
14	9.86m			4.98m
15	9.53m	27.51%	7.44m	
16	9.91m			4.98m
17	9.80m			4.98m
18	9.15m			4.98m
19	9.67m	28.99%	7.64m	

Official Plans



Recommendation

1. That the proposed Zoning By-law Amendment application submitted by Fernbrook Homes (OTMH) Ltd. (File No. Z.1613.67), be approved on the basis that the application is consistent with the Provincial Planning Statement, conforms with the Region of Halton Official Plan and the Livable Oakville Plan, has regard for matters of Provincial interest, and represents good planning for the reasons outlined in the report from the Planning and Development Department dated April 8, 2025.
2. That By-law 2025-078, an amendment to Zoning By-law 2014-014, be passed.
3. That the notice of Council's decision reflect that Council has fully considered all the written and oral submissions relating to these matters and that those comments have been appropriately addressed.
4. That, in accordance with Section 34(17) of the *Planning Act*, no further notice is determined to be necessary.

Thank You

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