



THE CORPORATION OF THE TOWN OF OAKVILLE

BY-LAW NUMBER 2018-081

A by-law to amend Town of Oakville Zoning By-law 2014-014, as amended, to make a number of housekeeping corrections.
 (Town-initiated Housekeeping, File No. Z.1424.09)

COUNCIL ENACTS AS FOLLOWS:

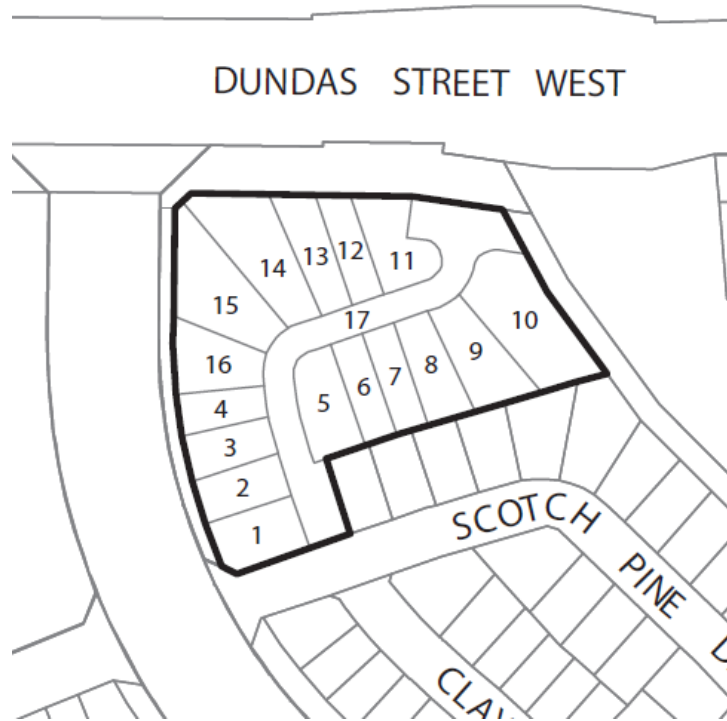
1. Map 19(20) of By-law 2014-014, as amended, is further amended by rezoning the lands as depicted on Schedule 'B' to this By-law.
2. Part 15, Special Provisions, of By-law 2014-014, as amended, is further amended by deleting Section 15.317 in its entirety and replacing it as follows:

317 (Old 865)	1388 Dundas Street West (Part of Lot 24, Concession 1 S.D.S.)	Parent Zone: RL6
Map 19(20)		(2012-044) (2012-079) (2018-081)
15.317.1 Zone Provisions for All Lands		
The following regulations apply to all lands identified as subject to this Special Provision:		
a)	Minimum <i>lot frontage</i> for an <i>interior lot</i>	10.0 m
b)	<i>Minimum front yard</i>	2.5 m
c)	Maximum <i>height</i>	11.5 m
d)	Maximum number of <i>storeys</i>	2
e)	Maximum <i>residential floor area</i>	387.0 sq.m
15.317.2 Zone Provisions for Blocks 1 and 3 Lands		
The following regulation applies to lands identified as Blocks 1 and 3 on Figure 15.317.1:		
a)	Maximum allowable projection into a <i>minimum rear yard</i> for a covered <i>porch</i>	1.7 m

15.317.3 Zone Provisions for Block 2 Lands		
The following regulation applies to lands identified as Block 2 on Figure 15.317.1:		
a)	Maximum <i>residential floor area ratio</i>	80%
15.317.4 Zone Provisions for Block 4 Lands		
The following regulation applies to lands identified as Block 4 on Figure 15.317.1:		
a)	A one <i>storey</i> addition may project into the <i>rear yard</i> with a <i>minimum rear yard</i> setback of 5.9 metres for a maximum of 45% of the <i>dwelling</i> width measured at the rear of the main <i>dwelling</i> .	
15.317.5 Zone Provisions for Block 5 and 11 Lands		
The following regulation applies to lands identified as Block 5 and 11 on Figure 15.317.1:		
a)	<i>Minimum flankage yard</i>	2.0 m
15.317.6 Zone Provisions for Block 10 Lands		
The following regulation applies to lands identified as Block 10 on Figure 15.317.1:		
a)	Maximum <i>residential floor area</i>	440.0 sq.m
15.317.7 Parking Provisions for All Lands		
The following parking regulations apply to all lands identified as subject to this Special Provision:		
a)	Minimum <i>front yard</i> to a <i>private garage</i>	5.5 m
b)	Maximum total <i>floor area</i> for a <i>private garage</i>	Shall not apply
c)	The minimum dimensions of a <i>parking space</i> not located in a <i>private garage</i> shall be 2.7 metres in width and 5.5 metres in length.	

15.317.8 Special Site Figures

Figure 15.317.1



15.317.9 Special Site Provisions for all Lands

The following additional provision applies to all lands as subject to this Special Provision:

- a) *Residential floor area* above the second storey is permitted provided that the *residential floor area* above the second storey does not exceed 35% of the *residential floor area* of the second storey below.

15.317.10 Special Site Provisions for Blocks 11 - 16

The following additional provision applies to lands identified as Blocks 11-16 on Figure 15.317.1:

- a) *Height* shall be measured from the average of the grade elevations located at the centre points of the *front lot line and rear lot line*.

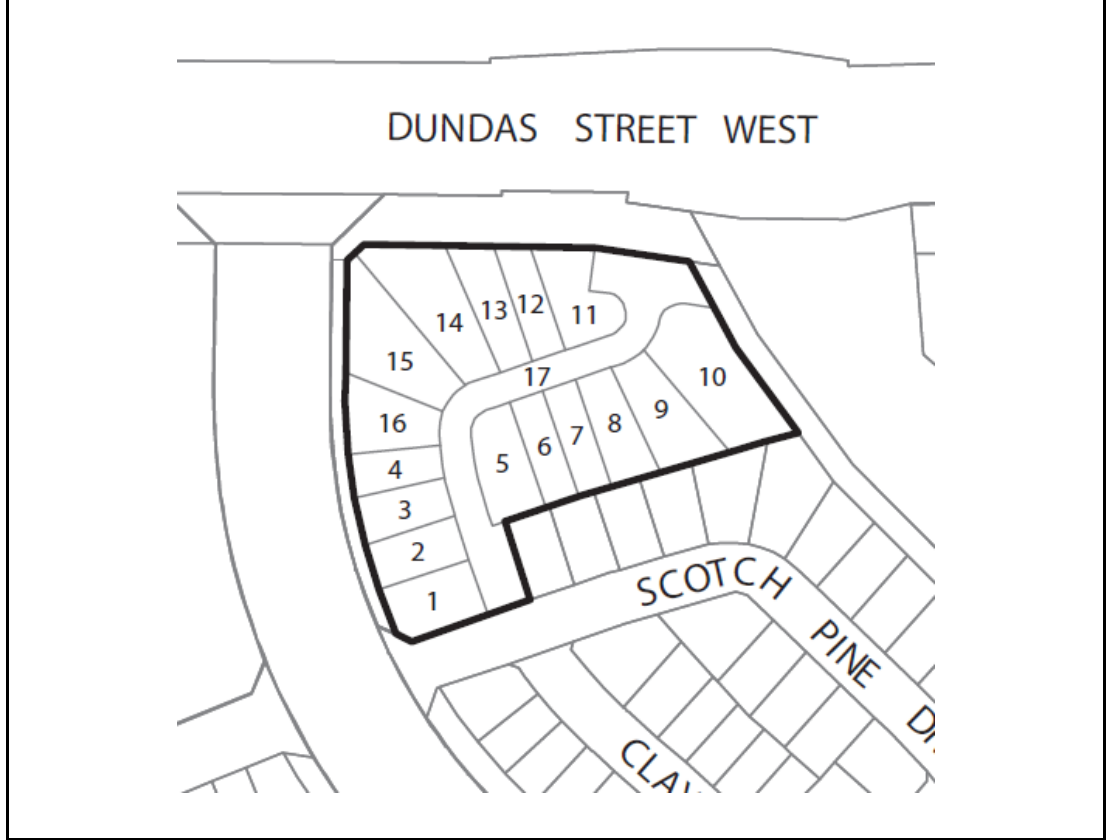
3. Part 16, Holding Provisions, of By-law 2014-014, as amended is further amended by deleting Section 16.3.H21 in its entirety and replacing it as follows:

H21	1388 Dundas Street West (Part of Lot 24, Concession 1 S.D.S.)	Parent Zone: RL6
Map 19(20)		(2012-044) (2012-079) (2018-081)
16.3.21.1 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:		
a)	Temporary sales office for the sale of residential units or lots within the <i>Town of Oakville</i> for the lands identified as Blocks 11-16 on Figure 16.3.21.1.	
b)	<i>Model homes</i> on the lands identified as Blocks 1-10 on Figure 16.3.21.1.	
16.3.21.2 Zone Provisions Prior to Removal of the “H”		
For such time as the “H” symbol is in place, the following regulations apply:		
a)	Only <i>buildings</i> and <i>structures</i> as legally existing on the effective date of this by-law are permitted.	
b)	Notwithstanding subsection 16.3.21.2 a), temporary tent structures accessory to the temporary sales office are permitted subject to the minimum <i>yards</i> for the <i>zone</i> for a maximum of 7 consecutive days for up to a total of 28 days in a calendar year.	
c)	Notwithstanding subsection 16.3.21.2 a), for the lands identified as Blocks 1 - 4 on Figure 16.3.21.1, <i>models homes</i> are permitted subject to the owner having entered into development agreement(s) with the <i>Town</i> securing the completion of grading, drainage and the siting of <i>models homes</i> as if they are <i>dwelling units</i> in accordance with the conditions of <i>condominium</i> approval to the satisfaction of the <i>Town of Oakville</i> .	
d)	Notwithstanding subsection 16.3.21.2 a), for the lands identified as Blocks 5 -10 on Figure 16.3.21.1, <i>models homes</i> are permitted subject to the owner having entered into development agreement(s) with the <i>Town</i> securing the completion of grading, drainage, services, the siting of <i>models homes</i> as if they are <i>dwelling units</i> and the construction of <i>the common element condominium roadway</i> in accordance with the conditions of <i>condominium</i> approval to the satisfaction of the <i>Town of Oakville</i> .	

e)	The lands identified as Blocks 1-10 on Figure 16.3.21.1 shall be subject to the regulations of the <i>zone</i> which applies to the area subject to this holding provision as if each <i>lot</i> was a separate <i>lot</i> and Block 17 was a <i>common element condominium roadway</i> .
16.3.21.3 Conditions for Removal of the “H”	
The “H” symbol shall, upon application by the landowner, be removed by <i>Town Council</i> passing a By-law under Section 36 of the <u>Planning Act</u> . The following condition shall first be completed to the satisfaction of the <i>Town of Oakville</i> :	
a)	Registration of an approved plan of <i>condominium</i> with the conditions of approval completed or secured through a development agreement to the satisfaction of the <i>Town of Oakville</i> .

16.3.21.4 Special Site Figures

Figure 16.3.21.1



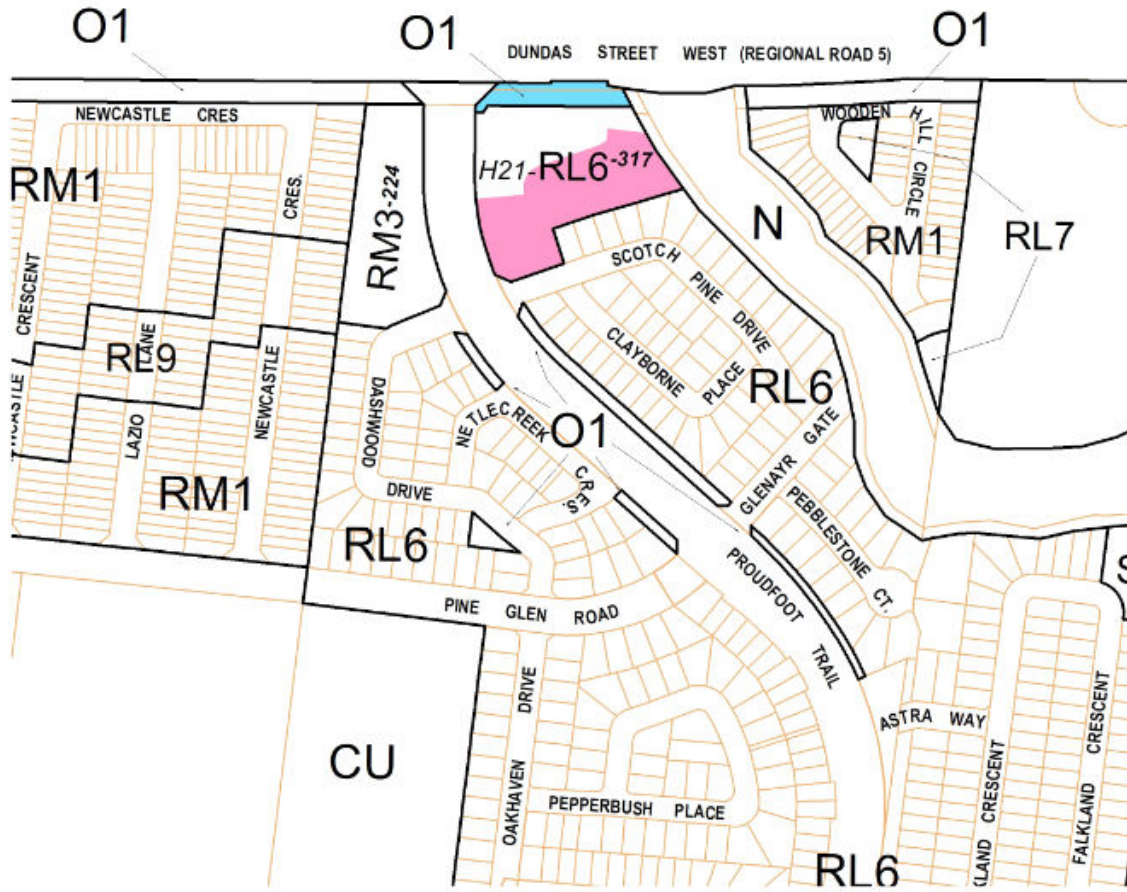
4. This By-law comes into force in accordance with Section 34 and 36 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended.

PASSED this 11th day of June, 2018

MAYOR

CLERK

SCHEDULE "A"
To By-law 2018-081



AMENDMENT TO BY-LAW 2014-014

- Rezoned from Residential Low 6 (RL6 sp:317) to Residential Low 6 with a Holding Provision (H21 RL6 sp:317)
- Rezoned from Residential Low 6 (H21 RL6 sp:317) to Park (O1)

EXCERPT FROM MAP
19 (20)

