



## **Notice of the Passing of a Zoning By-law**

### **City-Initiated Rezoning Amendments affecting all lands in the City of Mississauga**

**Date of Decision: September 16, 2015**

**Date of Notice: September 24, 2015**

**Last Date of Appeal: October 13, 2015**

On the date noted above, the Council of the Corporation of the City of Mississauga passed By-law 0212-2015, to amend Zoning By-law 0225-2007, under Section 34 of the Planning Act, R.S.O., 1990 as amended.

**The Purpose and Effect:** The purpose of this By-law is to amend Mississauga Zoning By-law 0225-2007, as amended, to among other things modify the definitions and general provisions, and clarify provisions in the residential and employment provisions sections of the Zoning By-law.

To view the By-law in its entirety please visit [www.mississauga.ca/portal/cityhall/publicnotices](http://www.mississauga.ca/portal/cityhall/publicnotices), or in person at the Office of the City Clerk, 300 City Centre Drive, 2nd Floor, Mississauga, Ontario.

**Location of Lands:** The by-law affects all lands within the City of Mississauga.

**When and How to File an Appeal:** Any appeal of the zoning by-law amendment to the Ontario Municipal Board must be filed with the Clerk of the City of Mississauga no later than 20 days from the date of this notice as shown above as the last date of appeal. An appeal form is available from the OMB website at [www.omb.gov.ca](http://www.omb.gov.ca)

#### **The Notice of Appeal must:**

- 1) set out reasons for the appeal; and,
- 2) be accompanied by the fee required by the Ontario Municipal Board in the amount of \$125.00 payable by certified cheque or money order to the Minister of Finance, Province of Ontario, and
- 3) be accompanied by an administration fee of \$150.00, payable by Certified Cheque to the Treasurer of City of Mississauga.
- 4) Four (4) copies of the appeal package.

Only individuals, corporations or public bodies may appeal a decision of the City of Mississauga to the Ontario Municipal Board. A notice of appeal may not be made by an unincorporated association or group. However, a notice of appeal may be made in the name of an individual who is a member of the association or the group on its behalf.

No person or public body shall be added as a party to the hearing of the appeal unless, before the By-law was passed, the person or public body made oral submissions at a public meeting or written submissions to the council or, in the opinion of the Ontario Municipal Board, there are reasonable grounds to add the person or public body as a party.

**Getting Additional Information:** A copy of the by-law is available for viewing during regular office hours at the City of Mississauga at the address noted below, or from **Lorie Sterritt** of the City of Mississauga, Planning and Building Department at (905) 615-3200 X-5499, or on the City's website at:

**[www.mississauga.ca/portal/cityhall/publicnotices](http://www.mississauga.ca/portal/cityhall/publicnotices).**

#### **Mailing Address for Filing a Notice of Appeal**

City of Mississauga  
Office of the City Clerk,  
300 City Centre Drive, 2<sup>nd</sup> Floor, Mississauga ON L5B 3C1



THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0212-2015

A by-law to amend By-law Number 0225-2007, as amended.

WHEREAS pursuant to section 34 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, the council of a local municipality may pass a zoning by-law;

NOW THEREFORE the Council of The Corporation of the City of Mississauga ENACTS as follows:

1. By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by deleting the definition of "Pervious Stable Surface Driveway" from Section 1.2 as follows:

<b>Pervious Stable Surface Driveway</b>	means a <del>driveway</del> that is designed to be structurally stable while allowing rainwater infiltration and may include pervious pavers, paving or interlock, but shall not include landscaping elements such as gravel, dirt or limestone screening. (0190-2014)
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2. By-law Number 0225-2007, as amended, is further amended by deleting the definition of "Gross Floor Area (GFA) - Restaurant" from Section 1.2 as follows:

<b>Gross Floor Area (GFA) - Restaurant</b>	means the sum of the areas of each storey above or below established grade of a <del>restaurant, convenience restaurant and/or take-out restaurant</del> , measured from the exterior of outside walls or from the mid-point of common walls, but excluding storage areas below established grade and motor vehicle parking. (0325-2008), (0379-2009)
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3. By-law Number 0225-2007, as amended, is further amended by deleting the definition of "Home Furnishing Store" from Section 1.2 as follows:

<b>Home Furnishing Store</b>	means a <del>retail store</del> where only large, home furnishings including carpeting, furniture, and major home appliances are displayed and sold directly to the general public.
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4. By-law Number 0225-2007, as amended, is further amended by deleting the words "pervious stable surface driveways," from the definition of "Landscaped Soft Area" in Section 1.2 as follows:

<b>Landscaped Soft Area</b>	means any outdoor area on a lot, located at grade, that is suitable for the growth and maintenance of grass, flowers, shrubs, trees and other vegetation, and including landscaping materials such as rocks and edging materials, but shall not include hard surfaced areas, such as <del>driveways, pervious stable surface driveways,</del> aisles, parking areas, interlocking stone, and walkways. (0190-2014)
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5. By-law Number 0225-2007, as amended, is further amended by adding the definition for "Pervious Material" to Section 1.2 as follows:

<b>Pervious Material</b>	means material designed to be structurally stable while allowing rainwater infiltration and may include pervious pavers and paving or interlock, but shall not include landscaping elements such as gravel, dirt or limestone screening.
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6. By-law Number 0225-2007, as amended, is further amended by amending the definition of "Podium" in Section 1.2 as follows:

<b>Podium</b>	means <del>that</del> a portion of the first two (2) storeys of a building <del>an apartment dwelling, long-term care dwelling or retirement dwelling,</del> excluding a parking structure, mechanical floor area, storage area, service room and/or refuse and loading area, that is permitted to encroach into a required front and/or exterior side yard.
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7. By-law Number 0225-2007, as amended, is further amended by adding the words "pervious materials" to Sentence 3.1.1.7.1 as follows:

3.1.1.7.1 All parking areas, driveways and loading areas shall have a minimum overall vertical depth of 15.0 cm comprised of a stable surface such as asphalt, concrete, **pervious materials** or other hard-surfaced material.

8. By-law Number 0225-2007, as amended, is further amended by amending Sentence 3.1.1.10.1 as follows:

3.1.1.10.1 A retail centre shall include permitted Retail, Service, Office, Hospitality or Entertainment/Recreation **uses** identified in Table 6.2.1 of this By-law ~~or a University/College,~~ occupying three (3) or more separated units on one (1) property in a C1, C2, ~~to~~ C3 and CC1 zone, where the gross floor area - **non-residential** is primarily used for permitted **uses** that require a parking regulation of 5.4 spaces per 100 m<sup>2</sup> GFA - **non-residential** or less, as identified in Part 3 of this By-law. (0379-2009)

9. By-law Number 0225-2007, as amended, is further amended by deleting Line 20.0 from Table 3.1.2.2 contained in Article 3.1.2.2 as follows:

Column	A	B
Line	TYPE OF USE	MINIMUM OFF-STREET PARKING REGULATIONS
1.0		
20.0	Home Furnishing Store	2.5 spaces per 100 m <sup>2</sup> GFA - <del>non-residential</del>

10. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" and replacing it with "non-residential" to Lines 42.1, 42.2, 42.3 and 42.4 in Table 3.1.2.2 contained in Article 3.1.2.2 as follows:

Column	A	B
Line	TYPE OF USE	MINIMUM OFF-STREET PARKING REGULATIONS
1.0		
42.0	Restaurants:	
42.1	Convenience Restaurant	16.0 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential plus a stacking lane <sup>(2)</sup>
42.2	Restaurant	16.0 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential
42.3	Take-out Restaurant	6.0 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential
42.4	Restaurant (in a C4 zone) (0308-2011)	9.0 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential

11. By-law Number 0225-2007, as amended, is further amended by adding the words "Home Back-up Generator," to Subsection 4.1.6 and Article 4.1.6.1 as follows:

4.1.6 External Heating, Air Conditioning, Home Back-up Generator, and Pool Heating/Filtering Equipment

4.1.6.1 External heating, air conditioning, home back-up generator, and pool heating/filtering equipment may be located in a required yard, other than a front yard, provided that it is not closer than 0.61 m to any lot line.

12. By-law Number 0225-2007, as amended, is further amended by deleting the words "and/" from Article 4.1.9.9 as follows:

4.1.9.9 A circular driveway shall only be permitted on a lot with a lot frontage greater than or equal to 22.5 m, provided that the circular driveway is located in a front and/or exterior side yard;

13. By-law Number 0225-2007, as amended, is further amended by amending Article 4.1.9.12 as follows:

4.1.9.12 The combined width of the two points of access of a circular driveway shall not exceed the maximum driveway width permitted in the zone 8.5 m; (0190-2014)

14. By-law Number 0225-2007, as amended, is further amended by amending Article 4.1.9.13 as follows:

4.1.9.13 For lots having a lot frontage of 18.0 m or greater, the maximum driveway width may be increased to 10.5 m for that portion of the driveway that is within 6.0 m of the front garage face and which is providing direct vehicular access to the garage. The driveway width for that portion of the driveway that is beyond 6.0 m from the front garage face is a maximum width of 8.5 m. The driveway shall not cover more than 50% of the area of the front yard and/or exterior side yard, provided that the driveway does not cover more than 50% of the area of the front yard and/or exterior side yard.

15. By-law Number 0225-2007, as amended, is further amended by deleting Article 4.1.9.14 as follows:

4.1.9.14 ~~Notwithstanding Sentence 3.1.1.7.1, in R1 to R16 and RM1 to RM3 zones, a pervious stable surface driveway shall be permitted. (0190-2014)~~

16. By-law Number 0225-2007, as amended is further amended by deleting Sentence 4.2.2.21.2 and Clause 4.2.2.21.3(1) and renumbering Clause 4.2.2.21(2) to Sentence 4.2.2.21.2 in Exception Table 4.2.2.21 as follows:

4.2.2.21	Exception R1-21	Map # 07	By-law
4.2.2.21.2	Minimum lot frontage		16.5 m
4.2.2.21.3	An office and a medical office - restricted shall comply with the R1 zone regulations contained in Subsection 4.2.1 of this By-law except that:		
	(1) minimum lot frontage		22.5 m
	(2) Maximum total gross floor area - non-residential		130 m <sup>2</sup>

17. By-law Number 0225-2007, as amended, is further amended by deleting Sentence 4.7.2.9.14 and renumbering Sentences 4.7.2.9.15 and 4.7.2.9.16 to Sentences 4.7.2.9.14 and 4.7.2.9.15 in Exception Table 4.7.2.9 as follows:

4.7.2.9	Exception R16-9	Map # 31	By-law 0191-2012
4.7.2.9.14	Driveways shall be constructed of a pervious stable surface		
4.7.2.9.1514	Minimum setback from the inside wall of an outdoor swimming pool to all lands zoned G1 or G2-4(17)		
4.7.2.9.1615	All site development plans shall comply with Schedule R16-9 of this Exception		

18. By-law Number 0225-2007, as amended, is further amended by deleting Clause 4.8.3.48.1(1) and renumbering Clauses 4.8.3.48.1(2) and 4.8.3.48.1(3) in Exception Table 4.8.3.48 as follows:

4.8.3.48	Exception: RM2-48	Map # 19	By-law:
4.8.3.48.1	Semi-Detached Dwelling:		
	(1) <del>the regulations of Line 4.1 contained in Table 4.8.1 of this By-law shall not apply</del>		
	(2) (1) minimum lot area - interior lot		191 m <sup>2</sup>
	(3) (2) the front lot line is deemed to be the easterly lot line abutting lands zoned OS2		

19. By-law Number 0225-2007, as amended, is further amended by deleting Line 2.1.3 from Table 6.2.1 as follows:

Column	A	B	C	D	E	F
Line	ZONES	C1 Convenience Commercial	C2 Neighbourhood Commercial	C3 General Commercial	C4 Mainstreet Commercial	C5 Motor Vehicle Commercial
1.0						
PERMITTED USES						
2.1.3	Home Furnishing Store			✓		

20. By-law Number 0225-2007, as amended, is further amended by deleting the words "gross floor area - restaurant" in Sentence 6.2.2.15.3 in Exception Table 6.2.2.15 and substituting with "area" as follows:

6.2.2.15	Exception: C1-15	Map # 14	By-law: 0227-2008
6.2.2.15.3	Maximum <del>gross floor area - restaurant</del> area used for an outdoor patio accessory to a restaurant		60 m <sup>2</sup>

21. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 6.2.2.18.5 in Exception Table 6.2.2.18 and substituting with "non-residential" as follows:

6.2.2.18	Exception: C1-18	Map # 29	By-law: 0251-2009 0379-2009
6.2.2.18.5	Maximum gross floor area - <del>restaurant</del> non-residential of a restaurant		500 m <sup>2</sup>

22. By-law Number 0225-2007, as amended, is further amended by amending Sentence 6.2.3.13.2 in Exception Table 6.2.3.13 as follows:

6.2.3.13	Exception: C2-13	Map # 37W, 58	By-law:
6.2.3.13.2	Maximum <del>percentage of gross floor area — restaurant</del> area used for an outdoor patio accessory to a restaurant, convenience restaurant or take-out restaurant, shall not exceed 20% of the gross floor area of the restaurant, convenience restaurant or take-out restaurant		20%

23. By-law Number 0225-2007, as amended, is further amended by deleting Clause 6.2.3.19.1(1) in Exception Table 6.2.3.19 as follows:

6.2.3.19	Exception: C2-19	Map # 57	By-law: 0157-2009
6.2.3.19.1	(1) <del>Home Furnishing Store</del>		

24. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 6.2.4.2.4 in Exception Table 6.2.4.2 and substituting with "non-residential" as follows:

6.2.4.2	Exception: C3-2	Map # 12	By-law:
6.2.4.2.4	Maximum gross floor area - <del>restaurant</del> non-residential for all restaurants, convenience restaurants and take-out restaurants		345 m <sup>2</sup>

25. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.11.10 in Exception Table 6.2.4.11.10 and substituting with "non-residential" as follows:

6.2.4.11	Exception: C3-11	Map # 37W	By-law: 0379-2009
Table 6.2.4.11.10	Column 1		Column 2
	Land Use		Minimum Required Parking Standard
	Restaurant, Convenience Restaurant, Take-out Restaurant		5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential

26. By-law Number 0225-2007, as amended, is further amended by deleting Clause 6.2.4.12.1(2) and deleting the word "restaurant" in Sentence 6.2.4.12.3 in Exception Table 6.2.4.12 and substituting with "non-residential" as follows:

6.2.4.12	Exception C3-12	Map # 38W	By-law
6.2.4.12.1	(2) <del>Outdoor garden centre accessory to a retail store</del>		
6.2.4.12.3	Maximum gross floor area - <del>restaurant</del> non-residential		701 m <sup>2</sup>

27. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.28.9 in Exception Table 6.2.4.28 and substituting with "non-residential" as follows:

6.2.4.28	Exception C3-28	Map # 37W, 44W	By-law 0379-2009
Table 6.2.4.28.9	Column 1	Column 2	
	Land Use	Minimum Required Parking Standard	
	Restaurant, Convenience Restaurant, Take-out Restaurant	5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential	

28. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.29.9 in Exception Table 6.2.4.29.9 and substituting with "non-residential" as follows:

6.2.4.29	Exception C3-29	Map # 37W, 44W	By-law 0379-2009
Table 6.2.4.29.9	Column 1	Column 2	
	Land Use	Minimum Required Parking Standard	
	Restaurant, Convenience Restaurant, Take-out Restaurant	5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential	

29. By-law Number 0225-2007, as amended, is further amended by amending Sentence 6.2.4.44.3 in Exception Table 6.2.4.44 as follows:

6.2.4.44	Exception C3-44	Map # 25, 46E	By-law
6.2.4.44.3	Maximum area <del>percentage of gross floor area</del> - <del>restaurant</del> used for an outdoor patio accessory to a restaurant, convenience restaurant or take-out restaurant, shall not exceed 20% of the gross floor area of the restaurant, convenience restaurant or takeout restaurant		20%



30. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.51.16 in Exception Table 6.2.4.51 and substituting with "non-residential" as follows:

6.2.4.51	Exception: C3-51	Map # 37W	By-law: 0379-2009
Table 6.2.4.51.16	Column 1		Column 2
	Land Use		Minimum Required Parking Standard
	Restaurant, Convenience Restaurant, Take-out Restaurant		5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential

31. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.53.9 in Exception Table 6.2.4.53 and substituting with "non-residential" as follows:

6.2.4.53	Exception: C3-53	Map # 37W	By-law: 0325-2008, 0379-2009
Table 6.2.4.53.9	Column 1		Column 2
	Land Use		Minimum Required Parking Standard
	Restaurant, Convenience Restaurant, Take-out Restaurant		5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential

32. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.57.12 in Exception Table 6.2.4.57 and substituting with "non-residential" as follows:

6.2.4.57	Exception: C3-57	Map # 37W	By-law: 0370-2007, 0167-2009, 0379-2009
Table 6.2.4.57.12	Column 1		Column 2
	Land Use		Minimum Required Parking Standard
	Restaurant, Convenience Restaurant, Take-out Restaurant		5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential

33. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.58.11 in Exception Table 6.2.4.58 and substituting with "non-residential" as follows:

6.2.4.58	Exception: C3-58	Map # 37W	By-law: 0370-2007 0379-2009
Table 6.2.4.58.11	Column 1	Column 2	
	Land Use	Minimum Required Parking Standard	
	Restaurant, Convenience Restaurant, Take-out Restaurant	5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential	

34. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Column 2 of Table 6.2.4.61.5 in Exception Table 6.2.4.61 and substituting with "non-residential" as follows:

6.2.4.61	Exception: C3-61	Map # 37W	By-law: 0167-2009
Table 6.2.4.61.5	Column 1	Column 2	
	Land Use	Minimum Required Parking Standard	
	Restaurant, Convenience Restaurant, Take-out Restaurant	5.4 spaces per 100 m <sup>2</sup> GFA - <del>restaurant</del> non-residential	

35. By-law Number 0225-2007, as amended, is further amended by deleting Clause 6.2.4.63.1(1) in Exception Table 6.2.3.63 as follows:

6.2.4.63	Exception: C3-63	Map # 44W	By-law: 0225-2014
6.2.4.63.1	(1)	<del>Home Furnishing Store</del>	

36. By-law Number 0225-2007, as amended, is further amended by amending Sentences 6.2.5.46.1 and 6.2.5.46.3 in Exception Table 6.2.5.46 as follows:

6.2.5.46	Exception: C4-46	Map # 06	By-law:
6.2.5.46.1	Maximum <del>gross floor area - restaurant</del> area used for a restaurant seating area		52 m <sup>2</sup>
6.2.5.46.3	Minimum number of parking spaces per 100 m <sup>2</sup> gross floor area - <del>restaurant</del> non-residential of a restaurant		8.9

37. By-law Number 0225-2007, as amended, is further amended by amending Sentences 6.2.5.55.4 and 6.2.5.55.6 in Exception Table 6.2.5.55 as follows:

6.2.5.55	Exception: C4-55	Map # 08	By-law: 0169-2009 0126-2015
6.2.5.55.4	Maximum <b>total gross floor area - restaurant non-residential</b> of all restaurants and take-out restaurants		191 m <sup>2</sup>
6.2.5.55.6	Minimum number of parking spaces per 100 m <sup>2</sup> <b>combined gross floor area - non-residential and gross floor area - restaurant</b>		2.7

38. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 6.2.5.57.8 in Exception Table 6.2.5.57 and substituting with "non-residential for all restaurants and take-out restaurants" as follows:

6.2.5.57	Exception: C4-57	Map # 10	By-law: OMB Order 2013 November 08/21
6.2.5.57.8	Maximum gross floor area - <b>restaurant non-residential</b> for all restaurants and take-out restaurants		302 m <sup>2</sup>

39. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 6.2.5.60.13 in Exception Table 6.2.5.60 and substituting with "non-residential" as follows:

6.2.5.60	Exception: C4-60	Map # 08	By-law: OMB Order 2015 March 09
6.2.5.60.13	Minimum number of parking spaces for a restaurant in a C4-60 zone		16.0 spaces per 100 m <sup>2</sup> GFA - <b>restaurant non-residential</b>

40. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 8.2.2.10.4 in Exception Table 8.2.2.10 and substituting with "non-residential" as follows:

8.2.2.10	Exception: B1-10	Map # 54W	By-law: 0379-2009 0297-2013
8.2.2.10.4	Maximum gross floor area - <b>restaurant non-residential</b> used for an accessory restaurant		100 m <sup>2</sup>

41. By-law Number 0225-2007, as amended, is further amended by amending the Holding Provision in Exception Table 8.2.2.12 as follows:

8.2.2.12	Exception: E1-12	Map # 44E	By-law: 0191-2009
<b>Holding Provision</b>			
<p>The holding symbol H is to be removed from the whole or any part of the lands zoned H-E1-12 by further amendment to Map 44E of Schedule B contained in Part 13 of this By-law, as amended, upon satisfaction of the following requirements:</p> <p>(1) the submission of a site development plan and application to the satisfaction of the City of Mississauga that are consistent with the following urban design policies and guidelines:</p> <p>(1.1) <del>Mississauga Plan – Section 4.15.5.3 (Gateway District Special Site 2 Policies)</del> Mississauga Official Plan - Section 15.3.1.2 (Huronario Street Corridor Development Policies);</p> <p>(1.2) <del>Mississauga Plan – Section 3.10.3 (Node General Policies)</del> Mississauga Official Plan - Section 15.3.3.1.2 Special Site 1 Policies.</p> <p>(1.3) <del>Upper Hurontario Corridor: A design mandate for excellence – Section 4.1 (Major Nodes);</del></p>			

42. By-law Number 0225-2007, as amended, is further amended by amending Sentences 8.2.2.26.2 and 8.2.2.26.7 in Exception Table 8.2.2.26 as follows:

8.2.2.26	Exception: E1-26	Map # 54W	By-law: 0130-2012
8.2.2.26.2	Maximum gross floor area - <del>restaurant</del> non-residential used for a convenience restaurant	173 m <sup>2</sup>	
8.2.2.26.7	Minimum number of parking spaces per 100 m <sup>2</sup> gross floor area - <del>restaurant non-residential plus a stacking lane</del> for a convenience restaurant	13.5 spaces plus a stacking lane	

43. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentences 8.2.2.27.4 and 8.2.2.27.10 in Exception Table 8.2.2.27 and substituting with "non-residential" as follows:

8.2.2.27	Exception: E1-27	Map # 34W	By-law: 0119-2013
8.2.2.27.4	Maximum gross floor area - <del>restaurant</del> non-residential for all restaurants and take-out restaurants	5 686 m <sup>2</sup>	
8.2.2.27.10	Minimum number of parking spaces per 100 m <sup>2</sup> gross floor area - <del>restaurant non-residential</del> for all restaurants and take-out restaurants	7.9	

44. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 8.2.3.45.3 in Exception Table 8.2.3.45 and substituting with "non-residential" as follows:

8.2.3.45	Exception E2-45	Map # 50W	By-law
8.2.3.45.3	Maximum gross floor area - <b>restaurant</b> <b>non-residential</b> used for all restaurants		171 m <sup>2</sup>

45. By-law Number 0225-2007, as amended, is further amended by amending Sentences 8.2.3.90.2 and 8.2.3.90.3 in Exception Table 8.2.3.90 as follows:

8.2.3.90	Exception E2-90	Map # 49W	By-law
8.2.3.90.2	Maximum gross floor area - <b>restaurant</b> <b>non-residential</b> used for all restaurants, take-out restaurants and convenience restaurants		230 m <sup>2</sup>
8.2.3.90.3	Maximum area percentage of gross floor area - <b>restaurant</b> used for an outdoor patio accessory to a convenience restaurant, shall not exceed 20% of the gross floor area of the convenience restaurant		20%

46. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 9.2.3.6.2 in Exception Table 9.2.3.6 and substituting with "non-residential for all restaurants" as follows:


9.2.3.6	Exception OS2-6	Map # 36E	By-law
9.2.3.6.2	Maximum gross floor area - <b>restaurant</b> <b>non-residential</b> for all restaurants		3 850 m <sup>2</sup>

47. By-law Number 0225-2007, as amended, is further amended by deleting the word "restaurant" in Sentence 11.2.2.1.2 in Exception Table 11.2.2.1 and substituting with "non-residential for all restaurants" as follows:

11.2.2.1	Exception PBI-1	Map # 43E	By-law 0308-2011
11.2.2.1.2	Maximum gross floor area - <b>restaurant non-</b> <b>residential</b> for all restaurants		1 210 m <sup>2</sup>

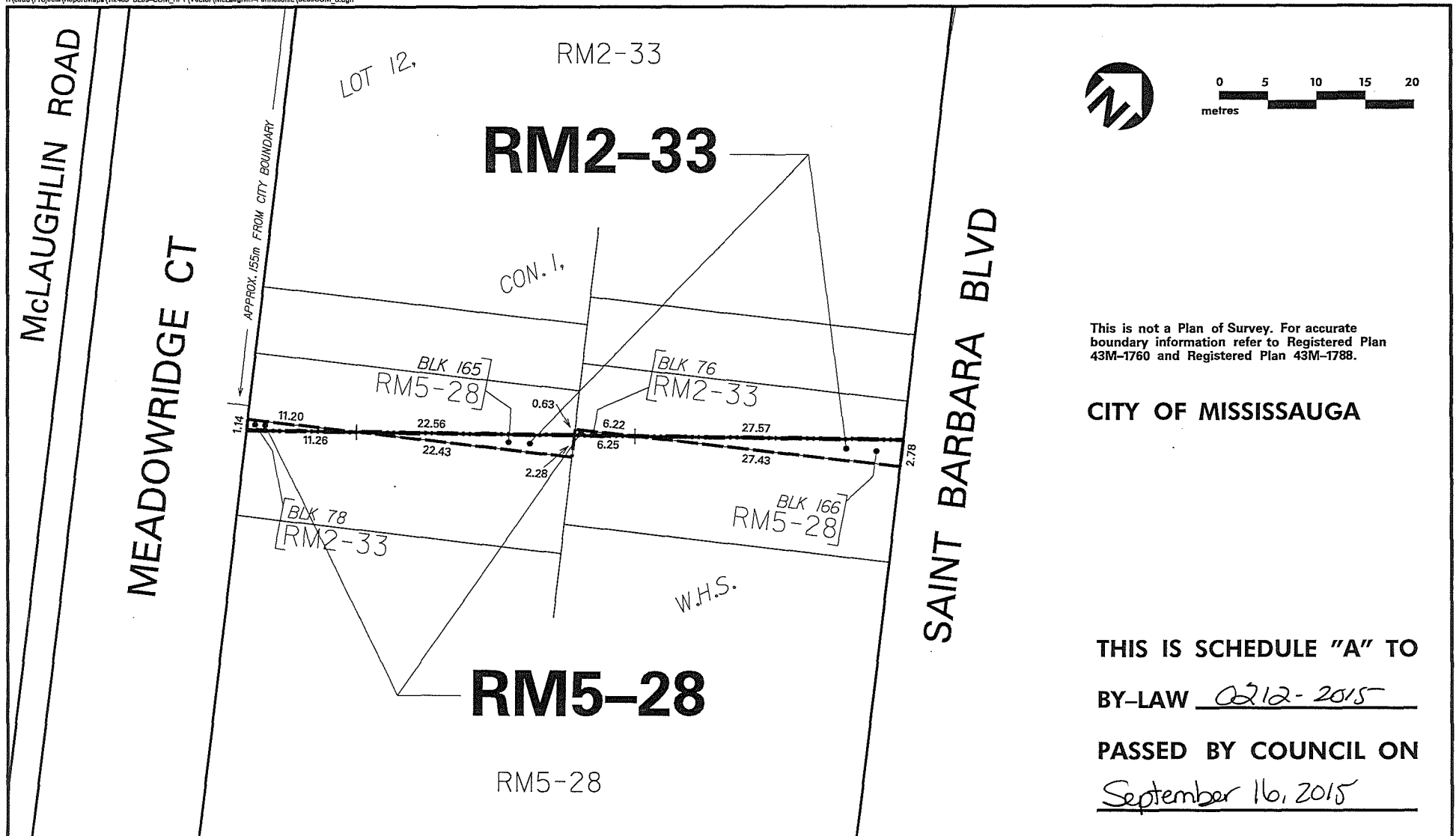
48. The greyed-out text, identified in Items 1 to 47 inclusive of this By-law, is for information purposes only and does not form part of the amendments contained in this By-law.
49. Map Number 52E of Schedule "B" to By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by changing thereon from "RM5-28 to "RM2-33", the zoning of Blocks 165 and 166, Plan 43M-1760, in the City of Mississauga, PROVIDED HOWEVER THAT the "RM2-33" zoning shall only apply to the lands which are shown on the attached Schedule "A", which is deemed to be an integral part of this By-law, outlined in the heaviest broken line with the "RM2-33" indicated thereon.
50. Map Number 52E of Schedule "B" to By-law Number 0225-2007, as amended, is further amended by changing thereon from "RM2-33" to "RM5-28", the zoning of Blocks 76 and 78, Plan 43M-1788, in the City of Mississauga, PROVIDED HOWEVER THAT the "RM5-28" zoning shall only apply to the lands which are shown on the attached Schedule "A", which is deemed to be an integral part of this By-law, outlined in the heaviest broken line with the "RM5-28" indicated thereon.

ENACTED and PASSED this 16 day of September 2015.

APPROVED AS TO FORM City Solicitor MISSISSAUGA			
			
Date	16	09	15

Bonnie Crombie  
MAYOR

Crystal Green  
CLERK



## APPENDIX "A" TO BY-LAW NUMBER 0212-2015

### Explanation of the Purpose and Effect of the By-law

The purpose of this By-law is to amend Mississauga Zoning By-law 0225-2007, as amended, to clarify wording in various sections of the Zoning By-law that have been identified since the Zoning By-law was passed by Council on June 20, 2007. Amendments include the following:

- Modify and expand Definitions and General Provisions, as required;
- Clarify provisions in the Residential and Employment Provisions; and,
- Amend the zoning of the existing residential lots to one zone category rather than a split zoning designation which resulted when abutting subdivision developed on Map 52E on Schedule "B".

### Location of Lands Affected

All lands in the City of Mississauga.

Further information regarding this By-law may be obtained from Lorie Sterritt of the City Planning and Building Department at 905-615-3200 ext. 5499.

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