

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

WHEREAS pursuant to section 34 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, the Council may amend a Zoning By-law;

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

1. By-law 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by adding the following Exception Table:

4.13A.2.XX	Exception: RM8-XX	Map # 56	By-law:
In a RM8-XX zone the permitted uses and applicable regulations shall be as specified for a RM8 Zone except that the following <b>uses/regulations</b> shall apply:			
<b>Permitted Uses</b>			
4.13A.2.XX.1 (1) <b>Back to Back Townhouse</b> on a <b>street</b> (2) <b>Back to Back Townhouse</b> on a <b>CEC-road</b> (3) <b>Back to Back Townhouse</b> on a <b>condominium road</b> (3) <b>Stacked Townhouse</b> (4) <b>Townhouse</b> (5) <b>Street Townhouse</b> (6) <b>Detached Dwelling</b> (7) <b>Public School</b>			
<b>Regulations</b>			
4.13A.2.XX.2 The regulations contained in subsections 2.1.14, 2.1.30 and 4.1.8, Articles 4.1.1.4, 4.1.9.4 and 4.1.12.3 and Sentence 3.1.1.4.4 of this By-law shall not apply			

4.13A.2.XX	Exception: RM8-XX	Map # 56	By-law:
<p>In a RM8-XX zone the permitted uses and applicable regulations shall be as specified for a RM8 Zone except that the following <b>uses/regulations</b> shall apply:</p>			
<p>4.13A.2.XX.3 Notwithstanding anything in this By-law, the following encroachments, projections and setbacks shall be permitted</p> <ul style="list-style-type: none"> <li>(a) A <b>porch</b> or <b>deck</b>, exclusive of stairs, may encroach a maximum of 2.0 m into a required <b>front</b> and/or <b>exterior side yard</b></li> <li>(b) A minimum 0.3 m setback is required from stairs, providing access to a <b>porch</b> or <b>deck</b>, to a <b>front</b> and/or <b>exterior side yard</b></li> <li>(c) A <b>porch</b> or <b>deck</b>, inclusive of stairs, may be located in a <b>rear yard</b>, provided that it is not closer than 1.5 m to any <b>rear lot line</b> and 0.6 m to any <b>side lot line</b>; 0.0 m from an <b>interior side lot line</b> for a <b>lot</b> with a dwelling requiring a 0.0m <b>interior side yard</b></li> <li>(d) Where an attached <b>garage</b> is accessed by a <b>driveway</b> crossing a <b>rear lot line</b> from a public lane, the <b>garage face</b> shall have a minimum 0.30m setback from the <b>rear lot line</b></li> <li>(e) A building projection with windows or door, with or without a foundation, may encroach a maximum of 0.61m into a required <b>front</b>, <b>exterior side</b> and/or <b>rear yard</b>, provided that the building projection is not more than 4.0m wide</li> <li>(f) A <b>balcony</b> may encroach a maximum of 2.0 m into a required <b>front</b> and/or <b>exterior side yard</b></li> <li>(g) A <b>balcony</b> may encroach a maximum of 0.61 m into a required <b>interior side yard</b> – <b>interior lot</b> provided it is no closer than 0.6 m to any <b>lot line</b></li> <li>(h) A <b>balcony</b>, located above an attached <b>garage</b> which has its access from a public lane, shall require a minimum 0.3 m <b>rear yard</b> setback</li> <li>(i) A window, fireplace, <b>chimney</b>, pilaster or corbel, window well, utility meter niche, eaves or any other architectural feature and stairs with a maximum of three (3) risers, may encroach a maximum of 0.61 m into a required <b>yard</b> provided it is no closer than 0.6 m to any <b>lot line</b></li> <li>(j) A required third floor egress balcony may project a maximum of 1.0 m beyond the building into a <b>rear yard</b> backing onto a lane, <b>exterior side yard</b> and/or <b>front yard</b></li> <li>(k) A minimum 0.0 m setback is required to a <b>sight triangle</b> from any building, <b>porch</b>, stair or <b>balcony</b>.</li> <li>(l) A maximum of one stair shall be permitted to encroach into the required 2.75 m unobstructed width or the required 5.2 m unobstructed length within an attached <b>garage</b></li> <li>(m) A <b>balcony</b> may be located above an attached <b>garage</b> or <b>driveway</b></li> <li>(n) Air conditioning equipment may be located in a required <b>yard</b>, other than a <b>front yard</b></li> </ul>			

4.13A.2.XX	Exception: RM8-XX	Map # 56	By-law:
In a RM8-XX zone the permitted uses and applicable regulations shall be as specified for a RM8 Zone except that the following <b>uses/regulations</b> shall apply:			
4.13A.2.XX.4	<p>A <b>back to back townhouse</b> on a <b>street</b> and a <b>back to back townhouse</b> on a <b>CEC - road</b> shall comply with the RM12 zone regulations contained in Subsection 4.14B.1 of this By-law except that</p> <ul style="list-style-type: none"> <li>(a) The regulations contained in Lines 8.3 and 10.2 of Table 4.14B.1 of this By-law shall not apply</li> <li>(b) Minimum <b>lot frontage</b> – corner lot 9.5 m</li> <li>(c) Maximum number of <b>dwelling units</b> in a <b>back to back townhouse</b> block 16</li> <li>(d) Maximum <b>height</b> 15.0 m and 3 storeys plus mezzanine</li> <li>(e) Minimum <b>front yard</b> 3.0 m</li> <li>(f) Minimum <b>interior side yard</b> unattached side 1.2 m</li> <li>(g) Minimum setback to <b>garage face</b> 5.5 m</li> <li>(h) Minimum <b>exterior side yard</b> 3.0 m</li> <li>(i) Minimum <b>exterior side yard</b> where abutting a Lane 0.6 m</li> <li>(j) Maximum <b>driveway</b> width 3.5 m</li> <li>(k) Minimum <b>landscaped area</b> 3.0 m<sup>2</sup></li> <li>(l) Minimum contiguous private outdoor space 5.0 m<sup>2</sup></li> <li>(m) Minimum number of <b>parking spaces</b> 2 spaces/<b>dwelling unit</b></li> <li>(n) Air conditioning equipment may be located in the <b>front yard</b> on a <b>balcony</b></li> </ul>		

4.13A.2.XX.5 A **stacked townhouse** shall comply with the RM9 zone regulations contained in Subsection 4.14.1 of this By-law except that

- (a) The regulations contained in Lines 8.1, 8.2, 8.3, 9.1, 9.2, 10.2, 11.4, 13.1, 15.1, 15.2, 15.3, 15.4, 15.5 and 15.9 of Table 4.14.1 of this By-law shall not apply
- (b) Minimum **lot frontage** 24 m
- (c) Minimum **dwelling unit width** 3.5 m
- (d) Maximum **height** 17.0 m and  
4 storeys
- (e) Minimum **front yard** 3.0 m
- (f) Minimum **exterior side yard** 3.0 m
- (g) Minimum **exterior side yard** where abutting a Lane 0.6 m
- (h) Minimum **interior side yard** unattached side 1.2 m
- (i) Minimum **rear yard** 0.30 m
- (j) Minimum setback from a **garage face** to a **condominium road** or sidewalk 5.2 m
- (k) Minimum setback from a **garage face** to a **condominium road** or sidewalk, where the **garage** and **driveway** are accessed at the rear of the **dwelling unit** 0.3 m
- (l) Minimum setback from the **front wall** of a **building** to a **condominium road**, sidewalk walkway or **parking space** not located on a **driveway** 3.0 m
- (m) Minimum setback from a **porch**, exclusive of stairs, to a **condominium road**, sidewalk, walkway or **parking space** 1.0 m
- (n) Minimum setback from a rear wall of a **building** to a side wall of another **building** on the same **lot** 9.0 m
- (o) Minimum setback from a rear wall of a **building** to a rear wall of another **building** on the same **lot** 10.0 m
- (p) Minimum setback from a side wall of a **building** to a **condominium road**, sidewalk, or **parking space** 0.6 m
- (q) Minimum setback from a **front wall** of a **building** to a **front wall** of another **building** on the same **lot**, where the **building** is less than or equal to three **storeys** 9.0 m
- (r) Minimum setback from a **front wall** of a **building** to a **front wall** of another **building** on the same **lot**, where the **building** is less than or equal to three **storeys** and contains a **dwelling unit** in the **basement** 12 m
- (s) Minimum setback from a **front wall** of a **building** to a **front wall** of another **building** on the same **lot**, where the **building** is four **storeys** 12 m

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<table border="0"> <tr> <td style="padding-left: 40px;">(t) Maximum <b>driveway</b> width</td> <td style="text-align: right;">5.5 m</td> </tr> <tr> <td style="padding-left: 40px;">(u) Air conditioning equipment may be located in the <b>front yard</b> on a <b>balcony</b></td> <td></td> </tr> <tr> <td style="padding-left: 40px;">(v) Maximum width of a <b>sidewalk</b></td> <td style="text-align: right;">1.2 m</td> </tr> <tr> <td style="padding-left: 40px;">(w) Minimum number of <b>parking spaces</b></td> <td style="text-align: right;">2 spaces/ <b>dwelling unit</b></td> </tr> </table>				(t) Maximum <b>driveway</b> width	5.5 m	(u) Air conditioning equipment may be located in the <b>front yard</b> on a <b>balcony</b>		(v) Maximum width of a <b>sidewalk</b>	1.2 m	(w) Minimum number of <b>parking spaces</b>	2 spaces/ <b>dwelling unit</b>																								
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<p>4.13A.2.XX.6 A <b>back to back townhouse</b> on a <b>condominium road</b> shall comply with the RM10 zone regulations contained in Subsection 4.14.1 of this By-law except that</p> <table border="0"> <tr> <td style="padding-left: 40px;">(a) The regulations contained in Lines 8.1, 8.2, 8.3, 9.1, 9.2, 11.4, 13.1, 15.1, 15.2, 15.3, 15.4, 15.5 and 15.9 of Table 4.14.1 of this By-law shall not apply</td> <td></td> </tr> <tr> <td style="padding-left: 40px;">(b) Minimum <b>lot frontage</b></td> <td style="text-align: right;">22 m</td> </tr> <tr> <td style="padding-left: 40px;">(c) Maximum <b>height</b></td> <td style="text-align: right;">15.0 m and 3 storeys plus mezzanine</td> </tr> <tr> <td style="padding-left: 40px;">(d) Minimum <b>front yard</b></td> <td style="text-align: right;">3.0 m</td> </tr> <tr> <td style="padding-left: 40px;">(e) Minimum <b>exterior side yard</b></td> <td style="text-align: right;">3.0 m</td> </tr> <tr> <td style="padding-left: 40px;">(f) Minimum <b>exterior side yard</b> where abutting a Lane</td> <td style="text-align: right;">0.6 m</td> </tr> <tr> <td style="padding-left: 40px;">(g) Minimum <b>interior side yard</b> unattached side</td> <td style="text-align: right;">1.2 m</td> </tr> <tr> <td style="padding-left: 40px;">(h) Minimum <b>rear yard</b></td> <td style="text-align: right;">0.00 m</td> </tr> <tr> <td style="padding-left: 40px;">(i) Minimum setback from a <b>garage face</b> to a <b>condominium road</b> or sidewalk</td> <td style="text-align: right;">5.5 m</td> </tr> <tr> <td style="padding-left: 40px;">(j) Minimum setback from the <b>front wall</b> of a <b>building</b> to a <b>condominium road</b>, sidewalk walkway or <b>parking space</b> not located on a <b>driveway</b></td> <td style="text-align: right;">3.0 m</td> </tr> <tr> <td style="padding-left: 40px;">(k) Minimum setback from a <b>porch</b>, exclusive of stairs, to a <b>condominium road</b>, sidewalk, walkway or <b>parking space</b></td> <td style="text-align: right;">1.0m</td> </tr> <tr> <td style="padding-left: 40px;">(l) Minimum setback from a side wall of a <b>building</b> to a <b>condominium road</b>, sidewalk, or <b>parking space</b></td> <td style="text-align: right;">0.6 m</td> </tr> <tr> <td style="padding-left: 40px;">(m) Maximum <b>driveway</b> width</td> <td style="text-align: right;">3.5 m</td> </tr> <tr> <td style="padding-left: 40px;">(n) Air conditioning equipment may be located in the <b>front yard</b> on a <b>balcony</b></td> <td></td> </tr> <tr> <td style="padding-left: 40px;">(o) Maximum width of a <b>sidewalk</b></td> <td style="text-align: right;">1.2 m</td> </tr> <tr> <td style="padding-left: 40px;">(p) Minimum number of <b>parking spaces</b></td> <td style="text-align: right;">2 spaces/ <b>dwelling unit</b></td> </tr> </table>				(a) The regulations contained in Lines 8.1, 8.2, 8.3, 9.1, 9.2, 11.4, 13.1, 15.1, 15.2, 15.3, 15.4, 15.5 and 15.9 of Table 4.14.1 of this By-law shall not apply		(b) Minimum <b>lot frontage</b>	22 m	(c) Maximum <b>height</b>	15.0 m and 3 storeys plus mezzanine	(d) Minimum <b>front yard</b>	3.0 m	(e) Minimum <b>exterior side yard</b>	3.0 m	(f) Minimum <b>exterior side yard</b> where abutting a Lane	0.6 m	(g) Minimum <b>interior side yard</b> unattached side	1.2 m	(h) Minimum <b>rear yard</b>	0.00 m	(i) Minimum setback from a <b>garage face</b> to a <b>condominium road</b> or sidewalk	5.5 m	(j) Minimum setback from the <b>front wall</b> of a <b>building</b> to a <b>condominium road</b> , sidewalk walkway or <b>parking space</b> not located on a <b>driveway</b>	3.0 m	(k) Minimum setback from a <b>porch</b> , exclusive of stairs, to a <b>condominium road</b> , sidewalk, walkway or <b>parking space</b>	1.0m	(l) Minimum setback from a side wall of a <b>building</b> to a <b>condominium road</b> , sidewalk, or <b>parking space</b>	0.6 m	(m) Maximum <b>driveway</b> width	3.5 m	(n) Air conditioning equipment may be located in the <b>front yard</b> on a <b>balcony</b>		(o) Maximum width of a <b>sidewalk</b>	1.2 m	(p) Minimum number of <b>parking spaces</b>	2 spaces/ <b>dwelling unit</b>
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<p>4.13A.2.XX.7 A <b>townhouse</b> shall comply with the following:</p> <table border="0"> <tr> <td>(a) Minimum <b>lot frontage</b></td> <td></td> <td>_ m</td> </tr> <tr> <td>(b) <b>rear lot line</b> shall be that <b>lot line</b> dividing a lot from a public lane</td> <td></td> <td></td> </tr> <tr> <td>(c) minimum <b>front yard</b></td> <td></td> <td>_ m</td> </tr> <tr> <td>(d) minimum <b>rear yard</b></td> <td></td> <td>_ m</td> </tr> <tr> <td>(e) minimum <b>interior side yard</b> unattached side</td> <td></td> <td>_ m</td> </tr> <tr> <td>(f) minimum <b>exterior side yard</b> where abutting a Lane</td> <td>0.6 m</td> <td></td> </tr> <tr> <td>(g) minimum <b>exterior side yard</b></td> <td></td> <td>_ m</td> </tr> <tr> <td>(h) maximum <b>height</b></td> <td></td> <td>4 <b>storeys</b></td> </tr> </table> <p>To be completed upon further discussions with City</p>				(a) Minimum <b>lot frontage</b>		_ m	(b) <b>rear lot line</b> shall be that <b>lot line</b> dividing a lot from a public lane			(c) minimum <b>front yard</b>		_ m	(d) minimum <b>rear yard</b>		_ m	(e) minimum <b>interior side yard</b> unattached side		_ m	(f) minimum <b>exterior side yard</b> where abutting a Lane	0.6 m		(g) minimum <b>exterior side yard</b>		_ m	(h) maximum <b>height</b>		4 <b>storeys</b>																		
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<p>4.13A.2.XX.8 A <b>street townhouse</b> shall comply with the RM5 zone regulations contained in Subsection 4.11.1 of this By-law except that:</p> <table border="0"> <tr> <td>(a) minimum <b>lot frontage</b></td> <td><b>interior lot</b></td> <td>6.0 m</td> </tr> <tr> <td></td> <td><b>corner lot</b></td> <td>9.0 m</td> </tr> <tr> <td>(b) minimum <b>lot area</b></td> <td><b>interior lot</b></td> <td>144 m<sup>2</sup></td> </tr> <tr> <td></td> <td><b>corner lot</b></td> <td>200 m<sup>2</sup></td> </tr> <tr> <td>(c) minimum <b>front yard</b></td> <td></td> <td>3.0 m</td> </tr> <tr> <td>(d) minimum <b>rear yard</b></td> <td></td> <td>6.0 m</td> </tr> <tr> <td>(e) minimum <b>interior side yard</b> unattached side</td> <td></td> <td>1.2 m</td> </tr> <tr> <td>(f) minimum <b>exterior side yard</b></td> <td></td> <td>3.0 m</td> </tr> <tr> <td>(g) minimum <b>exterior side yard</b> where abutting a Lane</td> <td>0.6 m</td> <td></td> </tr> <tr> <td>(h) minimum setback to <b>garage face</b></td> <td></td> <td>5.5 m</td> </tr> <tr> <td>(i) maximum <b>height</b></td> <td></td> <td>15.0 m and 3 <b>storeys</b> plus mezzanine</td> </tr> <tr> <td>(j) maximum <b>gross floor area – residential</b></td> <td>1.6 times <b>lot area</b></td> <td></td> </tr> <tr> <td>(k) maximum driveway width – <b>corner lot</b></td> <td></td> <td>6.9 m</td> </tr> <tr> <td>(l) a <b>balcony</b> may encroach a maximum of 3.0 m into a required <b>rear yard</b></td> <td></td> <td></td> </tr> </table> <p>Preliminary only. Subject to change based on amended site plan</p>				(a) minimum <b>lot frontage</b>	<b>interior lot</b>	6.0 m		<b>corner lot</b>	9.0 m	(b) minimum <b>lot area</b>	<b>interior lot</b>	144 m <sup>2</sup>		<b>corner lot</b>	200 m <sup>2</sup>	(c) minimum <b>front yard</b>		3.0 m	(d) minimum <b>rear yard</b>		6.0 m	(e) minimum <b>interior side yard</b> unattached side		1.2 m	(f) minimum <b>exterior side yard</b>		3.0 m	(g) minimum <b>exterior side yard</b> where abutting a Lane	0.6 m		(h) minimum setback to <b>garage face</b>		5.5 m	(i) maximum <b>height</b>		15.0 m and 3 <b>storeys</b> plus mezzanine	(j) maximum <b>gross floor area – residential</b>	1.6 times <b>lot area</b>		(k) maximum driveway width – <b>corner lot</b>		6.9 m	(l) a <b>balcony</b> may encroach a maximum of 3.0 m into a required <b>rear yard</b>		
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2. By-law 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by adding the following Exception Table:

4.15.3.AA	Exception: RA2-AA	Map # 56	By-law:
In a RA2-AA zone the permitted uses and applicable regulations shall be as specified for a RA2 Zone except that the following <b>uses</b> /regulations shall apply:			
<b>Additional Permitted Uses</b>			
4.15.3.AA.1 (1) <b>Stacked Townhouse</b> (2) <b>Townhouse</b> (3) additional <b>uses</b>			
<b>Regulations</b>			
4.15.3.AA.2 The regulations contained in subsection 2.1.14, sentence 3.1.1.4.4 and Lines 5.0, 9.6, 13.7, 15.1, 15.2, 15.3, 15.4, 15.5 and 15.6 contained in Table 4.15.1 of this By-law shall not apply			
4.15.3.AA.3	Minimum <b>exterior side yard</b>	3.0 m	
4.15.3.AA.4	Minimum setback from a <b>parking structure</b> to a <b>sight triangle</b>	0.6 m	
4.15.3.AA.5	Minimum setback from surface <b>parking spaces</b> or <b>aisles</b> to any <b>lot line</b>	1.5 m	
4.15.3.AA.6	Minimum setback from a waste enclosure/loading area to a <b>lot line</b>	3.0 m	
4.15.3.AA.7	Additional <b>uses</b> shall include <b>daycare, retail store, office, medical office, restaurant, take-out restaurant</b> , outdoor patio accessory to a <b>restaurant</b> and <b>take-out restaurant</b>		
4.15.3.AA.8	Additional on-site parking is not required for additional <b>uses</b>		
4.15.3.AA.9	Minimum <b>parking spaces</b> required		
	(a) resident <b>parking spaces</b>	1 space per <b>dwelling unit</b>	
	(b) visitor <b>parking spaces</b>	0.20 spaces per <b>dwelling unit</b>	
Preliminary only. Subject to change based on amended site plan			



3. By-law 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by adding the following Exception Table:

4.15.3.BB	Exception: RA2 -BB	Map # 56	By-law:
In a RA2-BB zone the permitted uses and applicable regulations shall be as specified for a RA2 Zone except that the following <b>uses</b> /regulations shall apply:			
<b>Additional Permitted Uses</b>			
4.15.3.BB.1 (1) <b>Stacked Townhouse</b> (2) <b>Townhouse</b> (3) Temporary <b>stormwater management</b> facility (4) additional <b>uses</b>			
<b>Regulations</b>			
4.15.3.BB.2 The regulations contained in subsection 2.1.14, sentence 3.1.1.4.4 and Lines 5.0, 13.7, 15.4, 15.5 and 15.6 contained in Table 4.15.1 of this By-law shall not apply			
4.15.3.BB.3	Minimum <b>front, interior</b> and <b>exterior side yards</b>	3.0 m	
4.15.3.BB.4	Minimum setback from surface <b>parking spaces</b> or <b>aisles</b> to any <b>lot line</b>	1.5 m	
4.15.3.BB.5	Minimum setback from a waste enclosure/loading area to a <b>lot line</b>	4.0 m	
4.15.3.BB.6	Minimum <b>landscaped buffer</b> abutting all <b>lot lines</b>	1.5 m	
4.15.3.BB.7	additional <b>uses</b> shall include <b>daycare, retail store, office, medical office, restaurant, take-out restaurant</b> , outdoor patio accessory to a <b>restaurant</b> and <b>take-out restaurant</b>		
4.15.3.BB.8	additional on-site parking is not required for additional <b>uses</b>		
4.15.3.BB.9	Minimum <b>parking spaces</b> required (a) resident <b>parking spaces</b> 1 space per <b>dwelling unit</b> (b) visitor <b>parking spaces</b> 0.20 spaces per <b>dwelling unit</b>		
Preliminary only. Subject to change based on amended site plan			

4. By-law 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by adding the following Exception Table:

4.15.3.CC	Exception: RA2-CC	Map # 56	By-law:
In a RA2-CC zone the permitted uses and applicable regulations shall be as specified for a RA2 Zone except that the following <b>uses</b> /regulations shall apply:			
<b>Additional Permitted Uses</b>			
4.15.3.CC.1 (1) <b>Stacked Townhouse</b> (2) <b>Towhnhouse</b> (3) additional <b>uses</b>			
<b>Regulations</b>			
4.15.3.CC.2 The regulations contained in subsection 2.1.14, sentence 3.1.1.4.4 and Lines 5.0, 13.7, 15.1, 15.4, 15.5 and 15.6 contained in Table 4.15.1 of this By-law shall not apply			
4.15.3.CC.3	Minimum <b>front, interior</b> and <b>exterior side yards</b>	3.0 m	
4.15.3.CC.4	Minimum setback from surface <b>parking spaces</b> or <b>aisles</b> to any <b>lot line</b>	1.5 m	
4.15.3.CC.5	Minimum setback from a waste enclosure/loading area to a <b>lot line</b>	4.0 m	
4.15.3.CC.6	Minimum <b>landscaped buffer</b> abutting all <b>lot lines</b>	1.5 m	
4.15.3.CC.7	Minimum <b>landscaped area</b>	35% of the <b>lot area</b>	
4.15.3.CC.8	Additional <b>uses</b> shall include <b>daycare, retail store, office, medical office, restaurant, take-out restaurant</b> , outdoor patio accessory to a <b>restaurant</b> and <b>take-out restaurant</b>		
4.15.3.CC.9	Additional on-site parking is not required for additional <b>uses</b>		
4.15.3.CC.10	Minimum <b>parking spaces</b> required		
	(a) resident <b>parking spaces</b>	1 space per <b>dwelling unit</b>	
	(b) visitor <b>parking spaces</b>	0.20 spaces per <b>dwelling unit</b>	
Preliminary only. Subject to change based on amended site plan			

5. Map Number 56 of Schedule “B” to By-law 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by changing thereon from “D”, “G1” and “PB1” to “RM8-XX”, “RA2-AA”, “RA2-BB”, “RA2-CC”, “G1”, “PB1” and “OS1” the zoning of Part of Lots 6, 7, 8 and 9, Concession 9, North of Dundas Street, in the City of Mississauga, PROVIDED HOWEVER THAT the “RM8-XX”, “RA2-AA”, “RA2-BB”, “RA2-CC”, “G1”, “PB1” and “OS1” zonings 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 “RM8-XX”, “RA2-AA”, “RA2-BB”, “RA2-CC”, “G1”, “PB1” and “OS1” zonings indicated thereon.

ENACTED and PASSED this \_\_\_\_\_ day of \_\_\_\_\_ 2019.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk

APPENDIX “A” TO BY-LAW NO. \_\_\_\_\_

Explanation of the Purpose and Effect of the By-law

This By-law amends the zoning of the property outlined on the attached Schedule “A” from “D”, G1 and “PB1” to RM8-XX”, “RA2-AA”, “RA2-BB”, “RA2-CC”, “OS1”, “PB1” and “G1”

The “D” (Development) zone recognizes vacant lands not yet developed and/or permits the use that legally existed on the date of passing of the By-law to remain, until such time as the lands are rezoned in conformity with Mississauga Official Plan.

The “PB1” (Parkway Belt) zone permits passive uses (trails) and conservation uses

The “G1” (Greenlands) zone permits flood control, stormwater and erosion management and natural heritage features, along with trails and passive recreational uses

The “RM8-XX” zone permits back to back townhouses, both freehold and within a condominium development; street townhouses; townhouses within a condominium development; stacked townhouses within a condominium development; detached dwellings and a public school

The “RA2-AA” zone permits a combination of apartment building, townhouses and stacked townhouses within a condominium development

The “RA2-BB” zone permits a combination of apartment building, townhouses and stacked townhouses within a condominium development and a temporary stormwater management pond

The “RA2-CC” zone permits a combination of apartment building, townhouses and stacked townhouses within a condominium development

The “OS1” (Open Space) zone permits active and passive recreational uses, including walkways and trails within a public park and a stormwater management pond

The “PB1” (Parkway Belt) zone permits a transitway

Location of Lands Affected

West side of Ninth Line, south of Derry Road, as shown on the attached Map designated as Schedule “A”.

Further information regarding this By-law may be obtained from XXXXXX of the City Planning and Building Staff at (905) 615-3200 x XXXX.