



The Corporation of the Town of Orangeville

By-law Number 029 - 2018

A By-law to amend By-law 22-90 as amended (Hamount Investments Ltd.), Lots 64 and 65, Registered Plan 219 (31 Town Line); OPZ1/17

Whereas on September 11, 2017, Council held a public meeting with respect to Official Plan and Zoning By-law Amendment Application OPZ1/17, in part, to rezone the subject property from the Residential Second Density (R2) Zone to the Residential Fifth Density (R5) Zone, Special Provision (SP 24.213), Holding (H) Symbol to permit the development of a maximum of nine (9) street townhouse dwellings with frontage onto a private street and site specific regulations related to minimum required lot area and lot frontage/dwelling unit; minimum required floor area of each street townhouse unit; maximum permitted lot coverage; and, maximum permitted driveway width.

And whereas on June 11, 2018, Council approved the Zoning By-law Amendment Application;

Be it therefore enacted by the municipal Council of The Corporation of the Town of Orangeville as follows:

1. That Zoning Map C4 is hereby amended in accordance with Schedule "A" hereto.
2. That Section 24 of By-law 22-90, as amended, is hereby further amended by adding the following text thereto:

"24.213 Notwithstanding the provisions of Section 11.4 (Regulations for Townhouse Dwellings), the following regulations shall apply to the lands zoned Residential Fifth Density (R5) Zone, Special Provision (SP 24.213):

Regulations for Townhouse Dwellings having frontage to Individual Dwelling Units from a Private Street (measurements taken from the shared common element road):

- | | |
|---------------------------|--|
| 1) Lot Area (minimum) | 160.0 m ² per dwelling unit |
| 2) Lot Frontage (minimum) | 5.5 metres per dwelling unit |
| 3) Front Yard (minimum) | |
| to front porch | 5.5 metres |
| to garage | 6.0 metres |

- | | |
|---------------------------------------|---------------------------------------|
| 4) Lot Coverage (maximum) | 52.0% |
| 5) Ground Floor Area (minimum) | 70.0 m ² per dwelling unit |
| 6) Number of Dwelling Units (maximum) | 9 dwelling units |

Notwithstanding the provisions of Section 5.17.1(a) to the contrary, the following regulation shall apply to the lands zoned Residential Fifth Density (R5) Zone, Special Provision (SP 24.213), Holding (H) Symbol:

Parking Space Requirements:

Minimum required parking for each individual dwelling unit located within a townhouse building shall be 2.0 parking spaces.

Notwithstanding the provisions of Section 5.17.7 (a) to the contrary, the following regulations shall apply to the lands zoned Residential Fifth Density (R5) Zone, Special Provision (SP 24.213), Holding (H) Symbol:

Parking Area Location on a Lot:

Maximum permitted width of a driveway for a townhouse dwelling lot with a lot frontage of less than 6.7 metres on a private street shall be 5.5 metres or 100% of the lot frontage, whichever is less.


In instances where adjacent units result with a paired driveway, a landscape strip consisting of granular material or unit pavers, shall be provided for visual separation. The landscape strip shall have a minimum width of 0.3 metres on each lot for a combined minimum width of 0.6 metres.

A parking area or shared common element road on the lands zoned Residential Fifth Density (R5) Zone, Special Provision (SP 24.213), Holding (H) Symbol shall be separated from the adjacent R2 and R3 lands by a landscape buffer with a minimum width of 2.0 metres.


Holding Symbol

The Holding Symbol (H) shall only be removed from all or a portion of the lands when the Town is satisfied that there is sufficient water supply and sewage treatment capacity to service the development or portion thereof as the case may be."

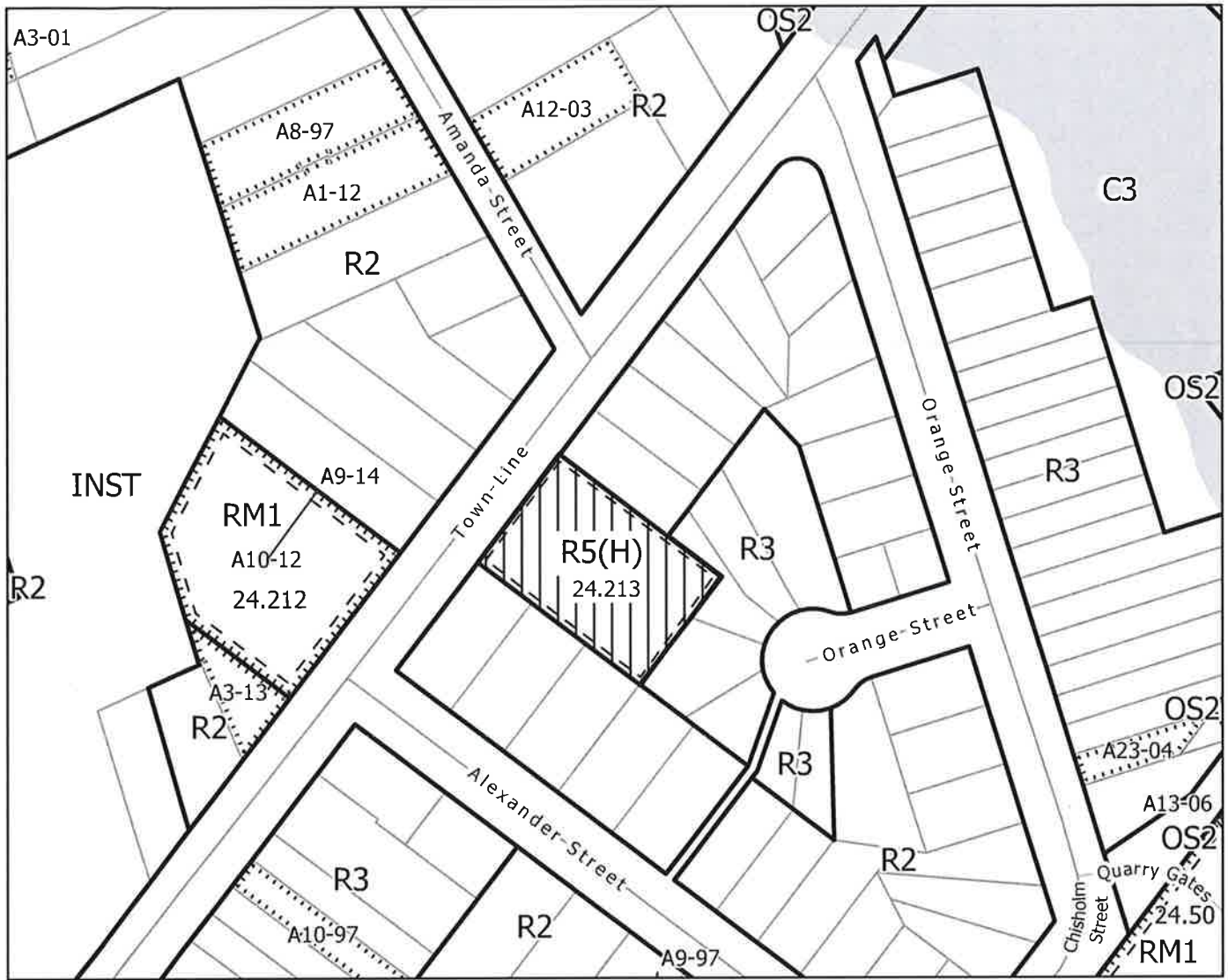
Passed in open Council this 11th day of June, 2018.



 Jeremy D. Williams, Mayor
 W. Maycock, Deputy Mayor



 Susan Greatrix, Clerk

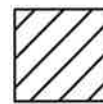


The Corporation of The Town of Orangeville
 Schedule 'A' Town of Orangeville Zoning By-law 22-90



Schedule "A" to by-law 029-2018

Passed the 11th day of June, 2018



Lands to be rezoned from
 Residential Second Density (R2)
 Zone to Residential Fifth Density
 (R5)(H) Zone, S.P. 24.213

W. Maycock

Deputy Mayor, W. Maycock

[Signature]

Clerk

Zoning Map No. C4
 This is a reference map only