APPENDIX "D" - SPECIAL REGULATION PROVISIONS FOR SPECIFIC LANDS

421.   Notwithstanding Sections 4.2.222, 5.2 and 41.2.5 of this by-law, within the lands zoned C-2 as shown affected by the subsection on Schedule 248 of Appendix 'A' and described as Block 98, Registered Plan 58M-226, Street Townhouse Dwellings shall be permitted in accordance with the regulations set out in Section 41.2.5 and any special regulations set out below:

        i)   Where Street Townhouse Dwellings do not have frontage on a public street, they shall be permitted without frontage on a public street, provided that all such dwellings are Parcels of Tied Lands (POTL's) to a Common Elements Condominium consisting of a private driveway connecting to a public street. For purposes of this regulation, the front lot line for units not abutting a public street shall be deemed to be the shortest lot line abutting the private driveway portion of the Common Elements Condominium;

        ii)   Street Townhouse Dwellings having frontage on a public street shall be permitted to have a minimum corner lot width of 9.0 metres, and a minimum sideyard abutting a private driveway portion of the Common Elements Condominium of 2.75 metres;

        iii)   Street Townhouse Dwellings having frontage on the private driveway portion of a Common Elements Condominium shall be permitted to have a minimum corner lot width of 7.7 metres and a minimum sideyard abutting a private driveway portion of a Common Elements Condominium of 2.1 metres;

        iv)   Street Townhouse Dwellings having frontage on the private driveway portion of a Common Elements Condominium shall be permitted to have a minimum sideyard setback of 1.4 metres;

        v)   Street Townhouse Dwellings shall be permitted to have a minimum rear yard setback of 7.0 metres; and

        vi)   Notwithstanding subsection (v) above, Street Townhouse Dwellings having a rear yard abutting a landscaped area within a Common Element Condominium shall be permitted to have a minimum rear yard setback of 5.0 metres.

(By-law 2004-174, S.2) (Doon Mills Drive)