

## APPENDIX "D" - SPECIAL REGULATION PROVISIONS FOR SPECIFIC LANDS

746. Notwithstanding Sections 40.6 and Sections 6.1.2 a) and 6.1.2 b) of this By-law, within the lands zoned R-6 and shown as being affected by this subsection on Schedules 177 and 178 of Appendix "A":

- a) The minimum lot width shall be 13.2 metres;
- b) The minimum rear yard setback shall be 7.0 metres for a multiple dwelling with a maximum building height of two storeys (9.4 metres) above grade;
- c) The minimum side yard setback from properties municipally addressed 165, 169, 175, 179, 185, 189, 195 and 199 River Road shall be 7.55 metres for a multiple dwelling with a maximum building height of two storeys (9.4 metres) above grade;
- d) The minimum westerly side yard setback shall be 5.95 metres for a multiple dwelling with a maximum building height of 9.4 metres above grade;
- e) The maximum building height shall be 11.0 metres for back-to-back townhouse dwellings and shall be 9.4 metres for townhouse dwellings;
- f) The maximum floor space ratio shall be 0.63;
- g) The minimum parking rate shall be 1 space per unit;
- h) The minimum visitor parking rate shall be 10% of the required parking; and
- i) The maximum number of dwelling units shall be 76.

(By-law 2019-074, S.4) (142 Rosemount Drive)