

APPENDIX “D” - SPECIAL REGULATION PROVISIONS FOR SPECIFIC LANDS

755. i. Notwithstanding Sections 4 and 41.2 of this By-law, within the lands zoned Residential Seven Zone (R-7), shown as affected by this subsection, on Schedule 120 of Appendix "A", a *Multiple Dwelling* and mixed-use building shall be permitted in accordance with the following:

- a. The minimum lot width shall be 30.0 metres.
- b. The minimum front yard setback shall be 3.0 metres.
- c. The minimum side yard abutting a street shall be 3.0 metres.
- d. The minimum side yard shall be 4.5 metres.
- e. The minimum rear yard shall be 5.0 metres.
- f. The maximum floor space ratio shall be 3.6.
- g. The maximum building height shall be 25.0 metres.
- h. The maximum number of storeys shall be 8.

ii. Notwithstanding Sections 6.1.2a) of this By-law, within the lands zoned Residential Seven (R-7), shown as affected by this subsection, on Schedule 120 of Appendix "A", the following off-street parking regulations shall apply:

Use	Minimum Off-Street Parking Spaces Required	Maximum Off-Street Parking Spaces Permitted
Multiple Dwelling	0.18/unit	1/unit
Multiple Dwelling Visitor	0.02 /unit	

iii. The following minimum bicycle parking requirements shall apply:

Use	Class A Bicycle Stall	Class B Bicycle Stall
Multiple Dwelling	0.5 per unit without a private garaae	6

iv. For the purpose of regulation iii. above, a Class A Bicycle Stall shall be a bicycle space which is either in a building or structure or within a secure area such as a supervised parking lot or enclosure with a secure entrance or within a bicycle locker.

v. For the purpose of regulation iii. above, a Class B Bicycle Stall shall be a bicycle space which is located in accessible and highly visible locations near the entrance of a building and are accessible to the general public.

(Amended: By-law 2022-140, S.4) (206 & 210 Duke St. E. and 46-50 Madison Ave. N.)

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