

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

769. Notwithstanding Sections 6.1.2, and 42.2.1 and 42.2.6 of this By-law within the lands zoned R-8 and shown as being affected by this subsection on Schedule Numbers 271, 272, 291 and 292 of Appendix 'A' the following special regulations shall apply:

- a) on-site Parking be provided at a rate of 1.1 space per unit plus 0.1 visitor spaces per unit. Bicycle and electric vehicle parking are to be provided in accordance with By-law 2019-051;
- b) minimum building setbacks for Multiple Dwellings adjacent to properties fronting on Rivertrail Avenue exceeding 12.0 metres in height shall be 25.0 metres to the shared property line;
- c) minimum building setbacks for Multiple Dwellings adjacent to properties fronting on Rivertrail Avenue 12.0 metres in height or less shall be 2.5 metres to the shared property line;
- d) the maximum Floor Space Ratio shall be 1.5;
- e) the minimum Floor space Ratio shall be 0.88;
- f) the maximum Building Height shall be 18.0 metres.

(By-law 2021-061, S.3) (239 Eden Oak Trail)