

(189) - Notwithstanding Sections 4.18, 4.19, 5.6, Table 5-5, 7.2 Table 7-1, and 7.3 Table 7-6 of this By-law within the lands zoned RES-6 and shown as being affected by this subsection on Zoning Grid Schedule Number 83 of Appendix "A", the following special regulations shall apply:

a) On-site Parking shall be provided as follows:

Parking for multiple dwellings shall be provided at a rate of 0.7 spaces per unit plus 0.1 visitor spaces per unit.

b) Minimum and maximum height of the required visual barrier shall be 2.44 metres.

c) The maximum building height shall be 27.75 metres.

d) The maximum floor space ratio shall be 3.0.

e) The minimum front yard setback (Duke Street frontage) shall be 4.1 metres.

f) The minimum exterior side yard setback (Shanley Street frontage) shall be 5.8 metres.

g) The minimum side yard setback shall be:

- i. 3.0 metres for buildings up to 5 storeys.
- ii. 9.3 metres for any portion of the building 6 or more storeys.

h) The minimum rear yard setback shall be:

- i. 9.0 metres for buildings up to 2 storeys.
- ii. 12.0 metres for any portion of the building 3 or more storeys.

i) The following uses shall also be permitted on the ground floor:

- artisans' establishment, studio and craftsman shop
- convenience retail
- day care facilities
- health offices
- personal services
- offices
- restaurants
- social service establishments

j) Geothermal Energy Systems shall be prohibited.