4.8 RM1 AND RM2 ZONES (SEMI-DETACHED)

4.8.1 RM1 and RM2 Permitted Uses and Zone Regulations

All **buildings** and **structures** shall comply with the provisions contained in Parts 1 to 3 and Section 4.1 of this By-law, and the **uses** and zone regulations specified within the applicable zone column contained in Table 4.8.1 - RM1 and RM2 Permitted Uses and Zone Regulations.

Table 4.8.1 - RM1 and RM2 Permitted Uses and Zone Regulations (0379-2009), (0190-2014), (0144-2016), (0174-2017), (0181-2018/LPAT Order 2019 February 15), (0018-2021)

Colum	n A	В	С
Line 1.0	ZONES	RM1	RM2
PERM	ITTED USES		
2.0	RESIDENTIAL		
2.1	Detached dwelling in compliance with R4 zone regulations	√ (1)	
2.2	Detached dwelling in compliance with R5 zone regulations		√ (1)
2.3	Semi-Detached	✓	✓
ZONE	REGULATIONS		
3.0	MINIMUM LOT AREA		
3.1	Interior lot	340 m ²	200 m^2
3.2	Corner lot	400 m ²	280 m^2
4.0	MINIMUM LOT FRONTAGE		
4.1	Interior lot	9.0 m	6.8 m
4.2	Corner lot	12.0 m	9.8 m
5.0	MAXIMUM LOT COVERAGE	35%	45%
6.0	MINIMUM FRONT YARD	6.0 m ⁽²⁾	4.5 m ⁽²⁾
6.1	Garage face	Equal to the front yard	6.0 m
7.0	MINIMUM EXTERIOR SIDE YARD	6.0 m ⁽²⁾	4.5 m ⁽²⁾
7.1	Garage face	Equal to the exterior side yard	6.0 m
8.0	MINIMUM INTERIOR SIDE YARD		
8.1	Attached side	0.0 m	0.0 m
8.2	Unattached side	1.8 m ⁽²⁾	1.2 m ⁽²⁾
8.3	Attached garage - unattached side	1.2 m ⁽²⁾	1.2 m ⁽²⁾
9.0	MINIMUM REAR YARD	7.5 m ⁽²⁾	7.5 m ⁽²⁾
9.1	deleted by 0018-2021		
10.0	MAXIMUM HEIGHT	10.7 m	10.7 m
11.0	deleted by 0144-2016		
12.0	ATTACHED GARAGE , PARKING AND DRIVEWAY		
12.1	Attached garage	Permitted (3)	Required (3)
12.2	Minimum parking spaces	√ (4) (5)	√ (4) (5)
12.3	Maximum driveway width	5.2 m ⁽⁶⁾	5.2 m ⁽⁶⁾

Table 4.8.1 continued on next page

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Column	A	В	C	
Line 1.0	ZONES	RM1	RM2	
Table 4.8.1 continued from previous page				
13.0	ACCESSORY BUILDINGS AND STRUCTURES	√ (7)	√ (7)	

NOTES:

- (1) See Table 4.2.1 of this By-law.
- (2) See also Subsections 4.1.7 and 4.1.8 of this By-law.
 (3) See also Subsection 4.1.12 of this By-law.
- (4) See Part 3 of this By-law.
- (5) See also Subsection 4.1.9 of this By-law.
 (6) See also Article 4.1.9.1 of this By-law.
- (7) See Subsection 4.1.2 of this By-law.
 (8) deleted by 0018-2021.
 (9) deleted by 0018-2021.
 (10) deleted by 0018-2021.

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4.8.2 RM1 Exception Zones

Refer to Article 1.1.2.3 - Exception Zones and Exception Zone Schedules

4.8.2.1	Excep	tion: RM1-1		By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15			
		permitted uses and ap ing uses /regulations s	plicable regulations shall be as s hall apply:	pecified for a RM1 zone			
Regulations	S						
4.8.2.1.1		A detached dwelling shall comply with the R7 zone regulations contained in Subsection 4.3.1 of this By-law					
4.8.2.1.2	Semi-	Detached:					
	(1)	(1) the regulations of Line 5.0 contained in Table 4.8.1 of this By-law shall not apply					
	(2)	minimum lot area - interior lot		220 m^2			
	(3)	minimum lot area	- corner lot	252 m^2			
	(4)	minimum lot front	age - interior lot	8.5 m			
	(5)	minimum lot front	age - corner lot	9.75 m			
	(6)	minimum front ya adjacent the front l	rd - lots with a municipal sidew ot line	alk 4.5 m			
	(7)	minimum front ya adjacent the front l	rd - lots without a municipal sid ot line	ewalk 3.5 m			
	(8)		side yard - lots with a municipa he exterior side lot line	al 4.5 m			
	(9)		side yard - lots without a munic he exterior side lot line	cipal 3.5 m			
	(10)	minimum exterior a right-of-way wide	side yard - lots abutting a stree th less than 17.0 m	t with 1.8 m			
	(11)	minimum setback t	o garage face	5.8 m			
	(12)	minimum interior	side yard - unattached side	1.2 m			
	(13)	minimum rear yar minimum rear yar	d where lot abuts a lot with a d of 7.5 m	6.0 m			
	(14)	minimum rear yar of the subject lot m	lot to the rear of the subject lot led of 7.0 m, the minimum rear y hay be reduced to 6.0 m for a of the width of the rear wall of the	ard			
	(15)	minimum rear yar easement	d where lands abut a pipeline	14.5 m			
	(16)	minimum rear yar	d where lands abut a C1 zone	7.5 m			
	(17)	minimum rear yar	d - all other lots	7.0 m			
	(18)	maximum encroach required front or e	nment of a porch or balcony inte xterior side yard	o 2.0 m			
	(19)	minimum setback t	o a sight triangle	0.0 m			
	(20)		on of a garage beyond either the ce or beyond the main entry fea				
	(21)		y feature has been provided, the on of a garage beyond a main fr				

Exception RM1-1 continued on next page

4.8.2.1	Excep	tion: RM1-1	Map # 57	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15	
Exception RI	Exception RM1-1 continued from previous page				
4.8.2.1.2 (continued)	(22)	where the garage pentrance, the gara	ed more than one storey in heiprojects beyond the main from the standard be covered by a second be set back a maximum of 2.5 the set back a maximum of 2.5 t	nd	
	(23)	maximum drivew a	y width - interior lot	4.3 m	
	(24)	maximum drivew a	y width - corner lot	4.7 m	
	(25)	maximum garage measured from the	width: inside face of the garage side	3.8 m	
	(26)	detached garage sh	nall not be permitted		

4.8.2.2	Exception: RM1-2	Map # 23, 30	By-law: 0174-2017				
In a RM1-2 zone the applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:							
Permitted Use							
4.8.2.2.1	Lands zoned RM1-2 shall only be used for the following:						
	(1) Semi-Detached						
Regulation	Regulation						
4.8.2.2.2	Minimum lot area - interio	or lot	305 m^2				

4.8.2.3	Excep	otion: RM1-3	Map # 26, 29, 30	By-law: 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15
		permitted uses and aping uses /regulations s		ll be as specified for a RM1 zone
Regulations	5			
4.8.2.3.1	Detac	ched Dwelling:		
	(1)	minimum lot area	- interior lot	275 m^2
	(2)	minimum lot front	age - interior lot	9.0 m
	(3)	maximum drivewa	y width	6.0 m
	(4)	minimum front ya	rd	4.5 m
	(5)	minimum exterior	side yard	4.5 m
	(6)	minimum setback t	o garage face	6.0 m
4.8.2.3.2	Semi-	-Detached:		
	(1)	minimum lot area	- interior lot	275 m^2
	(2)	minimum lot area	- corner lot	350 m^2
	(3)	minimum front ya	rd	4.5 m
	(4)	minimum exterior	side yard	4.5 m
	(5)	minimum setback t	o garage face	6.0 m

4.8.2.4	Excep	otion: RM1-4	Map # 30	By-law: 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15
		permitted uses and ing uses /regulation		be as specified for a RM1 zone
Regulations	S			
4.8.2.4.1	Detac	ched Dwelling:		
	(1)	minimum lot ar	ea - interior lot	370 m^2
	(2)	minimum lot ar	ea - corner lot	460 m^2
	(3)	minimum lot fr	ontage - interior lot	12.0 m
	(4)	minimum lot fr	ontage - corner lot	15.0 m
	(5)	minimum rear	yard where lands abut an OS	51 zone 6.0 m
	(6)	minimum front	yard	4.5 m
	(7)	minimum exter	ior side yard	4.5 m
	(8)	minimum setba	ck to garage face	6.0 m
4.8.2.4.2	Semi	-Detached:		
	(1)	minimum lot ar	rea - interior lot	277 m^2
	(2)	minimum lot ar	ea - corner lot	325 m^2
	(3)	minimum front	yard	4.5 m
	(4)	minimum exter	ior side yard	4.5 m
	(5)	minimum rear	yard where lands abut an OS	1 zone 6.0 m
	(6)	minimum setba	ck to garage face	6.0 m

4.8.2.5	Except	tion: RM1-5	Map # 56	By-law: 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15		
	In a RM1-5 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:					
Regulations						
4.8.2.5.1	Detacl	ned Dwelling:				
	(1)	minimum lot front	age - interior lot	9.0 m		
	(2)	maximum gross flo	oor area - residential	0.6 times the lot area		
	(3)	maximum drivewa	y width	6.0 m		
	(4)	minimum front yaı	rd	4.5 m		
	(5)	minimum exterior	side yard	4.5 m		
	(6)	minimum setback to	o garage face	6.0 m		
4.8.2.5.2	Semi-J	Detached:				
	(1)	maximum gross flo	oor area - residential	0.7 times the lot area		
	(2)	minimum front yaı	rd	4.5 m		
	(3)	minimum exterior	side yard	4.5 m		
	(4)	minimum interior	side yard	0.9 m		
	(5)	minimum setback to	o garage face	6.0 m		

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4.8.2.6	Excep	otion: RM1-6	Map # 27	By-law: 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15
		applicable regulations tions shall apply:	shall be as specified for a	RM1 zone except that the
Permitted U	J se			
4.8.2.6.1	Lands	zoned RM1-6 shall of	only be used for the following	ing:
	(1)	Semi-Detached		
Regulations	S			
4.8.2.6.2	Semi-	Detached:		
	(1)	minimum front ya	rd	6.0 m
	(2)	minimum exterior	side yard	4.5 m
	(3)	minimum interior interior lot	side yard unattached side	- 1.2 m
	(4)	interior lot, for the storey garage or a	side yard unattached side at part of a lot that adjoins a wall of a main building cors into a habitable room	a one
	(5)	minimum rear yar Dixie Road	d where lands abut a PB1	zone or 13.5 m
	(6)	minimum setback t	to garage face	6.0 m

4.8.2.7	Excep	tion: RM1-7	Map # 31	By-law: 0174-201	7	
	_	permitted uses and ap		shall be as specified for a RM	I1 zone	
Additional Pe	rmitted	l Use				
4.8.2.7.1	(1)	Linked Dwelling				
Regulations						
4.8.2.7.2	Detac	hed Dwelling:				
	(1)	minimum lot front	age - interior lot	9	.0 m	
	(2)	minimum lot front	minimum lot frontage - corner lot 12.0 m			
	(3)	maximum lot cove	rage	3	35%	
	(4)	minimum landscap	ped area	25% of	the lot area	
	(5)	minimum front ya	rd	7	.5 m	
	(6)	minimum interior	side yard	1	.2 m	
	(7)	minimum exterior	side yard	6	.0 m	
	(8)	maximum drivewa	y width	6	.0 m	
4.8.2.7.3	A linked dwelling shall comply with the RM1 zone regulations for a semi-detached contained in Subsection 4.8.1 of this By-law					

4.8.2.8	Except	tion: RM1-8	01	y-law: 0325-2008, 174-2017, 0181-2018/LPAT rder 2019 February 15		
		ermitted uses and ap	plicable regulations shall be as sp hall apply:	pecified for a RM1 zone		
Regulations	S					
4.8.2.8.1	A detached dwelling shall comply with the R7 zone regulations contained in Subsection 4.3.1 of this By-law except that:					
	(1)		of a detached dwelling to all land located east of Longford Drive	ds 13.0 m		
	(2)		of a detached dwelling to all land located west of Longford Drive or lows Boulevard			
4.8.2.8.2	Semi-l	Detached:				
	(1)	the regulations of I this By-law shall n	Line 5.0 contained in Table 4.8.1 of apply	of		
	(2)	minimum lot area	- interior lot	220 m^2		
	(3)	minimum lot area	- corner lot	300 m^2		
	(4)	minimum lot front	age - interior lot	8.7 m		
	(5)	minimum lot front	age - corner lot	10.2 m		
	(6)	maximum gross fl	oor area- residential	0.75 times the lot area		
	(7)	minimum front ya adjacent the front	rd - lots without a municipal side lot line	ewalk 3.5 m		
	(8)	minimum front ya	rd - all other lots	4.5 m		
	(9)		side yard - lots without a munici the exterior side lot line	ipal 3.5 m		
	(10)		side yard - lots adjacent to a strewidth of less than 17.0 m	eet 1.8 m		
	(11)	minimum exterior	side yard - all other lots	4.5 m		
	(12)	minimum interior	side yard - unattached side	1.2 m		
	(13)	minimum rear yard minimum rear yar	l - where lot abuts a lot with a d of 7.5 m	6.0 m		
	(14)	minimum rear yar of the subject lot m	lot to the rear of the subject lot had of 7.0 m, the minimum rear yamay be reduced to 6.0 m for a of the width of the rear wall of the	ard		
	(15)	minimum rear yar	rd - all other lots	7.0 m		
	(16)		of a semi-detached to all lands zo least of Longford Drive	oned 13.0 m		
	(17)		of a semi-detached to all lands zo west of Longford Drive	oned 11.0 m		
	(18)	minimum setback t	o garage face	5.8 m		
	(19)	minimum setback t	o a sight triangle	0.0 m		
	(20)	maximum encroacl required front or e	nment of a porch or balcony into xterior side yard	2.0 m		
	(21)		on of a garage beyond either the n beyond the main entry feature w			

Exception RM1-8 continued on next page

4.8.2.8	Excep	tion: RM1-8	Map # 57	By-law: 0325-2008, 0174-2017, 0181-2018/LPAT Order 2019 February 15	
Exception RM1-8 continued from previous page					
4.8.2.8.2 (continued)	(22)		y feature has been provided, ection of a garage beyond a ce	5.0 m	
	(23)	for a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face			
	(24)	maximum drivewa	y width - interior lot	4.3 m	
	(25)	maximum drivewa	y width - corner lot	4.7 m	
	(26)	maximum garage we measured from the	width: inside face of the garage side	3.8 m walls	
	(27)	detached garage sh	nall not be permitted		

4.8.2.9	Except	ion: RM1-9	Map # 37W	By-law: 0174-2017			
	In a RM1-9 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:						
Additional Per	rmitted	Use					
4.8.2.9.1	(1)	Linked Dwelling					
Regulations							
4.8.2.9.2	RM1 z	O	i-detached shall comply with semi-detached contained in law except that:	the			
	(1)	minimum lot area	- interior lot	305 m^2			
	(2)	minimum lot area	- corner lot	390 m^2			
	(3)	maximum lot cover	rage	40%			
	(4)	minimum front yaı	rd	6.0 m			

4.8.2.10	Exception: RM1-10	Map # 25	By-law:			
In a RM1-10 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply: Regulations						
4.8.2.10.1 Minimum elevation of all openings in any building or structure 167.95 m above sea level						
4.8.2.10.2	Minimum rear yard		35.0 m			

4.8.2.11	Exception: RM1-11	Map # 20	By-law:			
In a RM1-11 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:						
Regulations						
4.8.2.11.1 The regulations of Line 4.1 contained in Table 4.8.1 of this By-law shall not apply						
4.8.2.11.2	4.8.2.11.2 Frontage to the lots shall be provided by mutual right-of-way					

4.8.2.12	Except	ion: RM1-12	Map # 09	By-law: 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15		
In a RM1-12 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:						
Additional Per	rmitted	Use				
4.8.2.12.1	(1)	Linked Dwelling				
Regulations						
4.8.2.12.2	RM1 z	_	i-detached shall comply with semi-detached contained in law except that:	the		
	(1)	minimum front yaı	rd	4.5 m		
	(2)	minimum interior attached side	side yard to the attached gara	ge - 0.0 m		
	(3)	minimum setback to	o garage face	6.0 m		

4.8.2.13	Exception: RM1-13	Map # 55	By-law: 0174-2017		
In a RM1-13 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:					
Regulations					
4.8.2.13.1	Minimum setback of detached dwelling and semi-detached to all lands zoned G1 7.6 m				
4.8.2.13.2	Minimum interior side yar	rd - unattached side	0.9 m		
4.8.2.13.3	Semi-Detached:				
	(1) minimum lot area	- interior lot	295 m^2		
	(2) minimum lot front	age - interior lot	8.5 m		

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4.8.2.14	Exception: RM1-14 Ma	p # 28, 57, 58	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15
	zone the applicable regulations shares/regulations shall apply:	all be as specified for a R	RM1 zone except that the
Permitted Us	ses		
4.8.2.14.1	Lands zoned RM1-14 shall only	be used for the following	ng:
	(1) Semi-Detached (2) Public school in comple contained in Article 2.1	iance with the provisions 9.1 of this By-law	S
Regulations			
4.8.2.14.2	The regulations of Line 5.0 cont By-law shall not apply	rained in Table 4.8.1 of t	his
4.8.2.14.3	Minimum lot area - interior lo	t	220 m ²
4.8.2.14.4	Minimum lot area - corner lot		252 m ²
4.8.2.14.5	Minimum lot frontage - interio	or lot	8.5 m
4.8.2.14.6	Minimum lot frontage - corner	· lot	9.75 m
4.8.2.14.7	Minimum front yard - lots with the front lot line	a municipal sidewalk a	djacent 4.5 m
4.8.2.14.8	Minimum front yard - lots with adjacent the front lot line	nout a municipal sidewal	k 3.5 m
4.8.2.14.9	Minimum exterior side yard - l adjacent the exterior side lot lin		ewalk 4.5 m
4.8.2.14.10	Minimum exterior side yard - ladjacent the exterior side lot lin		sidewalk 3.5 m
4.8.2.14.11	Minimum exterior side yard - 1 right-of-way width less than 17.		h a 1.8 m
4.8.2.14.12	Minimum interior side yard - เ	ınattached side	1.2 m
4.8.2.14.13	Minimum rear yard where lot a yard of 7.5 m	abuts a lot with a minim	um rear 6.0 m
4.8.2.14.14	Where the abutting lot to the reaminimum rear yard of 7.0 m, the subject lot may be reduced to 6. the width of the rear wall of the	ne minimum rear yard of 5 m for a maximum of 5	of the
4.8.2.14.15	Minimum rear yard where land	ls abut a pipeline easeme	ent 14.5 m
4.8.2.14.16	Minimum rear yard where land	ls abut a C1 zone	7.5 m
4.8.2.14.17	Minimum rear yard - all other	lots	7.0 m
4.8.2.14.18	Minimum setback to garage fac	ee	5.8 m
4.8.2.14.19	Minimum setback to all lands zo	oned PB1	18.5 m
4.8.2.14.20	Minimum setback to a sight tria	angle	0.0 m
4.8.2.14.21	Maximum encroachment of a pofront or exterior side yard	orch or balcony into req	uired 2.0 m
4.8.2.14.22	Maximum projection of a garage entrance or beyond the main en		
4.8.2.14.23	Where a main entry feature hat projection of a garage beyond a	•	ximum 5.0 m
4.8.2.14.24	For a semi-detached more than garage projects beyond the mai shall be covered by a second sto maximum of 2.5 m from the gai	n front entrance, the ga orey which may be set ba	arage

Exception RM1-14 continued on next page

4.8.2.14	Exception: RM1-14	Map # 28, 57, 58	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15
Exception RM	11-14 continued from previ	ious page	
4.8.2.14.25	Maximum driveway width	- interior lot	4.3 m
4.8.2.14.26	Maximum driveway width	- corner lot	4.7 m
4.8.2.14.27	Maximum garage width: measured from the inside f	ace of the garage side walls	3.8 m
4.8.2.14.28	Detached garage shall not	be permitted	

4.8.2.15	Exception: RM1-15		Map # 38E	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15
		permitted uses and a ng uses /regulations s	pplicable regulations shall be a hall apply:	s specified for a RM1 zone
Regulations				
4.8.2.15.1		U	comply with the R7 zone regulation. 3.1 of this By-law except that:	lations
	(1)	minimum lot area	- corner lot	365 m^2
	(2)	minimum lot front	age - corner lot	14.0 m
	(3)	minimum setback t	to garage face	7.0 m
	(4)	minimum setback	of a porch to a sight triangle	1.5 m
	(5)	maximum drivewa	y width	5.5 m
	(6)	maximum garage measured from the	width: inside face of the garage side	5.7 m walls
	(7)	detached garage sh	nall not be permitted	
4.8.2.15.2	Semi-	Detached:		
	(1)	the regulations of I this By-law shall n	Line 5.0 contained in Table 4.8. ot apply	1 of
	(2)	minimum lot area	- interior lot	225 m^2
	(3)	minimum lot area	- corner lot	265 m^2
	(4)	minimum lot front	tage - interior lot	8.7 m
	(5)	minimum lot front	tage - corner lot	10.2 m
	(6)	maximum gross flo	oor area - residential	0.75 times the lot area
	(7)	minimum front ya	rd	3.6 m
	(8)	minimum exterior	side yard	3.6 m
	(9)	minimum setback t	to garage face	7.0 m
	(10)	minimum interior	side yard - unattached side	1.2 m
	(11)	minimum rear yar	rd	7.0 m
	(12)	maximum encroach required front or e	hment of a porch or balcony ir xterior side yard	2.0 m
	(13)		on of a garage beyond either thace or beyond the main entry f or	
	(14)		y feature has been provided, ection of a garage beyond a cce	5.0 m

Exception RM1-15 continued on next page

4.8.2.15	Exception: RM1-15		Map # 38E	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15
Exception RN	Л1-15 со	ontinued from previ	ious page	
4.8.2.15.2 (continued)	(15)	where the garage j entrance , the gara	ed more than one storey in a projects beyond the main frage shall be covered by a see be set back a maximum of ance	ront cond
	(16)	maximum drivewa	ay width	3.8 m
	(17)	maximum garage measured from the	width: e inside face of the garage s	3.8 m ide walls
	(18)	detached garage sl	hall not be permitted	

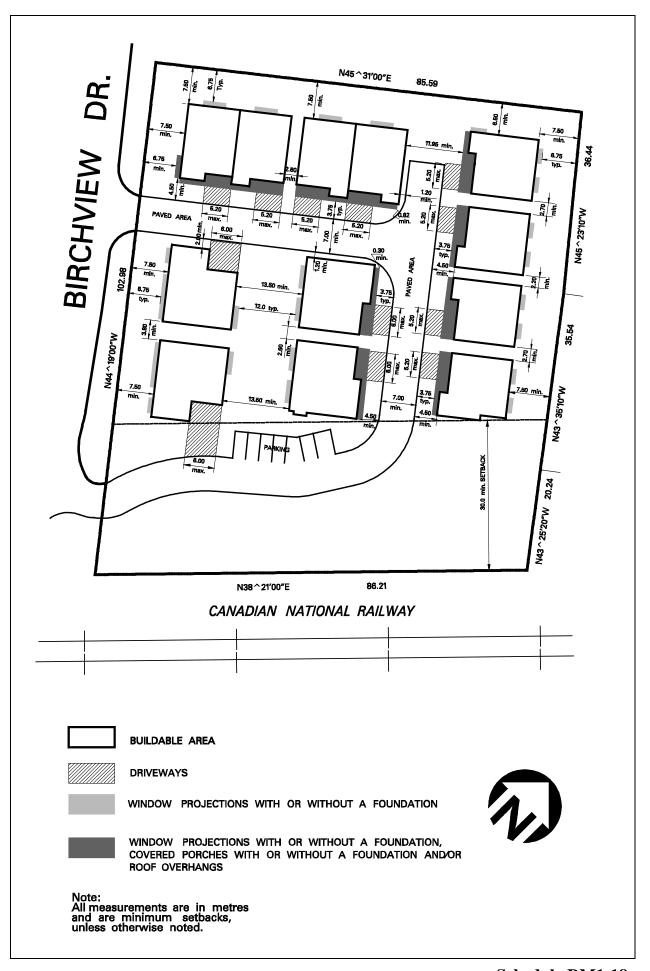
4.8.2.16	Excep	tion: RM1-16	Map # 21	By-law: 0174-2017		
In a RM1-16 zone the applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:						
Permitted Us	e					
4.8.2.16.1	Lands	zoned RM1-16 shall	only be used for the follo	wing:		
	(1)	Semi-Detached				
Regulations						
4.8.2.16.2	4.8.2.16.2 Semi-Detached:					
	(1)	minimum lot area	- interior lot	300 m^2		
	(2)	minimum front ya	rd	6.0 m		
	(3)	minimum interior	side yard - unattached sid	le 0.9 m		

4.8.2.17	Except	ion: RM1-17	Map # 44W, 45E	By-law: 0379- 0174-2017, 01 Order 2019 Fe	81-2018/LPAT		
	In a RM1-17 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:						
Regulations							
4.8.2.17.1		ions contained in Sul	comply with the R11 zone bsection 4.4.1 of this By-law				
	(1)	maximum lot coverage - where the width of the garage is 5.0 m or less, measured from the outside of opposite exterior walls or from the outside of an exterior wall to the midpoint of an interior wall					
	(2)	maximum projectio main front entrane	on of a garage beyond the ce		7.0 m		
4.8.2.17.2	Semi-I	Detached:					
	(1)	minimum lot area	- interior lot		225 m^2		
	(2)	minimum lot area	- corner lot		300 m^2		
	(3)	minimum front yaı	rd		4.5 m		
	(4)	minimum exterior	side yard		4.5 m		
	(5)	minimum interior	side yard - unattached side		0.9 m		

Exception RM1-17 continued on next page

4.8.2.17	Ехсер	Exception: RM1-17		Map # 44W, 45E	By-law: 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15	
Exception R	M1-17 c	ontinued	l from prev	ious page		
4.8.2.17.2 (continued)	(6)	maxin	num lot cov e	erage:		
		(6.1)	1.0 m bey beyond th	e garage does not project more yound the main entry feature on the main front entrance or a hat the first storey or	r 2.5 m	45%
		(6.2)	measured walls or f	e width of the garage is 5.0 m of from the outside of opposite error the outside of an exterior point of an interior wall or	exterior	45%
		(6.3)	all other l	ots		40%
	(7)		num projecti front entra	ion of a garage beyond the nce		7.0 m
	(8)	where entrai storey	the garage ace, the gara	mi-detached more than one storey in height, he garage projects beyond the main front ce, the garage shall be covered by a second which may be set back a maximum of 2.5 m a garage face.		
	(9)	maxin	num porch a	area in a front yard - interior	lot	12 m^2
	(10)		num total po - corner lot	orch area in front and exterior	side	20 m^2
	(11)		_	ches in front and exterior side from the calculation of lot cov	-	
	(12)			ngs and structures shall not be or exterior side yard	located	
	(13)	minim	um setback	to garage face		6.0 m

4.8.2.18	Exception: RM1-18	Map # 09	By-law: 0181-2018/LPAT Order 2019 February 15
	one the permitted uses and ap following uses /regulations sl	pplicable regulations shall be a	as specified for a RM1 zone
Regulations			
4.8.2.18.1	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of th	is
4.8.2.18.2	Maximum number of detacl	hed dwelling units	8
4.8.2.18.3	Maximum number of semi-	detached dwelling units	4
4.8.2.18.4	Minimum setback to garag	road 6.0 m	
4.8.2.18.5	Maximum height - highest sloped roof	ridge:	9.5 m
4.8.2.18.6	Maximum height of eaves: from average grade to low	er edge of the eaves	3.7 m
4.8.2.18.7	Height of all buildings and established grade	structures shall be measured	from
4.8.2.18.8	8.2.18.8 Maximum number of storeys		
4.8.2.18.9	Minimum number of parki	2	
4.8.2.18.10	2.18.10 Minimum number of visitor parking spaces		
4.8.2.18.11	All site development plans of this Exception	shall comply with Schedule R	M1-18



Schedule RM1-18 Map 09

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4.8.2.19	Exception: RM1-19	Map # 39E, 45W	By-law:		
In a RM1-19 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply: Regulation					
4.8.2.19.1 A detached dwelling shall comply with the R3 zone regulations contained in Subsection 4.2.1 of this By-law					

4.8.2.20	Exception: RM1-20	Map # 16, 27	By-law: 0174-2017		
In a RM1-20 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:					
Additional Per	mitted Use				
4.8.2.20.1	(1) Linked Dwelling				
Regulation	Regulation				
4.8.2.20.2	2.20.2 A linked dwelling shall comply with the RM1 zone regulations for a semi-detached contained in Subsection 4.8.1 of this By-law				

4.8.2.21	Excep	otion: RM1-21	Map # 30	By-law: 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15	
		permitted uses and a ing uses /regulations s		s shall be as specified for a RM1 zone	
Additional Po	ermitted	l Use			
4.8.2.21.1	(1)	Linked Dwelling			
Regulations					
4.8.2.21.2	Detac	ched Dwelling:			
	(1)	minimum lot area	- interior lot	275 m ²	
	(2)	minimum lot front	tage	9.0 m	
	(3)	maximum drivewa	maximum driveway width		
	(4)	minimum front ya	minimum front yard		
	(5)	minimum exterior	minimum exterior side yard		
	(6)	minimum setback to garage face 6.0 m			
4.8.2.21.3	Semi-	Detached:			
	(1)	minimum lot area	- interior lot	275 m ²	
	(2)	minimum lot area	- corner lot	350 m^2	
	(3)	minimum front ya	rd	4.5 m	
	(4)	minimum exterior	side yard	4.5 m	
	(5)	minimum setback t	to garage face	6.0 m	
4.8.2.21.4		xed dwelling shall co semi-detached contain t that:		_	
	(1)	minimum lot area	- interior lot	275 m ²	
	(2)	minimum lot area	- corner lot	350 m^2	
	(3)	minimum front ya	ard	4.5 m	
	(4)	minimum exterior	side yard	4.5 m	
	(5)	minimum setback t	to garage face	6.0 m	

4.8.2.22	Excep	tion: RM1-22	Map # 21	0055-20	0325-2008, 009, 0181-2018/LPAT 019 February 15
		applicable regulation ions shall apply:	s shall be as specified for a F	RM1 zone	except that the
Permitted Us	e				
4.8.2.22.1	Lands	zoned RM1-22 shall	only be used for the following	ng:	
	(1)	Double Duplex Dw	relling		
Regulations					
4.8.2.22.2		tions contained in Su	shall comply with the RM7 zo bsection 4.13.1 of this By-law		
	(1)	_	Article 4.1.9.3 and Lines 12.2 4.13.1 of this By-law shall no		
	(2)	maximum number ozoned RM1-22	of dwelling units on all land	s	4
	(3)	maximum lot cover	rage		30% of the lot area
	(4)	maximum gross flo	or area		400 m^2
	(5)	minimum area used	l for tenant facilities		166 m^2
	(6)	minimum landscap	oed area		40% of the lot area
	(7)	minimum front yaı	rd		15.0 m
	(8)	minimum interior	side yard		1.7 m
	(9)	minimum rear yar	d		11.0 m
	(10)	maximum height : highest ridge of a s	sloped roof		10.7 m
	(11)	minimum number o	of resident parking spaces po	er	1.36
	(12)	minimum number o	of visitor parking spaces per	•	0.20
	(13)	no dwelling units , below grade	or portions thereof, shall be l	ocated	
	(14)	the centre line of jo	nant facilities shall be measurint interior partitions and frowalls of the building or stru cture.	m the	
	(15)	divided horizontally dwelling units, each	welling" means a building they and vertically into four separate hat is eithough a common vestibule	arate	
	(16)	structure used for	means any part of a building furnace rooms, laundry room oms or general storage rooms	ıs,	
	(17)	each storey above of between the exterior building or structu exclusive of any pa	means the aggregate of the appropriate of the aggregate of the property of the building or structure, stairs or garbage storage	measured f the	
	(18)	minimum lot front	age		18.0 m
	(19)	maximum area of a	deck above an attached gara	age	10 m^2
	(20)	maximum drivewa	y width		Lesser of 8.5 m or 50% of lot frontage
	(21)	minimum aisle wid	th		6.0 m

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4.8.2.23	Except	ion: RM1-23	Map # 57	0174-20	0325-2008, 017, 0181-2018/LPAT 019 February 15
		permitted uses and a ng uses /regulations s	pplicable regulations shall be a hall apply:	as specifi	ed for a RM1 zone
Regulations					
4.8.2.23.1		ched dwelling shall comply with the R7 zone regulations ed in Subsection 4.3.1 of this By-law except that:			
	(1)		of a detached dwelling to all la ocated east of Longford Drive		11.0 m
	(2)	maximum garage we measured from the	width: inside face of the garage side	walls	6.1 m
4.8.2.23.2	Semi-I	Detached:			
	(1)	the regulations of L this By-law shall no	Line 5.0 contained in Table 4.8 ot apply	.1 of	
	(2)	minimum lot area	- interior lot		220 m^2
	(3)	minimum lot area	- corner lot		300 m^2
	(4)	minimum lot front	age - interior lot		8.7 m
	(5)	minimum lot front	age - corner lot		10.2 m
	(6)	maximum gross flo	oor area- residential		0.75 times the lot area
	(7)	minimum front yan adjacent the front l	rd - lots without a municipal s lot line	idewalk	3.5 m
	(8)	minimum front ya	rd - all other lots		4.5 m
	(9)		side yard - lots without a mur he exterior side lot line	nicipal	3.5 m
	(10)		side yard - lots adjacent to a so width of less than 17.0 m	street	1.8 m
	(11)	minimum exterior	side yard - all other lots		4.5 m
	(12)	minimum interior	side yard - unattached side		1.2 m
	(13)	minimum rear yard minimum rear yar	- where lot abuts a lot with a d of 7.5 m		6.0 m
	(14)	minimum rear yar of the subject lot m	lot to the rear of the subject lod of 7.0 m, the minimum rear hay be reduced to 6.0 m for a of the width of the rear wall of	yard	
	(15)	minimum rear yar	d - all other lots		7.0 m
	(16)		of a semi-detached to all lands located east of Longford Drive		11.0 m
	(17)	minimum setback t	o garage face		5.8 m
	(18)	minimum setback t	o a sight triangle		0.0 m
	(19)	maximum encroach required front yard	nment of a porch or balcony in	nto	2.0 m
	(20)	maximum encroach required exterior s	nment of a porch or balcony in ide yard	nto	2.0 m
	(21)		on of a garage beyond either the ce or beyond the main entry f		2.5 m
	(22)	•	y feature has been provided, the on of a garage beyond a ce	he	5.0 m

Exception RM1-23 continued on next page

4.8.2.23	Excep	tion: RM1-23	Map # 57	By-law: 0325-2008, 0174-2017, 0181-2018/LPAT Order 2019 February 15		
Exception RN	Exception RM1-23 continued from previous page					
4.8.2.23.2 (continued)	(23)	where the garage ; entrance , the gara	ed more than one storey in heiprojects beyond the main from age shall be covered by a second be set back a maximum of 2.5	t nd		
	(24)	maximum drivew	ay width - interior lot	4.3 m		
	(25)	maximum drivew	ay width - corner lot	4.7 m		
	(26)	maximum garage measured from the	width: e inside face of the garage side	3.8 m walls		
	(27)	detached garage s	hall not be permitted			

4.8.2.24	Excep	otion: RM1-24		By-law: 0455-2007, 0174-2017, 0181-2018/LPAT Order 2019 February 15
		permitted uses and a ing uses /regulations s	pplicable regulations shall be as hall apply:	specified for a RM1 zone
Regulations				
4.8.2.24.1			comply with the R7 zone regula 3.1 of this By-law except that:	ations
	(1)	minimum lot area	- interior lot	275 m^2
	(2)	minimum lot front	age - interior lot	9.75 m
	(3)	minimum lot front	age - corner lot	13.0 m
	(4)	maximum drivewa	y width	6.5 m
	(5)	maximum garage we measured from the	width: inside face of the garage side w	5.5 m
	(6)	minimum setback of Boulevard	of a lot to Winston Churchill	108.0 m
	(7)	on top of an attache	naximum area of 10 m ² is permitted garage provided that the balc ore than 1.0 m beyond the garag	eony
4.8.2.24.2	Semi-	Detached:		
	(1)	•	ines 5.0 and 11.0 contained in By-law shall not apply	
	(2)	minimum lot area	- interior lot	220 m^2
	(3)	minimum lot area	- corner lot	252 m^2
	(4)	minimum lot front	age - interior lot	8.5 m
	(5)	minimum lot front	age - corner lot	9.75 m
	(6)	minimum front ya n adjacent the front l	rd - lots with a municipal sidew of line	alk 4.5 m
	(7)	minimum front ya n adjacent the front l	rd - lots without a municipal sid lot line	ewalk 3.5 m
	(8)		side yard - lots with a adjacent the exterior side lot li	4.5 m
	(9)		side yard - lots without a munic he exterior side lot line	cipal 3.5 m
	(10)	minimum setback t	o garage face	5.8 m

Exception RM1-24 continued on next page

4.8.2.24	Excep	tion: RM1-24	Map # 57	By-law: 0455- 0174-2017, 01 Order 2019 Fe	181-2018/LPAT
Exception RM	11-24 co	ontinued from previo	ous page		
4.8.2.24.2 (continued)	(11)	minimum interior s	side yard - unattached side		1.2 m
	(12)	minimum rear yard	d		7.0 m
	(13)	maximum encroach required front or ex	ment of a porch or balcony i	nto	2.0 m
	(14)	minimum setback to	a sight triangle		0.0 m
	(15)	1 3	n of a garage beyond either the or beyond the main entry to		2.5 m
	(16)		y feature has been provided, to nof a garage beyond a main		5.0 m
	(17)	where the garage pentrance, a minimum easured from the be covered by a sec	d more than one storey in hei rojects beyond the main fron am of 75% of the width of the inside face of the garage walls ond storey which may be set from the garage face	t g arage , s, shall	
	(18)	maximum drivewa ;	y width - interior lot		4.3 m
	(19)	maximum drivewa ;	y width - corner lot		4.7 m
	(20)	maximum garage v	vidth:		3.8 m
		measured from the	inside face of the garage side	walls	
	(21)	attached garage is r	required		
	(22)	detached garage sh	all not be permitted		
	(23)	top of an attached g	aximum area of 10 m ² is perm arage provided that the balco re than 1.0 m beyond the gar	ony	

4.8.2.25	Excep	tion: RM1-25	Map # 57	By-law: 0117-2014, 0174-2017, 0181-2018/LPAT Order 2019 February 15
		permitted uses and a ng uses /regulations s	pplicable regulations shall be shall apply:	as specified for a RM1 zone
Regulations				
4.8.2.25.1		ached dwelling shall ned in Subsection 4.3	comply with the R7 zone reg 3.1 of this By-law	ulations
4.8.2.25.2	Semi-	Detached:		
	(1)		ines 5.0 and 11.0 contained in By-law shall not apply	n
	(2)	minimum lot area	- interior lot	190 m²
	(3)	minimum lot area	- corner lot	252 m²
	(4)	minimum lot fron	tage - interior lot	7.5 m
	(5)	minimum lot fron	tage - corner lot	9.5 m
	(6)	minimum front ya sidewalk adjacent	ard - lots without a municipal the front lot line	3.5 m
	(7)	_	ard - lots without a municipal the exterior side lot line	3.5 m
	(8)	minimum setback	to the garage face	5.8 m
	(9)	minimum exterior	side yard - lots abutting a st	reet 1.8 m
	(10)	minimum interior	side yard - unattached side	1.2 m
	(11)	minimum rear ya ı	rd	6.0 m
	(12)		hment of a porch or balcony t or exterior side yard	2.0 m
	(13)		on of a garage beyond either nce or beyond the main entry	
	(14)		ry feature has been provided, ection of a garage beyond a nce	5.0 m
	(15)	where the garage entrance , the gar	ed more than one storey in he projects beyond the main from age shall be covered by a second be set back a maximum of 2 ace	nt ond
	(16)	maximum drivew	ay width - interior lot	4.5 m
	(17)	maximum drivew	ay width - corner lot	5.0 m
	(18)	maximum garage measured from the	width: e inside face of the garage sid	3.8 m e walls
	(19)	detached garage s	shall not be permitted	

4.8.2.26	Exception: RM1-26	Map # 06, 07, 12, 13	By-law: 0171-2015/ OMB Order 2016 April 04, 0193-2016/OMB Order 2017 May 30		
In a RM1-26 zone the permitted uses and applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:					
Regulations					
4.8.2.26.1	Maximum height - highest sloped roof	ridge:	9.5 m		
4.8.2.26.2	Maximum height: flat roof		7.5 m		
4.8.2.26.3	Maximum height of eaves: from average grade to low	er edge of eaves	6.4 m		
4.8.2.26.4	Maximum dwelling unit de	epth	20.0 m		

4.8.2.27	Exception: RM1-27	Map # 48E, 48W	By-law: 0225-2016, 0174-2017			
	In a RM1-27 zone the applicable regulations shall be as specified for a RM1 zone except that the following uses /regulations shall apply:					
Permitted Use	s					
4.8.2.27.1	4.8.2.27.1 Lands zoned RM1-27 shall only be used for the following:					
 (1) Detached dwelling in compliance with the R4-64 zone regulations (2) Semi-Detached 						

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4.8.3 RM2 Exception Zones

Refer to Article 1.1.2.3 - Exception Zones and Exception Zone Schedules

4.8.3.1	Exception: RM2-1	Map # 25, 26, 27	By-law:		
In a RM2-1 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Regulation					
4.8.3.1.1	Minimum front yard		7.5 m		

4.8.3.2	Excep	tion: RM2-2	Map # 21, 26, 27, 28, 30, 55, 56	By-law:
In a RM2-2 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:				
Regulations				
4.8.3.2.1	Detac	hed Dwelling:		
	(1)	minimum lot area	- interior lot	275 m^2
	(2)	minimum lot front	age - interior lot	9.0 m
	(3)	maximum gross fl o	or area - residential	0.6 times the lot area

4.8.3.3	Exception: RM2-3	Map # 36W, 39W, 55	By-law: 0174-2017	
In a RM2-3 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:				
Regulations				
4.8.3.3.1	Minimum setback to all lands zoned E2-1 15.0 m			
4.8.3.3.2	Minimum setback of detached dwelling and semi-detached to Thomas Street, Winston Churchill Boulevard and Erin Centre Boulevard			
4.8.3.3.3	Minimum setback to Derry	13.5 m		
4.8.3.3.4	Maximum encroachment of a porch into the Winston Churchill 1.8 m Boulevard and Erin Centre Boulevard setbacks			

4.8.3.4	Exception: RM2-4	Map # 20, 26, 29, 30, 46W, 55	By-law: 0174-2017		
In a RM2-4 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Additional Per	mitted Use				
4.8.3.4.1	4.8.3.4.1 (1) Linked Dwelling				
Regulation					
4.8.3.4.2	4.2 A linked dwelling shall comply with the RM2 zone regulations for a semi-detached contained in Subsection 4.8.1 of this By-law				

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4.8.3.5	Exception: RM2-5	Map # 36W, 45W, 53E	By-law:		
In a RM2-5 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply: Regulations					
4.8.3.5.1 Minimum exterior side yard - all corner lots abutting Bristol Road East 4.5 m					
4.8.3.5.2	Minimum exterior side yar	rd - all other corner lots	3.0 m		

4.8.3.6	Excep	Exception: RM2-6		Map # 44W	By-law: 0174 0181-2018/Ll 2019 Februar	PAT Order
In a RM2-6 zo except that the				plicable regulations sha hall apply:	ll be as specified for a	a RM2 zone
Regulations						
4.8.3.6.1		tions conta	_	comply with the R11 zo absection 4.4.1 of this By		
	(1)	minimur	n setback t	to garage face		7.0 m
4.8.3.6.2	Semi-	Detached:				
	(1)	maximu	m lot cove	rage:		
		(1.1)	1.0 m be 2.5 m be	ne garage does not projectly ond the main entry feetyond the main front er le room on the first sto	ature or atrance or a	45%
		(1.2)		ne width of the garage is ad from the inside face of ls or		45%
		(1.3)	all other	lots		40%
	(2)	where the	e garage pe, the gara which may	ed more than one storey projects beyond the main age shall be covered by a be set back a maximum	n front a second	
	(3)	minimur	n setback t	to garage face		7.0 m
	(4)	minimur	n setback t	to a sight triangle		0.0 m
	(5)	maximu	m drivew a	ny width		3.8 m
	(6)	maximu	m porch a	rea in a front yard - int	erior lot	12 m^2
	(7)		m total po i	rch area in front and ex	terior side	20 m^2
	(8)		-	ches in front and exterior com the calculation of lo	•	
	(9)	a detach	ed garage	is not permitted		

4.8.3.7	Excep	tion: RM2	2-7	Map # 44W	By-law: 01′ 0181-2018/ 2019 Febru	LPAT Order
In a RM2-7 zo except that the				plicable regulations shall be hall apply:	as specified fo	r a RM2 zone
Regulations						
4.8.3.7.1			_	comply with the R11 zone bsection 4.4.1 of this By-law	V	
4.8.3.7.2	Semi-	Detached	l:			
	(1)	maxim	um lot cove	erage:		
		(1.1)	1.0 m bey beyond th	e garage does not project mo yond the main entry feature he main front entrance or a te room on the first storey o	e or 2.5 m	45%
		(1.2)		e width of the garage is 3.8 the from the inside face of the start or		45%
		(1.3)	all other l	lots		40%
	(2)	where to entrance storey	he garage p ce, the gara	elling more than one storey projects beyond the main from ge shall be covered by a section be set back a maximum of 2	ont ond	
	(3)	minimu	m setback t	o a sight triangle		0.0 m
	(4)	maximu	ım drivewa	y width		3.8 m
	(5)	maximu	ım porch aı	rea in a front yard - interio	r lot	12 m^2
	(6)		ım total por corner lot	rch area in front and exterio	or side	20 m^2
	(7)			hes in front and exterior signs of the calculation of lot co		
	(8)	a detacl	ned garage	is not permitted		

4.8.3.8	Excep	tion: RM2-8	Map # 39E	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15
In a RM2-8 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:				
Regulations				
4.8.3.8.1	Semi-	Detached:		
	(1)	minimum lot area	- corner lot	240 m^2
	(2)	minimum lot front	age - interior lot	9.0 m
	(3)	minimum lot front	age - corner lot	10.0 m
	(4)	minimum interior	side yard - unattached side	1.2 m
	(5)	minimum exterior	side yard	3.0 m
	(6)	minimum rear yar	d	6.0 m
	(7)	minimum setback t	o garage face	7.0 m

4.8.3.9	Exception: RM2-9	Map # 39E	By-law: 0181-2018/LPAT Order 2019 February 15	
In a RM2-9 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:				
Regulation				
4.8.3.9.1	Minimum setback to garage	e face	7.0 m	

4.8.3.10	Exception: RM2-10	Map # 22	By-law: 0174-2017		
In a RM2-10 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Permitted Use					
4.8.3.10.1	Lands zoned RM2-10 shall only be used for the following:				
	(1) Semi-Detached				
Regulations					
4.8.3.10.2	Minimum exterior side yar	·d	3.5 m		
4.8.3.10.3	The area of all porches in front and exterior side yards shall be excluded from the calculation of lot coverage				

4.8.3.11	Exception: RM2-11	Map # 22	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15			
	In a RM2-11 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Permitted Us	e					
4.8.3.11.1	Lands zoned RM2-11 shall only be used for the following:					
	(1) Semi-Detached					
Regulations						
4.8.3.11.2	Minimum exterior side ya	rd	3.5 m			
4.8.3.11.3	Maximum driveway width		3.8 m			
4.8.3.11.4	The area of all porches in front and exterior side yards shall be excluded from the calculation of lot coverage					
4.8.3.11.5	Minimum setback to garage face 7.0 m					

4.8.3.12	Exception: RM2-12	Map # 10	By-law: 0174-2017		
In a RM2-12 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Permitted Use					
4.8.3.12.1	Lands zoned RM2-12 shall	only be used for the following	z:		
	(1) Semi-Detached				
Regulations					
4.8.3.12.2	Minimum front yard		9.5 m		
4.8.3.12.3	Minimum exterior side yard 3.5 m				
4.8.3.12.4	Maximum driveway width 3.8 m				

4.8.3.13	Exception: RM2-13	Map # 53E, 53W	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15				
following uses	In a RM2-13 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Permitted Use							
4.8.3.13.1	Lands zoned RM2-13 shall	only be used for the following	ā.				
	(1) Semi-Detached						
Regulations							
4.8.3.13.2	Minimum lot area - interio	or lot	240 m^2				
4.8.3.13.3	Minimum lot area - corner lot 320 m ²						
4.8.3.13.4	Minimum lot frontage - in	terior lot	9.0 m				
4.8.3.13.5	Minimum lot frontage - corner lot 12.0 m						
4.8.3.13.6	Minimum front yard 3.65 m						
4.8.3.13.7	Minimum exterior side yaı	rd	3.65 m				
4.8.3.13.8	Minimum setback to garag	e face	4.5 m				

4.8.3.14	Exception: RM2-14	Map # 53E, 53W	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15			
	In a RM2-14 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Permitted Use	2					
4.8.3.14.1	Lands zoned RM2-14 shall	only be used for the following				
	(1) Semi-Detached					
Regulations						
4.8.3.14.2	Minimum lot area - interio	or lot	240 m^2			
4.8.3.14.3	Minimum lot area - corner	· lot	320 m^2			
4.8.3.14.4	Minimum lot frontage - in	terior lot	9.0 m			
4.8.3.14.5	Minimum lot frontage - co	rner lot	12.0 m			
4.8.3.14.6	Minimum front yard 3.65 m					
4.8.3.14.7	Minimum exterior side yaı	rd	3.65 m			
4.8.3.14.8	Minimum setback to garag	e face	5.5 m			

4.8.3.15	Exception: RM2-15	Map # 53E	By-law: 0174-2017				
	In a RM2-15 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Permitted Use							
4.8.3.15.1	Lands zoned RM2-15 shall only be used for the following:						
	(1) Semi-Detached						
Regulations							
4.8.3.15.2	Minimum exterior side yar	·d	2.45 m				
4.8.3.15.3	•	chment of a bay window and bundation, into an exterior sid	0.5 m le yard				

4.8.3.16	Excep	otion: RM2-16	Map # 37W	By-law: 0174-2017			
	In a RM2-16 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Regulations							
4.8.3.16.1	Semi-	Detached:					
	(1)	minimum lot area	- interior lot	240 m^2			
	(2)	minimum lot area	- corner lot	320 m^2			
	(3)	minimum lot front	age - interior lot	9.0 m			
	(4)	minimum lot front	age - corner lot	12.0 m			
	(5)	minimum exterior	side yard	3.0 m			

4.8.3.17	Exception: RM2-17	Map # 38E	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15				
	In a RM2-17 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Permitted Use	e						
4.8.3.17.1	Lands zoned RM2-17 shall	only be used for the following	ng:				
	(1) Semi-Detached						
Regulations							
4.8.3.17.2	Maximum lot coverage		50%				
4.8.3.17.3	Minimum lot area - corner	· lot	260 m^2				
4.8.3.17.4	Minimum lot frontage - in	terior lot	6.1 m				
4.8.3.17.5	Minimum lot frontage - co	rner lot	8.2 m				
4.8.3.17.6	Minimum interior side yar	d - unattached side	1.2 m				
4.8.3.17.7	Minimum exterior side yaı	rd	3.0 m				
4.8.3.17.8	Minimum setback to garage face 7.0 m						
4.8.3.17.9	The areas of all porches in be excluded from the calcul	front and exterior side yard ation of lot coverage	ds shall				
4.8.3.17.10	Maximum driveway width	3.8 m					
4.8.3.17.11	Maximum driveway width	- corner lot	5.0 m				

4.8.3.18	Exception: RM2-18	Map # 57, 58	By-law: 0449-2007, 0174-2017, 0181-2018/LPAT Order 2019 February 15					
	In a RM2-18 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:							
Permitted Us	e							
4.8.3.18.1	Lands zoned RM2-18 shall	l only be used for the following	g:					
	(1) Semi-Detached							
Regulations								
4.8.3.18.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of th	is					
4.8.3.18.3	Minimum lot area - interior lot 215 m ²							
4.8.3.18.4	Minimum lot area - corner lot 300 m ²							
4.8.3.18.5	Minimum lot frontage - interior lot 7.2 m							
4.8.3.18.6	Minimum lot frontage - corner lot 10.2 m							
4.8.3.18.7	Minimum front yard - lots without a municipal sidewalk 3.5 adjacent the front lot line							
4.8.3.18.8	Minimum exterior side yard - lots without a municipal sidewalk adjacent the exterior side lot line 3.5							
4.8.3.18.9	Minimum exterior side yard - lots abutting a street with a right-of-way width less than 17.0 m							
4.8.3.18.10	Minimum setback to garaş	5.8 m						
4.8.3.18.11	Minimum interior side ya	rd - unattached side	1.2 m					

Exception RM2-18 continued on next page

4.8.3.18	Exception: RM2-18	Map # 57, 58	By-law: 0449-2007, 0174-2017, 0181-2018/LPA7 Order 2019 February 15		
Exception RI	M2-18 continued from previ	ious page			
4.8.3.18.12	Minimum setback to a sigh	nt triangle	0.0 m		
4.8.3.18.13		Maximum encroachment of a porch or balcony into required 2.0 m front or exterior side yard			
4.8.3.18.14	Maximum projection of a garage beyond either the main front entrance or beyond the main entry feature where provided				
4.8.3.18.15	Where a main entry feature has been provided, the maximum 5.0 m projection of a garage beyond a main front entrance				
4.8.3.18.16	For a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face				
4.8.3.18.17	Maximum driveway width - interior lot 4.3 m				
4.8.3.18.18	Maximum driveway width - corner lot 4.7 m				
4.8.3.18.19	Maximum garage width: 3.8 m measured from the inside face of the garage side walls				
4.8.3.18.20	Detached garage shall not	be permitted			

4.8.3.19	Exception: RM2-19	Map # 57	By-law: 0174-201 0181-2018/LPAT 2019 February 15	Order		
	cone the applicable regulations/regulations shall apply:	ns shall be as specified	for a RM2 zone except tha	t the		
Permitted Us	es					
4.8.3.19.1	Lands zoned RM2-19 shall	ll only be used for the	Following:			
		compliance with the pr le 2.1.9.1 of this By-la				
Regulations						
4.8.3.19.2	The regulations of Line 5.0 contained in Table 4.8.1 of this By-law shall not apply					
4.8.3.19.3	Minimum front yard - lot adjacent the front lot line	Minimum front yard - lots without a municipal sidewalk 3.5 m adjacent the front lot line				
4.8.3.19.4	Minimum exterior side yard - lots without a municipal sidewalk adjacent the exterior side lot line 3.5 m					
4.8.3.19.5	Minimum exterior side yard - lots abutting a street with a right- of-way width less than 17.0 m					
4.8.3.19.6	Minimum exterior side yard with a 0.3 m reserve along the 4.2 m exterior side lot line					
4.8.3.19.7	Minimum setback to garage face 5.8 m					
4.8.3.19.8	Minimum setback to a sight triangle 0.0 m					
4.8.3.19.9	Maximum encroachment of a porch or balcony into required 2.0 m front and exterior side yard					
4.8.3.19.10	Maximum projection of a garage beyond either the main front entrance or beyond the main entry feature where provided 2.5 m					

Exception RM2-19 continued on next page

4.8.3.19	Exception: RM2-19	Map # 57	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15		
Exception RI	M2-19 continued from previo	ous page			
4.8.3.19.11	Where a main entry feature has been provided, the maximum projection of a garage beyond a main front entrance 5.0 m				
4.8.3.19.12	For a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face				
4.8.3.19.13	Maximum driveway width - interior lot 4.3 m				
4.8.3.19.14	Maximum driveway width - corner lot 4.7 m				
4.8.3.19.15	Maximum garage width: 3.8 m measured from the inside face of the garage side walls				
4.8.3.19.16	Detached garage shall not b	pe permitted			

4.8.3.20	Exception: RM2-20	Map # 36W	By-law: 0174-2017			
In a RM2-20 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Permitted Use	e					
4.8.3.20.1	Lands zoned RM2-20 shall only used for the following:					
	(1) Semi-Detached					
Regulations						
4.8.3.20.2	Minimum lot frontage - int	terior lot	7.5 m			
4.8.3.20.3	Minimum lot frontage - co	rner lot	9.5 m			
4.8.3.20.4	Minimum front yard		9.5 m			
4.8.3.20.5	Minimum exterior side yar	·d	2.9 m			

4.8.3.21	Excep	Exception: RM2-21		Map # 44W	By-law: 017 0181-2018/J 2019 Februa	LPAT Order
In a RM2-21 except that the				pplicable regulations s hall apply:	hall be as specified fo	or a RM2 zone
Regulations						
4.8.3.21.1			_	comply with the R11 bsection 4.4.1 of this I		
	(1)		m projection	on of a garage beyond	the	7.0 m
4.8.3.21.2	Semi-	-Detached	:			
	(1)	maximu	m lot cove	rage:		
		(1.1)	1.0 m be 2.5 m be	ne garage does not propeyond the main entry beyond the main front of the room on the first st	feature or entrance or a	45%
		(1.2)	measure exterior	ne width of the garage d from the outside of cowalls or from the outsiwall to the midpoint of	opposite ide of an	45%
		(1.3)	all other	lots		40%
	(2)	minimu	m front ya	rd		9.0 m
	(3)	minimu	m exterior	side yard		9.0 m
	(4)	where the	ne garage p e , the gara which may l	ed more than one store projects beyond the mage shall be covered by the set back a maximum	a second	
	(5)		m projection	on of a garage beyond ace	the	7.0 m
	(6)	maximu	m porch a	rea in a front yard - i r	nterior lot	12 m^2
	(7)		m total po i corner lot	rch area in front and e	exterior side	20 m^2
	(8)		_	thes in front and exter from the calculation of	-	
	(9)			gs and structures shall or exterior side yard	not be located	

4.8.3.22	Exception: RM2-22	Map # 56	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15				
	In a RM2-22 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Regulations							
4.8.3.22.1	Minimum setback to garag	7.0 m					
4.8.3.22.2	Minimum parking spaces	3					
4.8.3.22.3	Detached Dwelling :						
	(1) maximum garage measured from the	5.7 m walls					
4.8.3.22.4	Semi-Detached:						
	conditioning unit of	breast, porch , central air r heat pump are not permitted e required interior or s	to				

4.8.3.23	Exception: RM2-23		By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15, 0143-2021		
	one the applicable regulation regulations shall apply:	as shall be as specified for a RM	2 zone except that the		
Permitted Use	•				
4.8.3.23.1	Lands zoned RM2-23 shall	only be used for the following:			
	(1) Semi-Detached				
Regulations					
4.8.3.23.2	The regulations of Line 5.0 contained in Table 4.8.1 of this By-law shall not apply				
4.8.3.23.3	Minimum setback to garage face 7.0 m				
4.8.3.23.4	Minimum setback to a sight triangle 0.0 m				
4.8.3.23.5	Maximum encroachment of a porch or balcony into minimum 2.0 m required front or exterior side yard				
4.8.3.23.6	Maximum projection of a garage beyond either the main front entrance or beyond the main entry feature where provided 3.5 m				
4.8.3.23.7	Maximum setback of the main front entrance from the garage face where a main entry feature is provided				
4.8.3.23.8	Maximum driveway width	3.8 m			
4.8.3.23.9	Maximum garage width: 3.8 m measured from the inside face of the garage side walls				
4.8.3.23.10	Detached garage shall not be permitted				

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4.8.3.24	Excep	otion: RM2-24	Map # 55	0181-20	0174-2017, 018/LPAT Order bruary 15	
		e permitted uses and a ing uses /regulations s	pplicable regulations sh hall apply:	all be as specifi	ed for a RM2 zone	
Regulations						
4.8.3.24.1	Minir	num setback to garag	ge face		7.0 m	
4.8.3.24.2		ximum encroachment of a porch or deck including landings 2.5 m stairs into the required rear yard			2.5 m	
4.8.3.24.3	Detac	Detached Dwelling:				
	(1)	minimum lot area - interior lot			270 m^2	
	(2)	maximum lot coverage			43%	
	(3)	maximum driveway width			5.6 m	
	(4)	maximum garage width: measured from the inside face of the garage side walls			5.6 m	
4.8.3.24.4	Semi-	-Detached:				
	(1)	the regulations of Line 5.0 contained in Table 4.8.1 of this By-law shall not apply				
	(2)	maximum gross floor area - residential			0.75 times the lot area	
	(3)	maximum drivewa	y width		3.8 m	
	(4)	maximum garage width: measured from the inside face of the garage side walls			3.8 m	

4.8.3.25	Except	ion: RM2-25	Map # 55	By-law: 0174-2017		
	In a RM2-25 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Regulations						
4.8.3.25.1	5.1 Semi-Detached:					
	(1)	the regulations of L this By-law shall no	ine 5.0 contained in Table 4.8 ot apply	.1 of		
	(2)	maximum gross flo	oor area - residential	0.75 times the lot area		
	(3)		nment of porch or deck includinto the required rear yard	ing 2.5 m		

4.8.3.26	Exception: RM2-26	Map # 37W	By-law:		
In a RM2-26 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Regulation					
4.8.3.26.1	4.8.3.26.1 Detached Dwelling :				
	(1) maximum lot cover	rage	45%		

4.8.3.27	Exception: RM2-27	Map # 57	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15			
	zone the applicable regulatior s/regulations shall apply:	ns shall be as specified for a F	RM2 zone except that the			
Permitted Us	e					
4.8.3.27.1	Lands zoned RM2-27 shall	only be used for the following	ng:			
	(1) Semi-Detached					
Regulations						
4.8.3.27.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of t	this			
4.8.3.27.3	Minimum front yard - lots adjacent the front lot line	Minimum front yard - lots without a municipal sidewalk 3.5 m adjacent the front lot line				
4.8.3.27.4	Minimum exterior side yard - lots without a municipal sidewalk adjacent the exterior side lot line 3.5 m					
4.8.3.27.5	Minimum exterior side yard - lots with a 0.3 m reserve along the exterior side lot line 4.2 m					
4.8.3.27.6	Minimum setback to garage face 4.0 m					
4.8.3.27.7	Minimum setback to a sight triangle 0.0 m					
4.8.3.27.8	Maximum encroachment of a porch or balcony into the required 2.0 m front and exterior side yard					
4.8.3.27.9	Maximum projection of a garage beyond either the main front entrance or beyond the main entry feature where provided 2.5 m					
4.8.3.27.10	Where a main entry feature has been provided, the maximum projection of a garage beyond a main front entrance 5.0 m					
4.8.3.27.11	For a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face					
4.8.3.27.12	Maximum driveway width	4.3 m				
4.8.3.27.13	Maximum driveway width - corner lot 4.7 m					
4.8.3.27.14	Maximum garage width: measured from the inside face of the garage side walls					
4.8.3.27.15	Detached garage shall not	be permitted				

4.8.3.28	Exception: RM2-28	Map # 55	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15			
	In a RM2-28 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Permitted Use	,					
4.8.3.28.1	Lands zoned RM2-28 shall only be used for the following:					
	(1) Semi-Detached					
Regulations						
4.8.3.28.2	Minimum setback of a semi-detached to the garage face 5.0 m					
4.8.3.28.3	Minimum setback of a semi-detached to Tenth Line West 4.5 m					
4.8.3.28.4	Maximum driveway width 5.2 m					
4.8.3.28.5	Maximum garage width: 5.2 m measured from the inside face of the garage side walls					

4.8.3.29	Excep	tion: RM2-29		By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15, 0143-2021			
		permitted uses and a ng uses /regulations s	pplicable regulations shall be as hall apply:	specified for a RM2 zone			
Regulations							
4.8.3.29.1		A detached dwelling shall comply with the R7 zone regulations contained in Subsection 4.3.1 of this By-law except that:					
	(1)	maximum lot cove	45%				
	(2)	minimum lot area	- interior lot	295 m^2			
	(3)	minimum lot area - corner lot		415 m^2			
	(4)	minimum lot front	age - interior lot	9.75 m			
	(5)	minimum lot frontage - corner lot minimum front yard		13.5 m			
	(6)			4.5 m			
	(7)	minimum exterior	4.5 m				
	(8)	minimum rear yard		7.5 m			
	(9)	minimum setback of a porch to a sight triangle		1.5 m			
	(10)	maximum drivewa	y width	5.7 m			
	(11)	maximum garage we measured from the	width: inside face of the garage side w	5.7 m			
4.8.3.29.2	Semi-Detached:						
	(1)	the regulations of L this By-law shall no	tine 5.0 contained in Table 4.8.1 ot apply	of			
	(2)	maximum gross flo	oor area - residential	0.75 times the lot area			
	(3)		on of a garage beyond either the ce or beyond the main entry fe				
	(4)	where a main entry feature has been provided, the maximum projection of a garage beyond a main front entrance		5.0 m			

Exception RM2-29 continued on next page

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4.8.3.29	Excep	otion: RM2-29	Map # 38E	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15, 0143-2021		
Exception R	Exception RM2-29 continued from previous page					
4.8.3.29.2 (continued)	(5)	where the garage p entrance , the gara	d more than one storey in he projects beyond the main from ge shall be covered by a second set back a maximum of 2	nt ond		
	(6)	maximum encroach required front or ex	nment of a porch or balcony xterior side yard	into 2.0 m		
	(7)	maximum drivewa	y width	3.8 m		
	(8)	maximum garage we measured from the	width: inside face of the garage sid	3.8 m e walls		
	(9)	detached garage sh	nall not be permitted			

4.8.3.30	Exception: RM2-30	Map # 58	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15
	one the applicable regulation (regulations shall apply:	s shall be as specified for a RM	M2 zone except that the
Permitted Use			
4.8.3.30.1	Lands zoned RM2-30 shall	only be used for the following	y:
	(1) Semi-Detached		
Regulations			
4.8.3.30.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of th	is
4.8.3.30.3	Minimum lot area - interio	or lot	215 m^2
4.8.3.30.4	Minimum lot area - corner	·lot	300 m^2
4.8.3.30.5	Minimum lot frontage - int	terior lot	7.2 m
4.8.3.30.6	Minimum lot frontage - co	rner lot	10.2 m
4.8.3.30.7	Minimum front yard - lots adjacent the front lot line	without a municipal sidewalk	3.5 m
4.8.3.30.8	Minimum exterior side yar adjacent the exterior side lo	rd - lots without a municipal s ot line	idewalk 3.5 m
4.8.3.30.9	Minimum exterior side yar of-way width less than 17.0	rd - lots abutting a street with	a right- 1.8 m
4.8.3.30.10	Minimum setback to garage	e face	5.8 m
4.8.3.30.11	Minimum interior side yar	rd - unattached side	1.2 m
4.8.3.30.12	Minimum setback to a sight	t triangle	0.0 m
4.8.3.30.13	Minimum setback of a semi	i-detached to all lands zoned	U-3 11.0 m
4.8.3.30.14	Maximum encroachment of front or exterior side yard	a porch or balcony into requ	ired 2.0 m
4.8.3.30.15	Maximum projection of a g entrance or beyond the ma		
4.8.3.30.16	Where a main entry featur projection of a garage beyon	re has been provided, the maxiond a main front entrance	mum 5.0 m

Exception RM2-30 continued on next page

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4.8.3.30	Exception: RM2-30	Map # 58	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15		
Exception RM	12-30 continued from previo	ous page			
4.8.3.30.17	For a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face				
4.8.3.30.18	Maximum driveway width 3.8 m				
4.8.3.30.19	Maximum garage width: 3.8 m measured from the inside face of the garage side walls				
4.8.3.30.20	Detached garage shall not b	pe permitted			

4.8.3.31	Exception: RM2-31	Map # 22	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15			
	In a RM2-31 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Permitted Use						
4.8.3.31.1	Lands zoned RM2-31 shall	only be used for the following	;			
	(1) Semi-Detached					
Regulations						
4.8.3.31.2	The area of all porches in f excluded from the calculation	ront and exterior side yards on of lot coverage	shall be			
4.8.3.31.3	Minimum exterior side yar	·d	3.5 m			
4.8.3.31.4	Minimum setback to garage face 7.0 m					
4.8.3.31.5	Maximum driveway width		5.6 m			

4.8.3.32	Exce	ption: RM2-32	Map # 44E, 52E	By-law: 017 0181-2018/I 2019 Februa	PAT Order
		e permitted uses and a ring uses /regulations	applicable regulations sh shall apply:	all be as specified fo	or a RM2 zone
Regulations					
4.8.3.32.1			comply with the R11 zellsection 4.4.1 of this By		
4.8.3.32.2	Semi	-Detached:			
	(1)	project more than	erage - where the garage 1.0 m beyond the main on the main front entrance	entry feature	45%
	(2)	maximum lot cove	erage - all other lots		40%
	(3)		on of a garage beyond e nce or beyond the main on nterior lot		2.5 m
	(4)		ry feature has been provon of a garage beyond a r lot		4.0 m
	(5)	where the garage pentrance, the gara	ed more than one storey projects beyond the mainge shall be covered by a be set back a maximum are - interior lot	n front a second	
	(6)	maximum porch a	rea in a front yard - int	erior lot	12 m^2
	(7)	maximum total po yards - corner lot	rch area in front and ex	terior side	20 m^2
	(8)		ches in front and exterior from the calculation of le		
	(9)		gs and structures shall a or exterior side yard	not be located	

4.8.3.33	Excep	otion: RM2-33	Map # 44W, 45E, 52E, 52W	By-law: 0325 0174-2017, 03 Order 2019 Fe	181-2018/LPAT
		permitted uses and ing uses /regulations	applicable regulations shall be shall apply:	e as specified for	a RM2 zone
Regulations					
4.8.3.33.1		_	ll comply with the R11 zone ubsection 4.4.1 of this By-law	except	
	(1)	is 5.0 m or less, m	erage - where the width of the neasured from the outside of or from the outside of the exterior in interior wall	pposite	45%
	(2)	garage beyond the entry feature, what 1.0 m or the projection	erage - where the projection of e main front entrance or the here provided, is less than or e- ction of a garage beyond the less than or equal to 2.5 m	main qual to	45%
	(3)	maximum project main front entra	ion of a garage beyond the nce		7.5 m

Exception RM2-33 continued on next page

4.8.3.33	Ехсер	otion: RM2	2-33	Map # 44W, 45E, 52E, 52W		25-2008, 0181-2018/LPAT February 15
Exception F	RM2-33 c	ontinued i	from previ	ous page		
4.8.3.33.2	.33.2 Semi-Detached:					
	(1)	maximu	ım lot cove ı	rage:		
		(1.1)	1.0 m be 2.5 m be	te garage does not project me yond the main entry feature yond the main front entrar le room on the first storey of	e or ice or a	45%
		(1.2)	measure exterior	the width of the garage is 3.5 d from the outside of opposition walls or from the outside of wall to the midpoint of an in	te an	45%
		(1.3)	all other	lots		40%
	(2)	maximu main fr	ım projectio ont entran	on of a garage beyond the ce		7.5 m
	(3)	where the entrance storey where the contract of the contract o	he garage p ce, the gara	d more than one storey in horojects beyond the main from ge shall be covered by a second set back a maximum of 2.	ond	
	(4)	maximu	ım porch aı	rea in a front yard - interio n	r lot	12 m^2
	(5)		ım total por corner lot	ch area in front and exterio	or side	20 m^2
	(6)		_	hes in front and exterior signature of the calculation of lot co	•	
	(7)			s and structures shall not b r exterior side yard	e located	

4.8.3.34	Exception: RM2-34	Map # 27	By-law: 0174-2017		
In a RM2-34 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Additional Per	rmitted Use				
4.8.3.34.1	(1) Linked Dwelling				
Regulations					
4.8.3.34.2	Minimum front yard		7.5 m		
4.8.3.34.3	S	mply with the RM2 zone regul ned in Subsection 4.8.1 of this			
	(1) minimum front yar	·d	7.5 m		

4.8.3.35	Except	ion: RM2-35	Map # 26, 30	By-law:	
In a RM2-35 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Regulations					
4.8.3.35.1	.35.1 A detached dwelling shall comply with the R4 zone regulations contained in Subsection 4.2.1 of this By-law except that:				
	(1)	minimum lot area	- corner lot	460 m^2	
	(2)	minimum lot front	age	15.0 m	

4.8.3.36	Excep	tion: RM2-36	Map # 27	By-law: 0174-2017	
		permitted uses and and ang uses /regulations s		be as specified for a RM2 zone	
Additional Pe	rmitted	Use			
4.8.3.36.1	(1)	Linked Dwelling			
Regulations					
4.8.3.36.2	Semi-Detached:				
	(1)	minimum front ya	rd	7.5 m	
4.8.3.36.3		_	comply with the R3 zone in 2.1 of this By-law except the	•	
	(1)	minimum lot area	- interior lot	510 m^2	
	(2)	minimum lot area	- corner lot	650 m^2	
4.8.3.36.4		emi-detached contai	mply with the RM2 zone rend in Subsection 4.8.1 of	•	
	(1)	minimum front ya	rd	7.5 m	

4.8.3.37	Exception: RM2-37		Map # 44W	By-law: 01° 0181-2018/ 2019 Febru	LPAT Order	
		applicable regulations shall apply:	ons shall be as specified	d for a RM2 zone exce	ept that the	
Permitted Us	se					
4.8.3.37.1	Lands zoned RM2-37 shall only be used for the following:					
	(1)	Semi-Detached				
Regulations						
4.8.3.37.2	(1)	project more than or 2.5 m beyond	verage - where the gard 1.0 m beyond the main the main front entrandon the first storey or	in entry feature	45%	
	(2)	from the outside	of the garage is 3.5 m of opposite exterior wall to the midpoint	lls or from the	45%	
	(3)	all other lots			40%	
4.8.3.37.3	Maxii entra		garage beyond the ma	ain front	7.5 m	
4.8.3.37.4	garag shall l	For a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face				
4.8.3.37.5	Maxii	Maximum porch area in a front yard - interior lot 12 m ²				
4.8.3.37.6		Maximum total porch area in front and exterior side yards - 20 m ² corner lot				
4.8.3.37.7		The area of all porches in front and exterior side yards shall be excluded from the calculation of lot coverage				
4.8.3.37.8		sory buildings and yard or exterior si	structures shall not be	e located in the		

4.8.3.38	Exception: RM2-38	Map # 36W	By-law: 0174-2017			
In a RM2-38 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Permitted Use						
4.8.3.38.1	Lands zoned RM2-38 shall only be used for the following:					
	(1) Semi-Detached					
Regulations						
4.8.3.38.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of th	is			
4.8.3.38.3	Minimum interior side yar	rd - unattached side	1.2 m			
4.8.3.38.4	Minimum rear yard - lot the and/or a berm	nat contains a noise attenuation	n wall 6.0 m			

4.8.3.39	Exception: RM2-39	Map # 57	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15
	zone the applicable regulation s/regulations shall apply:	s shall be as specified for a RM	M2 zone except that the
Permitted Us	e		
4.8.3.39.1	Lands zoned RM2-39 shall	only be used for the following	:
	(1) Semi-Detached		
Regulations			
4.8.3.39.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of the	is
4.8.3.39.3	Minimum lot area - interio	or lot	215 m^2
4.8.3.39.4	Minimum lot area - corner	r lot	300 m^2
4.8.3.39.5	Minimum lot frontage - in	terior lot	7.2 m
4.8.3.39.6	Minimum lot frontage per	dwelling unit - corner lot	10.2 m
4.8.3.39.7	Minimum front yard - lots adjacent the front lot line	without a municipal sidewalk	3.5 m
4.8.3.39.8	Minimum exterior side ya adjacent the exterior side l	rd - lots without a municipal s ot line	idewalk 3.5 m
4.8.3.39.9	Minimum exterior side yar right-of-way width less that	rd - lots abutting a street with n 17.0 m	a 1.8 m
4.8.3.39.10	Minimum setback to garag	e face	5.8 m
4.8.3.39.11	Minimum interior side yaı	rd - unattached side	1.2 m
4.8.3.39.12	Minimum setback to a sigh	t triangle	0.0 m
4.8.3.39.13	Minimum setback of a sem	i-detached to all lands zoned	U-3 13.2 m
4.8.3.39.14	Maximum encroachment of front and exterior side yar	f a porch or balcony into requ rd	ired 2.0 m
4.8.3.39.15	Maximum projection of a g main front entrance or be provided	arage beyond either the yond the main entry feature v	2.5 m where
4.8.3.39.16	Where a main entry featur projection of a garage beyon	re has been provided, the maxi and a main front entrance	mum 5.0 m
4.8.3.39.17	garage projects beyond the	than one storey in height , who main front entrance, the gard storey which may be set bace garage face	rage
4.8.3.39.18	Maximum driveway width	- interior lot	4.3 m
4.8.3.39.19	Maximum driveway width	- corner lot	4.7 m
4.8.3.39.20	Maximum garage width: measured from the inside fa	ace of the garage side walls	3.8 m
4.8.3.39.21	Detached garage shall not	be permitted	

4.8.3.40	Exception: RM2-40		By-law: 0174-2017, 1181-2018/LPAT Order 019 February 15		
	zone the applicable regulations/regulations/shall apply:	s shall be as specified for a RM2	2 zone except that the		
Permitted Us	se				
4.8.3.40.1	Lands zoned RM2-40 shall	only be used for the following:			
	(1) Semi-Detached				
Regulations					
4.8.3.40.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of this			
4.8.3.40.3	Minimum lot area - interio	or lot	215 m^2		
4.8.3.40.4	Minimum lot area - corne	· lot	300 m^2		
4.8.3.40.5	Minimum lot frontage - in	terior lot	7.2 m		
4.8.3.40.6	Minimum lot frontage - co	rner lot	10.2 m		
4.8.3.40.7	Minimum front yard - lots adjacent the front lot line	Minimum front yard - lots without a municipal sidewalk adjacent the front lot line 3.5 m			
4.8.3.40.8	-	Minimum exterior side yard - lots without a municipal sidewalk adjacent the exterior side lot line			
4.8.3.40.9	Minimum exterior side ya right-of-way width less tha	1.8 m			
4.8.3.40.10	Minimum setback to garag	5.8 m			
4.8.3.40.11	Minimum interior side yard - unattached side 1.2 m				
4.8.3.40.12	Minimum setback to a sight triangle 0.0 m				
4.8.3.40.13	Minimum setback of a semi-detached to all lands zoned U-3				
4.8.3.40.14	Maximum encroachment or front and exterior side yar	f a porch or balcony into required	ed 2.0 m		
4.8.3.40.15	1 3	arage beyond either the main fring entry feature where provide			
4.8.3.40.16	Where a main entry feature projection of a garage beyon	re has been provided, the maximond a main front entrance	um 5.0 m		
4.8.3.40.17	garage projects beyond the	than one storey in height , where main front entrance , the gara d storey which may be set back to garage face	ge		
4.8.3.40.18	Maximum driveway width	Maximum driveway width - interior lot			
4.8.3.40.19	Maximum driveway width	- corner lot	4.7 m		
4.8.3.40.20	Maximum garage width: measured from the inside fa	ace of the garage side walls	3.8 m		
4.8.3.40.21	Detached garage shall not	be permitted			

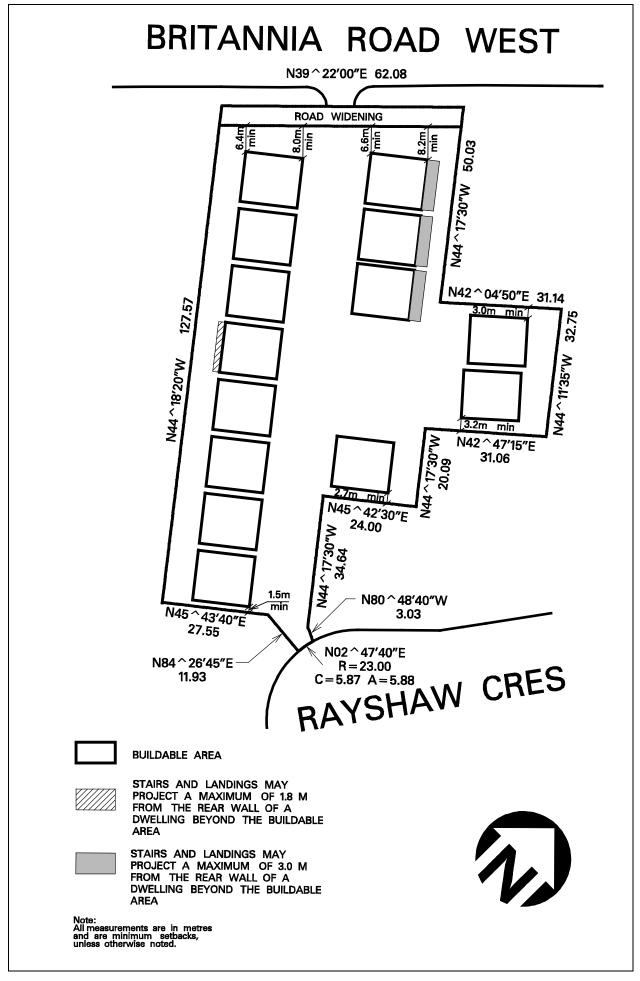
4.8.3.41	Exception: RM2-41	Map # 57	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15		
	zone the applicable regulations/regulations shall apply:	ns shall be as specified for a	RM2 zone except that the		
Permitted Us	se				
4.8.3.41.1	Lands zoned RM2-41 shall	only be used for the follow	ing:		
	(1) Semi-Detached				
Regulations					
4.8.3.41.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of	this		
4.8.3.41.3	Minimum front yard - lots adjacent the front lot line	s without a municipal sidew	alk 3.5 m		
4.8.3.41.4	Minimum interior side ya	rd - unattached side	1.2 m		
4.8.3.41.5	•	Minimum exterior side yard - lots without a municipal sidewalk adjacent the exterior side lot line 3.5 m			
4.8.3.41.6	Minimum exterior side yard - corner lots with a 0.3 m reserve along the exterior side lot line 4.2 m				
4.8.3.41.7	Minimum setback to garag	5.8 m			
4.8.3.41.8	Minimum setback to a sigh	t triangle	0.0 m		
4.8.3.41.9	Maximum encroachment of a porch or balcony into a required 2.0 m front and exterior side yard				
4.8.3.41.10	1 3	garage beyond either the ma nin entry feature where pro			
4.8.3.41.11	Where a main entry featu projection of a garage beyon	aximum 5.0 m			
4.8.3.41.12	garage projects beyond the	than one storey in height, we main front entrance, the and storey which may be set the garage face	garage		
4.8.3.41.13	Maximum garage width: measured from the inside f	3.8 m			
4.8.3.41.14	Detached garage shall not				

4.8.3.42	Exception: RM2-42	Map # 06, 07	By-law: 0024-2011, deleted by 0137-2013, 0171-2015/OMB Order 2016 April 04, 0193-2016/OMB Order 2017 May 30, 0007-2022			
In a RM2-42 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply: Regulations						
4.8.3.42.1	Maximum height - highest sloped roof	9.5 m				
4.8.3.42.2	Maximum height: flat roof		7.5 m			
4.8.3.42.3	Maximum height of eaves: from average grade to low	6.4 m				
4.8.3.42.4	Maximum dwelling unit de	epth	20.0 m			

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4.8.3.43	Exception: RM2-43	Map # 39E	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15, 0208-2022						
	In a RM2-43 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:								
Permitted Use	S								
4.8.3.43.1	Lands zoned RM2-43 shall	only be used for the following	g:						
	(1) Semi-Detached								
Regulations									
4.8.3.43.2	The regulations of Line 5.0 By-law shall not apply	contained in Table 4.8.1 of the	nis						
4.8.3.43.3	Maximum number of semi-detached dwelling units on all lands zoned RM2-43								
4.8.3.43.4	Minimum landscaped area 40% of the lot are								
4.8.3.43.5	Maximum height - highest sloped roof	ridge:	11.0 m						
4.8.3.43.6	Minimum setback to the fro	ont wall of a semi-detached for	rom a 4.5 m						
4.8.3.43.7	Minimum setback to the rear wall of a semi-detached from a 7.5 m lot line								
4.8.3.43.8	Minimum separation betwe	en semi-detached	1.8 m						
4.8.3.43.9	Minimum setback to garag	e face from a condominium	road 6.0 m						
4.8.3.43.10	Maximum projection of star of a dwelling outside the bu Schedule RM2-43 of this E	it wall 1.8 m							
4.8.3.43.11	Minimum number of comm	on visitor parking spaces pe	r 0.32						
4.8.3.43.12	All site development plans of this Exception	shall comply with Schedule R	RM2-43						

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Schedule RM2-43 Map 39E

4.8.3.44	Exception: RM2-44	Map # 29	By-law: 0174-2017					
following uses	In a RM2-44 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:							
Permitted Use								
4.8.3.44.1	Lands zoned RM2-44 shall	only be used for the following:	:					
	(1) Semi-Detached							
Regulations								
4.8.3.44.2	Minimum lot area		225 m^2					
4.8.3.44.3	Minimum lot frontage		7.0 m					
4.8.3.44.4	Minimum interior side yar	rd - attached side	0.0 m					
4.8.3.44.5	Minimum interior side yar	rd - unattached side	1.2 m on one side of the dwelling and 0.6 m on the other					
4.8.3.44.6	Minimum setback to a sigh	t triangle	0.0 m					
4.8.3.44.7	Minimum setback of a sem	i-detached to all lands zoned F	PB1 17.15 m					
4.8.3.44.8	Maximum encroachment of front and exterior side yar	a porch or balcony into a req	uired 2.0 m					
4.8.3.44.9	Maximum driveway width		3.8 m					
4.8.3.44.10	Maximum garage width: measured from the inside fa	ace of the garage side walls	3.8 m					
4.8.3.44.11	Each dwelling shall have ar	n attached garage						
4.8.3.44.12	Detached garage shall not l	pe permitted						

4.8.3.45	Exception: RM2-45	Map # 20	By-law: 0308-2011, 0174-2017, 0181-2018/LPAT Order 2019 February 15		
	one the permitted uses and ap	oplicable regulations shall be a	as specified for a RM2 zone		
Permitted Use	,				
4.8.3.45.1	Lands zoned RM2-45 shall	only be used for the following	z;		
	(1) Semi-Detached				
Regulations					
4.8.3.45.2	The provisions of Subsection not apply	on 2.1.14 of this By-law shall			
4.8.3.45.3	Maximum lot coverage - where the garage does not project more than 1.0 m beyond the main entry feature or 2.5 m beyond the main front entrance - interior lot				
4.8.3.45.4	Maximum lot coverage - al	l other lots	40%		
4.8.3.45.5	Minimum front yard	6.0 m			
4.8.3.45.6	Minimum interior side yar	0.9 m			
4.8.3.45.7	Maximum height	9.0 m and 2 storeys			
4.8.3.45.8	Maximum projection of a g entrance or beyond the ma interior lot				

Exception RM2-45 continued on next page

4.8.3.45	Exception: RM2-45	Map # 20	By-law: 0308-2011, 0174-2017, 0181-2018/LPAT Order 2019 February 15		
Exception RN	M2-45 continued from previo	ous page			
4.8.3.45.9	Where a main entry feature has been provided, the maximum 4.0 m projection of a garage beyond a main front entrance - interior lot				
4.8.3.45.10	For a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face - interior lot				
4.8.3.45.11	Maximum porch area in a front yard - interior lot 12 m ²				
4.8.3.45.12	Maximum total porch area in front and exterior side yards - 20 m ² corner lot				
4.8.3.45.13	The area of all porches in front and exterior side yards shall be excluded from the calculation of lot coverage				
4.8.3.45.14	Accessory buildings and structures shall not be located in the front yard or exterior side yard				

4.8.3.46	Exception: RM2-46	•	By-law: 0308-2011, 0174-2017, 0181-2018/LPAT Order 2019 February 15	
	zone the permitted uses and a e following uses /regulations s	pplicable regulations shall be as hall apply:	s specified for a RM2 zone	
Permitted Us	se			
4.8.3.46.1	Lands zoned RM2-46 shall	only be used for the following:		
	(1) Semi-Detached			
Regulations				
4.8.3.46.2	The provisions of Subsection not apply	on 2.1.14 of this By-law shall		
4.8.3.46.3	Maximum lot coverage - where the garage does not project more than 1.0 m beyond the main entry feature or 2.5 m beyond the main front entrance - interior lot			
4.8.3.46.4	Maximum lot coverage - al	40%		
4.8.3.46.5	Minimum front yard	Minimum front yard		
4.8.3.46.6	Minimum interior side yar	1.8 m on one side of the dwelling and 0.9 m on the other		
4.8.3.46.7	Maximum height		9.0 m and 2 storeys	
4.8.3.46.8	Maximum projection of a gentrance or beyond the mainterior lot			
4.8.3.46.9	Where a main entry feature projection of a garage beyon interior lot	num 4.0 m		

Exception RM2-46 continued on next page

4.8.3.46	Exception: RM2-46	Map # 20	By-law: 0308 0174-2017, 0 Order 2019 F	181-2018/LPAT	
Exception RM	12-46 continued from previo	ous page			
4.8.3.46.10	For a semi-detached more than one storey in height , where the garage projects beyond the main front entrance , the garage shall be covered by a second storey which may be set back a maximum of 2.5 m from the garage face - interior lot				
4.8.3.46.11	Maximum porch area in a front yard - interior lot 12 m ²			12 m ²	
4.8.3.46.12	Maximum total porch area in front and exterior side yards - 20 m ² corner lot			20 m ²	
4.8.3.46.13	The area of all porches in front and exterior side yards shall be excluded from the calculation of lot coverage				
4.8.3.46.14	Accessory buildings and structures shall not be located in the front yard or exterior side yard				

4.8.3.47	Exception: RM2-47	Map # 20	By-law: 0174-2017, 0181-2018/LPAT Order 2019 February 15		
	cone the permitted uses and a following uses /regulations s	pplicable regulations shall be a	as specified for a RM2 zone		
Permitted Use	e				
4.8.3.47.1	Lands zoned RM2-47 shall	only be used for the following	y:		
	(1) Semi-Detached				
Regulations					
4.8.3.47.2	The provisions of Subsection not apply	on 2.1.14 of this By-law shall			
4.8.3.47.3	Maximum lot coverage - where the garage does not project more than 1.0 m beyond the main entry feature or 2.5 m beyond the main front entrance - interior lot				
4.8.3.47.4	Maximum lot coverage - a	ll other lots	40%		
4.8.3.47.5	Minimum interior side yaı	0.9 m			
4.8.3.47.6	Maximum projection of a garage beyond either the main front entrance or beyond the main entry feature where provided - interior lot				
4.8.3.47.7	Where a main entry feature has been provided, the maximum projection of a garage beyond a main front entrance - interior lot 4.0 m				
4.8.3.47.8	garage projects beyond the shall be covered by a secon	than one storey in height , whe main front entrance , the ga d storey which may be set bace garage face - interior lot	rage		
4.8.3.47.9	Maximum porch area in a t	12 m^2			
4.8.3.47.10	Maximum total porch area corner lot	rds - 20 m ²			
4.8.3.47.11	The area of all porches in front and exterior side yards shall be excluded from the calculation of lot coverage				
4.8.3.47.12	Accessory buildings and st front yard or exterior side	tructures shall not be located yard	in the		

4.8.3.48	Except	ion: RM2-48	Map # 19	By-law: 0212-2015, 0174-2017			
	In a RM2-48 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Regulations							
4.8.3.48.1	Semi-I	Detached:					
	(1)	minimum lot area	- interior lot	191 m ²			
	(2)	the front lot line sh lot line abutting lan	nall be deemed to be the easter ads zoned OS2	ly			

4.8.3.49	Exception: RM2-49	Map # 30	By-law: 0184-2008, 0174-2017	
	zone the applicable regulation es/regulations shall apply:	s shall be as specified for a F	RM2 zone except that the	
Permitted U	Jse			
4.8.3.49.1	Lands zoned RM2-49 shall	only be used for the following	ng:	
	(1) Semi-Detached			
Regulations				
4.8.3.49.2	Minimum lot area - interio	or lot	207.5 m^2	
4.8.3.49.3	Minimum lot area - corner	r lot	250 m^2	
4.8.3.49.4	Minimum lot frontage - co	orner lot	8.2 m	
4.8.3.49.5	Maximum lot coverage	Maximum lot coverage 50%		
4.8.3.49.6	Minimum exterior side ya	rd	4.2 m	
4.8.3.49.7	Minimum interior side yan	rd - unattached side	1.2 m	
4.8.3.49.8	Maximum encroachment of required front yard or exte	f a porch or a balcony into the critical factors and the critical factors are the critical factors and the critical factors are the critical factors and the critical factors are the critical factors are the critical factors and the critical factors are the critical f	he 2.0 m	
4.8.3.49.9	Maximum height		11.0 m	
4.8.3.49.10	Maximum driveway width		3.8 m	
4.8.3.49.11	Minimum setback to a sigh	t triangle	0.0 m	
4.8.3.49.12	Maximum area of a balcony on top of an attached garage 6 m ²			
4.8.3.49.13	A detached garage shall no	ot be permitted		

4.8.3.50	Exception: RM2-50	Map # 30	By-law: 0184-2008, 0174-2017				
	In a RM2-50 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Permitted Use							
4.8.3.50.1	Lands zoned RM2-50 shall	only be used for the following	ğ.				
	(1) Semi-Detached						
Regulations							
4.8.3.50.2	Minimum lot area - interio	or lot	212.5 m^2				
4.8.3.50.3	Minimum lot area - corner	· lot	250 m^2				
4.8.3.50.4	Minimum lot frontage - int	terior lot	8.7 m				
4.8.3.50.5	Minimum lot frontage - co	rner lot	10.2 m				
4.8.3.50.6	Maximum lot coverage		50%				
4.8.3.50.7	Minimum exterior side yar	rd	4.2 m				
4.8.3.50.8	Minimum interior side yar	rd - unattached side	1.2 m				
4.8.3.50.9	Minimum rear yard		6.0 m				
4.8.3.50.10	Maximum encroachment of required front yard or exte	a porch or a balcony into the crior side yard	e 2.0 m				
4.8.3.50.11	Maximum height		11.0 m				
4.8.3.50.12	Maximum driveway width		50% of lot frontage				
4.8.3.50.13	Minimum setback to a sight	t triangle	0.0 m				
4.8.3.50.14	Maximum area of a balcony	y on top of an attached garag	e 6 m ²				
4.8.3.50.15	A detached garage shall no	t be permitted					

4.8.3.51	Excepti	ion: RM2-51	Map # 29	By-law: 0286-20 0379-2009, 017- 0181-2018/LPA 2019 February 1	4-2017, T Order	
	In a RM2-51 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Regulations						
4.8.3.51.1	Detach	ed Dwelling:				
	(1)	the regulations of Subsection 2.1.14 of this By-law shall not apply				
	(2)	maximum lot cover	rage		45%	
	(3)	minimum setback to	o garage face		7.0 m	
	(4)	minimum rear yar	d		7.0 m	
	(5)	minimum setback to	o Eglinton Avenue West		7.5 m	
	(6)	minimum setback to Confederation Parkway 6.0 m		6.0 m		
	(7)	maximum area of a garage	balcony on top of an attached	I	12 m ²	

Exception RM2-51 continued on next page

4.8.3.51	Excep	otion: RM2-51	Map # 29	By-law: 0286-2008, 0379-2009, 0174-2017, 0181-2018/LPAT Order 2019 February 15	
Exception R	M2-51 c	ontinued from previo	ous page		
4.8.3.51.2	Semi-	-Detached:			
	(1)	the regulations of S not apply	ubsection 2.1.14 of this By-l	aw shall	
	(2)	maximum lot cover	rage	48%	
	(3)	minimum setback to	minimum setback to garage face 7.0 m		
	(4)	minimum interior	side yard - unattached side	1.2 m	
	(5)	minimum rear yar	d	7.0 m	
	(6)	minimum setback to	o Eglinton Avenue West	7.5 m	
	(7)	minimum setback to Confederation Parkway 6.0 m		6.0 m	
	(8)	maximum area of a garage	balcony on top of an attache	ed 12 m ²	

4.8.3.52	Exception: RM2-52	Map # 37W	By-law: 0024-2011, 0174-2017, 0181-2018/LPAT Order 2019 February 15				
	In a RM2-52 zone the applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Permitted Use							
4.8.3.52.1	Lands zoned RM2-52 shall	only be used for the following	y:				
	(1) Semi-Detached						
Regulations							
4.8.3.52.2	Minimum lot area - interio	or lot	215 m^2				
4.8.3.52.3	Minimum lot frontage - int	terior lot	8.5 m				
4.8.3.52.4	Minimum lot frontage - co	rner lot	11.5 m				
4.8.3.52.5	Maximum lot coverage		50%				
4.8.3.52.6	Minimum setback to garage	e face	7.0 m				
4.8.3.52.7	Minimum rear yard		7.0 m				
4.8.3.52.8	accessible from the first sto	Ta porch or a deck, located at orey or below the first storey, into a required front and/or					

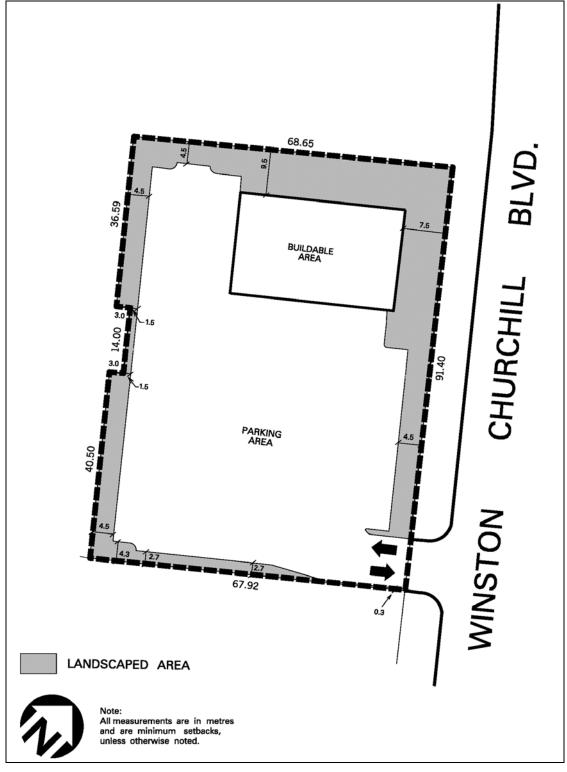
4.8.3.53	Exception: RM2-53	Map # 37W	By-law: 0024-2011, 0174-2017, 0181-2018/LPAT Order 2019 February 15
	one the applicable regulation /regulations shall apply:	s shall be as specified for a R	M2 zone except that the
Permitted Use	e		
4.8.3.53.1	Lands zoned RM2-53 shall	only be used for the followin	g:
	(1) Semi-Detached		
Regulations			
4.8.3.53.2	Minimum lot area - interio	or lot	210 m^2
4.8.3.53.3	Minimum lot area - corner lot 260 m		
4.8.3.53.4	Maximum lot coverage		50%
4.8.3.53.5	Minimum setback to garag	e face	7.0 m
4.8.3.53.6	Minimum rear yard		7.0 m
4.8.3.53.7	accessible from the first sto	a porch or a deck , located a prey or below the first storey , into a required front and/or	of the

4.8.3.54	Exception: RM2-54	Map # 56	By-law: 0146-2012, 0174-2017		
	one the applicable regulations regulations shall apply:	s shall be as specified for a RN	M2 zone except that the		
Permitted Use					
4.8.3.54.1	Lands zoned RM2-54 shall	only be used for the following	;;		
	(1) Semi-Detached				
Regulations					
4.8.3.54.2	The provisions contained in Subsection 2.1.14 of this By-law shall not apply				
4.8.3.54.3	1.8.3.54.3 The lot line abutting Ninth Line shall be deemed to be the front lot line				
4.8.3.54.4	Minimum lot frontage - interior lot 6.7 m				
4.8.3.54.5	Minimum rear yard 6.0 m				
4.8.3.54.6	Detached garage		Required		
4.8.3.54.7	Minimum setback of a semi	i-detached to a detached gara	ge 5.7 m		

4.8.3.55	Exception: RM2-55	Map # 57	By-law: 0055-2012, 0174-2017, 0181-2018/LPAT Order 2019 February 15
	zone the applicable regulation s/regulations shall apply:	s shall be as specified for a RI	M2 zone except that the
Permitted Us	e		
4.8.3.55.1	Lands zoned RM2-55 shall	only be used for the following	g:
	(1) Semi-Detached		
Regulations			
4.8.3.55.2	Minimum lot area - interio	or lot	193 m^2
4.8.3.55.3	Minimum lot area - corner	r lot	252 m^2
4.8.3.55.4	Minimum lot frontage - in	terior lot	7.5 m
4.8.3.55.5	Maximum lot coverage		55%
4.8.3.55.6	Minimum front yard - lots adjacent the front lot line	without a municipal sidewalk	3.5 m
4.8.3.55.7	Minimum exterior side ya adjacent the exterior side l	rd - lots without a municipal s ot line	sidewalk 3.5 m
4.8.3.55.8	Minimum interior side yar	rd - unattached side	1.2 m
4.8.3.55.9	Minimum rear yard where public lane	the rear lot line abuts an 8.0	m 6.0 m
4.8.3.55.10	Minimum rear yard - all o	ther lots	7.0 m
4.8.3.55.11	Minimum setback to garag	e face	5.8 m
4.8.3.55.12	Maximum driveway width	- interior lot	4.3 m
4.8.3.55.13	Maximum driveway width	- corner lot	4.7 m
4.8.3.55.14	Maximum garage width: measured from the inside fa	ace of the garage side walls	3.8 m
4.8.3.55.15	Maximum encroachment of front and exterior side yar	f a porch or balcony into the 1 rds	required 2.0 m
4.8.3.55.16	Minimum setback of stairs lot lines	from the front and exterior si	ide 1.0 m
4.8.3.55.17	1 0	arage beyond either the main in entry feature, where provi	
4.8.3.55.18	Where a main entry feature projection of a garage beyon	re has been provided, the maximal a main front entrance	imum 5.0 m
4.8.3.55.19	garage projects beyond the 75% of the width of the gar	than one storey in height , whe main front entrance , a mining rage measured from the inside to overed by a second storey whe 2.5 m from the garage face	mum of e face of
4.8.3.55.20	Maximum area of a balcon	y above an attached garage	10 m^2
4.8.3.55.21	Maximum projection of a b	palcony above an attached gar	rage 1.0 m
4.8.3.55.22	Minimum setback to a sigh	t triangle	0.0 m

4.8.3.56	Exception: RM2-56	Map # 57	By-law: 0055-2012, 0174-2017, 0181-2018/LPAT Order 2019 February 15
	one the applicable regulation /regulations shall apply:	as shall be as specified for a R	M2 zone except that the
Permitted Use	2		
4.8.3.56.1	Lands zoned RM2-56 shall	only be used for the following	g:
	(1) Semi-Detached		
Regulations			
4.8.3.56.2	The regulations of Line 12. Subsection 4.8.1 of the By-	1 in Table 4.8.1 contained in law shall not apply	
4.8.3.56.3	Minimum lot area - interio	or lot	236 m ²
4.8.3.56.4	Minimum lot area - corner	r lot	224 m ²
4.8.3.56.5	Minimum lot frontage - in	terior lot	8.0 m
4.8.3.56.6	Minimum lot frontage - co	orner lot	7.6 m
4.8.3.56.7	Maximum lot coverage		55%
4.8.3.56.8	Minimum front yard - lots adjacent the front lot line	s without a municipal sidewalk	3.5 m
4.8.3.56.9	Minimum exterior side ya adjacent the exterior side l	rd - lots without a municipal s ot line	sidewalk 3.5 m
4.8.3.56.10	Detached garage shall be re the rear yard	equired and shall only be pern	nitted in
4.8.3.56.11	Minimum setback of a deta unattached side - interior le	ched garage to interior side l	lot line 0.8 m
4.8.3.56.12	Minimum setback of a deta attached side - interior lot	ched garage to interior side	lot line 0.0 m
4.8.3.56.13	Minimum rear yard where public lane	the rear lot line abuts an 8.0	m 6.0 m
4.8.3.56.14	Minimum rear yard - all o	ther lots	7.0 m
4.8.3.56.15	Minimum setback to garag	ge face	5.8 m
4.8.3.56.16	Minimum setback of a deta	ched garage to a rear lot line	e 0.5 m
4.8.3.56.17	Maximum driveway width		6.5 m
4.8.3.56.18	Maximum garage width:		5.7 m
	measured from the inside fa	ace of the garage side walls	
4.8.3.56.19	Minimum setback of a deta the same lot	ched garage to the semi-deta	ched on 6.0 m
4.8.3.56.20	Maximum encroachment of front and exterior side yar	f a porch or balcony into the rds	required 2.0 m
4.8.3.56.21	Minimum setback of stairs lot lines	from the front and exterior s	ide 1.0 m
4.8.3.56.22	Minimum setback to a sigh	t triangle	0.0 m
4.8.3.56.23	The lot line abutting Tenth front lot line	Line West shall be deemed to	be the

4.8.3.57	Except	ion: RM2-57	Map # 56	By-law: 0032-2017			
	In a RM2-57 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:						
Regulations							
4.8.3.57.1	A place of religious assembly shall comply with the regulations contained in Article 2.1.9.3 of this By-law except that:						
	(1)	maximum gross flo	or area - non-residential	1 140 m²			
	(2)	maximum worship	area	325 m²			
	(3)		t plans for a place of religiou s ply with Schedule RM2-57 of				



Schedule RM2-57 Map 56

4.8.3.58	Exception: RM2-58	Map #	By-law:

				1
4.8.3.59	Exception	RM2-59	Map # 48W	By-law: 0132-2017
	•	nitted uses and ap		e as specified for a RM2 zone
Regulation				
4.8.3.59.1	Maximum	number of semi-	detached dwelling units	26
Holding Prov	ision			
	The holding symbol H is to be removed from the whole or any part of the lands zoned H-RM2-59 by further amendment to Map 48W of Schedule B contained in Part 13 of this By-law, as amended, upon satisfaction of the following requirements:			
	(1) submission of a complete Record of Site Condition (RSC) and final Environmental Report satisfactory to the City confirming satisfactory environmental remediation of the lands;			
	be	enefits pursuant to	cuted agreement for community section 37 of the <i>Planning</i> and on terms satisfactory to	Act, as

4.8.3.60	Exception: RM2-60	Map # 15	By-law: 0084-2021		
In a RM2-60 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Regulation					
4.8.3.60.1	Minimum lot frontage - co	rner lot	9.0 m		

4.8.3.61	Exception: RM2-61	Map # 44W	By-law: 0009-2022		
In a RM2-61 zone the permitted uses and applicable regulations shall be as specified for a RM2 zone except that the following uses /regulations shall apply:					
Regulation					
4.8.3.61.1	Maximum lot coverage		48%		

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