



**The Corporation of the Town of Orangeville**

**By-law Number 87 - 2014**

**A by-law to amend By-law 22-90 as amended**  
(Stone Ridge Holdings Ltd.; 310 Broadway; OPZ 4/14).

Whereas on June 23, 2014, Council held a public meeting with respect to Official Plan and Zoning By-law Amendment Application OPZ 4/14 to rezone the property from Neighbourhood Commercial (C2) Zone with a Holding Symbol, Regional Storm (F) and a Special Provision to Neighbourhood Commercial Zone (RM2) Zone with a Holding Symbol, Regional Storm (F) and a Special Provision to permit a 43 unit multiple dwelling with approximately 186 square metres (2,000 square feet) of neighbourhood commercial space on the subject lands.

And whereas on September 8, 2014 Council approved the Official Plan and Zoning By-law Amendment applications to permit a 43 unit multiple dwelling with approximately 186 square metres (2,000 square feet) of neighbourhood commercial space on the subject lands;

Be it therefore enacted by the municipal Council of The Corporation of the Town of Orangeville as follows:

1. That Section 24 of By-law 22-90, as amended, is hereby amended by deleting the text and adding the following thereto:

“24.199 Notwithstanding the provisions of Section 5.17(1)(a), the parking requirement for the commercial uses on the lands zoned Neighbourhood Commercial (C2)(H) Zone, Special Provision 24.199, shall be calculated at 1 parking space for each 26 metres of floor area.

Notwithstanding the provisions of Section 5.17(1)(a), the parking requirement for each dwelling unit shall be calculated at 1.25 parking spaces for each dwelling unit.

Notwithstanding the provisions of Section 15.1, dwelling units are permitted on the ground floor and below grade.

Notwithstanding the provisions of Section 15.1, a restaurant, a veterinary clinic and a variety store are prohibited and notwithstanding Sections 15.2(5) and 15.2(7) the following provisions shall apply to the lands zoned Neighbourhood Commercial (C2)(H) Zone, Special Provision 24.199:

Westerly interior side yard	3.3 metres
Building Height (maximum)	12.5 metres
Maximum Dwelling Units	43 units
Maximum Density	119 units per hectare

**Holding Symbol**

The Holding Symbol (H) shall only be removed from all or a portion of the lands when the Town is satisfied that there is sufficient water supply and sewage treatment capacity to service the development or portion thereof as the case may be.

Passed in open Council this 29<sup>th</sup> day of September, 2014.



Rob Adams, Mayor



Susan Greatrix, Clerk