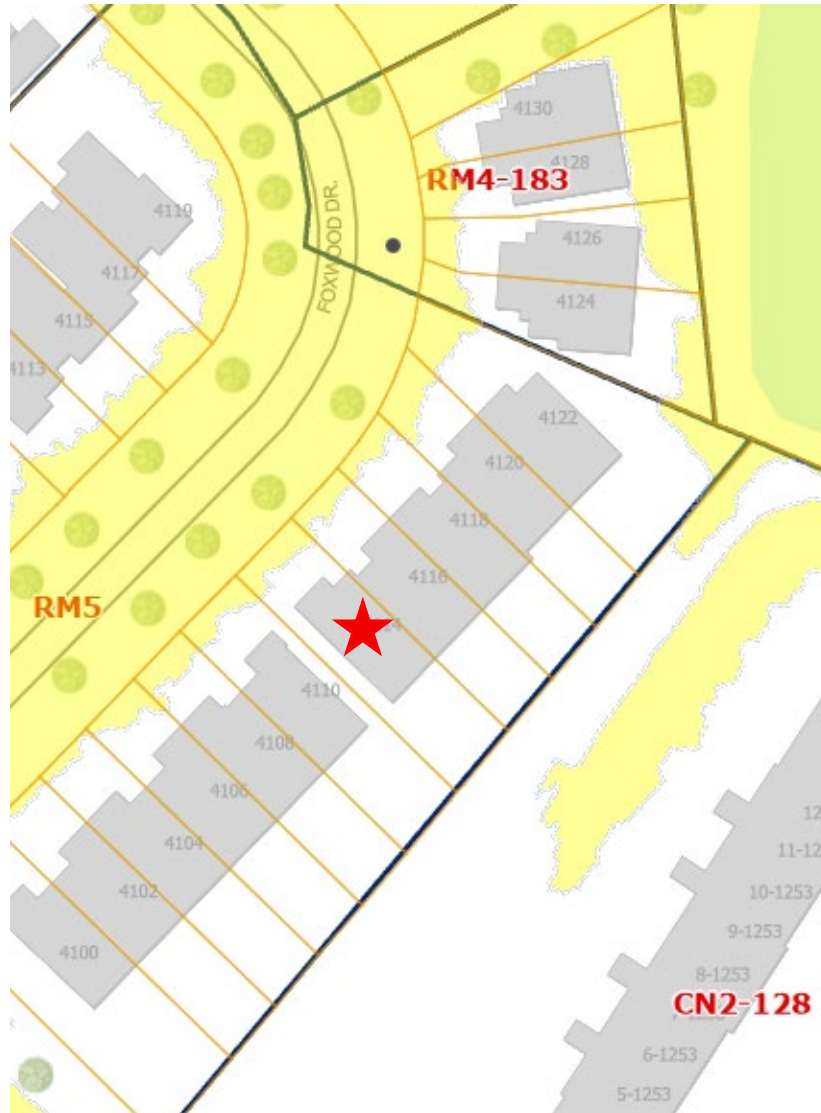


Zoning Information

4114 Foxwood Drive, Burlington



RM5 – Medium Density Residential

PART 2: RESIDENTIAL ZONES

ZONE DESIGNATIONS:	R1	TO	R5	(Low Density Residential)
	RM1	TO	RM5	(Medium Density Residential)
	RH1	TO	RH5	(High Density Residential)
	RO1	TO	RO4	(Orchard Community Residential)
	RAL1	TO	RAL4	(Alton Community Residential)

1. GENERAL PROVISIONS

No persons shall in any of the zones included in Part 2 of this By-law use any land or erect any building or structure except in accordance with the uses permitted and the regulations thereto and subject to the following:

PART 1:	GENERAL CONDITIONS AND PROVISIONS
PART 14:	EXCEPTIONS TO ZONE DESIGNATIONS

(a) **Holding Zone**

Where a zone designation is preceded by the Holding Symbol 'H' the uses permitted shall be in accordance with Part 11, Subsection 1.1. Development or redevelopment of lands having an 'H' zoning shall be deemed premature until the 'H' prefix is removed in accordance with Part 11, Subsection 1.2.

(b) **Accessory Buildings and Structures**

Refer to Part 1, Subsection 2.2

(c) **Patios and Decks**

Refer to Part 1, Subsection 2.3

(d) **Fencing and Privacy Screens**

Refer to Part 1, Subsection 2.4

(e) **Swimming Pools**

Refer to Part 1, Subsection 2.5

(f) **Lands Adjacent to Lake Ontario and Burlington Bay**

Refer to Part 1, Subsection 2.30

(g) **Side Yard Requirements for “L” Shape Dwellings**

Where the front elevation of a detached dwelling, without an attached garage or carport, designed in an “L” shape forming one side and one end of a parking space 4.5 m wide by 6.5 m long, the required side yard for that dwelling shall be the same as that required for a detached dwelling with an attached garage or carport.

Table 2.6.2

Other Yards	Requirement
Building setback abutting a creek block	7.5 m, 4.5 m if block includes a 3 m buffer
Yard abutting a pipeline easement	7 m
Yard abutting a railway right-of-way	30 m

6.2 LANDSCAPE AREA AND BUFFER

Landscape Area

Abutting a street: 4.5 m

Landscape Buffer

Abutting R1, R2, R3 zones: 3 m

6.3 PARKING

Parking shall be provided in accordance with Part 1, Subsection 2.25 “Off-Street Parking and Loading Requirements”

6.4 FENCING

Privacy Fencing (which may be a solid screen fence or a combination of chain-link fence and landscape planting forming a dense, year-round screen), having a minimum height of 1.8 m shall be installed on the common boundary with adjacent residential properties.

6.5 BUILDING HEIGHT

(a) Building height shall be provided in accordance with Part 1, Subsection 2.31 “Residential Building Height”

(b) Maximum height: 2 storeys

7. RM ZONE PERMITTED USES (MEDIUM DENSITY)

The uses permitted in all Residential ‘RM’ Zones shall be in accordance with Table 2.7.1:

Table 2.7.1

USE	MEDIUM DENSITY ZONES				
	RM1	RM2	RM3	RM4	RM5
Detached Dwelling	✓ (a)	✓ (a)	✓ (a)	✓	
Semi-Detached Dwelling	✓	✓ (b)	✓ (b)	✓	
Duplex Building	✓	✓ (b)	✓ (b)		
Triplex Building	✓	✓ (b)	✓ (b)		
Fourplex Building		✓	✓ (c)		
Townhouse Building		✓	✓ (c)		

Part 2 – Residential Zones

USE	MEDIUM DENSITY ZONES				
	RM1	RM2	RM3	RM4	RM5
Street Townhouse Building			✓ (d)		✓
Back-to-Back Townhouse Building			✓		
Stacked Townhouse Building			✓		
Apartment Building			✓		
Retirement Home	✓ (c)	✓	✓ (c)		
Lodge, Fraternity, Private Club	✓ (e,f)	✓ (e,f)	✓ (e,f)		
Community Institution	✓ (e,f)	✓ (e,f)	✓ (e,f)		
Additional Residential Units	✓ (g)	✓ (g)	✓ (g)	✓ (g)	✓ (g)

Footnotes to Table 2.7.1

- (a) Subject to R3.4 Zone regulations
- (b) Subject to RM1 Zone regulations
- (c) Subject to RM2 Zone regulations
- (d) Subject to RM5 Zone regulations
- (e) Subject to RM3 Zone regulations
- (f) Permitted only on lands abutting a street having a deemed width of 26 m or greater
- (g) Subject to Part 1, Section 2.21, Subsection (u)

8. RM1 ZONE REGULATIONS

8.1 LOT WIDTH, AREA, YARDS, HEIGHT, LANDSCAPE AREA

Table 2.8.1

Regulation	Semi-Detached Dwelling	Duplex Dwelling	Triplex Dwelling
Lot Width	9 m/unit	9 m	6 m/unit
Lot Area	270 m ² /unit	270 m ²	200 m ² /unit
Front Yard	6 m	6 m	6 m
Rear Yard	9 m	7.5 m	7.5 m
Side Yard			Interior side yard 0 m
Without attached garage or carport:			
One or one and a half storey side	0 m, 3 m other side	N/A	3 m, 1.2 m other side
Two or more storey side	0 m, 3 m other side	3 m, 1.8 m other side	3 m, 1.8 m other side
With attached garage or carport:			
One or one and a half storey side	0 m, 1.2 m other side	N/A	1.2 m
Two or more storey side	0 m, 1.8 m other side	1.8 m	1.8 m
Street Side Yard	4 m	4 m	4 m
Landscape Area	***	***	25%

11.4 PARKING

Parking shall be provided in accordance with Part 1, Subsection 2.25 “Off-Street Parking and Loading Requirements”.

12. RM5 ZONE REGULATIONS

12.1 LOT WIDTH, AREA, YARDS

Table 2.12.1

Dwelling	Lot Width	Lot Area	Front Yard	Rear Yard	Side Yard	Street Side Yard
Street Townhouse	6.8 m	200 m ²	6 m	9 m	1.2 m; Interior side yard 0 m	4 m

Table 2.12.2

Other Yards	Requirement
Building setback abutting a creek block	7.5 m, 4.5 m if block includes a 3 m buffer
Yard abutting a pipeline easement	7 m
Yard abutting a railway right-of-way	30 m

12.2 DENSITY

Minimum: 25 units per hectare

12.3 PARKING

Parking shall be provided in accordance with Part 1, Subsection 2.25 “Off-Street Parking and Loading Requirements”.

12.4 BUILDING HEIGHT

(a) Residential building height shall be provided in accordance with Part 1, Subsection 2.31 “Residential Building Height”.

(b) Maximum height: 2 storeys