Part 9: Site-Specific Exceptions

Exception: 1	Map: Map 20 - E	Parent Zone: LN8	Amending Bylaw: 43-2026	Enacted: July 21, 2026
9.1.1 Permitted Uses				
Only the following uses shall be permitted:				
a) **Block Townhouse**				
9.1.2 Provisions for Block Townhouse				
The following regulations apply for **Block Townhouses**				
a) Minimum **Lot Area**	2500 m^2			
b) Minimum **Front Yard**	30 m			
c) Minimum **Rear Yard**	2.7 m			
d) Minimum **Interior Side Yard**	6 m			
e) Maximum **Building Height**	3 **storeys** up to 14 m for a **peaked roof** or 10 m for a **flat roof**			
f) Minimum distance from a wall to an **internal roadway**	0 m			
g) Minimum distance from a wall to a **parking space**	2.3 m			
h) Minimum distance from an attached **private garage** to an **internal roadway**	0 m			
i) Minimum distance from a **parking space** to the north-west **interior side lot line**	2 m			
j) **Accessible Parking spaces**	The **accessible parking space** requirements of Section 6.5 shall not apply to resident parking provided that each unit includes an attached **private garage** with 2 **parking spaces**. **Accessible parking spaces** for visitor parking shall be subject to the requirements of Section 6.5.			
9.1.3 Special Site Provisions				
The following additional provision applies:				
a) Notwithstanding any future severance, partition, or division of the lands subject to this exception, the provisions of this By-law shall apply to the whole of these lands as if no severance, partition or division had occurred.				