

PROPOSED BY – LAW

\_\_\_\_\_, 2022

BY-LAW NUMBER \_\_\_\_

OF THE

CORPORATION OF THE CITY OF KITCHENER

(Being a by-law to amend By-law 85-1, as amended, known as the Zoning By-law for the City of Kitchener – Regional Municipality of Waterloo – 82 Wilson Avenue, 84 Wilson Avenue, 210 Fourth Street)

WHEREAS it is deemed expedient to amend By-law 85-1 for the lands specified above;

NOW THEREFORE the Council of the Corporation of the City of Kitchener enacts as follows:

1. Schedule Numbers 172 and 195 of Appendix "A" to By-law Number 85-1 are hereby amended by changing the zoning applicable to the parcel of land specified and illustrated as Area 1 on Map No. 1, in the City of Kitchener, attached hereto, from Residential Six Zone (R-6) to Residential Six Zone (R-6) with Special Regulation Provision 782R.

2. Appendix D of By-law 85-1 is hereby amended by adding Section 782R thereto as follows:

"782. Notwithstanding Sections 6 and 40.2.6 of this By-law, the following regulations shall apply for a multiple dwelling:

- a) The maximum building height shall be 25 metres;
- b) The minimum front yard setback shall be 10 metres;
- c) The maximum front yard setback shall be 15 metres;
- d) The minimum required parking for a multiple dwelling shall be 0.5 parking spaces per dwelling unit;
- e) Required off-street parking may be located in the front yard or side lot abutting a street and between the façade and the front lot line or side lot line abutting a street. In no case shall any parking be located within 3 metres of the street line."

PASSED at the Council Chambers in the City of Kitchener this \_\_\_\_\_ day of \_\_\_\_\_, 2022.

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk