

**COMMUNITY INFRASTRUCTURE AND HOUSING ACCELERATOR:
 CIHA ORDER POTENTIAL PROVISIONS
 Attachment 9 - Zoning By-law 001-2021 Exception Table:**

	Zoning By-law 001-2021 Standard	HMU High-Rise Mixed-Use Zone Requirement	Proposed CIHA Order Exception Provisions
a.	Minimum Front Yard	5 m	Block 1 – 4 m Block 2 – 1.5 m
b.	Minimum Exterior Side Yard	5 m	2 m
c.	Maximum Building Height	88 m	Two 32-storey Towers – 109.6 m Two 35-storey towers – 118.6 m
d.	Minimum Parking Requirements	Residential: 1,488 Barrier Free – Block 1: 18 Retail: 11	Residential: 1,210 Barrier Free – Block 1: 14 Retail: 0
e.	Minimum Aisle/Driveway Width Leading to a Loading Space	6 m	5.9 m
f.	Long-term Bike Spaces	On the ground floor, the storey above, or 1-2 storeys below	On third level below grade