

**Attachment 6 -
Proposed Zoning Exceptions to Zoning By-law 001-2021, File Z.21.021**

	Zoning By-law 001-2021 Standard	R5 Residential Zone Requirement	Proposed Exceptions to the R5 Residential Zone Requirement
a.	Minimum Lot Frontage	7.5 m	6 m (1 Memorial Hill Drive)
b.	Minimum Front Yard Setback	4.5 m	3.2 m to a daylighting triangle (semi-detached dwelling)
c.	Minimum Interior Side Yard Setback	1.2 m	1.1 m (1 Memorial Hill Drive)
d.	Minimum Exterior Side Yard Setback	4.5 m	1.2 m (new single detached dwelling and semi-detached dwelling)
e.	Minimum Rear Yard Setback	7.5 m	4.8 m (1 Memorial Hill Drive)
f.	Minimum Setback to EP Zone	There is no minimum setback requirement to the EP Zone for the R5 Zone in Zoning By-law 001-2021	3 m (semi-detached dwelling) 6 m (new single detached dwelling) There shall be no buildings, structures, pools or encroachments permitted within the EP Zone or the required setback.
g.	Permitted Encroachments into Required Yards	2 m, but not closer than 1.2 m from the applicable lot line (porch, including access stairs from grade) 0.5 m (eaves, eavestroughs, and gutters) A retaining wall less than 1 m in height is permitted to be 0 m to a lot line	3 m, but not closer than 0.4 m to a daylighting triangle (porch, including access stairs from grade) (semi-detached dwelling) 0.7 m (eaves, eavestroughs, and gutters) A retaining wall equal to or less than 1.1 m in height is

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			permitted to be 0 m to a lot line
h.	Maximum Driveway Width	3.5 m	6.3 m (1 Memorial Hill Drive)