

<b>Section 11.1 – Transit Oriented Corridor Mixed Use (TOC1) Zone</b> <b>Section 11.2 – Transit Oriented Corridor Local Commercial (TOC2) Zone</b> <b>Section 11.3 – Transit Oriented Corridor Multiple Residential (TOC3) Zone</b> <b>Section 11.4 – Transit Oriented Corridor Mixed Use High Density (TOC4) Zone</b>			
Section	Proposed Change	Proposed Revised Zone Regulation	Rationale
Grey highlighted strikethrough text = text to be deleted <b>bolded text</b> = text to be added			
11.1.3 d) iii)	In addition to Subsection i) and notwithstanding Subsection ii), <del>the minimum building height may be equivalently increased as the yard increases beyond the minimum yard</del> <b>any building height above 11.0 metres may be equivalently increased as the yard increases beyond the minimum yard</b> requirement established in Subsection 11.1.3. b) and c), when abutting a Residential or Institutional Zone, to a maximum of 22.0 metres.	In addition to Subsection i) and notwithstanding Subsection ii), any building height above 11.0 metres may be equivalently increased as the yard increases beyond the minimum yard requirement established in Subsection 11.1.3. b) and c), when abutting a Residential or Institutional Zone, to a maximum of 22.0 metres.	The wording has been changed to be consistent with the same height regulations in the CMU Zones. The change creates clarity and consistency.
11.2.1 11.4.1	Permitted Uses  Dwelling Unit <del>in conjunction with a Commercial Use,</del> <b>Mixed Use</b>	Permitted Uses  Dwelling Unit, Mixed Use	Amendment changes the name of the defined use for clarity.
11.2.1.1 i) 1)	Notwithstanding Subsection 11.2.1, a Dwelling Unit(s) <del>in Conjunction with a Commercial Use,</del> <b>Mixed Use</b> shall only be permitted above the ground floor.	Notwithstanding Subsection 11.2.1, a Dwelling Unit(s), Mixed Use shall only be permitted above the ground floor.	Amendment changes the name of the defined use for clarity. Does not change the intent of the regulation.
11.3.1.iv)	11.3.1.1 Restricted Uses <del>iv) ii)</del>	11.3.1.1 Restricted Uses    ii)	Amendment is to correct the numbering of the subsection from iv) to ii) and does not change the intent of the regulation.

Section 11.1 – Transit Oriented Corridor Mixed Use (TOC1) Zone Section 11.2 – Transit Oriented Corridor Local Commercial (TOC2) Zone Section 11.3 – Transit Oriented Corridor Multiple Residential (TOC3) Zone Section 11.4 – Transit Oriented Corridor Mixed Use High Density (TOC4) Zone			
Section	Proposed Change	Proposed Revised Zone Regulation	Rationale
<p>Grey highlighted strikethrough text = text to be deleted      <b>bolded text</b> = text to be added</p>			
11.3.2e) iii)	<p>In addition to Section i) above and notwithstanding Section ii) above, <del>the minimum building height may be equivalently increased as the yard increases beyond the minimum yard</del> <b>any building height above 11.0 metres may be equivalently increased as the yard increases beyond the minimum yard</b> requirement established in Section 11.3.2 b) and c) above, when abutting a Residential or Institutional Zone, a maximum of 22.0 metres.</p>	<p>In addition to Section i) above and notwithstanding Section ii) above, any building height above 11.0 metres may be equivalently increased as the yard increases beyond the minimum yard requirement established in Section 11.3.2 b) and c) above, when abutting a Residential or Institutional Zone, a maximum of 22.0 metres.</p>	<p>The wording has been changed to be consistent with the same height regulations in the CMU Zones. The change creates clarity and consistency.</p>
11.4.1.1 i) 1) A.	<p>Notwithstanding Subsection 11.4.1, a Dwelling Unit(s) <del>in conjunction with a Commercial Use,</del> <b>Mixed Use</b> shall only be permitted above the ground floor.</p>	<p>Notwithstanding Subsection 11.4.1, a Dwelling Unit(s), Mixed Use shall only be permitted above the ground floor.</p>	<p>Amendment changes the name of the defined use for clarity. Does not change the intent of the regulation.</p>