

MOTION

A.7

7. Enhanced Accessibility Guidelines

MOVER: Councillor \_\_\_\_\_

SECONDER: Councillor \_\_\_\_\_

THAT the amendments to the document entitled "Enhanced Accessibility Guidelines" be approved by Council for use by applicants and staff for development applications in the new RM-7 and RM-7 N, and RT-11 and RT-11N Districts.

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## AMENDMENTS TO THE ENHANCED ACCESSIBILITY GUIDELINES

Note: Amendments to Council-adopted guidelines will be prepared generally in accordance with the provisions listed below, subject to change and refinement prior to posting. Bold denotes changes to the guidelines.

### ENHANCED ACCESSIBILITY GUIDELINES

#### Section 1.0 Application and Intent

- These guidelines are to be used in conjunction with a district schedule of the Zoning and Development By-law or the official development plans which one permit one-family dwellings, one-family dwellings with a secondary suite, two family dwellings and **two-family dwellings with secondary suite**.
- These guidelines will be used to assist owners and applicant in designing and incorporating enhanced accessibility for persons with disabilities into new or existing one-family dwellings, one-family dwellings with a secondary suite, two family dwellings or **two-family dwellings with secondary suite**.

#### Sub-section 1.1 Regulations and Standards

- In addition to these guidelines, other approvals and permits may be required for the design and construction of enhanced accessibility to a one-family dwelling, one-family dwelling with a secondary suite, two-family dwelling or **two-family dwelling with secondary suite**.
- Where it is determined that it is not feasible to, due to site peculiarities of the proposed development, to comply with specified minimum yards and setbacks, permitted site coverage, impermeability and building depth, staff may recommend relaxations for the provision of enhanced accessibility to a one-family dwelling, one-family dwelling with a secondary suite, two-family dwelling or **two-family dwellings with secondary suite** having regard to the intent of the district schedule, or official development plan, and these guidelines.

#### Section 2.0 General Design Considerations

- Provision of enhanced accessibility for persons with disabilities is not a requirement for one-family dwellings, one-family dwellings with a secondary suite, two-family dwellings and **two-family dwellings with secondary suite**.

#### Section 3.0 The Design Process

- (a) Designing for new, or alterations to existing one-family dwellings, one-family dwellings with a secondary suite, two-family dwellings and **two-family dwellings with secondary suite** incorporating enhanced accessibility involves the following:

### Sub-section 3.1 Site Selection

- (a) While the selection of a site for a new one-family dwelling, one-family dwelling with a secondary suite, two-family dwelling and two-family dwelling with secondary suite may depend on numerous factors, it is important to consider site factors for enhanced accessibility from the outset.

### Sub-section 3.2.2 Entry Levels and Entrances Options

- (a) Where development applications for one-family dwellings, one-family dwellings with a secondary suite, two-family dwellings or two-family dwellings with secondary suite seek to main streetscape compatibility, design guidelines call for the entry level to be similar to those of adjoining properties.

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