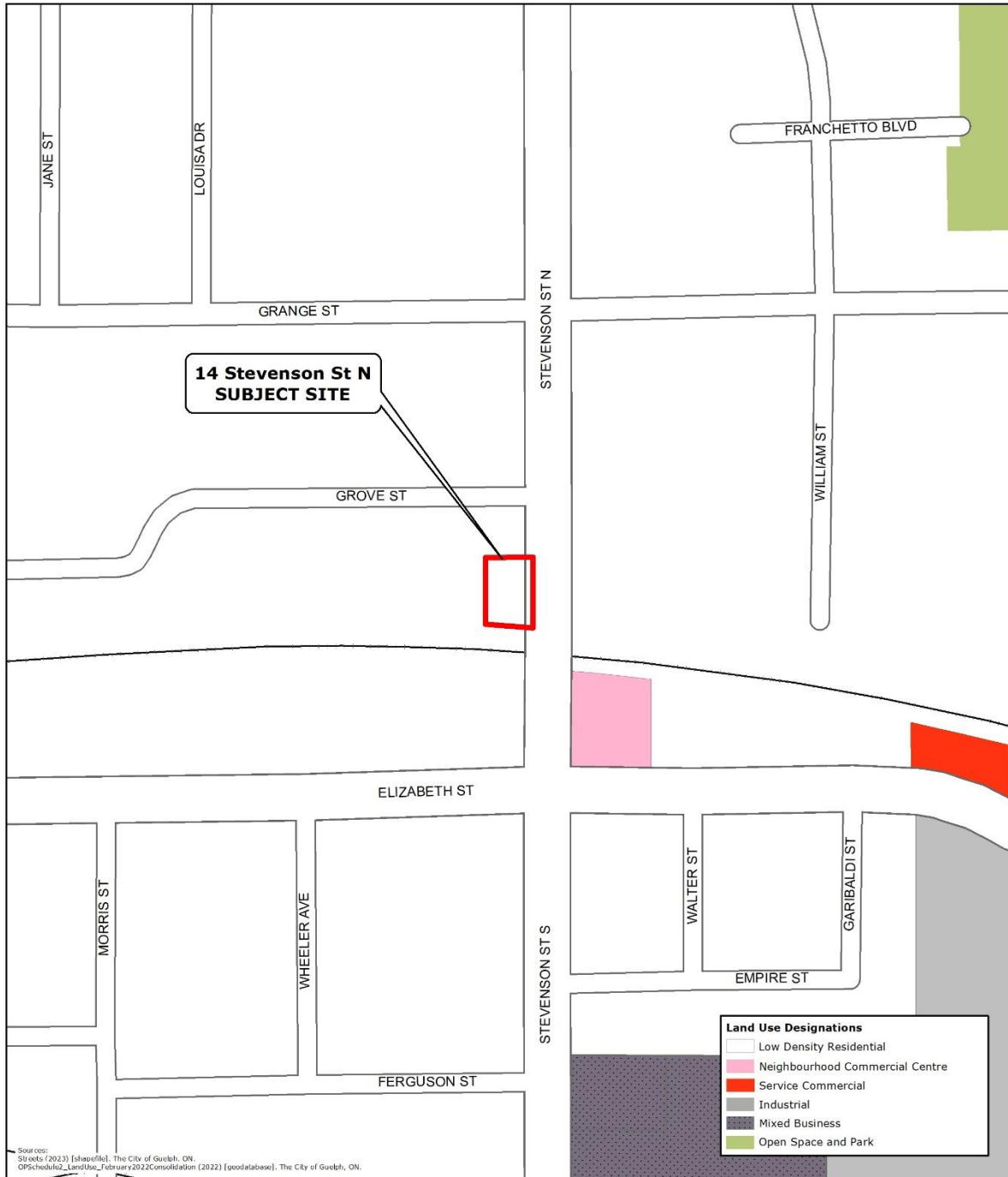


# Attachment 3: Existing Official Plan Land Use Designations and Policies



0 15 30 60 90 120 150 m

**MINISTER APPROVED OFFICIAL PLAN**  
**Existing Designation**  
**14 Stevenson Street North**

Produced by the City of Guelph  
 Planning, Urban Design and Building Services - Development Planning  
 October 2023

## **Attachment 3 (continued):**

### **Existing Official Plan Land Use Designations and Policies**

#### **9.3.2 Low Density Residential**

This designation applies to residential areas the city which are currently, or planned to be, predominantly low-density in character.

##### **Permitted Uses**

1. The following uses may be permitted subject to the applicable provisions of this Plan:
  - i. detached, semi-detached and duplex dwellings; and
  - ii. multiple unit residential buildings, such as townhouses and apartments.

##### **Height and Density**

The following height and density policies apply within this designation:

2. The maximum height shall be three (3) storeys within the delineated built-up area. The maximum height shall be four (4) storeys within the designated greenfield area.
3. The maximum net density is 35 units per hectare within the delineated built-up area. The maximum net density within the designated greenfield area and for sites located on arterial roads within the delineated built-up area is 60 units per hectare. This policy applies to multiple unit residential buildings such as townhouses and apartments.