

**DATE:** February 12, 2024

**REPORT NO:** PD-12-2024

**SUBJECT:** **Zoning By-law Amendment for Updating Accessible Parking Regulations**

**CONTACT:** Brian Treble, Director of Planning & Building

**OVERVIEW:**

- In late 2023 it was brought to the attention of the Township Clerk's Department (via the Joint Accessibility Advisory Committee) that the Township Comprehensive Zoning By-law had not been properly updated in regards to parking standards for accessible parking spaces upon its approval in June of 2017.
- Ontario Regulation 413/12 came into effect in December of 2012 which updated the parking standards for accessible parking spaces per number of mandated parking spaces. This regulation can be found at Schedule 1 to this report.
- Staff have deemed it necessary to amend the Township Comprehensive Zoning by-law to reflect Ontario Regulation 413/12 and bring the Township into compliance with current recognize standards.
- Township staff have investigated current municipal parking lots/spaces and have determined that they are well within compliance with this regulation.

**RECOMMENDATION:**

1. That, Recommendation Report PD-12-2024, regarding "Zoning By-law Amendment for Updating Accessible Parking Regulations", dated February 12<sup>th</sup>, 2024 be received; and,
2. That, no further public meeting is required for the consideration of this by-law in accordance with Section 34(17) of the *Planning Act*; and
3. That, a By-law be passed, such as the draft by-law found at Schedule 1 to this report.

**ALIGNMENT TO STRATEGIC PLAN:**

- **BUILD** - a safe, connected, caring and active community

**BACKGROUND:**

In late 2023 it was brought to the attention of the Township Clerk's Department (via the Joint Accessibility Advisory Committee) that the Township Comprehensive Zoning By-law had not been properly updated in regards to parking standards for accessible parking spaces upon its approval in June of 2017.

Ontario Regulation 413/12 came into effect in December of 2012 which updated the parking standards for accessible parking spaces per number of mandated parking spaces. This regulation can be found at Schedule 1 to this report.

**CURRENT SITUATION:**

Staff have deemed it necessary to amend the Township Comprehensive Zoning by-law to reflect Ontario Regulation 413/12 and bring the Township into compliance with current recognize standards.

This amendment will be accomplished by deleting and replacing Table 7 in *Section 3. General Provision* under subsection *3.12.6 Off-Street Motor Vehicle Parking Facility Requirements*, as follows:

**Table 7: Required Barrier-Free Parking Facilities**

Total Number of Parking Spaces on the Lot	Minimum Number of Barrier-Free Parking Spaces		
	Type A	Type A or B	Total
0 to 12 <i>parking spaces</i>	1	-	1
13 to 100 <i>parking spaces</i>	4% of the total number of parking spaces <sup>(1)</sup> , of which, 50% shall be Type A and 50% shall be Type B <sup>(2)</sup>		
101 to 200 <i>parking spaces</i>	1 space plus 3% of the total number of parking spaces, of which, 50% shall be Type A and 50% shall be Type B <sup>(2)</sup>		
201 to 1000 <i>parking spaces</i>	2 spaces plus 2% of the total number of parking spaces, of which, 50% shall be Type A and 50% shall be Type B <sup>(2)</sup>		
1001 or more <i>parking spaces</i>	11 spaces plus 1% of the total number of parking spaces, of which, 50% shall be Type A and 50% shall be Type B <sup>(2)</sup>		

(1) Where the minimum number of required Accessible Parking Spaces results in one (1) Accessible Parking Space being required, the parking space shall be a Type A parking space.

(2) Where the minimum number of required Accessible Parking Spaces results in an odd number of Accessible Parking Spaces being required, the additional space may be a Type B parking space.

Township staff have investigated our municipal parking lots/spaces and have

determined that they are well within compliance with this regulation and are as follows:

- **West Lincoln Community Centre:**  
Under the existing bylaw we would require 12 barrier free spaces (12 currently provided), under the proposed only 8 barrier free spaces based on 300 parking spaces provided at the arena site.
- **Wellandport library** – current bylaw requires 2 (4 currently provided), under proposed only 1 space is required.
- **Convenience St:** Current bylaw requires 2, (two provided), under new bylaw only 1 required.
- **CIBC:** Current Bylaw requires 1 space (2 spaces provided), under new bylaw 1 space.

**FINANCIAL IMPLICATIONS:**

Not applicable at this time.

**INTER-DEPARTMENTAL COMMENTS:**

This Zoning By-law Amendment and report have been discussed with Senior Management as well as with the Manager of Parks, Recreation and Facilities.

**CONCLUSION:**

Planning staff recommend that the Draft By-law, as found at Schedule 2 to this report, be approved to amend the Township of West Lincoln Comprehensive Zoning By-law.

**SCHEDULES:**

1. Ontario Regulation 413/12
2. Draft By-law

**Prepared & Submitted by:**



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**Brian Treble**  
Director of Planning & Building

**Approved by:**



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**Donna DeFilippis**  
Interim CAO