



THE CORPORATION OF THE CITY OF MISSISSAUGA

BY-LAW NUMBER 0042-2026

A by-law to amend By-law Number 0225-2007, as amended.

WHEREAS pursuant to section 34 of the *Planning Act*, R.S.O. 1990, c.P.13, as amended, the council of a local municipality may pass a zoning by-law;

NOW THEREFORE the Council of The Corporation of the City of Mississauga ENACTS as follows:

1. By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by deleting the number "five" and substituting with "six" in the definition of "**Day Care**" in Section 1.2 as follows:

<b>Day Care</b>	means a <b>building, structure</b> or part thereof, with or without an outdoor play area, used for temporary care which does not exceed 12 consecutive hours in one day, of more than <del>five</del> six persons. Care may be provided for children, seniors and/or disabled persons.
-----------------	--

2. By-law Number 0225-2007, as amended, is further amended by changing Line 3.1 and adding Lines 3.6, 3.7 and 3.8 to Table 2.1.9.4 contained in Subsection 2.1.9 as follows:

Column	A	B
<b>Line</b>		
3.0	A <b>day care</b> in a Residential Zone shall comply with the regulations of the zone in which it is located, except that:	(1)
3.1	Every <b>lot</b> shall have frontage on and vehicular access to a <b>street</b> identified on Schedules 2.1.9.2(1) or (2) of this By-law.	✓
3.6	A <b>day care</b> is not permitted in a <b>semi-detached, linked dwelling, townhouse, stacked townhouse, street townhouse, back to back townhouse, fourplex, attached ARU or detached ARU</b>	✓
3.7	A <b>day care</b> is not permitted in a <b>detached dwelling</b> located in Precinct 1	✓
3.8	Notwithstanding Article 4.1.9.3 of this By-law, tandem parking is not permitted on a <b>driveway</b> providing required <b>parking spaces</b> for a <b>day care</b> in a <b>detached dwelling</b>	✓

**NOTE:** (1) See Subsection 2.1.23 of this By-law.

3. By-law Number 0225-2007, as amended, is further amended by adding Line 14.1 to Table 3.1.2.2 contained in Subsection 3.1.2 as follows:

Column	A	B	C	D	E	F
Line 1.0	TYPE OF USE	UNIT OF MEASUREMENT	PRECINCT 1	PRECINCT 2	PRECINCT 3	PRECINCT 4
14.0	Day Care	spaces per 100 m <sup>2</sup> GFA - non-residential	0.0	2.5	2.5	2.5
14.1	Day care located in a detached dwelling in a Residential Zone	spaces per 100 m <sup>2</sup> GFA - non-residential.	n/a	7.0	7.0	7.0

4. By-law Number 0225-2007, as amended, is further amended by adding the following Exception Table:

4.2.2.18	Exception: RL-18	Map # 13, 20	By-law:
In a RL-18 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a RL zone except that the following <b>uses/regulations</b> shall apply:			
<b>Regulation</b>			
4.2.2.18.1	Minimum number of <b>parking spaces</b> for a <b>day care</b> located in a <b>detached dwelling</b> shall comply with Line 14.0 contained in Table 3.1.2.2 of this By-law		


5. By-law Number 0225-2007, as amended, is further amended by adding Sentence 4.2.2.172.9 to Exception Table 4.2.2.172 as follows:

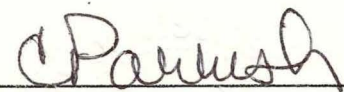
4.2.2.172	Exception: RL-172	Map # 10	By-law: 0084-2009, 0111-2019/LPAT Order 2021 March 09, 0048-2025
<b>Regulations</b>			
4.2.2.172.9	Minimum number of <b>parking spaces</b> for a <b>day care</b> located in a <b>detached dwelling</b> shall comply with Line 14.0 contained in Table 3.1.2.2 of this By-law		


6. Map Number 13 of Schedule "B" to By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by changing thereon from "RL" to "RL-18", the zoning of Part of Lot 10, Concession 1, South of Dundas Street, in the City of Mississauga, PROVIDED HOWEVER THAT the "RL-18" zoning shall only apply to the lands which are shown on the attached Schedule "A1", which is deemed to be an integral part of this By-law, outlined in the heaviest broken line with the "RL-18" zoning indicated thereon.

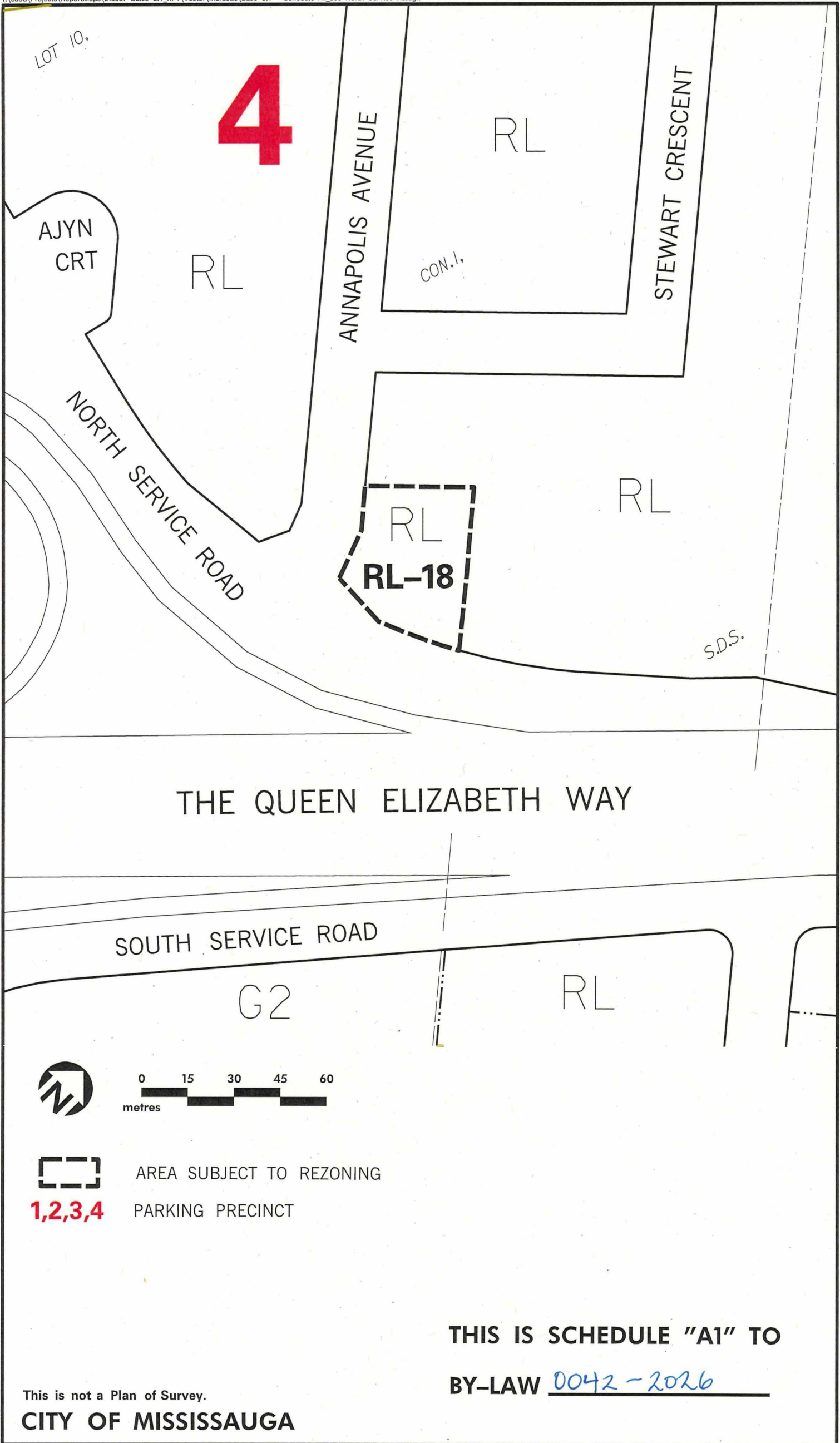
7. Map Number 20 of Schedule "B" to By-law Number 0225-2007, as amended, being a City of Mississauga Zoning By-law, is amended by changing thereon from "RL" to "RL-18", the zoning of Part of Lot 10, Concession 1, North of Dundas Street, in the City of Mississauga, PROVIDED HOWEVER THAT the "RL-18" zoning shall only apply to the lands which are shown on the attached Schedule "A2", which is deemed to be an integral part of this By-law, outlined in the heaviest broken line with the "RL-18" zoning indicated thereon.
  
8. The greyed-out text, identified in Sections 1, 2 and 3 of this By-law, is for information purposes only and does not form part of the amendments contained in this By-law.

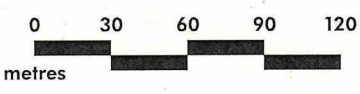
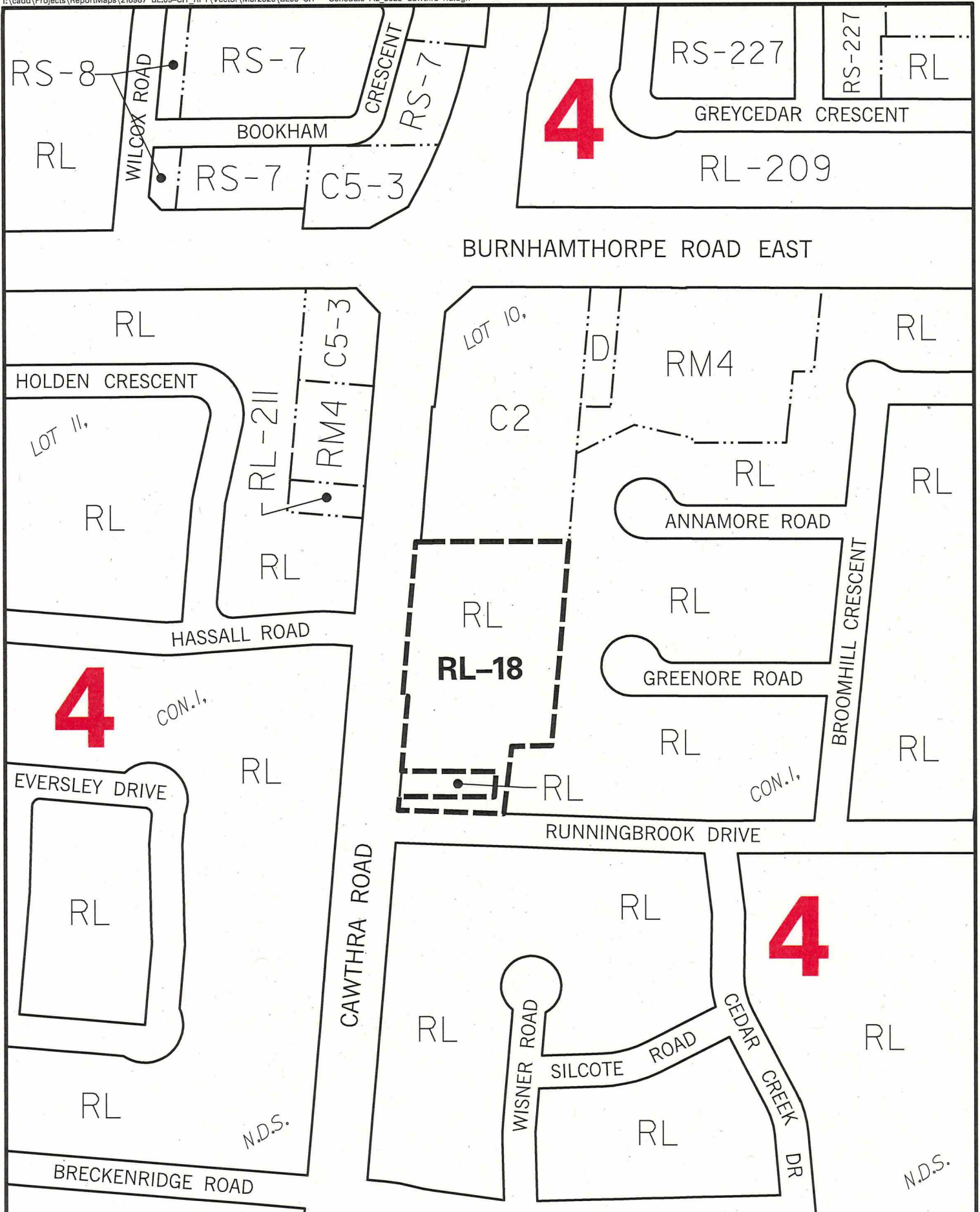
ENACTED and PASSED this 1<sup>ST</sup> day of April, 2026.

Approved by Legal Services <b>City Solicitor</b> City of Mississauga

Katie Pfaff
Date: March 30, 2026
File: BL.09-CIT

  
 \_\_\_\_\_  
 MAYOR

  
 \_\_\_\_\_  
 CLERK





AREA SUBJECT TO REZONING

**1,2,3,4**

PARKING PRECINCT

**THIS IS SCHEDULE "A2" TO  
BY-LAW 0042-2026**

This is not a Plan of Survey.

**CITY OF MISSISSAUGA**

## APPENDIX "A" TO BY-LAW NUMBER 0042-2026

### Explanation of the Purpose and Effect of the By-law

The purpose of this By-law is to update regulations in Mississauga Zoning By-law 0225-2007, as amended for day cares, including updating the definition of "day care" and introducing new regulations for day cares located in detached dwellings in Residential Zones.

Changes to the Zoning By-law include:

- updating the definition of "day care" to apply to the care of more than six persons to align with Provincial legislation for day care centres
- introducing new regulations for day cares in Residential Zones, such as, only allowing day cares to be located in detached dwellings, introducing a new parking rate for day cares in detached dwellings, prohibiting tandem parking for day cares in detached dwellings and prohibiting day cares to be located in a detached dwelling in Precinct 1

This By-law amends the zoning of the properties outlined on the attached Schedules "A1" and Schedule "A2" from "RL" (Residential Large Lot) to "RL-18" (Residential Large Lot - Exception).

"RL" permits detached dwelling, semi-detached, attached additional residential unit (ARU), detached additional residential unit (ARU) and fourplex.

"RL-18" permits detached dwelling, semi-detached, attached additional residential unit (ARU), detached additional residential unit (ARU) and fourplex requiring a minimum of 2.5 parking spaces per 100 m<sup>2</sup> of gross floor area - non-residential for a day care in a detached dwelling.

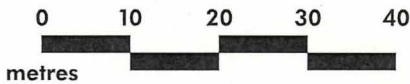
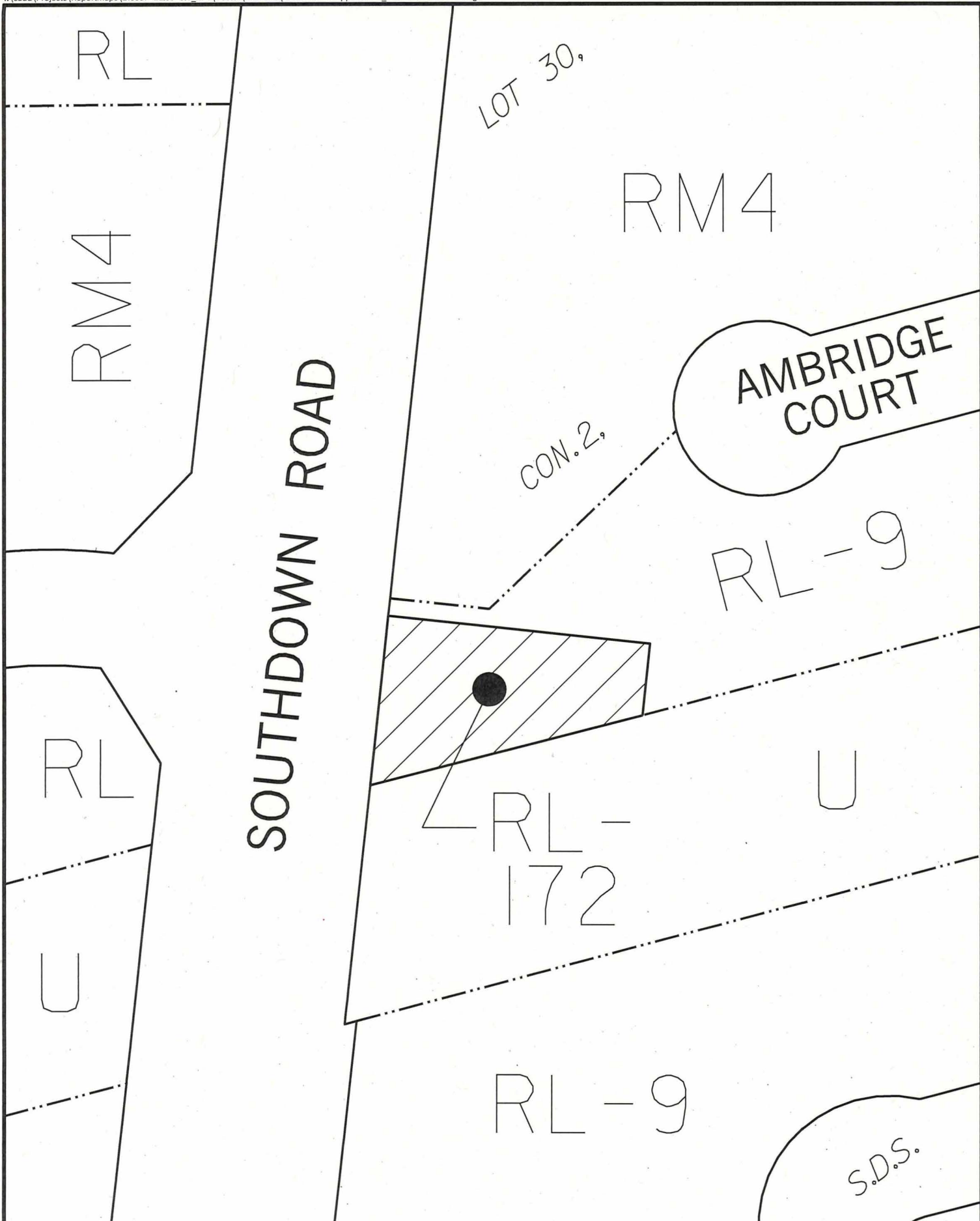
This By-law also amends the zoning provisions of the "RL-172" zone (Residential Large Lot - Exception) which applies to the property outlined on the attached Appendix "B".

"RL-172" (amended) requires a minimum of 2.5 parking spaces per 100 m<sup>2</sup> of gross floor area - non-residential for a day care in a detached dwelling.

### Location of Lands Affected

All lands within the City of Mississauga.

Further information regarding this By-law may be obtained from Kelsey Martin of the City Planning and Building Department at 905-615-3200, ext. 5542.



This is not a Plan of Survey.

CITY OF MISSISSAUGA

THIS IS APPENDIX "B" TO  
 BY-LAW 0042-2026