Established areas

Orientation
Maintain area character
Zoning by-laws will aim to maintain the existing built form, which presents the following characteristics:

Sector 07-01:
- Building height of one to eight stories above ground;
- Detached;
- Low or medium site coverage.

Sector 07-02:
- Building height of one to three stories above ground;
- Low or medium site coverage.

Sector 07-03:
- Building height of one or two stories above ground;
- Detached;
- Low or medium site coverage.

Sector 07-04:
- Building height of one to three stories above ground;
- Low or medium site coverage.

Sector 07-05:
- Building height of two to eight stories above ground;
- Low or medium site coverage.

Sector 07-06:
- Building height of one or two stories above ground;
- Detached;
- Low site coverage.

Given the absence of a sewer network in Sector 07-06, by-laws will set an appropriate density.

Sector 07-07:
- Building height of one to three stories above ground;
- Low or medium site coverage;

Sector 07-08:
- Building height of one to three stories above ground;
- Low or medium site coverage.

Sector 07-09:
- Building height of one to six stories above ground;
- Detached
- Low or medium site coverage.

Sector 07-10:
- Building height of one to six stories above ground;
- Detached;
- Medium or high site coverage.

Zoning by-laws may recognize existing buildings as well as real estate projects duly authorized at the time of the adoption of the Plan that do not conform to the above parameters.
07 Borough of Dorval–L’Île-Dorval

Areas to be built or transformed

Orientation
Renew area character
Zoning by-laws will permit a new built form, which presents the following characteristics:

- Building height of two to five stories above ground;
- Low or medium site coverage;
- Minimum F.A.R.: 0.5;

Zoning by-laws may recognize existing buildings as well as real estate projects duly authorized at the time of the adoption of the Plan that do not conform to the above parameters.