



TOWNSHIP OF PUSLINCH
COMPREHENSIVE ZONING BY - LAW No. 023-18

COUNCIL ADOPTED: APRIL 2018
LPAT ORDER: JANUARY 23, 2020 – PL180505

CONSOLIDATED APRIL 2025

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BY-LAW No. 023-2018 OF THE CORPORATION OF THE TOWNSHIP OF PUSLINCH

A By-law to prohibit the use of land and the erection and use of buildings or structures except for certain purposes, and to regulate the type of construction and the height, bulk, location, size, floor area, density, character, and use of buildings or structures.

NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF PUSLINCH
ENACTS AS FOLLOWS:

1.0 ADMINISTRATION AND INTERPRETATION

1.1 GENERAL

1.1.1 Short Title

- a. This By-Law shall be referred to as the "Zoning By-Law" of the Corporation of the Township of Puslinch.

1.1.2 Application

- a. The provisions of this By-Law shall apply to all those lands lying within the corporate limits of the Township of Puslinch.

1.1.3 Repeal of Former By-law

- a. Except as set out in subsection 1.1.3 b., the provisions of the Township of Puslinch Zoning By-law 19/85, and all amendments thereto, are hereby repealed as far as they affect the lands covered by this By-law.
- b. Notwithstanding anything to the contrary, including Subsection 1.1.3 a., By-law 023-2018 shall be deemed not to apply to the lands and By-law 19/85 and all amendments thereto shall continue in full force and effect respecting the following lands:
 1. CON 1 REAR LOT 24 - 7115 Concession 2;
 2. CON 7 PT LOT 23 PT RD ALLOW RP 61R6244 PART 1 AND RP 61R10513 PART 9 - 92 Brock Road S and CON 8 PT LOT 23 PT RD ALLOW RP 61R20126 PARTS 1 and 2 - no municipal address;
 3. CON GORE PT LOT 30 – 7272 Gore Road;
 4. CON 7 PT LOT 31, PLAN 135 LOTS 1 TO 17 FISHER ST S LOTS 33 TO 35, 48 TO 50 - Portion of 66 Queen Street (DRS Subdivision); and
 5. PART OF LOT 31, CONCESSION 7 AND PART OF LOTS 10 & 11(SOUTH SIDE OF QUEEN STREET) AND ALL OF LOTS 49 & 50 AND PART OF LOT 48 (SOUTH SIDE OF VICTORIA STREET) AND PART OF VICTORIA STREET AND PART OF FISHER STREET COLFAS' SURVEY, REGISTERED PLAN 135, TOWNSHIP OF PUSLINCH, COUNTY OF WELLINGTON, PART 1 on 61R21266.

1.1.4 Compliance

- a. No person shall change the use of any land, building, or structures, erect or use any building or structure, or occupy any land or building, except for a use permitted and in accordance with the regulations provided by this by-law for the Zone in which the lot is located.

- b. Nothing in this By-law shall serve to relieve any person from any obligation to comply with the requirements of any other By-law of the Township, or any other regulations of the County, Province of Ontario, or Government of Canada, that may otherwise affect the use of land, buildings, or structures.

1.1.5 Existing Uses Continued

- a. Nothing in this By-law shall apply to prevent the use of any existing lot, building, or structure for any purpose prohibited by this By-law if it was lawfully used for such purposes on the day of the passing of this By-law so long as it continues to be used for that purpose.

1.1.6 Enforcement

- a. An Officer shall be responsible for the enforcement of this By-law and shall have all the power and inspection as provided under Section 49 of the Planning Act.

1.1.7 Violations and Penalties

- a. Every person who contravenes any provision of this By-Law, and, if the person is a corporation, every director or officer of the corporation who knowingly concurs in the contravention, is guilty of an offence and on conviction is liable to fines under the Planning Act.

1.1.8 Severability

- a. A decision of a court that one or more of the provisions of the By-law are invalid in whole or in part does not affect the validity, effectiveness, or enforceability of the other provisions or parts of the provisions of this By-law.

1.2 INTERPRETATION

1.2.1 Definitions

- a. In this By-Law, unless the context requires otherwise, the definitions and interpretations set out in Section 3.0 hereof shall apply.
- b. For convenience, all words that are in bold font are defined in Section 3.0 of this By-law.

1.2.2 Interchangeability

- a. Words used in the present tense include the future, words in the masculine gender include the feminine and neuter; the singular number includes the plural, and the plural includes the singular.

1.2.3 Diagrams

- a. Diagrams and images in this By-law are for convenience of reference only, do not form an operative part of this By-law, and are not considered to be an integral part of this By-law. Diagrams and images shall not in any way modify or limit the regulations contained herein.

1.2.4 Legislation

- a. Wherever legislation is referenced in this By-law, the reference is meant to include all applicable amendments to the legislation, including successor legislation, as well as all regulations or other secondary legislation that is passed in accordance with the referenced statute.

1.2.5 Conflict

- a. In the event of any conflict between this By-law and any other by-law passed by the Township, the more restrictive provision prevails unless legally required otherwise.

1.2.6 Zone Boundaries

- a. The zones and zone boundaries are shown on Schedules A and B of this By-law. When determining the boundary of any zone, the following provisions apply:
 - i. a boundary indicated as following a Provincial highway, street, lane, unopened road reserve, railway right-of-way, utility corridor or watercourse is the edge of such Provincial highway, street, lane, unopened road reserve, railway right-of-way, utility corridor or watercourse;
 - ii. a boundary indicated as substantially following lot lines follows such lot lines;
 - iii. where a boundary is indicated as following the regulatory flood line, the boundary shall be the floodline as determined by the applicable Conservation Authority;
 - iv. where a boundary is indicated as running substantially parallel to the boundary of a street and the distance from the street is not indicated, the boundary is deemed to be parallel to such a street and the distance from the street is to be determined according to the scale shown on the Schedule(s);
 - v. a boundary indicated as following a shoreline follows such shoreline and in the event of a natural change in the shoreline, the boundary will move with the actual shoreline;
 - vi. where a lot falls into two or more zones, each portion of the lot is to be used in accordance with the provisions of this By-law for the applicable zone; and,

- vii. where none of the above provisions apply, the zone boundary is to be scaled from the Schedule(s).
- b. In no case is a zone boundary dividing a lot into two or more zone categories intended to function as a lot boundary for the purposes of calculating yards and setbacks. In all cases, the lot line shall be used for the purposes of calculating setbacks, unless otherwise specified by this By-law.
- c. Where detailed resource mapping and/or site inspection results in a re-interpretation of the limits of the NE Zone or EP Overlay boundary, a zoning amendment will not be required, and all requirements of this by-law shall be reviewed relative to the revised interpretation of the NE Zone boundary or EP Overlay boundary, including any applicable setbacks.

1.3 TRANSITION

Section 1.3 is repealed in its entirety three years from the date of enactment of this By-law. Until such time, the following transitional provisions shall apply.

1.3.1 Complete Applications

- a. This By-law does not apply to prevent the issuance of a building permit for a project for which a Complete Application for a:
 - i. Building Permit;
 - ii. Minor variance;
 - iii. Site Plan Control Approval;
 - iv. Part Lot Control Exemption Approval; or
 - v. Approval of Draft Plan of Subdivision or Draft Plan of Condominium was received on or prior to the day before this By-law was passed by Council.
- b. A "Complete Application" means an application which could have been approved or granted on the day before this By-law was passed by Council, had it been processed or disposed of on that day as determined in accordance with the provisions of the Planning Act, R.S.O. 1990, c.P.13, and the Regulations, thereunder, the policies of the County Official Plan, and the applicable guidelines and policies of the Township.
- c. Where a project qualifies in accordance with Subsection 1.3.1 a., the building permit for that project may be issued, or the Committee of Adjustment approval, the Site Plan

Control Approval, the Part Lot Control Exemption Approval, and the Approval of the Draft Plan of Subdivision or Draft Plan of Condominium may be granted if the project in question complies with the provisions of the Township Zoning By-law 19/85 as it read on the day before this By-law was passed by Council.

- d. Nothing in this By-law applies so as to continue the exemption provided by Subsection 1.3.1 a. beyond the issuance of the permit or other approval, and in no case does the exemption mentioned in Subsection 1.3.1 c. continue beyond the repeal of this subsection.
- e. Once the permit or approval under Subsection 1.3.1 a. has been granted, the provisions of this By-law apply in all other respects to the land in question.

1.3.2 Minor Variances

- a. All minor variances applied for prior to the final approval of this By-law by the LPAT on January 23, 2020, and finally approved pursuant to Section 45 of the Planning Act, R.S.O. 1990, c. P13 continue to apply and remain in force as if they are variances to this By-law.

1.4 REVISIONS

- a. Revisions may be made to this By-law without the need for a zoning by-law amendment in the following cases:
 - i. Correction of grammar, punctuation, or typographical errors or revisions to format in a manner that does not change the intent of the provisions;
 - ii. Adding or revising technical information on maps or schedules that does not affect the zoning of lands; and
 - iii. Changes to appendices, footnotes, headings, indices, marginal notes, tables of contents, diagrams, historical or reference information, page numbering, footers, and headers, which do not form a part of this by-law and are editorially inserted for convenience of reference only.

2.0 CLASSIFICATION OF ZONES

2.1 ZONES

- a. This By-law establishes the Zones identified in Table 2.1 below and places all lands subject to this By-law in one or more of these Zones. The zones may be identified or referred to by its applicable zone symbol, as indicated in Table 2.1.
- b. For convenience purposes only, the third column of Table 2.1 describes the purpose of the zone. This column does not form a part of this By-law.

Table 2.1 Zones Established by the Zoning By-law

ZONES AND ZONE SYMBOLS		
a. Residential		
Urban Residential	UR	Provides for and regulates all forms of housing (including single detached, semi-detached, duplex, and townhouse dwellings) in the Urban Centres of Aberfoyle and Morriston.
Hamlet Residential	HR	Provides for and regulates low density single detached units in the Hamlet of Arkell, as well as some small-scale multiple-unit development (including semi-detached and duplex dwellings).
Rural Residential	RUR	Provides for and regulates residential lots in rural areas, typically on lands designated Secondary Agricultural in the County Official Plan.
Resort Residential	RR	Provides for and regulates seasonal or recreational residential uses in rural areas, typically on lands designated Recreational around Puslinch Lake and Secondary Agricultural in the County Official Plan.
b. Mixed Use		
Core Mixed Use	CMU	Provides for and regulates a wide range of commercial, service, office, residential, and mixed-uses in the Central Business Districts of Aberfoyle and Morriston.
c. Commercial		
Commercial	C	Provides for and regulates local commercial uses in the in the Hamlet of Arkell.
Highway Commercial	HC	Provides for and regulates commercial uses serving the travelling public or uses not considered compatible within the Central Business Districts of Aberfoyle and Morriston
Agriculture-related Commercial	AC	Provides for and regulates small-scale commercial, industrial, and institutional uses in the Secondary Agricultural Area.
Resort Commercial	RC	Provides for and regulates commercial recreational uses, typically on lands designated Recreational in the County Official Plan.

ZONES AND ZONE SYMBOLS		
d. Industrial		
Industrial	IND	Provides for and regulates dry industrial and limited commercial uses, typically on lands designated Rural Employment in the County Official Plan.
Extractive	EXI	Provides for and regulates land that may be included within a license issued by the Ministry of Natural Resources and Forestry.
Disposal	DI	Provides for and regulates waste disposal facilities within the Township.
e. Institutional		
Institutional	I	Provides for and regulates institutional uses in the Township.
f. Agricultural		
Agricultural	A	Provides for and regulates agricultural uses, normal farm practices, and farm related businesses on lands designated Agricultural and Secondary Agricultural in the County Official Plan.
g. Other		
Future Development One Zone	FD1	Provides for and regulates the orderly development land designated Future Development in the Urban Centre of Aberfoyle, where the specific nature of the intended land uses is not known at this time.
Future Development Two Zone	FD2	Provides for and regulates the orderly development of the unbuilt residential areas of the Urban Centres of Aberfoyle and Morriston.
Future Development Three Zone	FD3	Provides for and regulates the orderly development of the unbuilt industrial area located along Highway 6.
Open Space Zone	OS	Provides for and regulates publicly accessible built and natural setting for recreation, parks, and conservation areas.
Natural Environment Zone	NE	Provides for and regulates flood prone areas, hazardous lands, and natural heritage features, within the Township that have sensitivity or significance and require protection. These areas are designated "Core" Greenlands in the County Official Plan.
Zone Overlays		
Environmental Protection Overlay	-	Corresponds to the Greenlands designation in the County Official Plan and indicates that a physical feature is present that may require further review or permissions prior to development approvals or the issuance of a building permit. Requirements of this Overlay are applicable, in addition to the permitted uses and regulation of the underlying zone.

ZONES AND ZONE SYMBOLS		
Source Protection Vulnerable Areas Overlay	-	Applies to vulnerable areas for each municipal water supply source, as established by relevant Source Protection Plans. The source protection vulnerable areas overlay is the exterior outline of the approved Wellhead Protection Areas A through C, Issues Contributing Areas and Intake Protection Zone – 1 present in the Township, pursuant to the Clean Water Act. Requirements of this Overlay are applicable, in addition to the permitted uses and regulation of the underlying zone.
Floodplain Overlay	f	Applies to the limits of the Regulatory Floodline and recognizes and permits limited development for lawfully established buildings and structures. Requirements of this Overlay are applicable, in addition to the permitted uses and regulation of the underlying zone.
Industrial Design Zone Overlay	-	Applies to certain Industrial properties with high visibility from Highway 401 or Highway 6 and requires additional provisions that require a high level of design for industrial development. Requirements of this Overlay are applicable, in addition to the permitted uses and regulation of the underlying zone.

2.2 SPECIAL ZONE SYMBOLS

- a. Where the zone symbol zoning certain lands on the Zoning Maps is preceded, or followed by any combination of a hyphen, number, or letter, provisions relating to one or more of the following special zone regulations apply to the lands so designated on the Zoning Maps. Lands so identified shall be subject to all the provisions and restrictions of the applicable parent zone, except as otherwise provided by the special zone.

2.2.1 Site-Specific Special Provisions

- a. When a zoning symbol includes the suffix (sp) followed by a number on the attached Schedules to this By-law, the number refers to a site-specific special provision that applies to the lands noted. Site-specific special provisions are listed in Section 14.0 of this By-law. Unless specifically amended by the zone exception, all other provisions of this By-law apply.

2.2.2 Holding Provisions

- a. When a zoning symbol includes the suffix (h) followed by a number, the lands are subject to holding zone removal provisions. Requirements for the removal of a holding zone symbol are set out in Section 15.0.

2.2.3 Temporary Use Permissions

- a. When a zoning symbol includes the suffix (t) followed by a number, the subject zoning is temporary and expires on a date set out in Section 16.0.

2.3 LAND OWNERSHIP

- a. The Township makes no representation or implication, nor should any inference be drawn from the Schedules attached to this By-law as to the ownership of any land and/or rights of access to such land. Ownership and access rights are legal matters that fall solely within the purview of a court of competent jurisdiction.

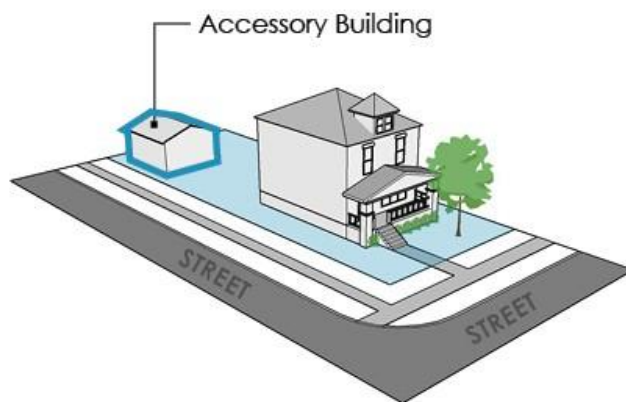
3.0 DEFINITIONS

The presence of definitions of various uses contained in this Section does not necessarily mean that the use is a permitted use within the Township unless specifically listed as a permitted use in a zone or zones.

Abattoir: any premises specifically designed to accommodate the penning and slaughtering of live animals and the preliminary processing of animal carcasses and may include the packing, treating, storing and sale of the product on the premises.

Accessory building or structure: a detached building or structure, the use of which is naturally and normally incidental to, subordinate to, or exclusively devoted to a principal use or building on the same lot.

Accessory farm employee accommodation: a building or structure, including a mobile home, designed to be used on a temporary basis for the accommodation of employees of the main agricultural use on the same lot as the main agricultural use.



Accessory use: a use naturally and normally incidental to, subordinate to or exclusively devoted to a principal use and located on the same lot.

Activity: for lands subject to the Grand River, Halton Region and Hamilton Region Source Protection Plans, one or a series of related processes that occurs within a geographical area and may be related to a particular land use.

Additional Residential Unit (Attached): a self-contained dwelling unit with a private kitchen, bathroom facilities and sleeping areas, which is within a single detached, semi-detached, or townhouse dwelling and is clearly secondary and subordinate to the principal dwelling unit.

Additional Residential Unit (Detached): a self-contained dwelling unit with a private kitchen, bathroom facilities and sleeping areas, which is within part of or whole of a building ancillary to a single detached, semi-detached, or townhouse dwelling and is clearly secondary and subordinate to the principal dwelling unit. For the purpose of this use, ancillary means a shed, private garage, carriage house or barn, and does not mean a temporary building or structure.

Adult entertainment establishment: any premises in which:

- a. goods, entertainment or services designed to appeal to erotic or sexual appetites or inclinations

are provided including live entertainment, which includes the display of nudity; or

- b. body-rubs, including the kneading, manipulating, rubbing, massaging, touching or stimulating by any of a person's body, are performed, offered or solicited, excluding where body-rubs performed, offered or solicited are for the purpose of medical or therapeutic treatment and are performed or offered by persons licensed or registered to do so under the laws of the Province of Ontario; and
- c. adult live nudity establishments, Body Rub Establishments, Video Stores – Adult Only and adult novelty stores.

Adult live nudity establishment: any premises that provides live entertainment for its patrons, which includes the display of nudity, such as strip clubs.

Adult novelty store: any premises used for the sale, rental or lending of sex paraphernalia alone or in combination with one or more of adult electronic media, adult print media or other items.

Aggregate: gravel, sand, clay, earth, shale, stone, limestone, dolostone, sandstone, marble, granite, rock, other than metallic ores, or other prescribed material pursuant to the Aggregate Resources Act.

Aggregate processing facility: any premises used to process, crush, screen, wash, store/stockpile, and/or sort aggregate, and includes an asphalt plant, a concrete batching plant, cement manufacturing plant, a brick and tile manufacturing plant, an aggregate transfer station, and stockpiling/blending of recycled aggregate.

Agricultural service and supply establishment: any premises used for the supply of goods, materials, equipment and/or services that support agricultural uses.

Agricultural use: the growing of crops, including nursery, biomass, and horticultural crops; raising of livestock; raising of other animals for food, fur or fibre, including: horses (including the accessory training and/or riding of boarded horses); poultry and fish; aquaculture; apiaries; agro-forestry; maple syrup production; and associated on-farm buildings and structures and accessory uses, buildings, and structures, including an accessory outdoor storage area.

Agriculture-related uses: those farm-related commercial and farm-related industrial uses that are directly related to farm operations in the area, support agriculture, benefit from being in close proximity to farm operations, and provide direct products and/or services to farm operations as a principal activity. Such uses could include agricultural service and supply establishments, and farm products processing and storage facilities.

Agri-tourism business: those agriculturally related tourism uses that promote enjoyment, education, or activities related to the agricultural operation. The principal activity on the lot shall be an agricultural use. As such, uses must:

- a. Be dependent on the existence of the agricultural operation; and,

- b. Use products that are produced on the premises or related to agriculture.

Such activities could include hay or corn maze, petting zoo, hay/sleigh rides, pumpkin chucking, farm tours, and processing demonstrations.

Aisle: the area used by vehicles for access to and from all off-street parking spaces, but does not include an access driveway.

Alteration: the modification of a structural component of a building or structure that results in a change of use, or any increase or decrease in the volume or floor area of a building or structure.

Amenity area: the common indoor and outdoor areas which are intended for recreational use by the occupants of a premise, and may include open spaces, patios, balconies, pools, gymnasiums, communal play areas, lounges, sundecks, and roof decks but shall not include service areas, parking areas and driveways.

Animal clinic: any premises where cats, dogs, and other domesticated animals (excluding livestock) are given medical or surgical treatment for a limited time, within which there may be shelter facilities provided for overnight medical treatment but shall not include a kennel.

Animal clinic, agricultural: any premises where animals or horses (including livestock) are given on-site medical or surgical treatment and may include overnight or long-term medical treatment, but shall not include a kennel. Accessory office use, pharmacy, laboratory and/or mobile veterinary operation are also permitted.

Art gallery: any premises where paintings, sculptures, or other works of art are exhibited or sold.

Artisan studio: any premises used for the design or creation of artistic articles such as pottery, glass, wood, leather, weaving, painting, clothing, metal, or gems, and which may also include the exhibition and/or retail sale of art or objects designed, created, or produced on site.

Asphalt plant: an industrial use that produces and/or recycles asphalt or similar coated road stone and has equipment designed to heat and dry aggregate and to mix mineral aggregate with bitumen and/or tar, and includes:

- a. the stockpiling and storage of bulk materials used in the process or finished product(s) manufactured on the premises; and/or
- b. the storage and maintenance of equipment, and facilities for the administration or management of the business or plant.

Assembly hall: any premises used for the gathering of persons for civic, political, travel, religious, social, educational, recreational, or similar purposes, and may include the preparation, serving, and consumption of food and beverages.

Attached: a building or structure otherwise complete in itself, which depends for structural support or complete enclosure, upon a division wall or wall shared in common with an adjacent building or structure, or adjacent buildings or structures. For the purposes of this by-law, buildings connected by breezeway or by a connecting roof structure but open to the ground shall be considered to be attached.

Auction sales establishment: any premises where goods, wares, merchandise, effects or the like are offered for sale to the highest bidder, but does not include a livestock auction.

Balcony: a horizontal platform that may be partially enclosed projecting from the exterior of a building at the second floor level or above, and which is not supported by vertical uprights other than the wall itself except when located above a porch or veranda, and which is only accessible from within a building.

Barrier-free: a building and its facilities, which can be approached, entered and used by persons with physical or sensory disabilities.

Basement: one or more storeys of a building located below the first storey.

Bed and breakfast establishment: a single detached dwelling in which no more than five guest rooms are made available by the resident of the building for the temporary accommodation of the traveling public.

Boarding, lodging or rooming house: a building in which lodging is provided for more than four persons, or for the provision of services, or for both, and in which the lodging rooms do not have both bathrooms and kitchen facilities for the exclusive use of individual occupants.

Buffer: a landscaped or fenced area intended to obstruct or reduce the noise, lighting, glare, unsightly views, or any other nuisance of one land use or lot to another.

Building: any structure, or part thereof, consisting of walls and a roof which is used or intended to be used for the shelter, accommodation or enclosure of persons, animals, or chattels, and includes any structure defined as a building or part thereof in the Building Code Act.

Building supply store: any premises where building supply products such as millwork, cement, siding, roofing, plumbing or electrical supplies, heating, cooling or ventilating construction supplies, fireplaces, windows, paints, wall coverings, and floor coverings are stored for the purpose of wholesale or retail trade, including an accessory outdoor storage area.

Business or professional office: any premises used for conducting the affairs of businesses, professions, services, industries, governments, or like activities, in which the principal product of labour is the processing and/or storage of information rather than the production and distribution of goods.

Canopy: a roof-like structure projecting more than 300 mm from the exterior face of the building.

Carport: means a covered structure used for the storage of vehicles. The roof of the said structure shall be supported by piers or columns so that more than 40 percent of its wall area adjacent to the lot line is unenclosed.

Caterer's establishment: any premises in which food and beverages are prepared for consumption off the premises.

Cemetery: land used or to be used for the interment of human remains and includes a mausoleum, columbarium or other structure intended for the interment of human remains.

Centre-line:

- a. With reference to a public street - a line drawn parallel to and equidistant from the limits of the public street or designated road reserve; or
- b. With reference to a private street - a line drawn parallel to and equidistant from the edges of the paved surface of the private street.

Commercial fitness centre: any premises where physical fitness and recreational equipment and/or instruction are provided for use by the public.

Commercial mall: any premises of primarily commercial uses that serves residents within the surrounding neighbourhoods and functions as a unit either in a single building or in multiple buildings on the same lot or on an abutting lot for which common loading and parking facilities and other common services may be but not necessarily are provided.

Commercial motor vehicle: a motor vehicle having permanently attached thereto a truck or delivery body and includes ambulances, hearses, casket wagons, fire apparatus, buses and tractors used for hauling purposes on streets.

Commercial recreational use: a privately-owned sports or recreational premises operated for use by private members and/or the public and includes uses such as a pool hall, bowling alley, paint ball facility, curling rink, rock climbing facility, and miniature golf, but does not include any other use otherwise classified or defined herein.

Commercial school or studio: any premises where instruction is given for hire or gain and includes a music, dance or yoga studio, an art, business, or trade educational establishment, and any other such specialized educational business.

Commercial self-storage facility: any premises used for the temporary storage of items, which contains secured storage areas and/or lockers which are generally accessible by individual loading doors for each storage unit or locker, or stored outdoors in a secured area.

Community garden: an area of land, rooftop, or other space or common area managed and

maintained by individuals and/or non-profit organizations, to grow and harvest:

- a. food crops; and/or
- b. non-food, ornamental crops, such as flowers grown for personal or group use, consumption, or donation. Community gardens may be divided into separate plots or may be farmed collectively.

Community use: any premises owned and operated by the Township or a non-profit community service group that provides social, recreational, or other similar facilities for use by the general public. Examples of community uses include cultural facilities, libraries, and sports/fitness facilities (such as arenas, indoor swimming pools, gymnasiums, tennis courts, and playing fields).

Composting yard: a lot or part thereof, used for the composting of food waste and organic materials.

Conservation Authority: the Conservation Authority having jurisdiction, or any successors thereto.

Conservation use: an area of land that is generally left in its natural state and which is used for any combination of preservation, protection, or improvement of components of the natural heritage system or other lands for the benefit of man and the natural environment and which may include, as an accessory use, passive recreational uses (such as hiking trails and cross country ski trails), and buildings and structures (such as nature interpretation centres and public information centres).

Contractor's yard: a lot or part thereof, used by any general contractor or builder as an outdoor storage area for equipment and materials, or where a contractor and/or tradesperson performs shop and assembly work, and/or offers a trade or service, which is not generally open to the public, and includes, but is not limited to, landscaping services, general construction services, cabinetry services, plumbing services and welding services, or other similar services but does not include any other use as defined by this By-law.

Council: The Council of the Corporation of the Township.

County: The Corporation of the County of Wellington.

Day care centre: any premises in which more than 5 children are provided with temporary care, protection and supervision in accordance with the Day Nurseries Act and does not provide overnight accommodation.

Day care, private home: a private residence where care, protection and supervision are provided for up to five children or five elderly persons but which does not provide overnight accommodation to those being cared for.

Deck: a structure with no solid roof or walls which may be constructed on piers or a foundation and used as an outdoor amenity area, and which may include landings and stairs, but does not include a balcony or porch as defined herein.

Drive-through service facility: any premises, including stacking lanes, that is used to provide or dispense products or services, either wholly or in part, through an attendant at a window or an automated machine, to customers remaining in vehicles. A drive-through facility does not include a motor vehicle washing establishment or a gas bar.

Driveway: a defined area providing access for vehicles from a street or a lane to a parking area, loading space, private garage, carport, building or structure.

Dry cleaning plant: any premises used for dry cleaning, cleaning, dyeing, pressing or other similar treatment of articles or apparel and may include a depot for receiving and distributing said articles.

Dry cleaning depot: any premises used for receiving or distributing articles of clothing to be treated elsewhere, or having been treated elsewhere, to the processes of dry cleaning, dry dyeing or cleaning or pressing.

Dwelling, duplex: a dwelling unit in a building that is divided horizontally into two dwelling units, each of which has an independent entrance either directly to the outside or through a common vestibule or a combination of both.

Dwelling, multiple: a dwelling unit in a building containing four or more dwelling units that would not be considered any other type of dwelling unit as defined by this By-law.

Dwelling, semi-detached: a dwelling unit in a building that is divided vertically into two dwelling units that share a common wall above grade.

Dwelling, single detached: a dwelling unit in a building containing only one dwelling unit.

Dwelling, townhouse: a dwelling unit in a building that is vertically divided into a minimum of three dwelling units, each of which has an independent entrance at grade to the front, rear, and/or side of the building.

Dwelling or dwelling unit: a suite operated as a housekeeping unit, used, or capable of being used by one or more persons, and containing cooking, living, sleeping and sanitary facilities.



Erect: to build, construct, reconstruct, move, or enlarge a building or structure, and includes any physical operation and preparatory work.

Equipment rental establishment: any premises where residential and commercial equipment is kept for rental, but does not include an establishment where industrial equipment is kept for rental.

Existing: a lot, a building, or a structure in existence prior to the date of passing of this By-Law.

Factory outlet: any premises that is secondary to an industrial use or a service trade, wherein products manufactured, produced, processed or stored on the premises are kept or displayed, for wholesale or retail sale, or wherein orders are taken for the delivery of such products.

Farm: a lot, which the principal activity is agricultural and includes associated buildings and structures such as dwelling units, livestock facilities, farm implement buildings, silos, granaries and similar buildings and structures.

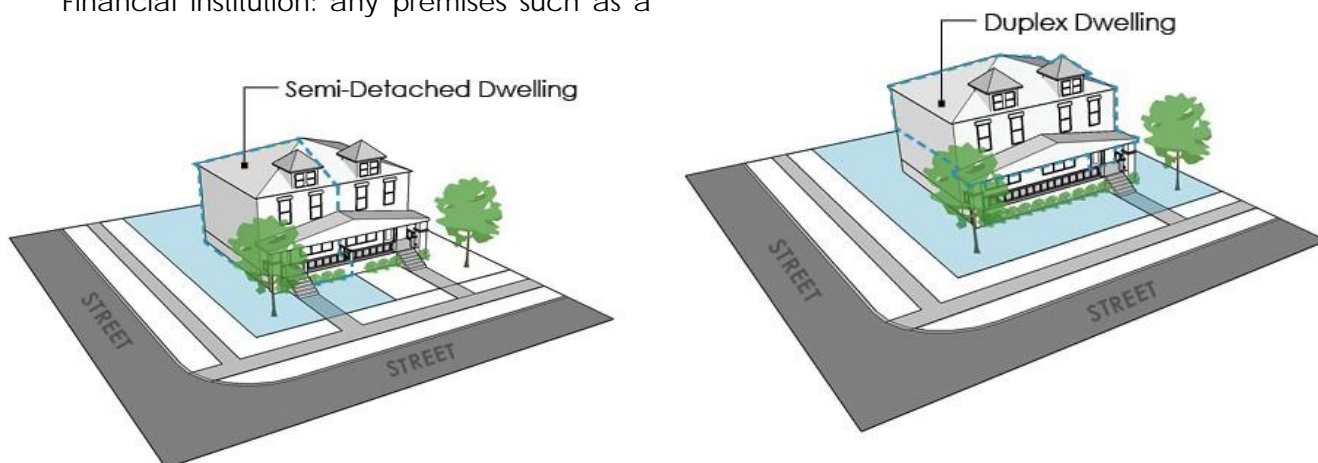
Farm related business: any premises that is limited in area and located on a farm, and depends directly on the farm for the business to operate. Examples include: agri-tourism business; micro-brewery, distillery, or winery; value-added processing or packaging; and pick-your-own operation. Farm related businesses shall be accessory to the existing permitted agriculture use(s) on the lot and any commercial retail space shall primarily include the sale of value-added products produced by the farm.

Farm greenhouse: a building used for the growing of flowers, fruits, vegetables, plants, shrubs, trees, and other similar agricultural products, under glass, fiberglass or plastic, and other similar materials.

Farm products sales outlet: a use accessory to an active farm on the lot, that includes a building or structure with commercial retail space for the sale of value-added products produced by the farm. The sale of products not produced on the farm or by the farm corporation is prohibited.

Farmer's market: any premises where the farm products are sold from covered or open air areas designated for individual retailers.

Financial institution: any premises such as a



bank, credit union, trust company or similar lending institution that is open to the public, excluding other businesses that offer financing for products sold at that business.

First storey: the storey that has its floor closest to grade and its ceiling more than 1.8 metres above grade.

Floor area: the space on any storey of a building between exterior walls and the centerline of required firewalls, including the space occupied by interior wall and partitions, but not including exits, vertical service spaces and their enclosing assemblies.

Floor area, net: means the total area of all floors of a building measured from the interior faces of the exterior walls or demising walls, but does not include the area of stair wells, elevators, escalators, ventilating shafts, attics, concourses, washrooms, attached enclosed and covered loading docks and related enclosed corridors used for loading purposes, above and below grade parking structures, storage rooms, rooms for garbage containment, and mechanical rooms.

Fuel depot: any premises where petroleum, gasoline, fuel oil, gas propane or other fuels are stored in tanks for wholesale distribution or bulk sales but does not include facilities for the sale of fuels for private vehicles.

Funeral establishment: a funeral parlour, undertaking establishment, or similar use used for furnishing funeral supplies and services to the public and may include facilities intended for the care and preparation of the human body for internment or cremation and facilities for the coordination of rites and ceremonies with respect to internment or cremation.

Garage, private: an enclosed building that is detached or part of the principal building, and is designed and used for the storage of one or more vehicles and in which there are no facilities for repairing or servicing such vehicles for gain or profit.

Garden centre: any premises used for the growing and/or retail sale of flowers, bushes, shrubs, trees, plants, and other garden centre stock, including an accessory outdoor storage area. A garden centre also includes the incidental sale of such items as fertilizers, pesticides, soil, pots, and garden ornaments and may also include greenhouses.

Garden suite: a one-unit detached dwelling that is designed to be portable and is ancillary to an existing dwelling unit.

Gas bar: any premises used for the sale of vehicle fuels and vehicle accessories, and may also include accessory retail sales of convenience foods and beverages, car washes and sale of propane, but does not include repairs to a vehicle.

Golf course: the use of land for the purposes of playing golf and may include a clubhouse, driving range, eating establishment, banquet hall, meeting rooms and retail uses accessory to the golf course, but does not include miniature golf courses and similar uses operated for commercial amusement purposes.

Golf driving range: a public or private area designed, landscaped, and used for the practice of golf from individual tees.

Grade: the average level of proposed or finished ground adjoining a building or structure at all exterior walls.

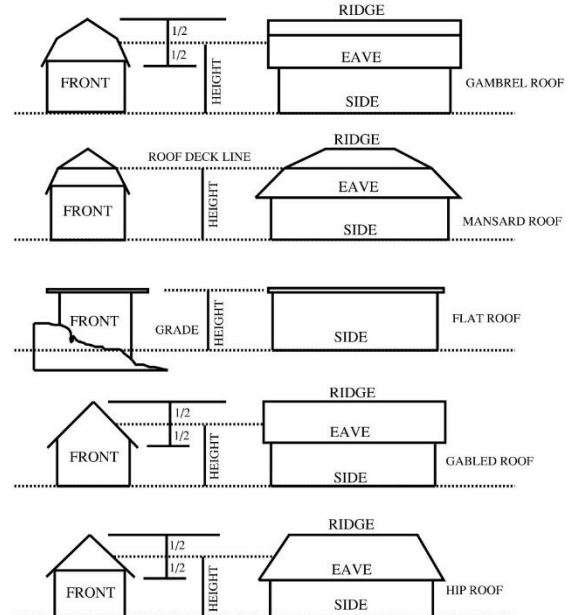
Group home: residential accommodation in a single detached dwelling for up to 10 people (exclusive of staff) with special needs beyond economic requirements, including physical, social, and mental needs, which require support functions for daily living.

Habitable Room: for the purpose of Section 4.2, shall mean any finished room in a dwelling unit used or capable of being used by one or more persons for living, sleeping, eating, food preparation or sanitation.

Height: when used in reference to a building or structure, means the vertical distance between the elevation of the grade adjoining the base of the exterior walls or supports of such building or structure, exclusive of any artificial embankment, at the centre of the front of the building and:

- i. In the case of a flat roof, the highest point of the roof structure or parapet wall;
- ii. In the case of a mansard roof, the deck line;
- iii. In the case of a gabled, hip, gambrel or one slope roof, the average level between the eaves and ridge, except that a one-slope roof having a slope of less than 20 degrees from the horizontal shall be considered a flat roof for the purposes of this by-law;
- iv. In the case of a structure not having a roof, the top of the structure; or,
- v. Where a combustible exterior wall extends above the top of the roof of a building the topmost part of such exterior wall.

GUIDE TO HEIGHT DEFINITIONS



Home business: an occupation conducted within a dwelling unit by the resident or residents of the dwelling unit and which is an accessory use to the dwelling unit.

Home industry: a small-scale use providing a service that is accessory to a dwelling unit or agricultural operation. A home industry may be conducted in whole or in part in an accessory building and may include a carpentry shop, a metal working shop, a welding shop, or minor equipment repair shop, etc., but does not include any activity relating to the operation or maintenance of a vehicle or any activity requiring the use of toxic chemicals.

Hospital: any public institution, building or other premises or place established for the treatment of

persons in accordance with the Public Hospitals Act.

Hotel: a building used to accommodate a travelling public, by supplying them with sleeping accommodation (with or without meals) but without a stove, and which may include retail uses, a restaurant, meeting rooms, an exercise room, and other amenities for use by guests and which are accessory to the hotel.

Industrial equipment rental establishment: any premises where industrial equipment is kept for rental to the public and/or contractors.

Industrial use: any premises used for the processing of goods and materials; the assembly of manufactured goods; the manufacturing of goods; the repair and servicing of goods and similar uses; including any permanent storage facilities or accessory equipment that is in conjunction with the use, but does not include a motor vehicle service establishment, or motor vehicle body shop.

Industrial Use, Dry: any premises used for manufacturing, processing, fabrication and assembly of raw materials or repair, servicing, distribution and storage of materials, where:

- a. No significant water requirements are necessary as part of the assembly, manufacture, fabrication, repair, packaging and storage activities; and;
- b. No significant sewage disposal requirements are necessary as part of the assembly, manufacture, fabrication, repair, packaging and storage activities; and,
- c. For the purpose of this definition, significant water requirements are defined as water use requiring a Permit to Take Water and/or greater than 50,000 litres of water per day.
- d. For the purpose of this definition, significant sewage disposal requirements are defined as sewage disposal systems that exceed 10,000 litres per day of discharge.

Individual on-site sewage services: individual, autonomous sewage disposal systems that are owned, operated, and managed by the owner of the lot upon which the system is located.

Individual on-site water services: individual, autonomous water supply systems that are owned, operated, and managed by the owner of the lot upon which the system is located.

Kennel: any premises where a minimum of three dogs or four cats/other domestic animals are housed, boarded, bred, trained, sold or kept, but does not include an animal clinic as defined herein.

Landscaped: an area of land that is the site of trees, shrubs, flowers, grass or other horticultural elements, decorative stonework, screening, or other architectural elements, and may include lands that are used as walkways that provide access onto the lot from the street, or as snow storage areas, all of which are designed to enhance the visual amenity of a property and does not include parking areas.

Lane: a publicly or privately-owned right-of-way that is not intended for general traffic circulation and which provides vehicle access to an abutting lot.

Loading space: an unobstructed area of land that is used for the temporary parking of one or more vehicles while merchandise/materials are being loaded/unloaded from such vehicles.

Long term care facility: any premises where a broad range of personal care, support and health services are provided for residents in a supervised setting, and may include one or more accessory uses, such as common dining, lounging, kitchen and recreational areas, and administrative and medical offices serving residents of the long-term care facility.

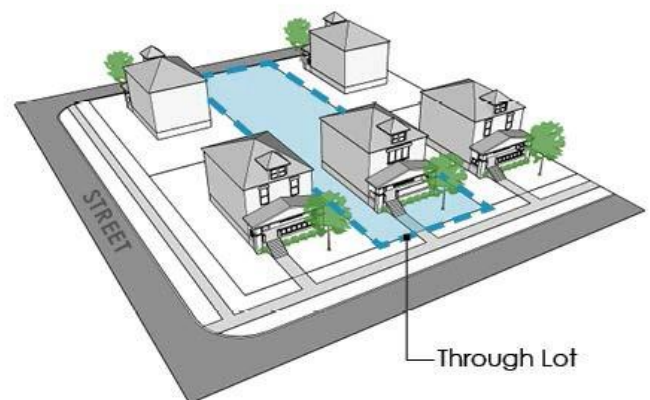
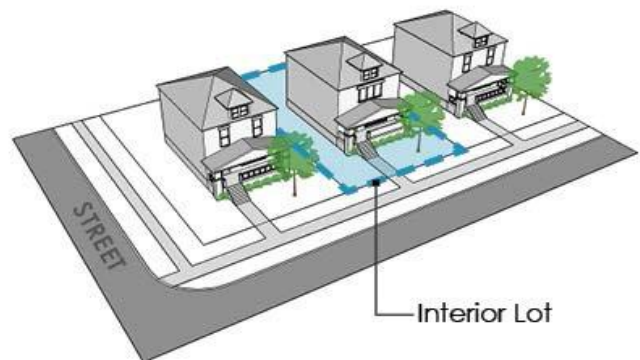
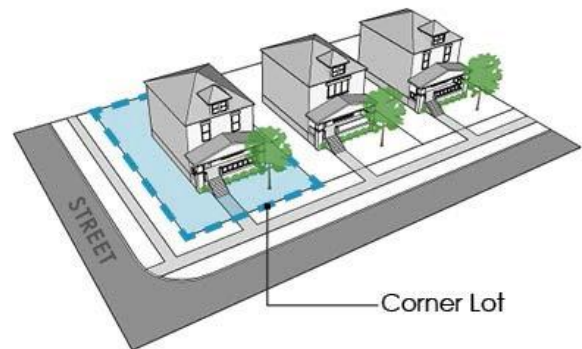
Lot: a parcel of land that is registered as a legally conveyable parcel of land in the Land Titles Registry Office.

Lot area: the total horizontal area within the lot lines of a lot.

Lot, corner: a lot at the intersection of two or more streets or upon two parts of the same street with such street or streets containing an angle of less than or equal to 135 degrees.

Lot coverage: the total horizontal area of a lot covered by the first storey of all buildings and structures on the lot, but does not include open, unenclosed decks, unenclosed swimming pools, patios, and porches not exceeding three (3) metres in building height and not covered by a support roof structure. For the purpose of calculating lot coverage in accordance with the zone provisions of this By-law, the lot coverage of all accessory buildings and structures on the subject lot shall be included.

Lot frontage: the horizontal distance between two interior side lot lines or between an interior side and exterior side lot line or between two exterior side lot lines with such distance being measured perpendicularly to the line joining the mid-point of the front lot line with the mid-point of the rear lot line at a point on that line six (6)



metres from the front lot line.

Lot, interior: a lot situated between adjacent lots and having access to one street.

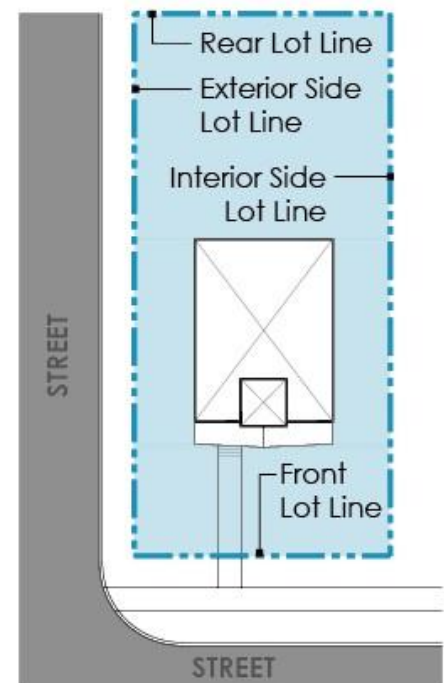
Lot, through: a lot that is not a corner lot but has frontage on more than one street.

Lot line: a line delineating any boundary of a lot.

Lot line, exterior side: the lot line of a corner lot, other than the front lot line, which divides the lot from a street.

Lot line, front: the lot line that divides the lot from the street, provided that in the case of a corner lot, the shorter lot line that abuts a street is deemed to be the front lot line and the longer lot line that abuts a street is deemed to be an exterior side lot line.

Lot line, interior side: a lot line, other than a rear lot line that does not abut a street.



Lot line, rear: the lot line opposite the front lot line. In the case of a lot with no rear lot line, the point where two side lot lines intersect is the point from which a line is drawn to the mid-point of the front lot line. In the case of a corner lot, the exterior side lot line is deemed to extend to its hypothetical point of intersection with the extension of the front lot line for the purposes of calculating lot frontage.

Marina: any premises located on the shore of a body of water which provides docking or mooring space or structures for all types of marine pleasure craft and may include electricity, water and sewer services for these craft as well as fueling facilities; such an establishment may also include those services and structures related to in-water and dry storage of marine pleasure craft and the sale, service and repair of such craft and commercial functions related to the boating public which are accessory and subordinate to the use of the site as a boating facility.

Marihuana: the substance referred to as “Cannabis” in sub item I(2) of Schedule II to the Controlled Drugs and Substances Act, SC 1996, c 19.

Medical marihuana production facility: any building or structure authorized to possess, sell, provide, ship, deliver, transport, destroy, produce, export and/or import marihuana for medical purposes.

Medical office: any premises used for the medical, dental, surgical and/or therapeutic treatment of human beings including clinics operated by a number and/or variety of medical professionals, but does not include a hospital.

Micro-brewery, distillery, or winery: any premises that may be operated in conjunction with a

restaurant where beer, wine or liquor may be produced onsite, as well as consumed on the premises, or sold or distributed.

Miniature golf course: any premises where a golf game is played with a putter on a small course that has various obstacles at each hole.

Mixed-use building: a building used for any combination of permitted commercial uses and residential uses, but shall not include residential uses in the first storey.

Mobile home: a prefabricated building which is designed to be towed on its own chassis (notwithstanding that its running gear is or may be removed), and is designed and equipped for year-round occupancy and containing facilities for cooking or for the installation of cooking equipment, as well as sanitary facilities including a flush toilet and shower or bathtub.

Mobile home park: a lot containing two or more mobile home lots, with or without any building, structures or uses accessory thereto.

Model home: a building which is used on a temporary basis as a sales office or as an example of the type of dwelling unit that is for sale in a related development and which is not occupied or used as a dwelling unit.

Motel: any building that contains suites with no private cooking facilities that are rented on a temporary basis to the travelling public with each room being accessed from the outside.

Motor vehicle: any vehicle propelled or driven otherwise than by muscular power, but does not include a motor vehicle running only upon rails, a power assisted bicycle, a motorized snow vehicle, a farm tractor, or electric slow-moving vehicles and personal mobility devices.

Motor vehicle body shop: any premises used for the painting and/or repairing of the exterior and/or the undercarriage of motor vehicle bodies and includes the temporary parking of motor vehicles in the process of repair.

Motor vehicle sales and rental establishment: the use of land, buildings and structures, or portion thereof, where motor vehicles are displayed, sold, leased, or rented.

Motor vehicle service establishment: any premises where services are performed or executed on motor vehicles and may include the installation of exhaust systems, repair of the electrical systems, transmission repair, brake repair, radiator repair, tire repair and installation, rustproofing, motor vehicle diagnostic centre, major and minor mechanical repairs or similar use.

Motor vehicle washing establishment: any premises in which the mechanical or hand washing and cleaning of motor vehicles is carried out.

Museum: any premises for the preservation of a collection of any combination of paintings, other works of art, objects of natural history, mechanical, scientific or philosophical inventions, instruments,

models, or designs.

Non-complying: a building, structure or lot that does not comply with this By-law.

Non-conforming: a use that is not a permitted use in the zone in which the said use is situated.

Officer: a police officer, municipal law enforcement officer or any other person appointed by by-law to enforce the provisions of this By-law.

Outdoor commercial patio: an unenclosed outdoor space, whether covered, *used* for the accommodation of patrons of an associated restaurant.

Outdoor display and sales area: an outdoor place used in conjunction with the principal building or structure on the same lot, for the accessory display and/or sales of produce, merchandise, or the supply of services in association with the principal use of the lot. Such a display and/or sales area may be wholly or partially contained in a tent.

Outdoor storage area: the storage of equipment, goods, or raw materials outside of any building or structure in the open air. For the purposes of this by-law, the overnight parking of vehicles shall not be deemed to be outdoor storage. An outdoor storage area does not include an outdoor display and sales area, and does not include any permanent storage facilities or accessory equipment that is in conjunction with an agricultural or industrial use.

Outdoor storage use: any premises where an outdoor storage area forms the main use of a lot, but does not include a salvage yard. For the purposes of this by-law, the parking of vehicles is not considered to be an outdoor storage use.

Salvage: includes:

- a. the person for the time being managing or receiving the rent of a lot or premises in connection with which the word is used, whether on the person's own account or as agent or trustee of any other person, or who would receive the rent if the lot and premises were let; and
- b. a lessee or occupant of the lot who, under the terms of a lease, is required to repair and maintain the lot in accordance with the standards for the maintenance and occupancy of lot.

Park, public: any area of land under the jurisdiction of a public authority that is designed and/or maintained for active or passive recreational purposes and may include municipal parks and playgrounds, campgrounds, open spaces, golf courses, swimming pools, tennis courts, bowling greens, arenas, boating facilities, sports fields, and ancillary retail uses.

Park, private: a park, other than a public park, operated on a commercial and/or private member basis, and which includes one or more recreational uses, such as such as campgrounds, golf courses, swimming pools, tennis courts, bowling greens, arena, boating facilities, sports fields, a picnic area, and ancillary retail uses.

Parking aisle: that portion of a parking area which is provided and maintained to be used by vehicles to access individual parking spaces.

Parking area: an open area of land not located within a street or lane that is intended for the use of parking of vehicles in parking spaces, but does not include a driveway or any area where vehicles for sale, rent or repair are kept or stored.

Parking lot, commercial: an area of land used for the parking of vehicles for a fee.

Parking area, municipal: an area of land used for the parking of vehicles that is owned and/or controlled by a public authority.

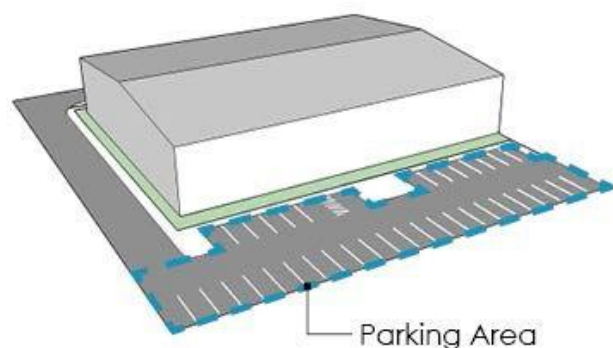
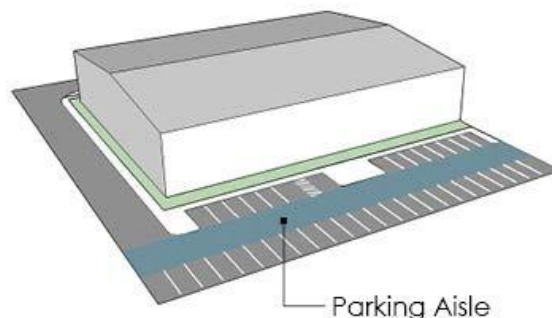
Parking space: an area of land which is provided and maintained for the purpose of temporary storage of a vehicle.

Personal service establishment: any premises providing services related to:

- a. the grooming of persons (such as a barber or salon or the maintenance, or repair of personal articles and accessories);
- b. small appliance or electronics repair; or
- c. the maintenance of a residence or business (such as private mail box, photocopying, or custodial services).

Pit: land or land under water where unconsolidated aggregate material is being or has been removed by means of an open excavation to supply material for construction, industrial or manufacturing purposes, and has not been rehabilitated, but shall not include a quarry as defined herein, an excavation incidental to the erection of a building or structure for which a building permit has been granted, or an excavation incidental to the construction of any public works.

Place of entertainment: any premises that contains facilities that offer games for the amusement of the public, such as rides, games and similar types of uses, and which may include incidental preparation and sales of food and beverages on the premises but does not include establishments



accommodating gambling or gaming activities, wagering or betting and does not include an adult entertainment establishment.

Place of worship: any premises used for the practice of religion and faith-based spiritual purposes wherein people assemble for religious worship, faith-based teaching, fellowship and community social outreach, and may include accessory uses such as a place of assembly, auditorium, private school, convent, parish hall and/or manse, if the manse is located on the same lot as the place of worship.

Planting strip: an area of land that is used exclusively for landscaping and can be crossed by driveways and walkways accessing a lot from the street.

Postal or courier outlet: any premises for the provision of postal and courier pick-up and drop-off services for letters and small parcels, but does not include a postal or courier distribution or terminal facility.

Porch: a structure with a roof and at least one side that is open and unenclosed that is accessed by stairs from grade and which provides access to the first storey of a dwelling unit.

Portable asphalt or concrete plant: a building or structure:

- a. with equipment designed to heat and dry aggregate and to mix aggregate with bituminous asphalt to produce asphalt paving material, and includes stockpiling and storage of bulk materials used in the process; or
- b. with equipment designed to mix cementing materials, aggregate, water and admixtures to produce concrete, and includes stockpiling and storage of bulk materials used in the
- c. which is not of permanent construction, but which is to be dismantled at the completion of the construction project.

Premises: the whole or part of lands, buildings or structures, or any combination of these.

Principal building: a building in which the principal use(s) on the lot is conducted. For the purpose of this By-law, a principal building shall also include a school portable.

Private club: any premises used as a meeting place by members and guests of members of nonprofit and non-commercial organizations for community, social or cultural purposes. This definition does not include uses that are normally carried out as a commercial enterprise.

Propane transfer facility: any premises, including any outdoor area, where tanks having an aggregate propane storage capacity of less than 45,000.0 litres, and from which the retail sale of propane fuel to the public is provided.

Public authority: any commission, board, or authority or any quasi-public body that is controlled by

the Federal and/or Provincial governments and/or any commission, board, or authority or any quasi-public body that is controlled by the County or Township, provided it is owned or operated by or for, or under the authority of, the County or the Township.

Public use: any use of land, buildings, or structures by, or on behalf of, a public authority.

Quarry: land or land under water where consolidated aggregate has been or is being removed by means of an open excavation to supply material for construction, industrial or manufacturing purposes, and that has not been rehabilitated, but shall not include a pit as defined herein, an excavation incidental to the erection of a building or structure for which a building permit has been granted or an excavation incidental to the construction of any public works.

Recreational vehicle: a motor vehicle that is primarily designed to provide temporary living quarters for recreational camping, travel or seasonal use, whether it has its own motor power or is mounted on or towed by another vehicle, and includes travel trailers, fifth wheel travel trailers, tent trailers and campers whether the camper is or is not attached to a motor vehicle and does not include a mobile home or a manufactured home. For further clarity, a Recreational Vehicle may only be used for overnight or short term accommodation between April 1 and November 1 inclusive.

Recycling facility: any premises where goods, wares, merchandise, articles, or things are dismantled and/or sorted for further use.

Reserve: a strip of land abutting a street and owned by the public authority having jurisdiction over such street.

Restaurant: any premises that is used for the preparation and serving of food and refreshments to the public for consumption at tables within or outside the building and which may include the preparation of food in a ready-to-consume state for consumption off the premises.

Retail store: any premises in which goods, wares, merchandise, substances, articles, or things are displayed, rented, or sold directly to the public, and includes a grocery store, but does not include any use otherwise defined by this By-law.

Retirement home: any premises containing dwelling units or other rooms used for the accommodation of primarily elderly persons as their residence, and which contains a common dining area for the residents thereof, and may contain a common lounge, recreational room and medical offices serving residents of the retirement home.

Salvage yard: an area outside of a building used for a wrecking yard, the keeping or storing of used vehicles, farm implements, building products, waste paper, rags, bones, bottles, bicycles, tires, metal scrap material or salvage or where the foregoing are bought, sold, exchanged, baled, packed, disassembled, wrecked, or dealt with in any other manner for further use.

School, private: any premises used as an academic institution that secures the major part of its funding from sources other than government agencies.

School, public: any premises used as an academic school under the authority of a Provincially approved educational institution or parochial school operated on a non-profit basis.

Service or repair establishment: any premises used primarily for the repair of household articles but does not include shops for the repair of internal combustion engines, vehicles or other similar uses.

Shipping container: An article of transportation equipment, including one that is carried on a chassis and is designed to facilitate the transportation of goods by one or more means of transportation and includes intermodal containers, bodies of transport trucks, or straight truck boxes.

Short term accommodation: use of a building or structure or any part thereof that operates or offers a place of temporary residence, lodging or occupancy by way of concession, permit, lease, license, rental agreement, or similar commercial arrangement for any period less than thirty (30) consecutive calendar days, throughout all or any part of a calendar year. Short term accommodation uses shall not mean or include a motel, hotel, bed and breakfast establishment, hospital, or similar commercial or institutional use.

Sight triangle: A theoretical triangular area that is clear of any visual obstruction and is formed between points measured along a lot line a prescribed distance from the intersection of a street, Provincial highway, or railway corridor.

Stacking lane: a continuous on-site queuing lane that includes stacking tandem spaces for vehicles which is separated from other vehicular traffic and pedestrian circulation by barriers, markings, or signs.

Storey: the portion of a building:

- a. that is situated between the top of any floor and the top of the floor next above it, or,
- b. that is situated between the top of the floor and the ceiling above the floor, if there is no floor above it.



Street, public: a thoroughfare, other than a lane, which is maintained by a public road authority and which is open and passable during all seasons. For the purposes of applying the setback provisions of this By-law to development on an existing lot a street shall include any adjacent unopened road reserve or private road that serves as the legal main access to the lot. for the purposes of this By-law does not include a private street.

Street, private: a private right-of-way that is used by vehicles but is not owned by the Township or any other public authority.

Structure: anything that is erected, built, or constructed of parts joined together and attached or fixed permanently to the ground or any other structure. For the purpose of this By-law, a fence, a light standard, transformers, and a sign are deemed to not be structures.

Source Protection Plan: a drinking water Source Protection Plan prepared under the Clean Water Act.

Swimming pool: any body of water which is: located outdoors above ground or in-ground on privately owned lot; contained in whole or in part by artificial means; and designed to contain water to a depth of 600 mm (24 inches) or more. For the purpose of this by-law, a swimming pool does not include a storm water management pond or a pond located on lands zoned agricultural.

Theatre: any premises intended for the production and viewing of the performing arts or the screening and viewing of motion pictures, and consisting of an auditorium with permanently fixed seats intended solely for a viewing audience.

Threat, existing: for lands subject to the Halton Region and Hamilton Region Source Protection Plans, an activity that commenced, or has been engaged, in a location in a vulnerable area within ten years prior to the Source Protection Plan taking effect where there would be a drinking water threat. It includes any expansion of the activity only on the same lot.

Threat, future: for lands subject to the Halton Region and Hamilton Region Source Protection Plans, any activity in a vulnerable area where there could be a drinking water threat that is not defined as an existing threat within the Halton Region and Hamilton Region Source Protection Plans.

Threat, significant drinking water: a drinking water threat that, according to a risk assessment, poses or has the potential to pose a significant risk.

Transport terminal: any premises used for storing, servicing, washing, repairing, dispatching or loading of trucks and/or transport trailers with materials or goods that are not manufactured, assembled, or processed on the same lot, and which may include a warehouse.

Travel trailer park: a lot used for overnight or short-term accommodation for travel trailers, tourist trailers, recreational vehicles, campers or tent trailers. The trailers may be parked or stored at the travel trailer park from season to season. No travel trailer park may be used for permanent accommodation except for one unit occupied by the owner or the caretaker. For further clarity, a travel trailer park may only be used for overnight or short-term accommodation between April 1 and November 1 inclusive.

Township: The Corporation of the Township of Puslinch or the land within the geographic limit of the Corporation of the Township of Puslinch.

Warehouse: a building which is used primarily for the housing, storage, adapting for sale, packaging or wholesale distribution of goods, wares, merchandise, food stuff substances and articles, but does not include a fuel storage tank.

Waste: ashes, garbage, refuse, domestic waste, industrial waste, municipal refuse, any material whose

composition does not comply with the requirements of the Ministry of Environment Standards for Clean Fill, and other such materials as are designated in the regulations of the Environmental Protection Act, R.S.O. 1990, c. e. 19.

Waste disposal area: any premises operated by or for the Township or the County, or authorized by the Ministry of Environment, where garbage, refuse or domestic or industrial waste is disposed of or dumped, and shall include a sewage treatment plant or sewage lagoon.

Waste transfer station: a place authorized by the Ministry of Environment where waste material is collected, sorted, prepared, and/or transferred into containers for shipment to a land fill site, recycling facility or other waste disposal facility.

Wayside pits and quarries: a temporary pit or quarry opened and used by or for a public authority solely for a particular project or contract of street construction and not located on the right-of-way.

Yard: an open, uncovered space on a lot pertaining to a building and unoccupied by buildings or structures except as specifically permitted in this By-law.

Yard, exterior side: the yard of a corner lot extending from the front yard to the rear yard between the exterior side lot line and the exteriors of the principal building or structure on the lot.

Yard, front: a yard extending across the full width of the lot between the front lot line and the nearest exteriors of the principal building or structure on the lot. The front yard may be considered a rear yard when the property abuts a lake or watercourse.

Yard, interior side: a yard other than an exterior side yard that extends from the front yard to the rear yard between the interior side lot line and the exteriors of the principal building or structure on the lot.

Yard, maximum: the maximum distance of a yard from a lot line. In calculating the maximum yard, the minimum horizontal distance from the respective lot line is to be used.

Yard, required: the minimum distance of a yard required from a lot line. No part of a required yard for a building or structure is to be included as part of a required yard for another building or structure. In calculating required yards, the minimum horizontal distance from the respective lot lines is to be used.

Yard, rear: a yard extending across the full width of the lot between the rear lot line and the nearest exteriors of the principal building or structure on the lot.

Zone: a classification of land use shown on the Schedules of this By-law.

4.0 GENERAL PROVISIONS

4.1 ACCESS REGULATIONS

- a. Unless otherwise specified by this By-law, no lot, or building or structure on said lot, shall be used unless the lot:
 - i. abuts or fronts on a street which is assumed by by-law by a public authority, or a 0.3 metre reserve abutting said street;
 - ii. is being constructed pursuant to a subdivision agreement with the Township;
 - iii. fronts on a year-round maintained street that was not established as a consequence of registering a plan of subdivision; or
 - iv. is a private street within a plan of condominium that either provides direct access to a public street or which connects with other private streets within a plan of condominium or other plans of condominium to access a public street.

4.2 ADDITIONAL RESIDENTIAL UNITS

A maximum of two additional residential units shall be permitted per lot in any zone where a single detached, semi-detached or townhouse dwelling is permitted, subject to the following provisions:

- a. General Provisions for Attached and Detached Additional Residential Units:
 - i. The maximum total floor area of an additional residential unit shall not exceed 45 percent of the total floor area of the principal dwelling unit up to a maximum of 130 m². The calculation of floor area shall include any part of a dwelling unit that meets the definition of a habitable room;
 - ii. The height of the additional residential unit(s) shall not exceed the height of the principal dwelling unit;
 - iii. Driveway access to both the principal dwelling unit and the additional residential unit shall be shared and limited to one so that no new entrance from the street shall be created;
 - iv. That appropriate, individual on-site sewage and water services are approved for the lot and there is adequate capacity for the additional residential unit(s) and any other uses on the lot;
 - v. Shall be required to conform to all Ontario Building Code and Ontario Fire Code regulations;
 - vi. Shall be required to conform to Minimum Distance Requirements (4.16.1), where applicable;
 - vii. Shall not be permitted within hazardous lands as identified and regulated by the applicable Conservation Authority;
 - viii. An additional residential unit shall not be permitted within a bed and breakfast establishment; and

- ix. An existing principal dwelling unit may be considered as an additional residential unit once a new principal dwelling unit has been constructed, provided that the existing dwelling unit meets Section 4.2.

b. Additional Residential Unit (Attached)

Where permitted by this By-law, one additional dwelling unit (attached) shall be permitted, subject to 4.2 a) and the following:

- i. Shall be permitted within the principal dwelling unit or attached to the principal detached dwelling;
- ii. When exterior alterations to the principal detached dwelling are proposed for an attached additional residential unit, the following applies:
 - i. Shall comply with the minimum required yard standards of the zone in which such building is situated; and
 - ii. Shall not be located in front of the principal detached dwelling on a lot with a lot area of 0.8 ha or less unless buffered and/or screened from the street to the satisfaction of the Township.
- iii. Each dwelling unit shall have a separate, private entrance;
- iv. Notwithstanding Section 4.2 a) i), if located in a basement, the additional residential unit may occupy the whole of the basement.

c. Additional Residential Unit (Detached)

Where permitted by this By-law, one additional dwelling unit (detached) shall be permitted in an ancillary building subject to 4.2 a) and the following:

- i. Shall be located on the same lot as the principal detached dwelling, semi-detached dwelling unit, or townhouse dwelling and shall not be severed from the principal dwelling unit;
- ii. Shall comply with the minimum required yard standards in which the unit is situated;
- iii. The additional residential unit shall be within the existing building cluster and located within 40 metres of the principal dwelling unit on the lot;
- iv. In addition to item 4.2 a) ii), the maximum building height for an ancillary building:
 - i. Shall be no more than 5 metres if the additional residential unit occupies a majority of or the entirety of an ancillary building;
 - ii. May be up to 8 metres if the additional residential unit is above the first storey of the ancillary building.
- v. All provisions within Section 4.4 are applicable, except for provisions that conflict with Section 4.2 c) ii) and c) iv); and
- vi. A garden suite must not be located on the same lot.

4.3 ACCESSORY FARM EMPLOYEE ACCOMMODATION

- a. One accessory farm employee accommodation shall be permitted accessory to and on the same lot as an agricultural use subject to the following provisions:
 - i. the lot shall have a minimum area of 20 hectares;
 - ii. access to the accessory farm employee accommodation shall be provided by way of the same driveway and entrance way as the principal dwelling unit; and
 - iii. The accessory farm employee accommodation shall be located within 100 metres of the principal dwelling unit.

4.4 ACCESSORY USES, BUILDING AND STRUCTURES

4.4.1 Accessory Uses Permitted in All Zones

Unless otherwise prohibited or restricted in this By-law, accessory uses shall be permitted in all zones in accordance with the provisions of this Section.

4.4.2 Accessory Buildings and Structures

- a. No accessory building or structure shall be erected on a lot prior to the erection of the principal building on the lot.
- b. No accessory building or structure shall be used for human habitation or as a home business, unless expressly permitted by this By-law.
- c. No accessory building or structure or part thereof shall be located within:
 - (i) an easement that is in favour of a public authority;
 - (ii) a sight triangle; or
 - (iii) One (1) metre from the principal building on the lot.
- d. Nothing in this By-Law shall apply to prevent the erection of a:
 - (i) gatehouse, anywhere in a front yard or exterior side yard in an Industrial Zone;
 - (ii) boat house or boat dock at the edge of a watercourse; or
 - (iii) a partially enclosed shelter for use by children while waiting for a school bus, anywhere in a front yard or exterior side yard in an Agricultural (A) Zone.
- e. No more than three accessory buildings or structures shall be permitted on a lot in any Residential Zone, unless otherwise permitted by this By-law.

- f. Regulations in Table 4.1 shall also apply to accessory buildings and structures.

Table 4.1 Additional Regulations – Accessory Buildings and Structures

STANDARD	
Maximum Permitted Lot Coverage – Residential Zones	10% to a max. total floor area of 200 m ²
Maximum Permitted Lot Coverage – All Other Zones	
Lot area less than 1 ha	200 m ²
Lot area between 1 and 4 ha	500 m ²
Lot area greater than 4 ha	1,400 m ² plus 1% of lot area If greater than 4 ha
Maximum Permitted Height	
Agricultural (A) Zone – lot area greater than 1 ha	7 m
All other lot sizes and zones	5 m
Minimum Required Front Yard	Equal to the minimum front yard requirement for the principal building
Minimum Required Interior Side Yard	2 m
Minimum Required Exterior Side Yard	Equal to the minimum exterior side yard requirement for the principal building
Minimum Required Rear Yard	2 m

4.4.3 Setback Special Provisions

- a. For setback calculations in accordance with Table 4.1, the following Special Provisions shall also apply:
 - i. Natural gas or electricity metres and air conditioning units, dog houses, freestanding mail boxes, driveway entrance pillars, statues, storage lockers under 1m high, pool pumps and filters not inside accessory buildings, flag poles, free standing trellises, shopping cart enclosures, waste receptacles, school bus shelters, back-up generators, composters, planters, and barbeques are not considered structures for the determination of setbacks; and
 - ii. Permitted yard encroachments and obstructions in Section 4.30 shall also apply.

4.5 BED AND BREAKFAST ESTABLISHMENTS

- a. Where a bed and breakfast establishment is permitted, such use shall be in accordance with the provisions for the zone in which it is located and shall also comply with the following regulations:
 - i. No more than 5 guest rooms shall be permitted in a bed and breakfast establishment;
 - ii. A bed and breakfast establishment shall be operated by the person or persons whose principal residence is the dwelling unit in which the bed and breakfast establishment is located;
 - iii. A bed and breakfast establishment shall only be permitted within a single detached dwelling; and
 - iv. Any exterior stairways required for a bed and breakfast establishment shall be located in a side or rear yard.

4.6 DWELLING UNITS

4.6.1 Location within Non-Residential Buildings

- a. Where a dwelling unit is located within or attached to a non-residential building, such dwelling unit shall not be located:
 - i. In a basement or cellar; and
 - ii. On a first storey, unless located behind the principal non-residential use.

4.6.2 Maximum Number of Dwelling Units per Lot

- a. A maximum of one dwelling unit shall be permitted per lot, except:
 - i. In the case of a lot which contained more than one legally established dwelling unit on the date of passing of this By-Law, in which case the maximum number of dwelling units permitted on such lot shall be the number of existing dwelling units on the said lot; or
 - ii. In a zone where more than one dwelling unit is specifically permitted hereby.

4.7 ESTABLISHED BUILDING LINES

- a. On any lot between two existing buildings which are not more than 90 metres apart and both of which are between the street line and the building line established by this section, a building may be erected, the front wall of which is in line with the front wall of the existing building closest to the required building line.

4.8 GARDEN SUITES

- a. A maximum of one garden suite may be permitted as a temporary use on an Agricultural or Residential lot, as an accessory use to an existing single detached dwelling, subject to the following regulations:
 - i. Driveway access to both the principal dwelling unit and the garden suite shall be limited to one;
 - ii. The siting of a garden suite shall be in accordance with the provisions for accessory uses of subsection 4.4 of this By-law;
 - iii. The maximum height of a garden suite shall be five (5) metres and no more than one storey;
 - iv. No garden suite shall be located closer than three (3) metres to the principal dwelling unit on the lot or any building on an abutting lot;
 - v. The floor area of any garden suite shall not exceed 100 m²;
 - vi. All garden suites shall be provided with adequate water and sewage disposal systems; and
 - vii. All garden suites shall be established pursuant to Section 39 of the Planning Act, which authorizes Council to pass a Temporary Use By-law for a maximum duration of twenty years.

4.9 GROUP HOMES

- a. A group home may be permitted in any single detached dwelling provided the dwelling unit has 20 m² per person residing within the dwelling unit.

4.10 HEIGHT RESTRICTIONS

- a. Unless otherwise restricted in the By-law, no building or structure shall exceed 10 metres in height, except that neither this provision, nor any other provision of this By-law shall apply to restrict the height of any of the following structures:
 - i. Architectural building features and appurtenances such as, but not limited to, belfries, chimneys, clock towers, cupolas, finials, spires, and weather vanes, are permitted to exceed the maximum height requirements of the applicable zone, where associated with and normally incidental to a principal building and a principal use on the lot which are permitted in the applicable zone and provided that all other requirements of the zone are complied with;
 - ii. Non-habitable rooftop structures, equipment and appurtenances and related screens or enclosures are permitted to exceed the maximum height requirements of the applicable zone to a maximum of 6 metres in additional height above the top of the roof of the building, where associated with and normally incidental to a main building and a principal use on the lot which

are permitted in the applicable zone, and provided that all other requirements of the zone are complied with. Where not enclosed in a penthouse or otherwise screened from view, such equipment shall be setback a minimum of 5 metres from all edges of the roof of the associated principal building;

- iii. Non-habitable buildings and structures associated with a permitted agricultural use, including but not limited to a barn, drive shed, farm implement building, feed mill, grain elevator, livestock facility or silo, are permitted to exceed the maximum height requirements of the applicable zone, provided that a minimum of 50 percent of the floor area of the building or structure is used for agricultural purposes and all other requirements of the zone are complied with;
- iv. Towers designed to be occupied for access and maintenance only and associated with approved communications services or other approved infrastructure, water towers and standpipes owned or operated by a public authority, are permitted to exceed the maximum height requirements of the applicable zone, provided that all other requirements of the zone are complied with, where applicable; or
- v. Crushing, washing, screening, processing, or asphalt plants.

4.11 HOME BUSINESSES

- a. Where permitted, home businesses shall be permitted in accordance with the following provisions:
 - i. At no time shall any home business employ more than one on-site employee who does not reside in the dwelling unit to which such home business is accessory;
 - ii. A maximum of two home businesses may be permitted in a dwelling unit provided each home business can meet the requirements of this By-law;
 - iii. A home business shall be permitted within an accessory structure in the Agricultural (A) Zone;
 - iv. The maximum total floor area dedicated to all home businesses on a lot shall not exceed the lesser of 25 percent of the floor area of the dwelling unit on the lot or 50 m². The maximum total floor area dedicated to home businesses includes any home business operated in an accessory structure in accordance with subsection (iii).
 - v. The home business shall be clearly incidental and secondary to the principal residential use to which it is accessory and shall not change the residential character of the dwelling unit.
 - vi. No home business shall create or become a public nuisance, particularly with regard to noise, traffic, emissions, parking or radio or television interference.
 - vii. The following uses are specifically prohibited as home businesses:
 - 1) adult entertainment establishment;

- 2) animal clinic or agricultural animal clinic;
- 3) any use involving the storage, repair, maintenance and/or towing of vehicles or engines;
- 4) bed and breakfast establishment;
- 5) contractor's yard;
- 6) hospital;
- 7) industrial use;
- 8) warehouse;
- 9) kennel;
- 10) restaurant;
- 11) retail store;
- 12) salvage yard;
- 13) truck terminal; or
- 14) funeral establishment.

4.12 HOME INDUSTRIES

- a. The following regulations apply to a home industry where permitted by this By-law:
 - i. The home industry shall be clearly incidental and secondary to the principal residential use to which it is accessory and shall not change the residential character of the dwelling;
 - ii. A home industry shall not be permitted to operate or locate in any part of a dwelling unit;
 - iii. The total number of home industries permitted shall be limited to one per lot;
 - iv. No home industry shall create or become a public nuisance, particularly with regard to noise, traffic, emissions, parking or radio or television interference;
 - v. Only two on-site employees, in addition to the permanent residents of the dwelling unit, may be employed by the home industry;
 - vi. The home industry shall meet the same yard provisions as required for the principal use on the lot for the Zone in which it is located;
 - vii. The maximum total floor area dedicated to a home industry on a lot shall not exceed 100 m²; and
 - viii. The following uses are specifically prohibited as home industry:

- 1) a restaurant;
- 2) animal clinic or agricultural animal clinic;
- 3) warehouse; or,
- 4) the repairing, sale or storage of vehicles, mobile homes, trailers, or heavy machinery.

4.13 KENNELS

- a. Kennels are prohibited uses unless specifically permitted by an amendment to this By-law.
- b. Where specifically permitted by an amendment to this By-law, no lot, building or structure shall be used for a kennel, unless the lot, building and structure is in compliance with the following regulations and any other applicable provisions of this By-law:
 - i. the minimum required lot area shall be 3 ha;
 - ii. the kennel shall be located no closer than 125 m from any existing residential dwelling, or commercial or institutional building on any other lot;
 - iii. a secure, chain link fence enclosure shall be installed and maintained around any outdoor run or outdoor common play area;
 - iv. any pen area for the housing of dogs shall be constructed with solid walls and roofing;
 - v. dog activity is not permitted in any outdoor run or outdoor common play area between the hours of 8 p.m. and 7 a.m.
- c. In no case may a kennel contain anything other than single level dog runs.

4.14 LANDSCAPED OPEN SPACE AND PLANTING STRIPS

4.14.1 Landscaped Open Space

- a. Landscaped open space shall be provided in accordance with any zone provisions and the following regulations:
 - i. Any part of a lot which is not occupied by buildings, structures, parking areas, loading spaces, driveways, excavations, or permitted outdoor storage areas shall be maintained as landscaped open space; however, this provision shall not apply to agricultural uses;
 - ii. Where landscaped open space of any kind, including a planting strip, is required adjacent to any lot line or elsewhere on a lot, nothing in this By-Law shall apply to prevent such landscaped open space from being traversed by pedestrian walkways or permitted driveways, provided that the minimum angle of intersection between a driveway and a required planting strip shall be 60 degrees; and

- iii. No part of any driveway, parking area, loading space, stoop, roof-top, balcony, swimming pool or space enclosed within a building shall be considered landscaped open space.

4.14.2 Planting Strips

- a. A minimum three (3) metre wide planting strip abutting the full length of a lot line is required on a lot in any Mixed-use, Institutional, Commercial, or Industrial Zone that abuts an interior side or rear lot line of a lot in any Residential Zone.
- b. Where a fence, wall, row of trees or hedgerow is provided as part of a planting strip required by this By-Law, such fence, wall, row of trees or hedgerow shall be designed to have an ultimate height of not less than 1.5 metres above the elevation of the ground at the nearest lot line, except that within a sight triangle the maximum height of any such landscaping materials shall be 0.6 metres.
- c. Where there is a wall or fence having a height of 1.5 metres or more along an interior side or rear lot line, the width of the planting strip established in sub-section (a) can be reduced to 1.5 metres in width.
- d. Where the ingress and egress of a driveway and/or walkway extend through a planting strip, it shall be permissible to interrupt the planting strip within 1 m of the edge of the driveway and/or walkway.
- e. Planting strips required by this section of the By-law can be counted as part of any landscaped open space requirement of this By-law.

4.14.3 Special Landscape Requirements along Brock Road

- a. Notwithstanding any other requirement of this by-law, a minimum three (3) metre wide planting strip abutting the full length of the lot line is required on a lot in any Zone that abuts Brock Road, between the Urban Centres of Aberfoyle and Morriston, as shown on Map B-4 of this By-law.

4.15 LIGHTING

- a. The type, location, height, intensity, and direction of lighting shall be designed to ensure that lighting is confined to the building face, parking area and the vicinity of the lot.
- b. Lighting fixtures shall be installed with the light directed downwards and deflected away from adjacent lots and streets, and in such a manner as to not confuse persons driving vehicles on such streets.

4.16 MINIMUM DISTANCE SEPARATION – MDS I AND II

4.16.1 MDS I – New Non-Farm Uses

- a. Notwithstanding any other yard or setback provisions of this By-law to the contrary, no residential, institutional, commercial, industrial or recreational use, located on a separate lot and permitted within the Agricultural (A) Zone or any other zone in which agricultural uses are permitted, shall be erected or altered unless it complies with the Minimum Distance Separation I (MDS I) setback from a livestock facility, calculated using the Formulas published by the Province of Ontario, as may be amended from time to time.
- b. The above provision shall not apply to lots existing as of the date of passing of this By-law, which are less than 4 hectares in area.
- c. The above provision shall also not apply to permitted agriculture-related uses and farm related businesses, except where specifically required otherwise in this By-law.

4.16.2 MDS II – New or Expanding Livestock Facilities and Manure Storage Facilities

- a. Notwithstanding any other yard or setback provisions of this By-law to the contrary, no livestock facility or manure storage facility shall be erected or expanded unless it complies with the Minimum Distance Separation II (MDS II) setback, calculated using the Formulas published by the Province of Ontario, as may be amended from time to time.
- b. The above provision shall also not apply to permitted agriculture-related uses and farm related businesses, except where specifically required otherwise in this By-law.
- c. Notwithstanding the above, an existing manure storage system which does not meet MDS II requirements, may be replaced by a more compatible system which results in a reduction in the separation distance required, provided the livestock housing capacity is not increased.

4.17 LEGAL NON-CONFORMITY AND LEGAL NON-COMPLIANCE

4.17.1 Buildings and Structures

- a. A non-complying building or structure that does not comply with this By-law, but which was legally erected/altered in accordance with a by-law that was in effect in accordance with Section 34 of the Planning Act at the time of construction and/or alteration may be enlarged, repaired, or renovated provided that the enlargement, repair, or renovation does not further reduce the existing yard(s), and all other provisions of this By-law are met.
- b. Nothing in this By-law shall apply to prevent the restoration, repair or renovation, or the replacement of any lawfully constructed building or structure existing prior to the passing of this By-law, provided that such restoration, repair or renovation, or replacement will not increase the height, size, volume or change the use of such building or structure unless in compliance with this By-law.

4.17.2 Lots

- a. A lot in existence prior to the effective date of this By-law that does not meet the lot area and/or lot frontage requirements of the applicable zone, may be used and buildings thereon may be erected, enlarged, repaired, or renovated provided the use conforms with the By-law and the buildings or structures comply with all the other provisions of this By-law.

4.17.3 Non-Compliance as a Result of Land Acquisition by a Public Authority

- a. Notwithstanding any other provision in this By-law, where, as a result of an acquisition of land by the Township, County, the Province of Ontario, the Government of Canada or any department, board, commission or agency thereof, and where such acquisition results in a contravention of this By-law, the following applies:
 - i. if the acquisition results in a contravention of this By-law with respect to minimum lot frontage and lot area requirements, the remaining lot frontage and/or lot area shall be deemed to be legal non-complying;
 - ii. if the acquisition results in a contravention of this By-law with respect to parking, loading, planting strip, front yard, interior side yard, exterior side yard, rear yard, lot coverage, landscaped open space or amenity area requirements, the lands so affected are deemed to comply with this By-law to the extent it complied with this By-law on the day before the acquisition was finalized; and
 - iii. notwithstanding subsection (ii), no new building, structure or addition to an existing building or structure shall be erected or located except in accordance with all the provisions of this By-law, excluding subsection (i).

4.17.4 Non-Conforming Uses

- a. No lot can be used, and no building or structure can be used, except in conformity with the provisions of this By-law unless such use legally existed before the date of passing this By-law and provided that it has continued and continues to be used for such purpose, and that such use, when established, was not contrary to any By-law in force at that time.

4.18 ONE PRINCIPAL BUILDING PER LOT

- a. No more than one principal building shall be constructed on a lot except for permitted buildings within an agricultural, commercial, institutional, or industrial zone.

4.19 MULTIPLE USES AND ZONES PER LOT

4.19.1 More than One Use

- a. Where any building, structure or lot is used for more than one purpose as provided by this By-law, the said building, structure, or lot shall comply with the provisions of this By-law relating to each use.
- b. Where standards or provisions pertaining to two or more uses on one lot are in conflict, the highest or more restrictive standards or provisions shall prevail.

4.19.2 More than One Zone

- a. Where a lot is divided into more than one zone, each portion of the lot shall be used for a purpose that is permitted within each applicable zone. Non-residential accessory buildings and structures shall be in the same zone as the principal building.

4.20 OUTDOOR COMMERCIAL PATIOS

- a. Where an outdoor commercial patio is located on a lot in conjunction with a restaurant on the same lot, the outdoor commercial patio shall be:
 - i. Set back a minimum of 12 metres from a Residential Zone boundary;
 - ii. Located outside of any required parking spaces, loading spaces, and required planting strips;
 - iii. Located within three (3) metres of the restaurant use;
 - iv. Located outside of any required sight triangle; and
 - v. No more than 50 percent of the restaurant seating permitted under the Liquor License Act within which the outdoor commercial patio is associated.

4.21 OUTDOOR DISPLAY AND SALES AREAS

- a. Where an outdoor display and sales area is located on a lot, the following provisions apply:
 - i. Outdoor display and sales areas are prohibited in any minimum required yard setback of the zone in which it is located;
 - ii. The outdoor display and sales area shall be set back a minimum of 12 metres from any Residential Zone boundary;
 - iii. The maximum height of any outdoor display and sales area shall be three (3) metres;
 - iv. The outdoor display and sales area shall be located outside of any required parking spaces, loading spaces, sight triangles and required planting strips; and

- v. Notwithstanding subsection (iv), if the outdoor display and sales area is temporary, it may occupy up to 10 percent of the parking spaces required by this By-law.
- b. For the purposes of this Section, temporary shall mean a period not to exceed 60 days in a calendar year.

4.22 OUTDOOR STORAGE USES AND AREAS

- a. Where an outdoor storage uses and areas are permitted by this By-law, the following provisions shall apply:
 - i. The outdoor storage area shall only be permitted in a rear or interior side yard and shall not be located any closer than 20 metres to any lot line abutting a street; and
 - ii. No outdoor storage area shall be located closer than two (2) metres to any lot line;
 - iii. The outdoor storage area shall not exceed the lesser of 25 percent of the total lot area or the total ground floor area of the principal building on the lot;
 - iv. The outdoor storage area shall be screened by opaque fencing, a masonry wall, landscaping, or berms, to the satisfaction of the Township;
 - v. No materials (other than machinery and equipment) in an outdoor storage area shall exceed six (6) metres in height;
 - vi. The storage of derelict or scrap motor vehicles or machinery and appliances or equipment in an outdoor storage area shall be prohibited;
 - vii. An outdoor storage area is not permitted within any yard abutting a Residential Zone boundary;
 - viii. Any outdoor storage area shall be maintained as landscaped open space or provided and maintained with a stable surface, treated so as to prevent the raising of dust or loose particles and drained; and
 - ix. Notwithstanding subsection (viii), no outdoor storage area shall be considered part of any landscaped open space required herein.
- b. Subsection (a) shall not apply to the outdoor storage of farm equipment or machinery any part of a lot whereon the principal use is an agricultural use.
- c. Nothing in subsection (a) shall apply to prevent or otherwise restrict the use as an outdoor storage area of any part of a lot for a special temporary sale, by auction or garage sale, of personal possessions belonging to the occupants thereof.

4.23 SERVICES REQUIRED

- a. Private servicing capability is a prerequisite to development within the Township. No building or structure shall be erected or used unless it has been demonstrated to the satisfaction of the Township that the lot is of sufficient size and shape to accommodate the dwelling unit, individual on-site water and sewage system envelopes, while maintaining compliance with Ontario Building Code requirements and O.Reg. 903 made under the Ontario Water Resources Act.

4.24 SHIPPING CONTAINERS

Shipping containers may be used as an accessory structure for storage purposes in the Agricultural (A) Zone and Industrial Zones subject to the following regulations.

4.24.1 Shipping Containers in Residential Zones

- a. Shipping containers shall not be permitted in a Residential Zone except on a temporary basis for moving purposes for a period not to exceed 14 days, in which case the shipping container shall be located on the driveway.
- b. A shipping container used for temporary storage in a Residential Zone shall only be permitted for a period not to exceed 6 months and shall be removed from the lot upon the completion of construction which will be deemed to be the date of the issuance of an occupancy permit.
- c. A shipping container used for temporary storage in a Residential Zone shall not exceed a maximum height of three (3) metres and a maximum length of six (6) metres.
- d. Shipping containers shall not be subject to the maximum lot coverage requirements for accessory buildings in Residential zones, as per Table 4.1 of this By-law.

4.24.2 Shipping Containers in Agricultural and Industrial Zones

- a. Shipping containers shall only be permitted on a lot with a minimum area of 0.4 hectares.
- b. A maximum of one shipping container shall be permitted per 0.4 hectares of lot area to a maximum floor area of 255 m² of all shipping containers on any one lot.
- c. Shipping containers shall only be permitted in a rear yard and shall not be permitted in a required parking area.
- d. Shipping containers shall only be permitted where an outdoor storage area or outdoor storage use is also permitted.
- e. Shipping containers in an Industrial Zone shall be screened from the street frontage and buildings on abutting lots.

- f. Shipping containers shall not be permitted any closer than 10 metres to a lot containing residential uses or zoned for residential use.
- g. Shipping containers shall not be used for human habitation.
- h. The maximum size of a shipping container permitted shall be 51 m².
- i. Shipping containers shall be subject to the maximum lot coverage requirements for accessory buildings, as per Table 4.1 of this By-law.
- j. On any lot zoned Agricultural, a minimum of 75 percent of all shipping containers, based on floor area, shall be located within 50 metres of an agricultural building or structure.

4.25 SHORT TERM ACCOMMODATION

- a. Short-term accommodation is a prohibited use unless specifically permitted by an amendment to this By-law.
- b. Where specifically permitted by an amendment to this By-law, no lot, building or structure shall be used for short term accommodation, unless the lot, building and structure can meet the following regulations and any other applicable provisions of this By-law:
 - i. where permitted, the maximum occupant load of a short term accommodation use shall be 8 visitors;
 - ii. the minimum distance from any other short term accommodation uses or bed and breakfast establishment shall be 120 metres; and
 - iii. a short-term accommodation use shall not occur on the same lot as a home business, in an additional residential unit (attached or detached), or accessory building or structure.

4.26 SIGHT TRIANGLES

4.26.1 Prohibition of Obstructions

- a. Notwithstanding any other provisions of this By-Law, within any area defined herein as a sight triangle, no building or structure shall be erected, no vehicle shall be parked, no lot shall be graded, and no landscaping materials shall be permitted to grow, in such a manner as to impede or obstruct the vision of persons driving vehicles on an abutting street above a height of 0.6 metres above the elevation of the centre-line of the said street.
- b. The following are prohibited on that portion of a lot defined as a sight triangle:

- i. a building or structure; and
- ii. a fence, tree, hedge, bush or other vegetation, the top of which exceeds 0.6 metres in height above the elevation of the centre-line of the adjacent street.

4.26.2 Extent of Sight Triangles

- a. For the purposes of calculating the extent of a sight triangle, the distance between the point of intersection of the two lot lines and their respective points of intersection with the line constituting the third side of the triangle shall be in accordance with Table 4.2:

Table 4.2 Requirements for Sight Triangles

STANDARD	
Where at least one of the abutting intersecting streets is a County Road or Provincial Highway	28 m
Where neither abutting intersecting street is a County Road or Provincial Highway	9 m
Where a street intersects a railway right-of-way at grade, or such greater distance as may be required from time to time by the Canadian Transportation Commission	46 m

4.27 SWIMMING POOLS

4.27.1 Outdoor Swimming Pools

- a. Outdoor swimming pools shall be permitted in the interior, rear, and exterior side yards, provided they are
- b. set back a minimum of 1.5 metres from the interior side and rear lot lines and 3.5 metres from the exterior side lot line, with the setback measured from the water's edge of the swimming pool; and
- c. Outdoor swimming pool pumps, filters and heaters, or any accessory building or structure containing such equipment, are permitted in the interior, rear and exterior side yards, provided they are set back a minimum of two (2) metres from any lot line.

4.27.2 Lot Coverage Exemption

- a. Notwithstanding any other provisions of this By-Law, no outdoor swimming pool or any related structures shall be considered part of the lot coverage of a lot, but where a swimming pool is enclosed within a building or where a structure appurtenant to a swimming pool constitutes a building as defined herein, such building shall comply with any lot coverage requirements set out herein for the zone in which such building is located.

4.28 USES PERMITTED IN ALL ZONES

4.28.1 Public Uses

- a. Public uses shall be permitted in all zones.
- b. Wayside pits and quarries, portable asphalt plants, and portable concrete plants used on public authority contracts shall be permitted in all zones, except those areas of existing development or particular environmental sensitivity which have been determined to be incompatible with extraction and associated activities.
- c. Where a public use is permitted, the following provisions shall also apply:
 - i. such public use shall comply with all applicable zone standards, and parking and loading requirements of the zone in which it is located;
 - ii. no outdoor storage area or outdoor storage use is permitted unless specifically permitted in the Zone in which the public use is located; and
 - iii. Any accessory use to a public use shall be clearly incidental and accessory to the principal use.

4.28.2 Other Uses

- a. Other uses permitted in any zone, excluding Natural Environment, Open Space Zones, and Floodplain Zone Overlay, are listed below:
 - i. essential emergency services such as police and fire stations and ambulance dispatch; and
 - ii. municipal parking areas.

4.28.3 Construction Uses

- a. Nothing in this By-Law shall prevent the use of any part, other than a sight triangle, of any lot in any zone for the erection of a legal sign not greater than 3 m² in area, the excavation of soil or earth, or the erection or use of any temporary building or structure where such sign, excavation, building or structure is directly incidental to, and necessary for, construction work on the same lot or work relating to a public utility or a street including, but not so as to limit the generality of the foregoing, a construction camp, a work camp, a tool shed, a wayside pit or a scaffold, but only for so long as such building or structure is

necessary for the work in progress and until the work is completed or abandoned, and only while a valid building permit for the said construction remains in force, where applicable.

4.29 USES PROHIBITED IN ALL ZONES

- a. Unless otherwise specifically permitted in this By-law, the following uses are prohibited throughout the Township:
- i. an adult entertainment establishment;
 - ii. the boiling of blood, tripe, bones or soaps for commercial purposes;
 - iii. the tanning or storage of uncured hides or skins;
 - iv. the manufacturing of glue or fertilizers from dead animals or from human or animal waste;
 - v. an abattoir, stockyard, livestock exchange, or dead stock depot;
 - vi. the extracting of oil from fish;
 - vii. a track or course for the racing of motor vehicles, motorcycles, dirt bikes, snowmobiles or any other motor vehicles;
 - viii. a salvage yard;
 - ix. a disposal site for waste;
 - x. the refining, storage or use in manufacturing of coal oil, rock oil, fuel oil, natural gas, propane, burning fluids, naphtha, benzoyl, benzine, gasoline, dynamite, dualin, nitroglycerine, gun powder, petroleum or any other combustible, inflammable, volatile or otherwise dangerous liquids, gasses or solid materials except where specifically permitted hereby or in conjunction with a permitted industrial use, except that this provision shall not apply to prevent the above ground storage of such substances by a farmer, where such storage is incidental and accessory to an agricultural use, or the use of natural gas, propane or fuel oil for domestic purposes, such as heating and cooking, in conjunction with a residential use;
 - xi. the use of any tent, trailer or vehicle for human habitation, except where such tent, trailer or vehicle is located in a campground, in a travel trailer park or in a mobile home park;
 - xii. the use of any accessory building or structure for human habitation or for gain or profit, unless as otherwise permitted by this By-law;
 - xiii. the use of a truck, bus, coach body or rail car for human habitation or for storage purposes;

- xiv. the storage of disused rail cars, streetcars, buses, truck bodies or trailers without wheels;
- xv. the parking or storage of trailers or commercial motor vehicles on a vacant lot;
- xvi. the parking or storage of trailers or commercial motor vehicles on a lot for the purposes of advertising;
- xvii. the outdoor storage of partially dismantled motor vehicles or trailers or motor vehicle or trailer parts unless otherwise specifically permitted by this By-law; and,
- xviii. any use which causes the emission of corrosive gasses, toxic gasses or radioactive gasses or, into any zone other than an Industrial Zone, or electromagnetic fields, heat, glare, nonagricultural odours, noise, vibrations, dust, dirt, fly ash or smoke which does not comply with emission regulations as may be established from time to time by the Province of Ontario, the Government of Canada, or any agencies thereof;
- xix. large scale outdoor storage of salt and/or sand/salt mixtures; or,
- xx. the use of a lot for war games, organized assassination games, music festivals and/or concerts.

4.30 YARD ENCROACHMENTS AND OBSTRUCTIONS

4.30.1 Projection into Required Yards

- a. No part of any required yard shall be obstructed by any building or structure or part thereof except in the case of one or more of the following:
 - i. accessory buildings or structures specifically permitted in a required yard elsewhere in this By-Law;
 - ii. awnings, canopies, cornices, coves, belt courses, eaves, gutters, parapets, pilasters, sills, or weather-shielding structures shall be permitted to encroach into any required yard by no more than 0.6 metres;
 - iii. non-walk in bay, box out and bow windows, without foundations, with a maximum width of three (3) metres and a maximum height of one storey shall be permitted to encroach into any required yard by no more than 0.5 metres;
 - iv. chimneys and gas fireplace projections and chases with a maximum width of 1.8 metres shall be permitted to encroach into any required yard by no more than 0.5 metres, but no closer than 0.6 metres from the applicable lot line;
 - v. roofless functional and ornamental structures including, but not necessarily restricted to, drop awnings, clothes poles, ornamental fountains, statues, monuments, picnic tables, benches, cenotaphs, memorials, planters, garden trellises, fences, boundary

and retaining walls, hedgerows and legal signs;

- vi. decks, porches, patios, uncovered terraces and exterior steps providing access between finished grade and either the basement or the first storey of a building, where such structures project no more than 1.5 metres into a required front yard, a required rear yard or a required exterior side yard, but no closer than 0.6 metres from the applicable lot line;
- vii. fire escapes are permitted to encroach into any required yard by no more than 1.5 metres, but no closer than 0.6 metres from the applicable lot line;
- viii. stairs that access any part of the principal building at or above grade and which are not associated with a deck or porch, may encroach into the required rear yard by no more than 1.5 metres and into the required front and exterior side yards provided that no part of the stairs or landing are closer than 0.6 metres from the front and exterior side lot lines. Stairs that access the principal building below grade are not permitted in the front yard, are not permitted in the required interior and exterior side yards and are permitted to encroach into the required rear yard by no more than 1.5 metres;
- ix. balconies projecting not more than 1.5 metres into any required yard and which do not project into any sight triangle, but no closer than 0.6 metres from the applicable lot line;
- x. air conditioners, heat pumps and backup generators are permitted in the required interior side and rear yards, provided they are no closer than 0.6 metres from the interior side and rear lot lines and no closer than 1.5 metres from the exterior side lot line; and,
- xi. underground service structures such as sewage systems and firefighting tank reservoirs which do not project more than two (2) metres into a required interior side yard or rear yard, and which do not project more than three (3) metres into a required front yard or exterior side yard.

4.30.2 Projection Beyond Lot Lines

- a. No part of any building or structure on a lot shall project beyond any lot line or street line of such lot.

4.31 SETBACKS FROM THE NATURAL ENVIRONMENT ZONE

- a. No buildings or structures, including a private sewage treatment system and associated tile weeping bed, shall be constructed closer than 30 metres from the limit of a Natural Environment (NE) Zone.

- b. Notwithstanding the required setback in subsection (a) above or any other provision in this By-law to the contrary:
 - i. Accessory buildings or structures to existing residential dwelling units, enlargements of existing buildings or structures, or reconstruction of existing buildings or structures including improvements to manure storage systems associated with an existing livestock facility, shall be permitted on a lot adjacent to the NE Zone provided that a minimum setback of three (3) metres is maintained from the adjacent NE Zone boundary; and
 - ii. Where a vacant lot existed on the day of passing of this By-law, a building permit may be issued for permitted buildings or structures, excluding new agricultural buildings and structures, provided that:
 - 1) there is no other suitable location on the lot outside of the 30-metre minimum setback, and
 - 2) a setback of at least three (3) metres from the NE Zone boundary is maintained.
- c. Notwithstanding the above, the setback from the Natural Environment (NE) Zone may be reduced to a distance that is supported by the Conservation Authority having jurisdiction pursuant to its authority provided under the Conservation Authorities Act, R.S.O. 1990. Where the Conservation Authority provides written approval for a reduced setback from the NE Zone an amendment to this By-law shall not be required.

4.32 SETBACKS FROM WATERCOURSES

- a. No buildings or structures shall be constructed closer than 30 metres from a cold water watercourse or 15 metres from a warm water watercourse that is not within the Natural Environment (NE) Zone.

4.33 TEMPORARY RESIDENCE DURING CONSTRUCTION

- a. Where a new single detached dwelling is being constructed on a vacant lot in an Agricultural (A) Zone, a mobile home may be located and used as a temporary residence on the same lot during the construction of a new dwelling unit for a period of time not to exceed 12 months after the building permit for the new dwelling unit is issued, conditional upon entering into an agreement with the Township and satisfying any and all requirements of the Township's Chief Building Official.
- b. Where a new single detached dwelling is being constructed to replace an existing single detached dwelling on the same lot in an Agricultural (A) Zone, the existing dwelling unit may continue to be used as a temporary residence during the construction of the new residence for a period of time not to exceed 12 months after the building permit for the new dwelling unit is issued, conditional upon entering into an agreement with the Township and satisfying any and all requirements of the Township's Chief Building Official.

5.0 PARKING AND LOADING REGULATIONS

5.1 LOADING AND UNLOADING SPACE REGULATIONS

5.1.1 Loading Spaces Required

- a. The owner of any lot, building or structure used or erected for any purpose involving the receiving, shipping, loading or unloading of goods, wares, merchandise, or raw materials, other than an agricultural use, shall provide and maintain, on the same lot, facilities comprising one or more loading spaces in accordance with the provisions of this Section.

5.1.2 Loading Space Requirements

- a. The number of loading spaces required on a lot shall be based on the total net floor area of all the uses on the said lot for which loading spaces are required by Subsection 5.1.1, in accordance with Table 5.1 below.

Table 5.1 Number of Loading Spaces Required

NET FLOOR AREA OF BUILDING OR STRUCTURE	MINIMUM NUMBER OF LOADING SPACES REQUIRED
Less than 250 m ²	0
Between 250 m ² and 2,500 m ²	1
Greater than 2,500 m ² and less than 5,000 m ²	2
Greater than 5,000 m ²	3 + 1 additional space for each 10,000 m ² in excess of 5,000 m ²

5.1.3 Dimensions of Loading Spaces

- a. The minimum dimensions of a loading space shall be 3.5 metres in width and 10 metres in length, with a minimum vertical clearance of four (4) metres.

5.1.4 Location of Loading Spaces

- a. Required loading spaces shall:
 - i. be provided on the same lot occupied by the building or structure for which the said loading spaces are required;
 - ii. abut the building for which the loading space is provided; and

- iii. shall not form a part of any street or lane.

5.1.5 Yards Where Permitted

- a. Loading spaces shall not be permitted:
 - i. closer than three (3) metres to any lot line;
 - ii. in any front yard;
 - iii. in any minimum required yard;
 - iv. between the exterior closest to the exterior lot line and the exterior lot line; and
 - v. closer than 7.5 metres to any Residential Zone boundary, except if it is located entirely within a building or structure or located in a Residential Zone.

5.1.6 Access to Loading Spaces

- a. Access to loading spaces shall be by means of a driveway at least six (6) metres wide contained within the lot on which the loading spaces are located.

5.1.7 Addition to Existing Use

- a. When a building or structure has insufficient loading spaces on the date of passing of this By-Law to comply with the requirements herein, this By-Law shall not be interpreted to require that the deficiency be made up prior to the construction of any addition, provided that any additional loading spaces required by this By-Law for such addition are provided in accordance with all provisions hereof respecting loading spaces.

5.1.8 Exemption for C1 and CMU Zone

- a. Notwithstanding any other provision hereof to the contrary, no loading spaces shall be required for any building, structure, or use located within a C1 or CMU Zone.

5.2 PARKING REGULATIONS

5.2.1 General Parking Provisions

- a. No person shall use any premises in any zone for any purpose permitted by this By-law, unless the minimum number of parking spaces required are provided as specified by this By-law.
- b. Where the minimum number of parking spaces is calculated on the basis of a rate or ratio,

the required number of parking spaces shall be rounded up to the next whole number.

- c. The parking requirements for more than one use on a lot or for a building containing more than one use, shall be the sum total of the parking requirements for each of the component uses, unless otherwise specified in this By-law.
- d. All required parking spaces shall be unobstructed and available for general parking purposes and used for that purpose at all times, unless otherwise specified in this By-law.

5.2.2 Parking Spaces Required

- a. Except as otherwise provided herein, the owner of any lot, building, or structure used or erected for any of the purposes set forth in Tables 5.2 and 5.3 of this Subsection, shall provide and maintain for the sole use of the owner or other persons entering upon or making use of the said lot, building or structure from time to time, one or more parking spaces in accordance with the provisions of this Subsection.

Table 5.2 Residential Parking Space Requirements

USE	MINIMUM PARKING SPACE REQUIREMENT
Additional Residential Units (Attached and Detached)	1 per additional residential unit, in addition to the requirement for the principal dwelling unit. A parking space that is provided and maintained for the sole use of the occupant of the additional dwelling unit may be a tandem parking space.
Bed and breakfast	1 per guest room, in addition to the requirement for the principal dwelling unit
Boarding, lodging, or rooming house	1 per guest room, in addition to the requirement for the principal dwelling unit
Dwelling, duplex	2 per dwelling unit
Dwelling, multiple	1.5 per dwelling unit and 0.25 per unit for visitor parking spaces
Dwelling, semi-detached	2 per dwelling unit
Dwelling, Single detached	2 per dwelling unit
Dwelling, townhouse	2 per dwelling unit
Dwelling unit in mixed-use building	1 per dwelling unit
Garden suite	1 per dwelling unit
Group home	2 per dwelling unit

Home business	1 for any employee that is not a resident in the dwelling unit in addition to the required parking for the dwelling unit
Home industry	1 for any employee that is not a resident in the dwelling unit in addition to the required parking for the dwelling unit
Private home day care	The minimum parking space requirement for the principal dwelling unit
Retirement home	0.5 spaces per unit.

Table 5.3 Non-residential Parking Space Requirements

USE	MINIMUM PARKING SPACE REQUIREMENT (BASED ON NET FLOOR AREA UNLESS OTHERWISE NOTED)
Agricultural use	No requirement
Agriculture-related use	1 per 100 m ²
Agricultural service and supply establishments	1 per 40 m ²
Agricultural animal clinic	1 per 50 m ²
Animal clinic	1 per 20 m ²
Art gallery	1 per 30 m ²
Artisan studio	1 per 30 m ²
Asphalt plant	1 per 30 m ² for office component
Assembly hall	1 per 5 persons seating capacity or 1 per 10 m ² GFA where there are no seats
Auction sales establishment	1 per 15 m ²
Motor vehicle body shop	3 per service bay
Motor vehicle sales and rental establishment	1 per 30 m ² for office component
Motor vehicle service establishment	3 per service bay or 1 per 100 m ² or whichever is greater
Motor vehicle washing establishment	1 plus 6 waiting spaces per wash bay
Building supply store	1 per 100 m ²
Business or professional office	1 per 40 m ²
Caterer's establishment	1 per 40 m ²
Commercial mall	1 per 20 m ²
Commercial school or studio	1 per 30 m ²
Commercial self-storage facility	1 per 100 m ²
Community garden	1 per 100 m ² of area used for community garden purposes
Contractor's yard	1 per 50 m ²
Day care centre	1 per 40 m ²
Dry cleaning plant	1 per 40 m ²
Dry cleaning depot	1 per employee and 2 additional spaces for pickup / loading
Factory outlet	1 per 20 m ²
Farm related business	1 per 40 m ²

USE	MINIMUM PARKING SPACE REQUIREMENT (BASED ON NET FLOOR AREA UNLESS OTHERWISE NOTED)
Farm greenhouse	No requirement
Financial institution	1 per 20 m ² or 1 per 30 m ² if the financial institution has a drive-through service facility
Funeral establishment	1 per 20 m ²
Gas bar	1 per gas bar pump
Garden centre	1 per 35 m ²
Golf course	5 per hole
Golf driving range	1.5 per tee
Hospital	4 per bed
Hotel or motel	1 per guest room plus 1 per 20 m ² of floor area of each refreshment room or dining room
Industrial use	1/100 m ² for the first 10,000 m ² of floor area and 1/200 m ² for any floor area after the first 10,000 m ²
Kennel	1 per 30 m ² for office component
Laundromat	1 per 30 m ²
Long term care facility	1 per 4 beds and 1 per 2 employees
Marina	0.5 per boat slip and 1/20 m ² of total retail floor area
Medical office	1 per 25 m ²
Miniature golf course	1.5 per tee
Museum	1 per 30 m ²
Personal service establishment	1 per 20 m ²
Place of entertainment	1 per 20 m ²
Place of worship	1 per 4 persons seating capacity or 1 per 10 m ² , whichever is greater
Postal or courier outlet	1 per 30 m ²
Private club	1 per 4 persons seating capacity or 1 per 10 m ² , whichever is greater
Private school	1.5 per classroom for elementary schools 5.0 per classroom for secondary schools
Public buildings	1 per 30 m ²
Public school	1.5 per classroom for elementary schools 5.0 per classroom for secondary schools
Recreational vehicle sales or rental establishment	1 per 30 m ² for office component
Equipment rental establishment	1 per 50 m ²
Restaurant	1 per 10 m ² including outdoor patio area
Retail store	1 per 20 m ²
Salvage yard	1 per 20 m ²
Service or repair establishment	1 per 50 m ²
Short term accommodation	0.5 parking spaces per occupant or 1.0 parking space per guest room used for sleeping, whichever is the greater
Trade service establishment	1 per 50 m ²

USE	MINIMUM PARKING SPACE REQUIREMENT (BASED ON NET FLOOR AREA UNLESS OTHERWISE NOTED)
Transport terminal	1 per 100 m ²
Warehouse	1 per 200 m ²
Any outdoor storage area involving the display and sale of goods and materials, including vehicles	1 per 100 m ² of net floor area and outdoor storage area
Any other use permitted by this by-law other than those listed above	1 per 20 m ² of net floor area
Any other place of assembly permitted by this by-law other than those listed above	1 per permitted Fire Code Capacity

5.2.3 Dimensions of Parking Spaces

- a. A parking space required hereby shall have minimum rectangular dimensions of three (3) by six (6) metres, except that:
 - i. the minimum width of a parking space accessory to a single detached, semi-detached or townhouse dwelling shall be 2.5 metres; and,
 - ii. where the principal access to a parking space is provided on the longest dimension of such parking space, the minimum dimensions of the said parking space shall be three (3) by 6.7 metres.

5.2.4 Shared Parking Spaces

- a. Where more than one of the uses listed in Table 5.3 are located on the same lot, parking spaces may be shared between the uses, and the cumulative total of parking spaces required for all the uses on the lot may be reduced from that required in Table 5.4.
- b. To calculate the required parking using Table 5.4:
 - A. Determine the parking requirement for each use;
 - B. Calculate the parking requirement for each use;
 - C. Multiply the required parking by the percentage of peak period for each time period;
 - D. Calculate the total required parking for all uses in each time period, for both weekdays and Saturdays (excluding Sundays); and
 - E. The time period with the highest total parking requirement is the required parking for the lot.

Table 5.4 Percentage of Required Parking Permitted to be Shared

USE	PERCENTAGE OF PEAK PERIOD							
	WEEKDAY				SATURDAY			
	Morning	Noon	Afternoon	Evening	Morning	Noon	Afternoon	Evening
Business or professional office	100	80	100	10	10	10	10	5
Financial institution	100	100	100	15	20	20	20	5
Hotel or motel	70	70	70	100	70	70	70	100
Place of entertainment or theatre	10	10	25	80	40	70	80	100
Restaurant	20	90	30	100	30	90	50	100
Retail store	75	80	90	90	80	100	100	50

5.2.5 Location of Parking Spaces

- a. All required parking spaces shall be provided on the same lot occupied by the building, structure, or use for which such parking spaces are required, and shall not form a part of any street or lane.
- b. Parking spaces shall not extend into any part of a lot that is required to be used for planting strips as specified by this By-law.

5.2.6 Parking in Residential Zones

- a. The maximum width of a driveway leading to a private garage or carport in the front or exterior side yards shall be:
 - i. Six (6) metres for a lot having a lot frontage of 12 metres or less;
 - ii. Equal to 50 percent of the lot frontage on a lot having greater than 12 metres and less than 18 metres of lot frontage; or
 - iii. Nine (9) metres for a lot having a lot frontage equal to or greater than 18 metres.

- b. The width of the lot specified in subsection (a) above is the horizontal distance between the interior side and/or exterior side lot lines, with such distance being measured perpendicularly to the line joining the mid-point of the front lot line with the mid-point of the rear lot line at a point on that line six (6) metres from the front lot line.
- c. The width of the private garage specified in subsection (a) above is the width of interior wall(s). In the case of a carport, the width is measured from the wall of the principal building to the outside of the post supporting the roof of the carport.
- d. Where a private garage is detached from the principal building and is accessed by a driveway crossing the front lot line, the driveway shall be located no closer to the interior side lot line than the minimum setback required for accessory buildings or structures.
- e. Where a private garage is detached from the principal building and is accessed by a driveway crossing the exterior side lot line, the driveway shall be located no closer to the rear lot line than the minimum setback required for accessory buildings or structures.
- f. Notwithstanding subsections (b) and (c) above, the setback for the driveway may be less to match the setback of a private garage that existed on the effective date of this By-law.

5.2.7 Yards Where Permitted

- a. Except as otherwise provided herein, uncovered surface parking areas shall be permitted in any part of any yard, provided that any part of a parking area located within a required yard shall be separated from any lot lines adjacent to such required yard by a planting strip no less than one (1) metre in width. This provision does not apply to a parking area accessory to a single detached dwelling.

5.2.8 Parking Structures

- a. Parking structures shall comply with the provisions for the principal building in accordance with this By-law.
- b. No setbacks or yards shall be required for any portion of a parking structure that is entirely below grade. This exemption also applies to external ventilation shafts, stairwells, landings, and other similar facilities.

5.2.9 Access to Parking Areas and Structures

- a. Access to parking areas shall be provided from a street by means of one or more unobstructed driveways, provided that no lot shall have more than two driveways for the first 30 metres of street line thereof plus one driveway for each additional 30 metres of street line.

- b. Driveways that are accessory to a single dwelling unit shall not exceed six (6) metres in width, and any other driveway shall not exceed 10 metres in width, measured parallel to the said street, at any point on the lot closer to the said street than the street setback required therefrom.
- c. Driveways and parking aisles shall have a minimum unobstructed width of six (6) metres where two-way traffic is permitted and three (3) metres driveway where only one-way direction of traffic flow is permitted and is clearly indicated by signs, pavement markings or both, except that the minimum width required for any driveway accessory to a single detached, semi-detached or townhouse dwelling shall be 2.5 metres.

5.2.10 Surfacing of Parking Areas, Driveways and Loading Spaces

- a. All parking areas, driveways, and loading spaces in any zone other than a Parks and Open Space Zone, an Industrial Zone, or an Agricultural Zone shall be provided and maintained with a stable treated surface so as to prevent the raising of dust or loose particles, such surface to be constructed of: asphalt, concrete, brick, interlocking brick, permeable paving, cement, or other similar hardscape surface, sufficient to provide stability, prevent erosion, be usable in all seasons, and provide adequate drainage facilities.

5.2.11 Addition to Existing Use

- a. Where an existing use has insufficient parking spaces on the date of passing of this By-Law to conform to the requirements herein, this By-Law shall not be interpreted to require that the deficiency be made up prior to the construction of any addition or a change of use, provided that any additional parking spaces required by this By-Law for such addition or change of use are provided in accordance with all provisions hereof respecting parking spaces and parking areas.

5.2.12 Parking of Commercial Motor vehicles in Residential Zones

- a. The following provisions apply to the parking of commercial motor vehicles in Residential Zones:
 - i. Only one (1) commercial motor vehicle may be parked on a lot;
 - ii. Only a permanent resident of the dwelling unit may park a commercial motor vehicle on the lot;
 - iii. The commercial motor vehicle shall be parked in a private garage or on a driveway;
 - iv. A commercial motor vehicle shall not be permitted on any lot unless the principal dwelling has been constructed on that same lot;
 - v. The commercial motor vehicle shall be no more than 7.5 metres in length (exclusive of hitch/tongue); and
 - vi. The commercial motor vehicle shall be no more than 3.2 metres in height, measured from the ground to the highest point of the commercial motor vehicle.

5.2.13 Parking of Recreational Vehicles and Boats

- a. The following provisions apply to the outdoor parking or storage of any recreational vehicle or boat in a Residential Zone:
 - i. The recreational vehicle or boat shall not be used for human habitation purposes while parked on the lot;
 - ii. A total of one recreational vehicle and one boat shall be permitted on a lot;
 - iii. The recreational vehicle or boat shall be parked in the interior or rear yards, or in a yard between a building and a lake or watercourse deemed to be a front yard, and/or on a driveway extending from a private garage or carport;
 - iv. A recreational vehicle and a boat shall not be parked on the same driveway.
 - v. A recreational vehicle or boat shall not occupy required parking spaces.
 - vi. A recreational vehicle or boat, if located on the driveway, shall be located no closer than 0.5 metres from the edge of the lot line.

5.2.14 Barrier-Free Parking

- a. Where the parking requirement for any use is 4 or more spaces, barrier-free parking spaces shall be provided in accordance with the following:
 - i. Each barrier-free parking space shall have a minimum width of 3.6 metres and minimum depth of 6.0 metres;
 - ii. Each barrier-free parking space shall be hard-surfaced and level;
 - iii. Each barrier-free parking space shall be located near and accessible to an entrance; and,
 - iv. Each barrier-free parking space shall be appropriately identified for its intended use by persons with limited mobility or other disabilities
- b. The number of barrier-free parking spaces shall be determined in accordance with Table 5.5 below.

Table 5.5 Barrier-Free Parking Space Requirements

TOTAL NUMBER OF PARKING SPACES REQUIRED ON THE LOT	MINIMUM NUMBER OF REQUIRED PARKING SPACES DEDICATED AS BARRIER-FREE
3-25	1
26-100	1 + 3% of total number of parking spaces on lot
101-200	4 + 2% of total number of parking spaces on lot
201 or greater	8 + 2% of total number of parking spaces on lot

5.2.15 Bicycle Parking

- a. Bicycle parking spaces shall be required for the uses listed in Table 5.6 below in addition to any required parking spaces.
- b. Each bicycle parking space shall be a minimum of 60 centimetres wide and 1.8 metres long.

Table 5.6 Bicycle Parking Space Requirements

USE	REQUIRED PARKING STANDARDS (PER NET FLOOR AREA)
Retail, personal, institutional	The greater of 2 spaces or 1 space /1000 m ²
Industrial	2 /1,000 m ²
Long term care facility, retirement home	The lesser of 5 or 0.25 per bed or dwelling unit
Public and private school	1 /10 students of design capacity & 1 space/35 employees
Dwelling units or mixed-use buildings with more than 6 dwelling units	2 spaces for the first 6 dwelling units plus 2 spaces for each additional 6 dwelling units or fraction thereof

6.0 RESIDENTIAL ZONES

6.1 LIST OF APPLICABLE ZONES

Urban Residential UR

Hamlet Residential HR

Rural Residential RUR

Resort Residential RR

6.2 PERMITTED USES

Uses permitted in a Residential Zone are denoted by the symbol '✓' in the column applicable to the zone and corresponding with the row for a specific permitted use in Table 6.1. A number(s) following the symbol '✓' or identified permitted use indicates that one or more use-specific special provisions apply, which are listed below Table 6.1.

Table 6.1 Residential Zone Permitted Uses

USE	UR	HR	RUR	RR
Additional Residential Unit (Attached and Detached)	✓	✓	✓	✓
Bed and breakfast	✓	✓	✓	
Boarding/lodging/roominghouse	✓	✓		
Community garden	✓	✓	✓	✓
Dwelling, duplex	✓	✓		
Dwelling, semi-detached	✓	✓		
Dwelling, single detached	✓	✓	✓	✓
Dwelling, townhouse (1)	✓			
Group home	✓	✓	✓	✓
Home industry			✓	
Home business	✓	✓	✓	✓
Long term care facility	✓			
Private home day care	✓	✓	✓	✓

USE	UR	HR	RUR	RR
Retirement Home	✓			
Park, public	✓	✓	✓	✓
School, public	✓	✓		

Use-Specific Special Provisions:

- (1) The maximum number of townhouse dwellings permitted that can be attached shall be 8.

6.3 ZONE STANDARDS

No person shall, within any Residential Zone, use any lot or erect, alter or use any building or structure except in accordance with the zone standards set out in Table 6.2. A number(s) following the zone standards, zone heading, or the standard, indicates that one or more use-specific special provisions apply, which are listed below Table 6.2.

Table 6.2 Residential Zone Standards

STANDARD	UR	HR	RUR	RR
Minimum Required Lot Area	0.4 ha	0.4 ha	0.4 ha	0.4 ha
Minimum Required Lot Frontage	18 m	20 m	30 m	20 m
Minimum Required Front Yard	3 m	3 m	6 m	6 m
Minimum Required Interior Side Yard	2 m	2 m	3 m	3 m
Minimum Required Exterior Side Yard	3 m	3 m	6 m	6 m
Minimum Required Rear Yard	6 m	6 m	6 m	6 m
Maximum Permitted Lot Coverage	45%	40%	40%	40%
Maximum Permitted Building Height	11 m	11 m	11 m	11 m

STANDARD	UR	HR	RUR	RR
Minimum Required Landscaped Open Space	15%	15%	30%	30%

7.0 MIXED-USE ZONES

7.1 LIST OF APPLICABLE ZONES

Core Mixed-Use CMU

7.2 PERMITTED USES

Uses permitted in a Mixed-Use Zone are denoted by the symbol '✓' in the column applicable to the zone and corresponding with the row for a specific permitted use in Table 7.1 and 7.2.

Table 7.1 Core Mixed-use Zone Permitted Uses (Residential Uses)

USE	CMU
Accessory Dwelling Unit	✓(1)
Boarding, lodging or rooming house	✓(1)
Dwelling, duplex	✓ (2)
Dwelling, multiple	✓(1)
Dwelling, semi-detached	✓(2)
Dwelling, single detached	✓(2)
Dwelling, townhouse	✓
Dwelling unit in mixed-use building	✓(1)
Group home	✓(3)
Home business	✓(4)
Private home day care	✓

Use-Specific Special Provisions:

- (1) No portion of the first storey at street level or any storey below this level of a mixed-use building shall be used for residential purposes except for entrances and passageways to dwelling units.

- (2) Permitted only where the use legally existed on the effective date of this By-law.
- (3) Permitted only in a single detached dwelling that legally existed on the effective date of this By-law.
- (4) Permitted only as an accessory use to a dwelling unit in accordance with the home business regulations of this By-law.

Table 7.2 Core Mixed-use Zone Permitted Uses (Non-residential Uses)

USE	CMU
Animal clinic	✓ (1)
Artisan studio	✓
Art gallery	✓
Assembly hall	✓
Community garden	✓
Business or professional office	✓
Commercial school or studio	✓
Community use	✓
Day care centre	✓
Farmer's market	✓
Financial institution	✓
Funeral establishment	✓
Hotel	✓
Medical office	✓
Micro-brewery, distillery, or winery	✓
Mixed-use building	✓
Personal service establishment	✓
Place of entertainment	✓
Place of worship	✓
Private club	✓
Private school	✓

USE	CMU
Public school	✓
Public park	✓
Restaurant	✓
Retail store	✓
Service or repair establishment	✓
Theatre	✓

Use-Specific Special Provisions:

- (1) No outdoor animal facilities shall be permitted.

7.3 ZONE STANDARDS

No person shall, within any Mixed-use Zone, use any lot or erect, alter or use any building or structure except in accordance with the zone standards set out in Table 7.3. A number(s) following the zone standards, zone heading, or the standard, indicates that one or more use-specific special provisions apply, which are listed below Table 7.3.

Table 7.3 Core Mixed-use Zone Standards

STANDARD	CMU
Minimum Required Lot Area	0.4 ha
Minimum Required Lot Frontage	20 m
Minimum Required Front Yard	0 m
Maximum Permitted Front Yard	3 m
Minimum Required Interior Side Yard	0 m
Minimum Required Interior Side Yard if adjacent to any Residential Zone boundary	3 m
Minimum Required Exterior Side Yard	0 m
Minimum Required Rear Yard	3 m

STANDARD	CMU
Minimum Required Rear Yard if adjacent to any Residential Zone boundary	7.5 m
Maximum Permitted Building Height	3 storeys and not more than 11 m
Minimum Required Building Height	2 storeys and not less than 6.6 m
Buffer Requirement if adjacent to any Residential Zone boundary	A planting strip 1.5 metres wide shall be provided and maintained adjacent to every portion of any lot line that abuts any Residential Zone not separated by a street.

8.0 COMMERCIAL ZONES

8.1 LIST OF APPLICABLE ZONES

Commercial	C
Highway Commercial	HC
Agriculture-related Commercial	AC
Resort Commercial	RC

8.2 PERMITTED USES

Uses permitted in a Commercial Zone are denoted by the symbol '✓' in the column applicable to the zone and corresponding with the row for a specific permitted use in Table 8.1. A number(s) following the symbol '✓' or identified permitted use indicates that one or more use-specific special provisions apply, which are listed below Tables 8.1.

Table 8.1 Commercial Zone Permitted Uses

USE	C	HC	AC	RC
Agricultural use			✓ (1)	
Agriculture-related use			✓	
Agricultural service and supply establishments		✓	✓	
Animal clinic	✓	✓	✓	
Animal clinic, agricultural			✓	
Art gallery	✓			
Artisan studio	✓			
Assembly hall		✓		
Auction sales establishment			✓	
Motor vehicle body shop		✓		
Motor vehicle sales and rental establishment		✓		
Motor vehicle service establishment		✓		
Motor vehicle washing establishment		✓		

USE	C	HC	AC	RC
Building supply store		✓		
Business or professional office	✓	✓		
Caterer's establishment	✓	✓		
Commercial fitness centre	✓	✓		
Commercial recreational use				✓
Commercial school or studio	✓			
Commercial self-storage facility		✓		
Community garden	✓		✓	✓
Community use	✓	✓		✓
Contractor's yard		✓		
Day care centre	✓			
Drive-through service facility		✓		
Dwelling unit in mixed-use building	✓	✓		
Farm products sales outlet		✓	✓	
Farmer's market	✓	✓	✓	
Feed or flour mill			✓	
Financial institution	✓	✓		
Funeral establishment		✓		
Gas bar		✓		
Garden centre		✓	✓	
Golf course				✓
Golf driving range				✓
Grading station for farm products			✓	
Grain elevator or farm products storage facility			✓	
Home business accessory to a permitted existing dwelling unit	✓	✓		
Hotel	✓			

USE	C	HC	AC	RC
Laundromat		✓		
Medical office	✓			
Miniature golf course		✓		✓
Mixed-use building	✓	✓		
Micro-brewery, distillery, or winery	✓	✓		
Motel	✓	✓		
Nursery		✓	✓	
Outdoor display and sales area	✓	✓	✓	✓
Personal service establishment	✓	✓	✓ (2)	
Place of entertainment		✓		✓
Place of worship	✓	✓		
Postal or courier outlet	✓	✓		
Private club		✓		
Public park	✓			✓
Private school	✓			
Recreational vehicle sales or rental establishment		✓		
Equipment rental establishment	✓	✓		
Restaurant	✓	✓		✓ (3)
Retail store	✓	✓	✓ (2)	✓ (3)
Service or repair establishment		✓		
Theatre		✓		
Trade service establishment		✓	✓ (2)	
Travel trailer park				✓
Warehouse			✓	

Use-Specific Special Provisions:

- (1) Permitted only where the use legally existed on the effective date of this By-law.
- (2) The maximum floor area permitted shall be 300 m².
- (3) Permitted only as an accessory use occupying a maximum of 10 percent of the floor area of the principal use.

8.3 ZONE STANDARDS

No person shall, within any Commercial Zone, use any lot or erect, alter or use any building or structure except in accordance with the zone standards set out in Table 8.2. A number(s) following the zone

standards, zone heading, or the standard, indicates that one or more use- specific special provisions apply, which are listed below Table 8.2.

Table 8.2 Commercial Zone Standards

STANDARD	C	HC	AC	RC
Minimum Required Lot Area	0.4 ha	0.4 ha	0.4 ha	0.4 ha
Minimum Required Lot Frontage	20 m	20 m	60 m	30 m
Minimum Required Front Yard	0 m	3 m	15 m	10 m
Minimum Required Interior Side Yard	0 m	3 m	3 m	3 m
Minimum Required Interior Side Yard if adjacent to a Residential Zone boundary	3 m	7.5 m	15 m	7.5 m
Minimum Required Exterior Side Yard	0 m	7.5 m	15 m	3 m
Minimum Required Rear Yard	3 m	3 m	3 m	3 m
Minimum Required Rear Yard if adjacent to any Residential Zone boundary	7.5 m	7.5 m	7.5 m	7.5 m
Maximum Permitted Lot Coverage	40%	45%	35%	35%
Minimum Required Landscaped Open Space	25%	25%	15%	15%
Buffer Requirement if adjacent to any Residential Zone boundary	A planting strip 1.5 metres wide shall be provided and maintained adjacent to every portion of any lot line that abuts any Residential Zone not separated by a street.			

9.0 INDUSTRIAL ZONES

9.1 LIST OF APPLICABLE ZONES

Industrial Zone	IND
Extractive Zone	EXI
Disposal Industrial Zone	D1

9.2 PERMITTED USES

Uses permitted in an Industrial Zone are denoted by the symbol '✓' in the column applicable to the zone and corresponding with the row for a specific permitted use in Table 9.1. A number(s) following the symbol '✓' or identified permitted use indicates that one or more use-specific special provisions apply, which are listed below Tables 9.1.

Table 9.1 Industrial Zone Permitted Uses

USE	IND	EXI	D1
Aggregate processing facility		✓	
Agricultural use		✓ (4)	
Agricultural service and supply establishments	✓		
Asphalt plant		✓	
Motor vehicle body shop	✓		
Building supply store	✓		
Business or professional office	✓	✓ (2)	✓ (2)
Caterer's establishment	✓		
Commercial fitness centre	✓		
Commercial self-storage facility	✓		
Composting yard			✓
Conservation use		✓	

USE	IND	EXI	DI
Contractor's yard	✓		
Dry cleaning plant	✓		
Factory outlet	✓ (2)		
Fuel depot	✓		
Grain storing, weighing, and drying operation	✓		
Industrial use (1)	✓		
Industrial equipment rental establishment	✓		
Medical marihuana production facility	✓		
Outdoor storage area or accessory processing area	✓		
Outdoor storage use	✓		
Pit		✓	
Postal or courier outlet	✓		
Quarry		✓	
Recycling facility			✓
Equipment rental establishment	✓		
Restaurant	✓ (2)		
Salvage yard			✓
Sawmill	✓		
Service or repair establishment	✓		
Trade service establishment	✓		
Transport terminal	✓		
Warehouse	✓	✓ (2)	

USE	IND	EXI	DI
Waste disposal area			✓
Waste processing plant			✓
Waste transfer station			✓
Wayside pit or quarry		✓	

Use-Specific Special Provisions:

- (1) If a municipal water supply is not available, only dry industrial uses shall be permitted. Notwithstanding this requirement, an existing industrial use, which was permitted by a site-specific exemption under Zoning By-law 19/85 to utilize water is permitted.
- (2) Permitted only as an accessory use. All accessory uses shall occupy a combined maximum of 30 percent of the floor area of the principal use.
- (3) The maximum floor area permitted shall be 300 m².
- (4) The Agricultural Zone Standards in Section 11 shall apply.

9.3 ZONE STANDARDS

No person shall, within any Industrial Zone, use any lot or erect, alter or use any building or structure except in accordance with the zone standards set out in Table 9.2. A number(s) following the zone standards, zone heading, or the standard, indicates that one or more use-specific special provisions apply, which are listed below Table 9.2.

Table 9.2 Industrial Zone Standards

STANDARD	IND	EXI	DI
Minimum Required Lot Area	0.4 ha	No minimum	No minimum
Minimum Required Lot Frontage	30 m	No minimum	No minimum
Minimum Required Front Yard	6 m	N/A	30 m
Minimum Required Interior Side Yard	5 m		10 m
Minimum Required Interior Yard if adjacent to any Residential Zone boundary	15 m		30 m

STANDARD	IND	EXI	DI
Minimum Required Exterior Side Yard	15 m		20 m
Minimum Required Rear Yard	7.5 m		10 m
Minimum Required Rear Yard if adjacent to any Residential Zone boundary	15 m		30 m
Maximum Permitted Lot Coverage	75%	No maximum	No maximum
Minimum Required Landscaped Open Space	15%	No minimum	No minimum
Maximum Permitted Building Height	25 m	25 m	25 m
Buffer Requirement if adjacent to any Residential Zone boundary	A planting strip 1.5 metres wide shall be provided and maintained adjacent to every portion of any lot line that abuts any Residential Zone not separated by a street.		

9.4 USE-SPECIFIC SPECIAL PROVISIONS FOR SALVAGE YARDS

The following additional provisions apply to salvage yards:

- That portion of the premises in which any chattels, lumber, vehicle or part thereof is or are kept, stored, dismantled or wrecked in connection with the salvage yard shall be fenced with a closed wooden and/or metal fence, extending at least two (2) metres in height from the ground and constructed of new material.
- No part of any such fenced area shall be within any required side, front or rear yard.
- The outside perimeter of the fences shall be planted with evergreen trees and such trees shall not be less than 1.5 metres in height and shall be so spaced as to completely obscure the fence; and the trees shall be maintained in a healthy condition and any diseased or dead trees shall be replaced as soon as possible.
- No part of any fence or any required side, front or rear yard shall be illuminated by electricity or other artificial means.
- All fences except those constructed of aluminum shall be painted and kept painted from time to time so as to maintain the wood or metal, as the case may be, in good condition. No display or advertising by means of painting names, objects or pictures upon any fence shall be permitted.
- All buildings constructed shall be of masonry construction and no existing building not constructed of masonry (within the fenced area) shall be used in conjunction with any operation incidental to the wrecking of vehicles.
- Maximum lot coverage for all buildings shall be 60 per cent of the lot area.

10.0 INSTITUTIONAL ZONES

10.1 LIST OF APPLICABLE ZONES

Institutional Zone I

10.2 PERMITTED USES

Uses permitted in an Institutional Zone are denoted by the symbol '✓' in the column applicable to the zone and corresponding with the row for a specific permitted use in Table 10.1. A number(s) following the symbol '✓' or identified permitted use indicates that one or more use-specific special provisions apply, which are listed below Tables 10.1.

Table 10.1 Institutional Zone Permitted Uses

USE	I
Assembly hall	✓
Cemetery	✓
Community garden	✓
Community use	✓
Day care centre	✓
Farmer's market	✓
Hospital	✓
Long term care facility	✓
Museum	✓
Place of worship	✓
Private school	✓
Public park	✓
Public school	✓

10.3 ZONE STANDARDS

No person shall, within any Institutional Zone, use any lot or erect, alter or use any building or structure except in accordance with the zone standards set out in Table 10.2. A number(s) following the zone standards, zone heading, or the standard, indicates that one or more use- specific special provisions apply, which are listed below Table 10.2.

Table 10.2 Institutional Zone Standards

STANDARD	I
Minimum Required Lot Area	
Public School	0.8 ha
Other Private Use	0.4 ha
Minimum Required Lot Frontage	
Public School	60 m
Other Private Uses	20 m
Minimum Required Front Yard	3 m
Minimum Required Interior Side Yard	3 m
Minimum Required Interior Yard if adjacent to any Residential Zone boundary	7.5 m
Minimum Required Exterior Side Yard	7.5 m
Minimum Required Rear Yard	3 m
Minimum Required Rear Yard if adjacent to any Residential Zone boundary	7.5 m
Maximum Permitted Lot Coverage	40%
Minimum Required Landscaped Open Space	25%

11.0 AGRICULTURAL ZONE

11.1 LIST OF APPLICABLE ZONES

Agricultural Zone A

11.2 PERMITTED USES

Uses permitted in an Agricultural Zone are denoted by the symbol '✓' in the column applicable to the zone and corresponding with the row for a specific permitted use in Table 11.1. A number(s) following the symbol '✓' or identified permitted use indicates that one or more use-specific special provisions apply, which are listed below Tables 11.1.

Table 11.1 Agricultural Zone Permitted Uses

USE	A
Additional Residential Unit (Attached and Detached)	✓
Agricultural use	✓
Agriculture-related uses	✓ (2)
Animal clinic, agricultural	✓
Bed and breakfast	✓
Community garden	✓
Conservation use	✓
Daycare centre	✓
Dwelling, single detached	✓
Group home	✓
Farm related business	✓ (3)
Farm greenhouse	✓
Farm products sales outlet	✓

USE	A
Farmer's market	✓
Home business	✓
Home industry	✓
Institutional use (1)	✓
Private home day care	✓

Use-Specific Special Provisions:

- (1) Permitted only where the use legally existed on the effective date of this By-law.
- (2) Agriculture-related uses shall be subject to the Commercial Zone Standards established for the AC Zone, provided in Section 8.3 of this By-law.
- (3) Farm related businesses shall be subject to the use-specific special provisions in Section 11.5 of this By-law.

11.3 ZONE REQUIREMENTS

No person shall, within any Agricultural Zone, use any lot or erect, alter or use any building or structure except in accordance with the zone standards set out in Table 11.2. A number(s) following the zone standards, zone heading, or the standard, indicates that one or more use-specific special provisions apply, which are listed below Table 11.2.

Table 11.2 Agricultural Zone Standards

STANDARD	A
Minimum Required Lot Area	4.0 ha
Minimum Required Lot Frontage	120 m
Minimum Required Front Yard	10 m
Minimum Required Interior Side Yard	3 m
Minimum Required Exterior Side Yard	6 m
Minimum Required Rear Yard	7.5 m
Maximum Permitted Lot Coverage	30%

11.4 REDUCED AGRICULTURAL LOT REQUIREMENTS

Notwithstanding anything contained in this Section, the minimum lot requirement may be reduced when:

- a. Such lot is contained within a plan of subdivision which was registered after the 27th day of March, 1946; or
- b. The lot is a parcel of land created by a consent pursuant to the provisions of the Planning Act.

A lot so created shall be subject to the following provisions:

Table 11.3 Reduced lot Agricultural Zone Standards

STANDARD	REDUCED LOTS IN THE A ZONE
Minimum Required Lot Area	0.4 ha
Minimum Required Lot Frontage	25 m
Minimum Required Front Yard	7.5 m
Minimum Required Interior Side Yard	3 m
Minimum Required Exterior Side Yard	7.5 m
Minimum Required Rear Yard	7.5 m
Maximum Permitted Lot Coverage	30%

11.5 USE-SPECIFIC SPECIAL PROVISIONS FOR FARM RELATED BUSINESSES

The following regulations apply to farm related businesses:

- a. A farm related business shall be located on a lot having a minimum lot area of 3.0 hectares and containing a permitted agricultural use.
- b. Farm related businesses shall not exceed the following size limits:
 - i. the area of the lot permanently, temporarily, or seasonally devoted to farm related businesses shall not exceed the lesser of 15 percent of the lot area or 1 hectare, including the area of existing and new buildings and structures and any other areas of the lot used primarily for the farm related businesses, excluding existing driveways shared with a permitted principal use on the lot and areas that produce a harvestable crop; and
 - ii. the total floor area that is permanently, temporarily, or seasonally devoted to farm related

businesses shall not exceed 500 m² including the floor areas used within all principal buildings or structures and accessory buildings or structures on the lot.

- c. Retail sales that form part of farm related businesses shall be subject to the following regulations:
 - i. The total floor area devoted to retail sales shall not exceed 50 percent of the total floor area of all buildings and structures used in conjunction with the farm related business, to a maximum of 250 m²;
 - ii. A maximum of one (1) retail outlet shall be permitted on a lot; and
 - iii. The primary source of the majority of the product sold shall be products produced by, or derived from, the principal agricultural use(s) on the lot.
- d. Farm related businesses that include overnight accommodations shall be limited to a permitted bed and breakfast establishment.

12.0 OTHER ZONES

12.1 LIST OF APPLICABLE ZONES

Natural Environment Zone	NE
Open Space Zone	OS
Future Development One Zone	FD1
Future Development Two Zone	FD2
Future Development Three Zone	FD3

12.2 PERMITTED USES

Uses permitted in the NE, OS, and FD Zones are denoted by the symbol '✓' in the column applicable to the zone and corresponding with the row for a specific permitted use in Table 12.1. A number(s) following the symbol '✓' or identified permitted use indicates that one or more use-specific special provisions apply, which are listed below Tables 12.1.

Table 12.1: Permitted Uses Other Zones

USE	NE	OS	FD1	FD2	FD3
Additional Residential Units (Attached & Detached)				✓	
Agricultural use	✓	✓	✓	✓(1)	✓(1)
Boat house, boat dock	✓				
Cemetery		✓			
Community use		✓			
Community garden		✓		✓	
Conservation use	✓	✓	✓	✓	✓
Dwelling, single detached				✓	
Farmer's market		✓			

USE	NE	OS	FD1	FD2	FD3
Private park		✓			
Public park	✓(2)	✓			

Use-Specific Special Provisions:

- (1) Permitted only where the use legally existed on the effective date of this By-law.
- (2) No buildings and structures shall be permitted.

12.3 ZONE REQUIREMENTS

No person shall, within any Natural Environment, Open Space, or Future Development Zone, use any lot or erect, alter or use any building or structure except in accordance with the zone standards set out in Table 12.2. A number(s) following the zone standards, zone heading, or the standard, indicates that one or more use-specific special provisions apply, which are listed below Table 12.2.

Table 12.2: Other Zone Standards

STANDARD	NE	OS	FD1	FD2	FD3
Minimum Required Lot Area	Refer to Section 12.4 for NE Standards	No minimum	0.4 ha	Subject to the Residential Zone Standards established for the UR Zone, provided in Section 6.3 of this By-law.	No minimum
Minimum Required Lot Frontage		No minimum	25 m		No minimum
Minimum Required Front Yard		15 m	7.5 m		15 m
Minimum Required Interior Side Yard		15 m	3 m		15 m
Minimum Required Exterior Side Yard		15 m	7.5 m		15 m
Minimum Required Rear Yard		15 m	7.5 m		15 m
Maximum Permitted Lot Coverage		10%	30%		10%
Minimum Required Landscaped Open Space		60%	N/A		N/A

12.4 NE ZONE REQUIREMENTS

No person shall, within any NE Zone, use any lot or erect, alter or use any building or structure except in accordance with the following provisions:

- a. No alteration or disturbance to watercourses or to municipal drains associated with open watercourses shall be permitted without the approval of the Township in consultation with the Conservation Authority having jurisdiction in the area.
- b. For the purposes of this By-law, a boat house is an accessory building subject to the provisions of Section 4.4.
- c. An active or passive recreational use shall meet the required yard and lot coverage provisions of the Open Space Zone.

Required setbacks from the Natural Environment zone are contained within the General Provisions of this By-law.

13.0 ZONE OVERLAYS

13.1 LIST OF ZONE OVERLAYS

Environmental Protection	-
Source Protection Vulnerable Areas	-
Floodplain	(f)
Industrial Design	-

13.2 ENVIRONMENTAL PROTECTION ZONE OVERLAY

In addition to the Natural Environment Zone, the zoning maps comprising Schedule B-1 also identify certain lands as an Environmental Protection Overlay. This is not a separate zone, but an overlay that represents natural heritage features included in the “Greenlands” designation of the County Official Plan, as well as lands to which Grand River Conservation Authority Regulation 150/06 applies (and such lands have been mapped by the GRCA). The Environmental Protection Overlay (EP Overlay) permits development of the lands within the EP Overlay, subject to the following special provisions:

- a. The special provisions in Table 13.1 shall apply prior to the granting of any planning approvals for proposed development on lands within the EP Overlay:

Table 13.1: Environmental Protection Special Provisions

FEATURE	SPECIAL PROVISION
part of a fish, wildlife or plant habitat...	Development will not be allowed in significant wildlife or plant habitat unless it has been demonstrated to the satisfaction of the Township that there will be no negative impacts on the habitat or its ecological functions and, in the case of fish habitat, in accordance with provincial and federal requirements.
part of an Area of Natural and Scientific Interest (ANSI)...	Development will not be allowed in the ANSI unless it has been demonstrated to the satisfaction of the Township that there will be no negative impact on the feature, its ecological function, or its nature or earth science values.
part of a stream or valley land...	Development will not be allowed in the streams and valley lands unless it has been demonstrated to the satisfaction of the Township that there will be no negative impact on the stream or valley land or their ecological functions.

FEATURE	SPECIAL PROVISION
part of a significant woodland...	Development will not be allowed in the significant woodlands unless it has been demonstrated to the satisfaction of the Township that there will be no negative impact on the woodland or its ecological functions.
part of an Environmentally Sensitive Area (ESA)...	Development will not be allowed in the ESA unless it has been demonstrated to the satisfaction of the Township that there will be no negative impact on the ESA or its ecological functions.
a pond, lake or reservoir...	Development will not be allowed unless it has been demonstrated to the satisfaction of the Township that there will be no negative impact on the feature or its ecological functions.
a regulated area according to a Conservation Authority....	The erection of a building or structure will not be allowed unless the written approval of the applicable Conservation Authority is obtained.

13.3 SOURCE PROTECTION VULNERABLE AREAS ZONE OVERLAY

The purpose of the Source Protection Vulnerable Areas Overlay is to prevent the inadvertent approval of Planning Act applications and/or the issuance of building permits that may result in the establishment of land uses or activities that are significant drinking water threats. The effect of the Source Water Protection Area Overlay is to ensure the Township and the County's Risk Management Official are consulted with, and any necessary approvals pursuant to the Clean Water Act and the Grand River, Halton Region and/or Hamilton Region Source Protection Plans as applicable are obtained by the owner prior to submitting a Planning Act application and/or the issuance of a building permit.

13.3.1 General Regulations

- a. Within the Source Water Protection Area Overlay shown on Schedule B-2, any use or activity that is, or would be, a significant drinking water threat or future threat is required to conform with all applicable Source Protection Plan policies and, as such, may be prohibited, restricted, or otherwise regulated by that Source Protection Plan.
- b. The County's Risk Management Official shall determine whether a new land use or activity is, or involves, a significant drinking water threat in accordance with the Clean Water Act and whether the use or activity is prohibited or regulated through a Risk Management Plan in accordance with the applicable Source Protection Plan.

13.3.2 Grand River Source Protection Plan – Existing Uses and Activities

Existing uses, activities, building or structures are permitted, as specified below, "or except where otherwise indicated in the Grand River Source Protection Plan":

- a. A use, activity, building or structure at a location in a vulnerable area that is in compliance with all applicable regulations on the effective date of the Grand River Source Protection Plan, or at some point prior to the effective date of the Source Protection Plan with a demonstrated intent to continue; or
- b. An expansion of an existing use or activity, which may include a new building or structure to service the existing use or activity, where the expansion reduces the risk of contaminating drinking water; or
- c. The expansion, replacement or alteration of an existing building or structure associated with a significant drinking water threat that does not increase the risk of contaminating drinking water; or
- d. The conversion of an existing use to a similar use, provided it is demonstrated that the conversion will reduce the risk of contaminating drinking water.

13.3.3 Halton Region and Hamilton Region Source Protection Plans –existing threats

- a. An existing threat which poses a significant drinking water threat activity shall be managed pursuant to the Halton Region and Hamilton Region Source Protection Plans, as applicable, and may be subject to a Risk Management Plan.

13.4 ABERFOYLE FLOOD PLAIN ZONE OVERLAY

Land in Aberfoyle that contains existing development and is within the flood plain of Mill Creek is identified on Schedule B-3 of this By-law. Notwithstanding anything in this By-law to the contrary, development is not permitted within the area subject to the Floodplain Overlay with the exception of minor changes to existing buildings and structures subject to the following special regulations:

- a. The conversion of an existing residence to a commercial use, if permitted by the applicable zone, shall require flood proofing measures approved by the Township in consultation with the Grand River Conservation Authority.
- b. The conversion of existing commercial buildings to residential uses is prohibited.
- c. The creation of new dwelling units is prohibited.
- d. The following additional uses shall be prohibited:
 - i. Additional Residential Unit (Attached and Detached);
 - ii. An institutional use including a hospital, nursing home, day nursery, public school and private school;

- iii. An essential emergency service such as that provided by fire, police, and ambulance stations and electrical substations;
- iv. Uses associated with the disposal, manufacture, treatment, or storage of hazardous substances.
- e. Additions or enlargements to buildings or structures existing on the date of passage of this By-law will be permitted up to a maximum of fifty (50) percent of the existing ground floor area with flood proofing measures approved by the Township in consultation with the Grand River Conservation Authority.

13.5 INDUSTRIAL DESIGN ZONE OVERLAY

In accordance with the 2008 Puslinch Design Guidelines Study, it is a goal of the Township to provide a high level of design for industrial development visible from Provincial highways and arterial streets. Therefore, lands that are identified on Schedule B-4 of this By-law shall be subject to the following special regulations:

- a. All uses permitted in the IND zone shall be permitted provided they are within a wholly enclosed building and with no outdoor storage areas. Notwithstanding this requirement, outdoor storage is permitted where specifically recognized in Section 14.0 Site-Specific Special Provisions.
- b. Buildings shall have at least one entrance that faces Highway 401 or the Hanlon Expressway.
- c. Parking areas, loading spaces, and service areas shall not be visible from Highway 401 or the Hanlon Expressway, or shall be screened by architectural screening, landscape buffering or a combination.
- d. All exterior building elevations visible from Highway 401 or the Hanlon Expressway shall provide breaks in plane created by a change in plane, incorporation of an architectural detail, or a change in material.
- e. A strip of land not less than nine (9) metres in width shall be provided along the lot line which abuts Highway 401 or the Hanlon Expressway, and shall be used for no other purpose than landscaping.

14.0 SITE-SPECIFIC SPECIAL PROVISIONS

Where a zone symbol is followed by the letters 'sp' and a number in superscript (example: sp¹⁵), the symbol refers to a Site Specific Special Provision that applies to the lands so zoned. The provisions of this By-law are modified as set out in Table 14.1 below. All other provisions of this By-law, unless specifically modified/amended by this section, continue to apply to the lands subject to this section.

Table 14.1: Site-Specific Special Provisions

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
1	Multiple		Kennel	N/A	N/A
2	Multiple		N/A	Any barns and/or liquid manure tanks existing as of the date of passing of this by-law are not permitted to be used for keeping or housing of livestock, or for manure storage, but may be used accessory to a permitted use.	N/A
3	Multiple		Existing single detached dwelling Existing accessory structure	N/A	The enlargement of legally existing buildings and structures shall not be permitted.
4	A		Shooting range Hall for meetings and banquets Sportsmen's private club A max. of 20 seasonal tourist trailers	N/A	N/A
5	A		Nursing home Single detached dwelling	N/A	N/A
6	A		Restaurant Hall for meetings and banquets	N/A	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			Travel trailer park containing a max. of 75 seasonal tourist trailers Home for the aged Rest home Shooting range		
7	A		Religious retreat, which may include a community hall, lodge, and conference centre, or other buildings used for the purpose of leadership training and conferences, and buildings accessory thereto	N/A	Except for any buildings which existed prior to September 20, 1989, the setback for any new buildings shall be 500 m from the northern most lot line. Buildings used for agricultural purposes shall be permitted with a min. setback of 350 m from the northern most lot line.
8	NE	N/A	Hall for meetings and banquets. A travel trailer park containing a max. of 60 seasonal travel trailers. Outdoor recreation uses. A single dwelling unit for a caretaker. Infrastructure associated with providing servicing for the onsite trailers and recreation facility and accessory buildings. Storage Shed/Accessory Buildings, which are existing as of the	N/A	New buildings and trailers shall not be permitted with a min. setback of 6 m from the top of bank of the watercourse. In some cases, where there is limited space to hold a trailer, a min. setback of 3 m may be accommodated. The enlargement of legally existing buildings and structures shall be permitted, up to a maximum addition of 1,076 square feet (100 square metres).

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			date. A man made recreational pond		
9	A		<p>Agricultural uses Intensive agricultural uses Agricultural research, including but not limited to: Poultry research Beef and sheep testing Turkey research Equine research Swine research Water control management research Agricultural waste management research</p> <p>Environmental biology research plots Plant science research Pasture research Soil conservation research Administrative offices related to agricultural industry Uses, buildings and structures accessory to the above permitted uses</p>	N/A	<p>New livestock buildings and manure storage facilities shall require a min. setback of 488 m (1600.0 ft.) to any lot line. Added by OMB Order dated May 13, 1991.</p>
10	HC		N/A	<p>Motor vehicle body shop Motor vehicle sales and rental establishment Motor vehicle service</p>	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
				establishment Motor vehicle service establishment Motor vehicle washing establishment Contractor's yard Drive-through service facility Gas bar	
11	A	By- law 25/91	A building contractor's headquarters consisting of three existing buildings which may include: administrative offices, workshop, indoor storage area, aircraft hangars, and truck bays Log cabin Agricultural use Buildings, structures and uses accessory to the following permitted uses	N/A	Side yard (min. each side): as existing Rear yard (min.): as existing
12	A	By- law 24/94	N/A	N/A	Setback for residential buildings (min.): 198.12 m from front lot line
13	A	By- law 36/98	Existing kennel Temporary haul route Landscape berms	Extraction	Temporary shall mean until such time as the extraction use being carried out is completed.
14	A	By- law 28/98	Veterinarian's clinic within an existing building on the lot Additional Permitted Uses: Veterinarian's clinic within an	N/A	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			existing building on the lot. Kennel as existing on March 3 rd , 2021.		
15	A	By- law 32/01	Canning and preserving operation as a home occupation	N/A	Total floor area of accessory building (max.): 444 m ² 5 part-time employees who are not residents of the lot shall be permitted
16	A	By- law 27/05	A veterinary clinic limited to a premises where horses are given on-site medical or surgical treatment Accessory office use, pharmacy, laboratory and/or mobile veterinary operation	N/A	Total floor area of veterinary clinic (max.): 300 m ²
17	A	By- law 26/03	Veterinarian clinic Blacksmith Shop Tack shop	N/A	Total floor area (max.): 279 m ²
18	A	By- law 35/05 Approved by OMB	Kennel Accessory uses	N/A	Front yard depth (min.): 20 m Exterior side yard (min.): 15 m Floor area (max.): 480 m ² Outdoor common play area (max.): 400 m ² Outdoor pen area – aggregate (max.): 450 m ² Min. kennel building setback from NE Zone: 15 m All outdoor play areas shall be enclosed by chain link fencing.

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>Outdoor pens shall be provided with roofing, walls, and solid wood fencing to provide noise attenuation.</p> <p>Dogs shall not be permitted within any outdoor pens or play areas overnight. Off-street parking shall be provided.</p>
19	A	By- law 30/06	Kennel Accessory uses	N/A	<p>Front yard depth (min.): 75 m</p> <p>Kennel floor area (max.): 143 m²</p> <p>Outdoor common (max.): 2,200 m² play area</p> <p>Outdoor pen area (max.): 72 m² (aggregate)</p> <p>An accessory office for therapeutic procedures shall not include surgical procedures or services requiring overnight stay.</p>
20	A	By- law 23/10	<p>Agricultural uses</p> <p>Existing single detached dwellings</p> <p>Reforestation</p> <p>Ecological enhancement</p> <p>Temporary uses:</p> <p>Private internal haul route</p> <p>Entry signage</p> <p>Acoustical and landscape berms</p> <p>Scientific monitoring for ecological and hydrogeological purposes</p>	<p>Aggregate extraction</p> <p>Processing</p> <p>Loading</p> <p>Stockpiling</p>	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
21	A	By- law 42/10	N/A	No buildings shall be constructed within 25m of the southern boundary of the registered right-of-way of Oak Lane located on the north side of the subject lot.	N/A
22	A	By- law 20/10	N/A	Residential dwelling unit	N/A
23	A	By- law 10/13	Kennel Accessory uses Breeding of dogs Outdoor pens	N/A	Dog kennels shall only be located within the ground floor of the bank barn existing. Outdoor common play areas shall be restricted to the south side of the existing bank barn. The kennel office and accessory uses shall be within a max. distance of 70 m from the existing bank barn. The max. outdoor common play area shall be 2,275 m ² . All outdoor play areas shall be enclosed by chain link fencing. Dogs shall not be permitted within outdoor play areas between the hours of 8:00 p.m. and 7:00 a.m. Off-street parking shall be provided.
24	A	By- law 40/15	N/A	N/A	Lot frontage (min.): 14.7 m Rear yard (min.): 45.7 m

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
25	A	By- law 07/16	A service trade restricted to a printer's shop, a plumber's shop, a painter's shop, a carpenter's shop, an electrician's shop, a welding shop, a machine shop, or a monument engraving shop, which may include accessory administrative offices Agricultural use	Outdoor storage area	Lot area (min.): 0.4 ha Front yard depth (min.): 60 m Side yard (min.) each side: equal to 1/2 building height, but not less than 3 m Floor area (max.): 465 m ² Building height (max.): 8 m Landscaped open space (min.): 25% Planting strip – side yard (min.): 3 m
26	RR		A max. of 20 single detached dwellings Home occupations Private park/recreational areas A community entrance feature A private right-of-way Public uses	Buildings, structures or septic systems shall not be constructed on Lots 1 and 11 within 15m of the wetland boundary	Where a lot abuts Puslinch Lake, the front yard shall be considered a rear yard. For Lots 4 to 9 inclusive, which abut Puslinch Lake, the min. front yard setback for main buildings and septic systems shall be 15 m from the front lot line.
27	RUR		N/A	N/A	On Lots 13 - 27 inclusive, a rear yard setback of at least 15m for buildings, structures and septic tanks will be required.
28	RUR	By- law 10/99	A single detached dwelling A home occupation A public use An accessory apartment	N/A	Lot frontage (min.): 27.5 m Interior side yard width (min.): 5 m Rear yard depth (min.) – Lots 2, 3, 4 and 5: 15 m Rear yard depth (min.) – Lots 6 and 7: 30 m Front yard depth

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					(min.) – Lots 15, 16, 17 and 18): 10 m
29	RUR	By- law 2/05	N/A	N/A	Lot frontage (min.): 27.5 m Lot area (min.): 3240 m ² Interior side yard (min.): 5 m
30	RUR	By- law 41/08	N/A	N/A	Lot frontage (min): 27.5 m Front yard depth (min.): 10 m Front yard depth (min.) – Lots 27 and 28: 15 m Front yard depth (min.) – Lot 36: 0.5 m Interior side yard width (min.): 5 m Exterior side yard width (min.): 5 m Exterior side yard width (min.) – Lot 48: 10 m Lot coverage (max.): 40%
31	RUR	By- law 28/10	N/A	N/A	Lot area (min.): 2,023 m ² Lot frontage (min.): 27.5 m Lot frontage (min.) – Units 7, 8, 29, 30, 53, 54: 24 m Front yard depth (min.): 7.5 m Front yard depth (min.) – Units 7, 8, 9, 23, 24, 25, 26, 28, 29, 30, 31, 53, 54: 10 m

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>Interior side yard (min.): 5 m</p> <p>Interior side yard width (min.) – Units 8, 22, 24, 25, 28, 29, 30, 53, 54: 3 m</p> <p>Exterior side yard (min.): 7.5 m</p> <p>Rear yard depth (min.): 7.5 m</p> <p>Landscaped open space (min.): 30%</p> <p>Lot coverage (max.): 20%</p> <p>Lot coverage (max.) WVLC 172 Units – 52; 53; 55; 56; 57; 58; 59; 60; 61; 62; 63; 64; 65; 67; 69; 71; 73; and 74: 25%</p> <p>No additional setback will be required from the boundary of any NE zone</p>
32	RUR	<p>By- law 28/10</p> <p>By- law 9/13</p>	N/A	N/A	<p>Lot frontage (min.) – Lots 2, 7, 8: 40 m</p> <p>Lot frontage (min.) – Lots 4, 5, 10, 13, 15: 30 m</p> <p>Lot frontage (min.) – Lot 6: 27 m</p> <p>No additional setback will be required from the boundary of any NE zone</p>
33	CMU	By- law 40/91	A commercial mall containing any of	N/A	<p>Lot area (min.): 1.7 ha</p> <p>Lot frontage (min.):</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			the following: Bakery, Bank Business or professional office Catering establishment Clinic Dry cleaner's distribution station Merchandise service shop Personal service establishment, but limited to a barber shop, a beauty salon, a shoe repair shop, and a tailor Public use Refreshment room Restaurant Retail store, excluding automotive uses Variety store Veterinarian's clinic Uses, buildings and structures accessory to a permitted use		100 m Floor area (max): 44,169 sq. ft./4,103 m ²
34	C	By- law 47/12	Clinic Professional office	N/A	Floor area (max.): 220 m ² Front yard setback (min.): 8 m Parking space dimensions (min.): 2.7 m by 6 m Side yards – buffer areas (min.): 1 m Access to parking area – unobstructed width (min.): 4 m A buffer area shall consist of one or more of the following screening devices: Opaque fence

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					Continuous row of trees Continuous hedgerow of evergreens or shrubs
35	A	By- law 21/12	Professional office with a maximum gross floor area of 1,350 sq. m (14,600 sq. ft)	N/A	N/A
36	HC		Automobile service station Restaurant Picnic area	N/A	N/A
37	HC	By- law 47/14	<p>A warehouse use in association with existing retail and office uses Buildings and structures accessory to the uses permitted in this Zone</p> <p>Truck and vehicular access from Brock Road (Wellington Road 46) only</p>	An outdoor storage area used for the storage of raw materials and finished products Commercial vehicular access from Wellington Road 34	<p>Building height (max.): 10 m for warehouse buildings Building area expansion for warehouse use (max.): 2,323 m² Floor area for all warehouse uses, including existing building (max.): 4,645 m²</p> <p>Lot coverage (max.): 35% Setback from NE Zone limit (min.): 20 m Any building or structure shall only be constructed as an addition to existing buildings and such land shall be merged with the abutting 20 Brock Road lot.</p> <p>Any stormwater management infrastructure shall maintain a min. setback of 12 m to the limit of the NE Zone and a min. 15 m</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>to an adjacent stream.</p> <p>A landscape planting area shall be established along the stream corridor.</p>
38	AC		<p>Automobile sales and service establishment</p> <p>Buildings, structures and uses accessory to the above main uses</p>	N/A	<p>Front yard setback – main building (min.): 35 m</p> <p>Floor area – main building (max.): 1,000 m²</p> <p>Off-street parking shall be provided.</p> <p>Vehicles for sale or lease may be located to the front of the main building for the purposes of display, but all such vehicles shall maintain a min. setback from the street line of 25 m. One vehicle display space on the raised landscaped area may have a min. setback of 19 m (62.4 ft.) from the street line.</p> <p>The number of vehicles permitted to be displayed between the street line and the front of the main building shall not exceed 23 vehicles and shall be displayed at finished grade.</p> <p>A 25 m landscaped area shall be required along the entire frontage save and</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					except for an access driveway and one raised vehicle display space as permitted above. The aggregate number of vehicles parked, displayed or stored shall not exceed 170 vehicles. All outdoor storage areas, garbage enclosures, ancillary equipment and materials shall be contained within a fenced and screened area to the rear of the main building and shall not be visible from any street or adjacent lot.
39	AC	By- law 20/98	An existing single detached dwelling A public indoor storage facility A service trade A transport terminal A warehouse	Buildings, structures or outdoor storage areas within 33.7 m of the limit of Provincial Highway No. 401	Lot coverage (max.): 35% Outdoor storage area (max.): 1,858 m ² Outdoor storage area shall be fenced and screened so that it is not visible from any street or abutting lot.
40	AC	By- law 22/98	An existing single detached dwelling A transport terminal with associated truck sales and service	Buildings, structures, or outdoor storage areas within 33.7 m (±110 ft.) of the limit of Provincial Highway No. 401	Lot coverage (max.): 35% Outdoor storage area (max.): 100 m ² The outdoor storage area shall be fenced and screened so that it is not visible from any street or abutting lot. The Highway Setback

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>area shall be used for landscaped open space and may also be used for the temporary parking of vehicles.</p> <p>A planting strip of not less than 3 m in width shall be provided along the entire length of the subject lot abutting Highway 401. The planting strip may be located within the Highway Setback.</p>
41	RC		Travel trailer park Variety store Laundromat Single dwelling unit Boat launch Dance hall Restaurant Marina and marine related facilities	N/A	N/A
42	RC		Golf course Restaurant Club house Single dwelling unit	N/A	N/A
43	RC	By- law 14/94	Travel trailer park to a max. of 200 recreational vehicle sites Single dwelling unit Concession stand for food sales Picnic shelters Variety store Laundromat Baseball diamonds Washrooms	Tent camping	N/A
44	RC		Travel trailer park to	N/A	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			a max. of 200 recreational vehicle sites including tent camping Single dwelling unit		
45	RC		A summer camp	N/A	N/A
46	A	By- law 2/06	A building contractor's office building	Outdoor storage	Lot area (min.): 0.6 ha Lot frontage (min.): 90 m Side yard (min.) each side: equal to one half the building height but not less than 4.5 m Rear yard (min.): 7.6 m Maximum floor area (min.): the floor area for the building contractor's office shall not exceed 233 sq. m (25,000 sq. ft)
47	RC	By- law 14/94	Day picnicking Washrooms Concession stand with food sales Pools and water slides Mini golf, Volleyball courts, Horseshoe pits, Picnic shelters, Playgrounds	N/A	N/A
48	RC		Variety store Gas bar Take-out restaurant with no "eat-in" dining facilities Dwelling unit	N/A	N/A
49	RC		Golf course Pro shop with a max. floor area of 350.0 m ² (but shall	N/A	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			<p>not include shower, snack bar or dining facilities)</p> <p>Passive recreational uses such as cross-country skiing and walking trails</p> <p>The growing, harvesting and retail sales of Christmas trees</p> <p>Accessory uses, buildings and structures</p>		
50	RC		<p>A clubhouse, including a bar and dining room and/or restaurant</p> <p>Tennis courts</p> <p>All uses permitted in the sp49 Zone</p>	N/A	N/A
51	RC		<p>Golf course</p> <p>Golf driving range</p> <p>An existing single detached dwelling</p> <p>Club house Pro-shop</p> <p>Maintenance building and works yard</p> <p>Practice putting greens</p> <p>Passive recreational uses such as cross-country skiing and walking trails</p> <p>Accessory buildings, structures and uses</p>	N/A	<p>The max. floor area of the club house/pro shop building (including dining facilities) shall not exceed 350 m² (exclusive of basement).</p> <p>The clubhouse use may include an outdoor patio area with a max. floor area of 400 m².</p> <p>The max. floor area of the maintenance building shall not exceed 400 m².</p> <p>An outdoor storage area used for the storage of equipment or material shall be contained within a fenced or screened area that is not visible from any street or</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					adjacent lot. Off-street parking shall be provided.
52	IND	By- law 29/08	Business or professional office Asphalt plant Concrete batching plant Retail sales of aggregate, asphalt, concrete, and related products produced on the premises Equipment storage and maintenance facilities Outdoor storage areas for aggregate and related products Processing and storage of recycled materials for asphalt and concrete production Internal haul route for an adjacent existing licensed pit Uses, buildings and structure accessory to the above permitted uses	N/A	Lot area (min.): 6 ha Lot frontage (min.): 180 m Front yard depth (min.): asphalt or concrete plants – as existing, all other buildings and structures – 15 m Building height (max.): asphalt or concrete plants – 40 m, all other buildings and structures – 15 m Side yard depth (min.): 15 m Lot coverage (max.): 20% Landscaped open space (min.): 25% The open storage of aggregate materials is permitted within buildings or fenced areas on the lot but shall maintain a min. setback of 60 m from the front lot line and 15 m from the zone limits. The open storage of street construction equipment shall maintain a 15 m setback from the zone limits and shall be screened from view from a street or adjacent lot by a solid fence or planting strip of min. 1.5 m in height.

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
53	IND	By- law 61/15	Only permitted uses: Building contractor's establishment Business office or professional office Dry industrial uses Medical office Research establishment/ laboratory Self-storage facility Service trades Tree nursery/ garden centre Veterinarian's clinic (no keeping of animals outdoors) Administration office Showroom Wholesale outlet Other uses, buildings, and structures ancillary to an above listed permitted use	Uses or activities which contravene the provisions of subsection 4.29	Outdoor storage areas shall only be located to the rear of a permitted main building and not be visible from a street or adjacent lots. The establishment of the NE zone for the surrounding land includes the natural heritage features and the approved associated buffer areas. Accordingly, the setback provisions of Section 4.31 do not apply.
54	IND	By- law 51/16	Truck repair shop	N/A	Parking requirements (min.) for uses within a multi-tenanted building: 1 space per 50 m ² of net floor area
55	EXI		Asphalt plant Retail sales of asphalt Any use permitted in an EXI Zone	N/A	N/A
56	EXI	By- law 24/88	The permitted uses of the EXI Zone Batching plant restricted to concrete	N/A	N/A
57	IND	By-law 49/17	Only Permitted Uses: Bakery	N/A	a) Lot Area (Minimum)

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			Bank Building or construction contractor's yard Building supply establishment Business office, professional office, or administrative office Clinic Dry cleaner's distribution station Equipment rental establishment Factory outlet Indoor storage or warehouse facility Dry industrial use Personal service shop; a Public use Restaurant Service trade Transport terminal Veterinarian's clinic Uses, buildings, and structures (including ancillary retail or showroom space) accessory to an above-listed permitted use		61R21772 PART 1: 4.1 hectares 61R21772 PART 2: 9.4 hectares b) Lot Frontage (Minimum): 100 metres c) Lot Coverage (Maximum): 40% d) Landscape Open Space (Minimum): 30% e) Open (outdoor) storage shall be screened and fenced, and not be visible from a public road or adjacent property. Open storage areas shall otherwise be in accordance with regulations of Section 4.22 (General Provisions).
58	EXI	By- law 28/86	All uses permitted in an EXI Zone	N/A	No setback shall be required for: Any pitface or excavation on those lands zoned EXI(sp58) when adjacent to an H- 4 Zone or adjacent to an A(sp1) Zone Any building, structure, or reduce stockpile on those lands zone EXI(sp58) from an adjacent H-4 Zone

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					Any berm on those lands zoned EXI(sp58) from an adjacent H-4 Zone or from an adjacent A(sp1) Zone
59	EXI	By- law 29/91	N/A	N/A	The extraction of aggregate resources occurring below a point which is 1 m above the high water table.
60	A		A landscape contractor's yard including a workshop, administration office, shade house, outdoor storage area, and the growing of plants, shrubs, and trees for commercial purposes. A single detached dwelling, barn, and accessory use.	The retail sale of goods or materials from the subject property shall not be permitted.	N/A
61	EXI	By- law 04/96	N/A	N/A	The extraction of aggregate resources occurring below a point which is 1 m above the high water table.
62	EXI	By- law 26/97	N/A	N/A	
63	EXI	By- law 36/97	All uses permitted within the EXI Zone	N/A	The extraction of aggregate resources shall not occur below any point which is 1 m above the high water table with the exception of those areas identified on the approved Site Plans accompanying the Pit License. The total area which may be extracted below the water table shall not exceed 7.5 ha (18.5 acres) of the
64	EXI	By- law 36/97	All uses permitted within the EXI Zone An existing single detached dwelling	N/A	

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					license area.
65	EXI	By- law 42/03	The making, establishment or operation of pits or quarries	N/A	The extraction of aggregate resources shall not occur below any point which is 1.5 m above the high water table.
66	EXI	By- law 23/10	All uses permitted within the EXI Zone	N/A	N/A
67	EXI	By- law 23/10	All uses permitted within the EXI Zone	N/A	The depth of aggregate extraction shall not occur below any point which is 1 m above the high water table. Extraction below the water table may occur in order to establish a permanent hydraulic barrier. Variations to the precise location and size of the natural separators or the banks of the lakes created by aggregate extraction are permitted without amendment to the Zoning By-law. Deletion of this zone, in whole or in part, shall require an amendment to the Zoning By-law.
68	OS	By- law 34/95	Sand and/or gravel extraction Forestry Fish and wildlife management Any public use	Aggregate extraction	N/A
69	OS	By- law 26/97	Sand and/or gravel extraction Forestry Fish and wildlife management	Aggregate extraction	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
70	OS	By- law 17/00	Sewage disposal system Attenuation area	Uses, buildings or structures not directly related to the sewage disposal system	N/A
71	OS	By- law 50/05	Forest management Passive recreation A private water supply well	N/A	N/A
72	OS	By- law 48/07	Fish and wildlife management Passive recreation An existing internal haul route shall be permitted to provide to access the entrance/exit of a licensed extraction area	N/A	Landscaped open space (min.): 60%, except that any area left in a natural state, including the pond existing as of the date of passing of this by-law, shall be considered to be part of the landscaped open space.
73	NE	OMB decision on June 23/86	Existing buildings and kennels as they exist at the date of passing of this By-Law A barn on the existing foundation for which the Grand River Conservation Authority has issued a permit	N/A	N/A
74	NE	By- law 33-1989 as amended by By-law 16/96	A landscape contractor's yard with no retail or wholesale sales An accessory dwelling unit attached to the existing building	N/A	N/A
75	NE	By- law	May be included	Aggregate	Added by By-law

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
		31/90 as amended and approved by OMB Order dated August 10, 1990	within a license issued by the Ministry of Natural Resources and Forestry to extract sand and gravel Forestry Fish and wildlife management Any public use Research and educational use	extraction	31/90 as amended and approved by OMB Order dated August 10, 1990.
76	A		Fencing construction business	N/A	N/A
77	A	By- law 20/09	A building contractor's office which may include administration offices, workshop and storage buildings Buildings, structures and uses accessory to the above use, including outdoor storage areas Designated secondary AG uses: Small scale Commercial Industrial Institutional	N/A	Lot area (min): 1.0 ha Lot frontage (min): 65 m Side yard (min.) each side: equal to 1/2 building height but not less than 4.5 m Rear yard (min.): as existing Lot coverage (max.): 10% Landscaped open space (min.): 25% Landscaped buffer: a landscaped buffer min. 3 m wide shall be provided in the following locations: i) abutting the western limit of this zone commencing at a point a max. of 25 m setback from the street line for a min. length of 110 m ii) abutting the eastern limit of this zone commencing at a point a max. of 50

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>m setback from the street line</p> <p>Outdoor storage areas: All outdoor storage areas used for the storage of equipment or materials shall be setback a min. of 100 m from a street line.</p> <p>Outdoor storage areas shall be fully screened so they are not visible from any street or adjacent lot by means of a planting strip.</p>
78	A	By- law 42/14	<p>Professional office with a max. floor area of 100 m² (1,076 sq. ft.), a max. height of 8.5 m (27.1 ft.) and setback approximately 240 m from Concession Road 1; 250 m from Sideroad 25; and 145 m from the East lot line</p> <p>Any use permitted in an (A) zone</p>	Outdoor storage areas associated with the professional office use	<p>The professional office building shall be contained to an area in proximity to the existing building cluster. It shall not be used for residential purposes and shall not contain any sleeping quarters within it.</p> <p>The number of employees permitted to work at the professional office shall not exceed three and shall not include any off-site employees.</p>
79	NE	By- law 23/10	<p>Conservation uses</p> <p>Scientific monitoring for ecological and hydrogeological purposes</p>	<p>The making, establishment or operation of a pit</p> <p>Any ancillary land use related to aggregate extraction</p>	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
80	NE	By- law 28/12	Storm water management facilities Conservation uses including: forest management, fish and wildlife management, flood control, erosion control Passive recreation	N/A	N/A
81	A	By-law 2016-060	A landscaping and lot maintenance contractor's business which may include a main building for administration office, workshop and indoor storage Buildings, structures and uses accessory to the above use, including outdoor storage areas	Retail sales from the lot	Lot area (min.): 0.75 ha Main building size (max.): 720 m ² Off-street parking: may be permitted between the main building and street line (setback to provide areas for landscape buffer) Lot coverage (max.): 10% Landscaped open space (min.): 30% Landscaped buffer (min.): 4 m wide, along the southerly limit of this zone. All outdoor storage areas used for the storage of equipment or materials shall be setback a min. of 10 m from Wellington Road 34 and a min. of 70 m from Concession Road 7. Outdoor storage areas shall be fenced and fully screened so they are not visible from any street or

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					adjacent lot by means of a vegetative screen, berms, fencing or combination thereof
82	HR, NE	By-law 2016-066	Forest management Fish and wildlife management Flood control Erosion control Storm water management	N/A	Building setback (min.): 15 m The required setback to the zone limit may be further reduced pursuant to the requirements of 4.31(c) of this By-law. The encroachment within the setback area by the existing heritage dwelling unit immediately abutting the Zone is recognized by this By-law.
83	IND	By-law 041-2017	N/A	Outdoor storage areas and uses	N/A
84	UR		A max. of 55 single detached dwellings A community entrance feature Private parks, trails and accessory structures A private right-of-way Private communal water services	N/A	Lot frontage (min.): 15 m Lot area (min.): 700 m ² Lot coverage (max.): 35% Front yard setback (min): 6 m Side yard setback (min.): 1.83 m Rear yard setback (min.): 6.5 m Dwelling height (max.): 6.5 m Bedrooms (max.): 2 Floor area (min.): 93 m ² Floor area (max.): 193 m ² Access street (min. ROW width): 7.6 m (two way)

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>Off-street parking (min.): 1 parking space per unit Visitor parking spaces/area (min.): 1 parking space for every 4 dwelling units. Visitor parking spaces may be clustered with no more than 7 spaces per parking area The community entrance feature, the storm water management facility and the residential lots are exempt from the provisions of subsection 4.31 of this By-law.</p>
85	RUR		<p>A max. of 72 mobile homes or manufactured dwelling units An accessory single detached dwelling for the caretaker and/or manager</p> <p>A laundromat serving on site residents only</p> <p>A variety store serving on site residents only</p> <p>An existing private clubhouse serving on site residents only</p> <p>Sales of mobile homes or manufactured dwelling units for use</p>	N/A	<p>Site area for each mobile home or manufactured dwelling unit (min.): 280 m² Site coverage (max. – including accessory buildings): 35.0%</p> <p>Building floor area (max. – including accessory buildings): 96.0 m²</p> <p>Building setback from front site line (min.): 3 m</p> <p>Building separation (min.): 3.5 m from the building face</p> <p>Off-street parking for each mobile home or manufactured dwelling unit (min.): 1</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			on site, but not including the manufactured dwelling unit		<p>parking space located on each site area or within a max. of 30 m of a site area</p> <p>Floor area (max.): Laundromat 100 m² Variety store 150 m² Private club 300 m² Sales area/ outdoor display (max.): 500 m² Every mobile home or manufactured dwelling unit located on a site area shall have access from a common street.</p> <p>At the time of coming into force of this By-law, any use of a site area less than 280 m² shall comply with all site specific special provisions identified above, except the minimum required site area.</p>
86	RUR		<p>One dwelling unit, per site</p> <p>An accessory single detached dwelling for a caretaker or manager</p> <p>An administrative office</p> <p>A laundromat serving on site residents only</p> <p>A library serving on site residents only</p> <p>A variety store serving on site residents only</p> <p>A maintenance</p>	<p>No recreational vehicles including any additions thereto shall be occupied for year-round use nor be permitted to convert to year-round use</p> <p>No Additional Residential Units shall be permitted.</p>	<p>Site area per dwelling unit (min.): 280 m². A max. of 63 sites may contain less than the 280 m² provided they are greater than 230 m² in total site area</p> <p>Site width (min.): 9 m, measured from the required min. front yard</p> <p>Site front yard (min.): 3 m</p> <p>No accessory buildings or structures shall be located within the required</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			<p>building servicing the site</p> <p>A recreational building and pavilion</p> <p>A sales office for sites and dwelling units</p> <p>Uses accessory to the above permitted uses</p> <p>A dwelling unit is permitted for year-round occupancy only if:</p> <p>It is a mobile home or manufactured building which complies with the Ontario Building Code (OBC) for year-round occupancy</p> <p>It is a unit that is existing on a site on the subject lot as of the date of passing of this By-law that can be converted to an equivalent OBC or CSA standard for year-round occupancy and certified as such by a professional engineer to the satisfaction of the Chief Building Official in accordance with the Ontario Building Code Act and amendments thereto. All conversions to year-round use must comply with the most recent OBC or CSA standards for acceptance</p>		<p>front yard, except carports, decks; together with sheds located on through lots or lots abutting a waterway, all of which accessory structures shall be located a min. of 2 m from the front lot line. This By-law recognizes those accessory buildings or structures which existed prior December 19, 2012 that are within the front yard or have a front yard less than 2 m.</p> <p>Each dwelling unit shall have a minimum side yard of 1.2 metres. Each accessory building or structure shall have a minimum side yard of 0.6 metres.</p> <p>Notwithstanding the above, this By-law recognizes those accessory buildings or structures which existed prior to the date of passing of this By-law that have a side yard less than 0.6 metres.</p> <p>Each site shall have a minimum rear yard of 1.2 metres. Each accessory building or structure shall have a minimum rear yard of 0.6 metres.</p> <p>Notwithstanding the above, this By-law recognizes those</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			An occupancy permit for year-round occupation has been issued by the Chief Building Official.		<p>accessory buildings or structures which existed prior to the date of passing of this By-law that have a rear yard less than 0.6 metres.</p> <p>The maximum dwelling unit floor area is 116.0 square metres.</p> <p>Notwithstanding the above, this By-Law recognizes those dwelling units which existed prior to the date of passing of this By-Law that have a floor area greater than 116.0 square metres. For purposes of this by-law, reference to "site" shall also refer to a "lot" within a registered Plan of Subdivision in accordance with the Planning Act.</p> <p>The minimum dwelling unit floor area is 53.5 square metres.</p> <p>The coverage of a site by all buildings and structures, including accessory buildings or structures, shall not exceed 35%, with the exception of open-sided carports and uncovered decks not exceeding 0.6 m in height.</p> <p>Notwithstanding the above, this By-law recognizes those buildings or structures</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>including accessory buildings or structures, which existed prior to the date of passing of this By-law that have a coverage which exceeds 35%.</p> <p>No dwelling unit shall exceed 1 storey in height.</p> <p>A maximum of 400 residential sites may be permitted.</p> <p>Each dwelling unit shall be separated from any other dwelling unit by a minimum distance of 3.5 metres from the building face. Every accessory building shall be separated from the main building on the site by a distance of at least 1.2 metres.</p> <p>A minimum of 1 parking space shall be provided for each dwelling unit on a site. Visitor parking shall be provided on the basis of 1 space for every 10 sites</p> <p>Each dwelling unit shall have direct access to a common internal roadway which has a minimum unobstructed travel width of 6 metres.</p> <p>Exceptions to the minimum width may be permitted, provided they are illustrated on a site plan approved by</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>Council in consultation with the Township Fire Chief. The following uses shall have a maximum floor area:</p> <ul style="list-style-type: none"> • laundromat 100 sq. metres • variety store 150 sq. metres recreation building 500 sq. metres
87	ER2		<p>A single detached dwelling A home business A public use An accessory apartment in a single detached dwelling</p>	N/A	<p>Lot area (min.): 0.4 ha Lot frontage (min.): 50 m Front yard depth (min.): 15 m Interior side yard width (min.): 10 m Exterior side yard width (min.): 10 m Rear yard depth (min.): 10 m Lot coverage (max.): 30% Landscaped open space (min.): 30% Additional Residential Units floor area (max.): 40% of the floor area of the principal dwelling unit</p>
88	HC		<p>Only the following uses shall be permitted: Single detached dwelling Semi-detached dwelling Duplex dwelling Retail store Motor vehicle service establishment: Hotel or motel Professional office</p>	N/A	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			Funeral establishment Inside storage or warehousing		
89	IND	By-law 2023-026	<p>Only Permitted uses:</p> <p>Transport Terminal</p> <p>Warehouse</p> <p>Accessory Business or Professional Office</p>	Truck repair, washing, servicing, and fueling.	<p>Minimum Lot Area: 5.7 ha (14 ac)</p> <p>Minimum Buffer: 4 m along all lot lines abutting existing Residential and Agricultural Zones, with the exception of lands zoned Natural Environment (NE).</p> <p>Minimum Setback: 70 m from any loading bay to any existing dwelling a of the date of passing of this By-law and may include the minimum Buffer.</p> <p>Maximum Gross Floor Area for all combined uses: 25,000 m². Any freestanding Business or Professional Office shall not exceed 4,000 m².</p> <p>Minimum Gross Floor Area for Transport Terminal and/or Warehouse uses: 12,500 m².</p> <p>Hours of Operation: Main operating hours 7am to 7pm, Monday to Friday. Does not preclude unexpected activity on the subject property beyond these hours.</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					Encroachment: Notwithstanding Section 4.30, a non-structural architectural feature may extend 2.2 m into the front yard setback.
90	RC		Permitted uses are restricted to: A golf course A club house A restaurant Cross country ski facilities Downhill ski facilities	N/A	N/A
91	NE		N/A	N/A	The setback of buildings, structures and any works requiring a permit from features regulated by the Conservation Authority in the Natural Environment (NE) Zone and Environmental Protection (EP) Overlay will be determined by the Conservation Authority having jurisdiction pursuant to its authority provided under the Conservation Authorities Act, R.S.O. 1990 and any amendments thereto. Where the Conservation Authority provides written approval for a reduced setback from the NE Zone or EP Overlay, an

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					amendment to this By-law shall not be required.
92	IND	By-law 068/2019 BY LPAT ORDER PL200037	<p>Only the following uses shall be permitted:</p> <p>Business or professional office; Catering establishment; Equipment rental establishment; Factory outlet; Feed mill; Grain storing, weighting and drying operation; Industrial equipment rental establishment; Industrial use; Public use; Retail lumber and building supply; Restaurant; Service trade; Service or repair establishment; Transport Terminal; Warehouse; Public indoor storage facility; Garden centre; Farmers market; Agricultural service and supply establishment; Ancillary retail, showroom, administrative office, and other uses, buildings and structures to an above listed permitted use.</p>	Uses obnoxious by way of noise, odour, dust, debris, effluent.	<p>All permitted uses, including ancillary uses, are required to be 'dry' uses. For the purpose of this by-law, 'dry' is defined as:</p> <p>No water or sewage disposal requirements, that would trigger the need for a permit to take water and/or Environmental Compliance Approval, are necessary for a permitted use, including but not limited to associated manufacturing, processing, fabrication, repair, and packaging.</p> <p>A freestanding office building shall be less than 4,000 m² in floor area.</p> <p>Setbacks: i) All buildings, structures, septic systems, storm water management facilities, parking and driveway aisles shall be setback a minimum of 14 metres from the south property line, within which setback a strip of land not less than</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>nine (9) metres in width shall be provided to be used for no other purpose than landscaping.</p> <p>ii) All wells shall be setback a minimum of 30 metres from the south property line.</p> <p>iii) Development and site alteration shall maintain a minimum 30 metre setback from the wetland and significant woodlands located at the north end of the property.</p> <p><i>Zoning Regulations for a Transport Terminal:</i></p> <p>For the purpose of this by-law a Transport Terminal does not permit the use of a land for the sole purpose of parking and/or storing of shipping containers, transport trucks and/or transport trailers.</p> <p><i>Minimum Building Size:</i> For the purpose of this by-law, a Transport Terminal is required to have a principal building with a minimum</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>floor area of 30,000 ft².</p> <p><i>Minimum Setbacks (Building):</i> Concession 7 – 15 m Sideroad 25 N – 15 m Hwy #401 – 14 m</p> <p><i>Minimum Setbacks (Parking):</i> Concession 7 – 20 m Sideroad 25 N – 20 m Hwy #401 – All parking areas are required to be located behind the principal building and screened from public view from any street and highway.</p> <p><i>Parking & Loading Location:</i> For the purpose of this by-law all associated parking and loading areas shall be located behind a principal building and not within a required setback.</p> <p><i>Landscaping & Screening:</i> All parking areas shall be screened along Concession 7 and Sideroad 25 N by means of a vegetative screen, berms, fencing or a combination thereof by way of a minimum 3 metre landscape buffer.</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p><i>Zoning Regulations for Outdoor Storage:</i> For the purpose of this by-law, the following provisions apply to outdoor storage:</p> <ul style="list-style-type: none"> • Shall be accessory to a permitted use; • A permitted use shall have a principal building; • Shall be subject to Section 4.22 of the Zoning By-law save and except Section 4.22 a) ii) and 4.22 c); • Total lot area calculations in Section 4.22 a) iii) shall exclude lands zoned as 'Natural Environment (NE)' Zone; and • Shall be screened along Concession 7 and Sideroad 25 N by means of a vegetative screen, berms, fencing or a combination thereof by way of a minimum 3 metre landscape buffer. <p><i>Zoning Regulations for Building and Site Design:</i> For the purpose of this by-law, all uses permitted within this site specific zoning by-law shall address the following design items:</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<ul style="list-style-type: none"> Buildings shall have at least one entrance that faces Highway 401. Parking areas, loading spaces, and service areas shall not be visible from Highway 401 or shall be screened by architectural screening, landscape buffering or a combination. All exterior building elevations visible from Highway 401 shall provide breaks in plane created by a change in plane, incorporation of an architectural detail, or a change in material.
93	A	By-law 2020-048	<p>The use in existence at the time of this by-law, which is a mat storage business.</p> <p>Accessory outdoor storage area for equipment and materials related to the existing mat storage business.</p>	<p>Outdoor storage area within the (A) Zone.</p> <p>Shipping containers within the (A) Zone.</p>	<p>For the purposes of this by-law, the existing, principle use is a mat storage business that maintains and installs composite mats. The existing use contains a maintenance shop, mobile office, shipping containers, and the outdoor storage of materials and equipment.</p> <p>Zone Requirements:</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>Accessory Outdoor Storage</p> <p>For the purposes of this by-law, the definition of outdoor storage areas includes accessory equipment and all outdoor storage areas are subject to Section 4.22.</p> <p>Notwithstanding Section 4.22, specifically items a), i), ii), iii), the following shall apply instead:</p> <ul style="list-style-type: none"> • The outdoor storage area shall be limited to the gravel pit floor area and does not exceed 5.1 acres in area; • All outdoor storage uses and areas are setback a minimum of 5 metres from any lot line; and • All outdoor storage areas shall maintain a minimum setback of 2 metres from the interior lot line (left), which is further described as the most southerly lot line. <p>All accessory outdoor storage uses and areas shall be screened and buffered from public</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>view in accordance with Section 4.22 (a) (iv) of By-law 023/18.</p> <p>Shipping Containers For the purposes of this by-law, shipping containers shall only be accessory to the existing, principle use. Nothing within this by-law permits the storage, servicing, repairing, washing or parking of trucks or transport trailers unrelated to the existing mat storage business.</p> <p>Notwithstanding Section 4.24.2, specifically items b), c), f) and i), the following shall apply instead:</p> <ul style="list-style-type: none"> • The maximum number of shipping containers permitted on site is five (5); • No shipping container is permitted within a required yard; • All shipping containers are not permitted in any required parking area; • All shipping containers must maintain a minimum 10 metres setback

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>from the interior lot line (left), which is further described as the most southerly lot line.</p> <p>All shipping containers shall be screened from public view by opaque fencing, a masonry wall, landscaping or berms, to the satisfaction of the Township.</p> <p>Natural Environment Zone Expansion Is measured 30 metres from the tree dripline.</p>
94	A	By-law 72/18	<p>Additional Permitted Uses:</p> <p>Museum</p> <p>Warehouse for firearms, firearms parts, ammunition, shooting sports accessories and museum uses</p> <p>Business or Professional Office for the commercial distribution of firearms, firearms parts, ammunition, shooting sports accessories and museum uses</p> <p>Commercial distribution of firearms, firearms parts, ammunition and shooting sports accessories</p>	N/A	<p>Maximum floor area: The total combined Net Floor Area for uses permitted in Section (i) of this By-law shall not exceed 1,783 m²;</p> <p>Minimum front yard setback of 60</p> <p>Minimum setback to the zone boundary parallel to Concession 1: 10 m;</p> <p>Minimum setback to the West Zone Boundary: 10 m;</p> <p>Parking Requirements – Warehouse: 1 parking space per 200 m² of net floor area for warehouse</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			Indoor storage and display associated with the commercial distribution of firearms, firearms parts, ammunition, shooting sports accessories and museum uses Photographic studio associated with the commercial distribution of firearms, firearms parts, ammunition, shooting sports accessories and museum use Training and meeting room associated with the commercial distribution of firearms, firearms parts, ammunition, shooting sports accessories and museum uses		uses Parking Requirements – Museum: 1 parking space per 30 m ² of net floor area for museum uses Outdoor storage shall not be permitted. The permitted uses shall not create or become a public nuisance particularly with regard to noise, traffic, emissions, parking or radio or television interference.
95	A	By-law 70/18	N/A	N/A	A single detached dwelling or dwelling unit of any kind, including an accessory dwelling unit, shall be limited to a first storey. No additional storey shall be permitted above the first storey.
96	A	By-law 70/18	N/A	N/A	A single detached dwelling or dwelling unit of any kind, including an accessory dwelling unit, shall not be permitted.
97	C		Additional Permitted Uses: any motor vehicle use except	N/A	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			as specifically prohibited by this By-law and does not include a Transport Terminal.		
98	A	By-law 055/2019	<p>All uses in the (A) Zone including:</p> <p>Ancillary uses to the existing therapeutic riding and learning centre and the services provided, including but not limited to one (1) building utilized for supportive housing, a day camp, an administrative office space.</p>	N/A	<p>For the purposes of this by-law, supportive housing is defined as: a building that contains up to a total of twenty-two (22) suites and respite bedrooms, includes one or more amenity areas such as a common dining and kitchen area, and is occupied by up to twenty-two (22) persons, exclusive of staff, who by reasons of their emotional, mental, social or physical condition require a communal living arrangement for their well-being and are provided on-site personal support services in a supervised group setting, utilize the services of the therapeutic riding and learning centre and take part in day to day farm operations.</p> <p><i>Zone Requirements:</i></p> <p>Minimum Setback That the supportive housing building be constructed in close proximity to and as part of the existing</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>farm building cluster and setback at a minimum: 100 metres from interior side lot line; 240 metres from the front lot line; 650 metres from the rear lot line</p> <p><i>Maximum Gross Floor Area</i> That the supportive housing building shall be limited to a maximum of 2,400 m² gross floor area;</p> <p><i>Maximum Building Height</i> That the supportive housing building be permitted a maximum building height of 10 metres measured to the centre point of the roof.</p> <p><i>Driveway Entrance</i> The existing therapeutic riding and learning centre and associated ancillary uses shall share the same driveway entrance.</p> <p><i>Minimum Parking Requirement</i> 44 parking stalls.</p> <p><i>Minimum Distance Separation Formulae Requirements</i> That the supportive housing building shall</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>be considered a Type A use for the purposes of calculating Minimum Distance Separation I and II (MDS I and II) requirements on adjacent properties;</p> <p>That Minimum Distance Separation I (MDS I) is not applicable to the ancillary uses, including the supportive housing building and therefore these specific uses do not need to meet the required MDS I setbacks from adjacent livestock structures existing at the time of enactment of this by-law.</p> <p><i>Site Plan Control</i> That the construction of any buildings or structures associated with the ancillary on-farm diversified uses, including the supportive housing building, shall be subject to site plan control as per Section 41 of the Planning Act;</p> <p>Site Plan Control does not apply to agricultural structures.</p>
99	A	By-law 18/2021	Additional Permitted Uses:	N/A	N/A

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			Kennel as existing on March 3 rd , 2021.		
100					
101	A	By-law 2022-031	An Additional Detached Dwelling that existed on the date of passing of this By-law.	The existing barn is prohibited from housing livestock.	The second unit occupying the former stone stable building shall be located 52 m from the principal dwelling. The total number of dwelling units on-site is limited to three dwelling units, which includes the principal dwelling.
102	A	By-law 2022-032	An 86 m ² home business occupying a portion of an accessory structure.	No human habitation permitted within any portion of the accessory structure used as a home business.	N/A
103	NE	By-law 2022-032	An existing accessory apartment within the NE zone on the date of passing of this By-law. The existing accessory apartment cannot be severed in the future.	N/A	The 206 m ² accessory apartment occupying the former main dwelling shall be located 74 m from the principal dwelling.
104	A	By-law 2022-40	N/A	A residential dwelling or dwelling unit of any kind shall not be permitted. The housing of livestock within the existing barn, shed, and driveshed is prohibited.	N/A
105	EXI	OLT-22-004749	<u>Only Permitted Uses:</u> Pit; Agricultural use;	N/A	A conservation use shall include new tree

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
			Conservation use; Wayside Pit or Quarry.		planting of approximately 1.3 ha in area on land adjacent to the significant woodland as required by progressive rehabilitation for the pit. The truck haul route access is permitted via Concession 2.
106	A	OLT-22-004749	<u>Only Permitted Uses:</u> Accessory apartment; Community use; Dwelling, single detached; Home business; Home industry; Public park.	N/A	Visual and acoustic mitigation required for the pit can occur on these lands while such lands remain licensed under the Aggregate Resources Act. The uses permitted in this zone are only permitted following extraction, rehabilitation of the pit, and surrendering of the license under the Aggregate Resources Act. The Reduced Agricultural Lot Requirements in Section 11.4 of this By-law shall apply to the entirety of these lots.
107	NE	OLT-22-004749	N/A	N/A	Sediment and erosion control measurements are permitted within the 5 m setback from the dripline of the significant woodland.
108	A	By-Law 2024-047	Kennel	N/A	In addition to the regulations for uses within the Agricultural

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>Zone, the following additional regulations shall also apply:</p> <ul style="list-style-type: none"> i) That the proposed kennel operation be permitted within the accessory structures of total area 486.6 m² (5,237.71 ft²) that exist at the time of passing this by-law, including the maximum area of 1,402 m² (15,091 ft²) for the associated dog runs. ii) That the kennel shall be located no closer than 97 m from existing residential dwelling at 6700 Gore RD. iii) That all other provisions of Section 4.13 are applicable.
109	A, NE	By-law 2024-073	Outdoor storage of recreational trailers, except motorized recreational vehicles, transportation or truck trailer.	<p>The sale or repair of recreational trailers; and</p> <p>Overnight or short-term accommodation in recreational trailers.</p>	<p>In addition to Section 4.22, the following shall apply to the outdoor storage of recreational trailers use:</p> <ul style="list-style-type: none"> i) Maximum area: 2.4 ha; ii) Location: as shown in Schedule "A" to this by-law; iii) Front yard setback (min.): 75 m; iv) Rear yard

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>setback (min.): 78 m;</p> <p>v) Northerly interior yard setback (min.): 39 m;</p> <p>vi) Southerly interior yard setback (min.): 180 m;</p> <p>vii) Notwithstanding Section 4.22.a)vii), the outdoor storage area shall be located a minimum distance of 5 metres from any adjacent residential use;</p> <p>viii) The number of trailers to be stored on site: minimum lot size of 68.5 square metres per trailer (inclusive of driveway & access areas), to a maximum of 350 trailers;</p> <p>ix) No outdoor storage area shall be closer than 5 metres from a wetland feature;</p> <p>x) Demarcation posts at an interval of 25 metres shall be installed and maintained along the easterly boundaries of the outdoor storage area;</p> <p>xi) No grading shall</p>

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
					<p>be permitted within the outdoor storage area;</p> <p>xii) The outdoor storage area shall maintain a surface that is constructed of permeable materials, save and except for gravel driveways existing as of the date of passing of this by-law.</p> <p>The following shall apply to the NE (sp109) lands:</p> <p>i) No buildings or structures shall be permitted.</p>
110	A	By-law 2024-073	N/A	Any buildings and structures existing as of the date of passing of this by-law are not permitted to be used for keeping or housing of livestock.	N/A
111	NE	By-law 2024-074	A frame building that exists at the date of passing of this By-law.	N/A	N/A
112	A	By-law 2024-074	N/A	N/A	Notwithstanding Section 4.4.2 (f), a maximum of one accessory building that exists at the date of passing of this By-Law shall be permitted to have a maximum height of 10 m.

No.	PARENT ZONE	BY-LAW	ADDITIONAL PERMITTED USES	PROHIBITED USES	SITE SPECIFIC SPECIAL PROVISIONS
113	A	By-law 2024-075	N/A	Any accessory buildings and structures existing as of the date of passing of this By-law are not permitted to be used for keeping or housing of livestock.	Notwithstanding 4.4.2 f), a maximum of one accessory building existing as of the date of passing of this By-law shall be permitted to have a maximum height of 9 m.
114	A	By-law 2025-032	N/A	Any accessory buildings and structures existing as of the date of passing of this By-law are not permitted to be used as livestock facilities. No dwelling is permitted.	N/A

15.0 HOLDING PROVISIONS

Where a zone symbol is followed by the letter 'h' and a number in superscript (example: h¹⁵), the symbol refers to a Holding Provision, as set out in Table 15.1 below.

Table 15.1: Holding Provisions

No.	ZONE DESIGNATION	PERMITTED USES	CONDITIONS FOR REMOVAL	DATE ENACTED
1	RUR	Until the holding symbol is removed, no dwelling unit shall permit year-round occupancy.	Development shall not be permitted until: (i) The sewage treatment and water supply services have been completed to provide for year-round operation of those services. (ii) A development agreement between the owners of the land and the Township addressing occupation of the units, operation and maintenance of the services and financial arrangements has been registered on title of the lands. (iii) Where a site is being converted from seasonal to year-round use, an occupancy permit has been issued by the Chief Building Official permitting the year-round occupation of the dwelling unit on the site.	2000
2	CMU FD2	Until the holding symbol is removed, no new buildings or structures shall be permitted. Additions to existing uses shall be permitted.	Development shall not be permitted until the Ministry of Transportation is no longer the road authority fronting the subject lands.	2017
3	RC	Until the holding symbol 'h-3' is removed, the land may be used only for a golf course (fairways, tees, and greens only), cross-country skiing and the growing and harvesting of	An appropriate development agreement has been entered into with the owners covering such matters as water supply and sewage disposal, road and access improvements, and storm water management.	

No.	ZONE DESIGNATION	PERMITTED USES	CONDITIONS FOR REMOVAL	DATE ENACTED
		Christmas trees. No new buildings or structures shall be permitted.		
4	Removed by By-law 2021-022			24 th March, 2021
5	MULTIPLE	Until the holding symbol is removed, these lands shall only be used for legal uses, buildings, and structures existing on the lot.	Prior to the removal of the holding symbol, Council shall require the submission and approval of a Site Plan Approval application. Council may also require that any of the studies that would normally be required as part of an application for a zoning by-law amendment (as outlined in Section 13.15.5 of the County Official Plan) be completed as part of the Site Plan Approval application.	
6	Removed by By-law 2021-029			21 st April, 2021
7	IND	Until the holding symbol is removed, no new buildings or structures shall be permitted.	Development shall not be permitted until an appropriate development agreement has been entered into covering such matters as street improvements and related financial contributions.	
8	Removed by By-law 2020-028			20 th May, 2020
9	Intentionally left blank			
10	IND (SP92)	Until the holding symbol 'h-10' is removed, no use, buildings or structures shall be permitted.	<ul style="list-style-type: none"> i. That Grand River Conservation Authority approval has been obtained and permits have been issued; ii. That Ministry of Transportation approval has been obtained and permits have been issued; iii. That a Stage 2 Archaeological Assessment in relation to the natural features on the site has been completed and accepted by the Ministry of Tourism, culture and Sport; and iv. Site plan approval has been completed, the site plan agreement has been registered on title, which approval shall include but not be limited to: <ul style="list-style-type: none"> • A Traffic Impact Study, 	

No.	ZONE DESIGNATION	PERMITTED USES	CONDITIONS FOR REMOVAL	DATE ENACTED
			<p>unless it is determined by the Township and County Engineer that such a study is not required;</p> <ul style="list-style-type: none"> • An Environmental Impact Study, unless it is determined by the Township Ecologist and the Grand River Conservation Authority that such a study is not required; and • A Storm Water Management Report, unless it is determined by the Township Engineer that such a report is not required. 	
11	IND (SP89)	Until the holding symbol 'H-11' is removed, no use, new buildings or structures shall be permitted.	<ol style="list-style-type: none"> Site Plan approval has been approved and the site plan agreement, including provisions for the implementation of the Noise Impact Assessment, has been registered on title. That the existing deep well be decommissioned and a new well drilled to the satisfaction of the Township. That an agreement be entered in to between the owner and the Risk Management Official or Township to install a flow meter to monitor water quantity use on the site. That the owner complete and submit a Drinking Water Threats Disclosure Report and associated Management Plans, including but not limited to winter maintenance activities, liquid fuel, chemical and waste handling/storage activities, to the satisfaction of the Risk Management Official. That the owner provides a liquid fuel handling/storage and spill response procedure for the construction and 	12 th July, 2023

No.	ZONE DESIGNATION	PERMITTED USES	CONDITIONS FOR REMOVAL	DATE ENACTED
			<p>operation of the facility to the satisfaction of the Risk Management Official.</p> <p>vi. That a water balance assessment report be submitted to the satisfaction of the Township's Hydrogeologist and that Risk Management Official.</p> <p>vii. That the applicant provide the Environmental Compliance Approval (ECA) application and supporting documentation for the proposed sewage works to the Township for review and that the applicant provide Township comments on the application and supporting documentation to the Ontario Ministry of the Environment, Conservation and Parks.</p>	
12	A (SP108)	Until the holding symbol is removed, no Kennel shall be permitted on the Subject Lands.	<p>A Site Plan has been approved and a Site Plan agreement has been entered into.</p> <p>The Applicant has demonstrated to the satisfaction of the Township that impacts regarding noise have been appropriately mitigated through an updated Environmental Noise Study and the implementation of appropriate physical and administrative controls, as such impacts pertain to Con 10, Part Lot 7, in the Township of North Dumfries.</p>	10 th July, 2024
13	A (SP109), NE (SP109)	Until the holding symbol is removed, no outdoor storage of recreational trailers shall be permitted on the Subject Lands.	A Site Plan has been approved and a Site Plan agreement has been entered into and registered on title.	12 th December, 2024

16.0 TEMPORARY USE PROVISIONS

Where a zone symbol is followed by the letter 't' and a number in superscript (example: ^{t15}), the symbol refers to a Temporary Use Provision, as set out in Table 16.1 below. As such, one or more additional uses are permitted on the lands noted until the permission granted by the site specific Temporary Use By-law expires.

Table 16.1: Temporary Use Provisions

No.	ZONE DESIGNATION	TEMPORARY USES	DATE ENACTED	DATE EXPIRED
1	A	Garden suite with a max. floor area of 110 m ²	July 17, 2019	July 17, 2029
2	A	Garden suite		October 3, 2032
3	A	Garden suite with a max. floor area of 125.4 m ²	February 6, 2013	February 6, 2033
4	A	Garden suite with a max. floor area of 110 m ²	September 2, 2020	September 2, 2040

Township of Puslinch

Zoning By-Law No. 023-18

Schedule 'A'



Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

Zone Descriptions

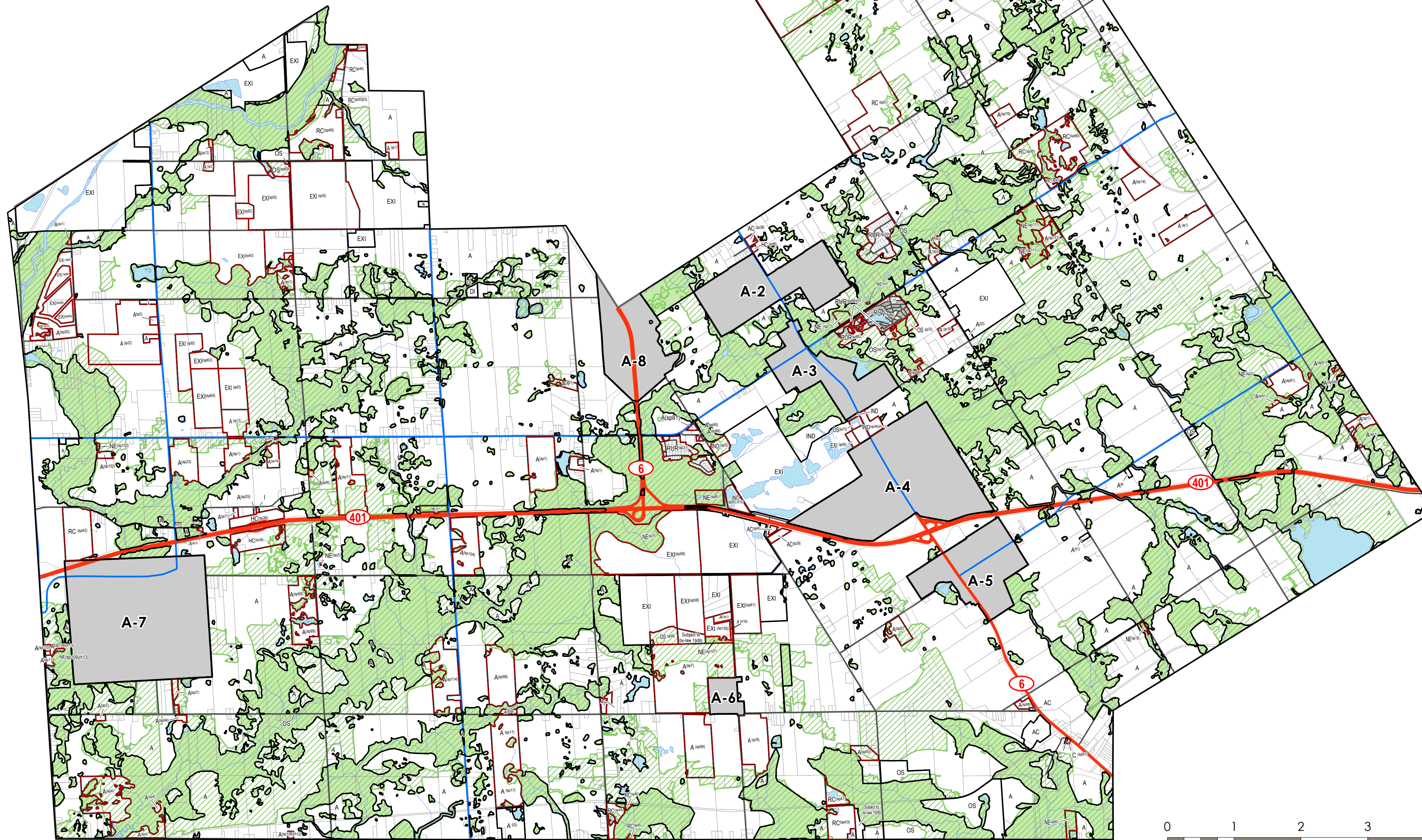
- | | |
|-------|-------------------------------|
| A | Agricultural |
| AC | Agricultural Commercial |
| C | Commercial |
| CMU | Core Mixed Use |
| DI | Disposal Industrial |
| EXI | Extractive Industrial |
| FD | Future Development |
| HC | Highway Commercial |
| HR | Hamlet Residential |
| I | Institutional |
| IND | Industrial |
| NE | Natural Environment |
| OS | Open Space |
| RC | Resort Commercial |
| RR | Resort Residential |
| RUR | Rural Residential |
| UR | Urban Residential |
| f- | Aberfoyle Flood Plain Overlay |
| (sp#) | Site Specific Exemption |
| (h#) | Holding Provision |
| (t#) | Temporary Zone |

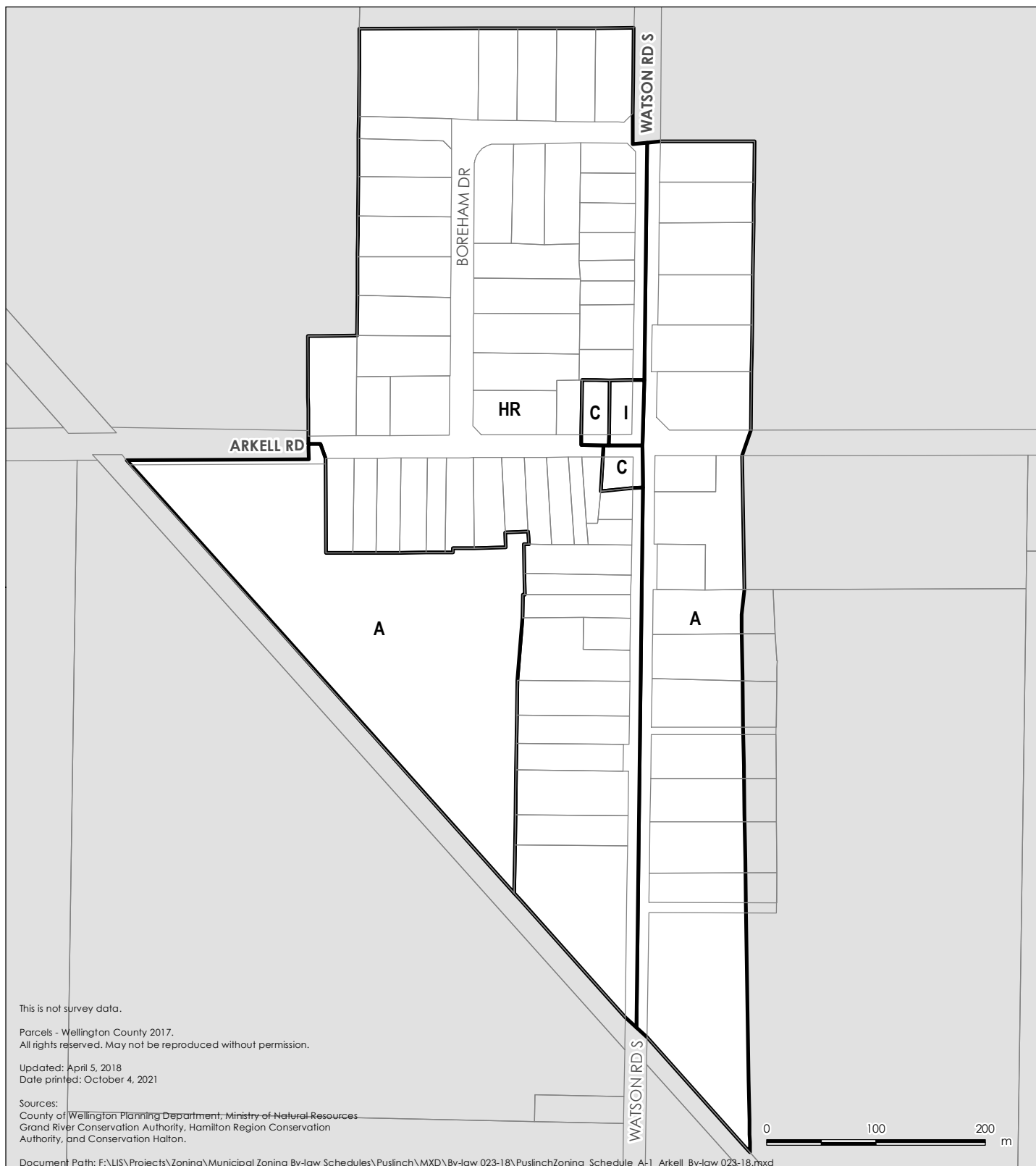
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Updated: April 14, 2025
Date printed: April 17, 2025

Sources:
County of Wellington Planning Department, Ministry of Natural Resources
Grand River Conservation Authority, Hamilton Region Conservation
Authority, and Conservation Halton.





Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

Zone Descriptions

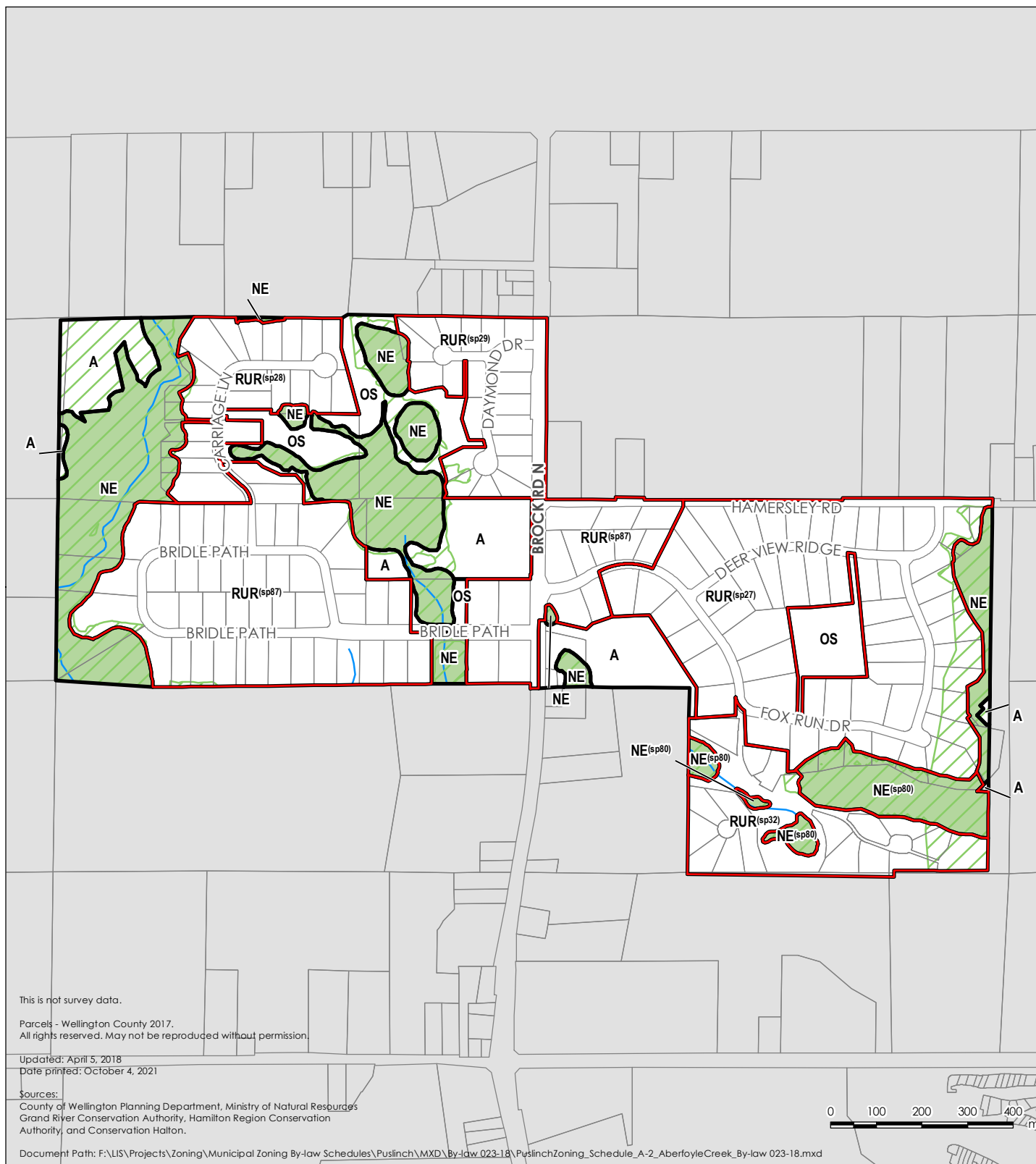
A	Agricultural	FD	Future Development
AC	Agricultural Commercial	HC	Highway Commercial
C	Commercial	HR	Hamlet Residential
CMU	Core Mixed Use	I	Institutional
DI	Disposal Industrial	IND	Industrial
EXI	Extractive Industrial	NE	Natural Environment
		OS	Open Space
		RC	Resort Commercial
		RR	Resort Residential
		RUR	Rural Residential
		UR	Urban Residential
		(sp#)	Site Specific Exemption
		(h#)	Holding Provision
		(t#)	Temporary Zone



Map A-1

Schedule A
Township of Puslinch
Zoning By-Law
No. 023-18

Arkell



Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

Zone Descriptions

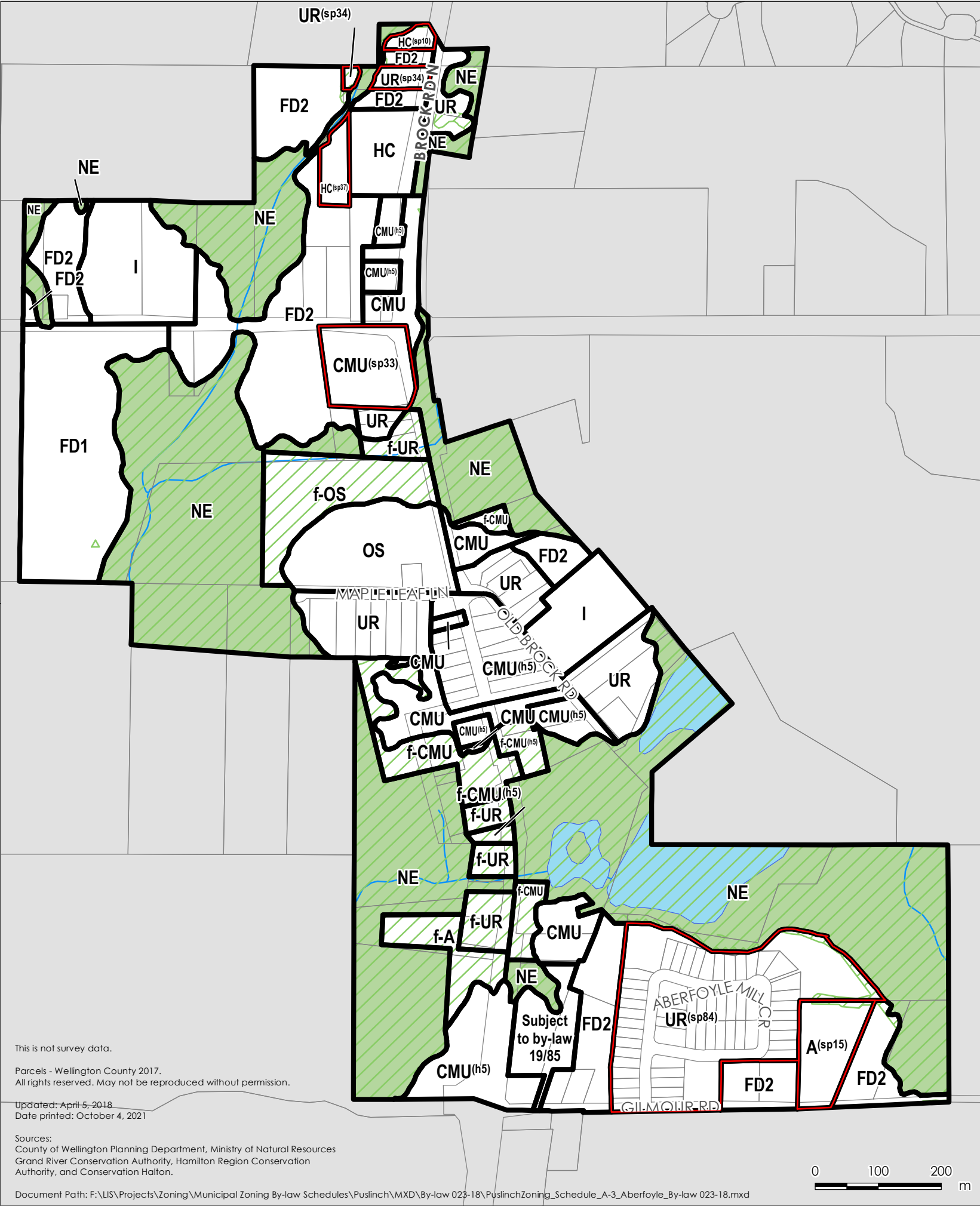
A	Agricultural	FD	Future Development
AC	Agricultural Commercial	HC	Highway Commercial
C	Commercial	HR	Hamlet Residential
CMU	Core Mixed Use	I	Institutional
DI	Disposal Industrial	IND	Industrial
EXI	Extractive Industrial	NE	Natural Environment
		OS	Open Space
		RC	Resort Commercial
		RR	Resort Residential
		RUR	Rural Residential
		UR	Urban Residential
		(sp#)	Site Specific Exemption Holding Provision
		(h#)	
		(t#)	Temporary Zone



Map A-2

Schedule A
Township of Puslinch
Zoning By-Law
No. 023/18

**ABERFOYLE CREEK &
FOX RUN ESTATES**



Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

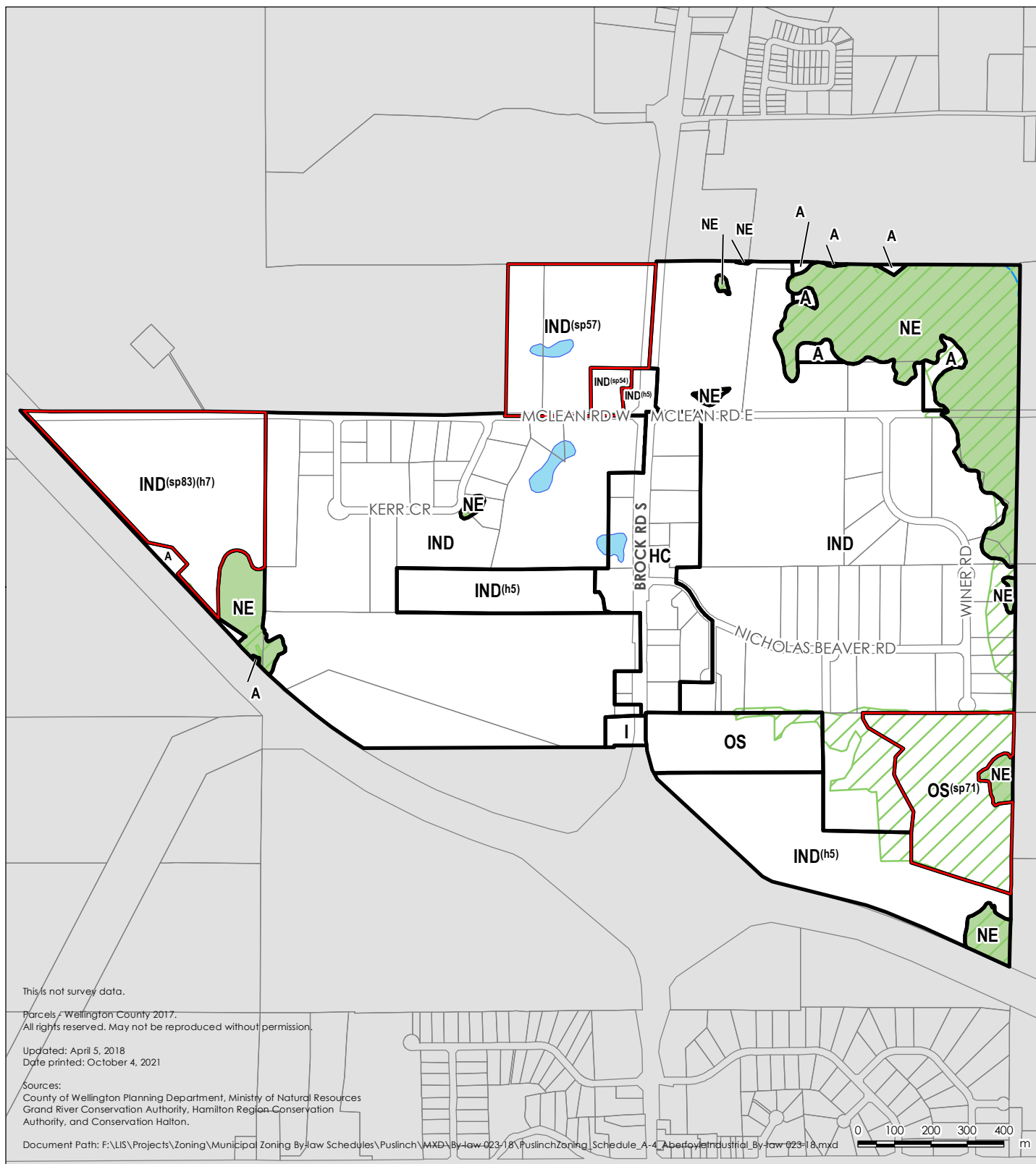
Zone Descriptions

A	Agricultural
AC	Agricultural Commercial
C	Commercial
CMU	Core Mixed Use
DI	Disposal Industrial
EXI	Extractive Industrial

FD	Future Development
HC	Highway Commercial
HR	Hamlet Residential
I	Institutional
IND	Industrial
NE	Natural Environment
OS	Open Space
RC	Resort Commercial
RR	Resort Residential
RUR	Rural Residential
UR	Urban Residential
f-	Aberfoyle Flood Plain Overlay
(sp#)	Site Specific Exemption
(h#)	Holding Provision

Map A-3

Schedule A
Township of Puslinch
Zoning By-Law
No. 023/18
Aberfoyle



Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

Zone Descriptions

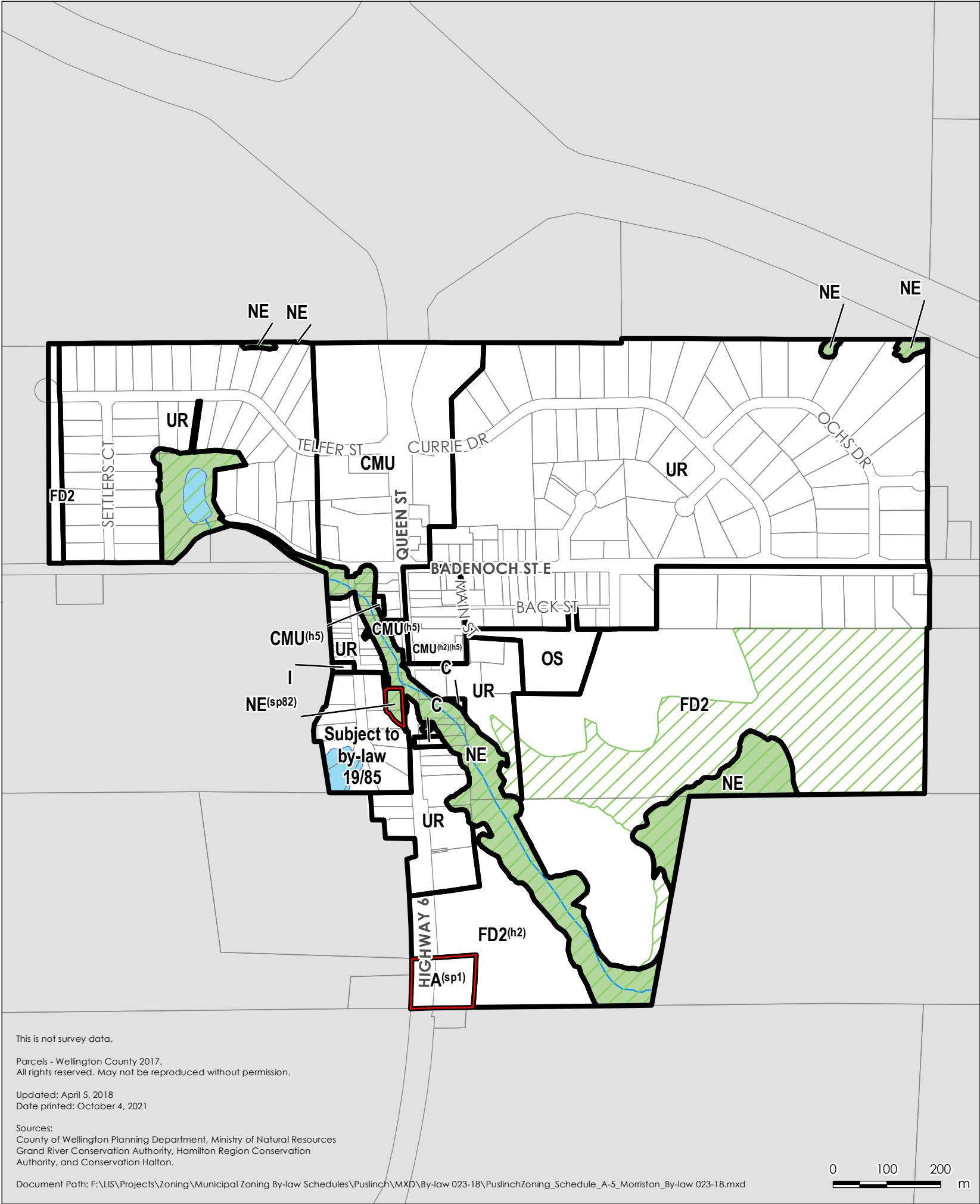
A	Agricultural	FD	Future Development
AC	Agricultural Commercial	HC	Highway Commercial
C	Commercial	HR	Hamlet Residential
CMU	Core Mixed Use	I	Institutional
DI	Disposal Industrial	IND	Industrial
EXI	Extractive Industrial	NE	Natural Environment
		OS	Open Space
		RC	Resort Commercial
		RR	Resort Residential
		RUR	Rural Residential
		UR	Urban Residential
		(sp#)	Site Specific Exemption
		(h#)	Holding Provision
		(t#)	Temporary Zone



Map A-4

Schedule A
Township of Puslinch
Zoning By-Law
No. 023/18

ABERFOYLE INDUSTRIAL AREA



Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

Zone Descriptions

A	Agricultural	FD	Future Development
AC	Agricultural Commercial	HC	Highway Commercial
C	Commercial	HR	Hamlet Residential
CMU	Core Mixed Use	I	Institutional
DI	Disposal Industrial	IND	Industrial
EXI	Extractive Industrial	NE	Natural Environment
		OS	Open Space
		RC	Resort Commercial
		RR	Resort Residential
		RUR	Rural Residential
		UR	Urban Residential
		(sp#)	Site Specific Exemption
		(h#)	Holding Provision
		(t#)	Temporary Zone

Map A-5

Schedule A
Township of Puslinch
Zoning By-Law
No. 023/18

Morrison

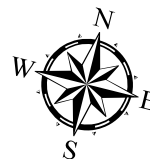


Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

Zone Descriptions

A	Agricultural	FD	Future Development
AC	Agricultural Commercial	HC	Highway Commercial
C	Commercial	HR	Hamlet Residential
CMU	Core Mixed Use	I	Institutional
DI	Disposal Industrial	IND	Industrial
EXI	Extractive Industrial	NE	Natural Environment
		OS	Open Space
		RC	Resort Commercial
		RR	Resort Residential
		RUR	Rural Residential
		UR	Urban Residential
		(sp#)	Site Specific Exemption
		(h#)	Holding Provision
		(t#)	Temporary Zone



Map A-6
Schedule A
Township of Puslinch
Zoning By-Law
No. 023/18
Crieff



Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

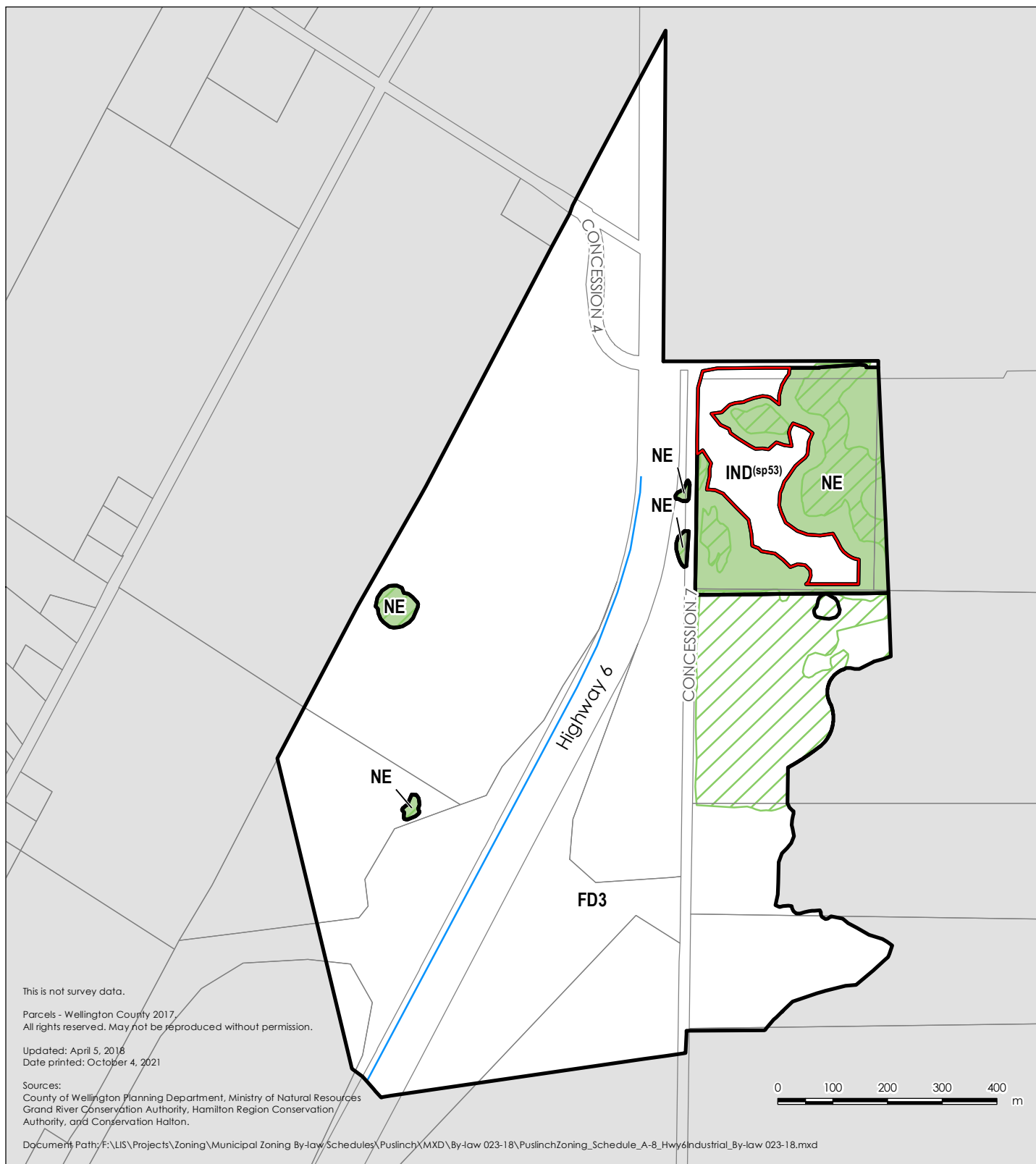
Zone Descriptions

A	Agricultural	FD	Future Development
AC	Agricultural Commercial	HC	Highway Commercial
C	Commercial	HR	Hamlet Residential
CMU	Core Mixed Use	I	Institutional
DI	Disposal Industrial	IND	Industrial
EXI	Extractive Industrial	NE	Natural Environment
		OS	Open Space
		RC	Resort Commercial
		RR	Resort Residential
		RUR	Rural Residential
		UR	Urban Residential
		(sp#)	Site Specific Exemption
		(h#)	Holding Provision
		(t#)	Temporary Zone

Map A-7

Schedule A
Township of Puslinch
Zoning By-Law
No. 023/18

Puslinch Lake



Legend

- Site Specific Exemption
- Zoning Limits
- Environmental Protection Overlay
- Natural Environment

Zone Descriptions

- A Agricultural
- AC Agricultural Commercial
- C Commercial
- CMU Core Mixed Use
- DI Disposal Industrial
- EXI Extractive Industrial

- FD Future Development
- HC Highway Commercial
- HR Hamlet Residential
- I Institutional
- IND Industrial
- NE Natural Environment
- OS Open Space
- RC Resort Commercial
- RR Resort Residential
- RUR Rural Residential
- UR Urban Residential
- (sp#) Site Specific Exemption
- (h#) Holding Provision
- (t#) Temporary Zone



Map A-8

Schedule A Township of Puslinch Zoning By-Law No. 023/18

Highway 6 Industrial

Township of Puslinch

Zoning By-Law No. 023/18

Appendix 1

Conservation Authority Regulatory Limits

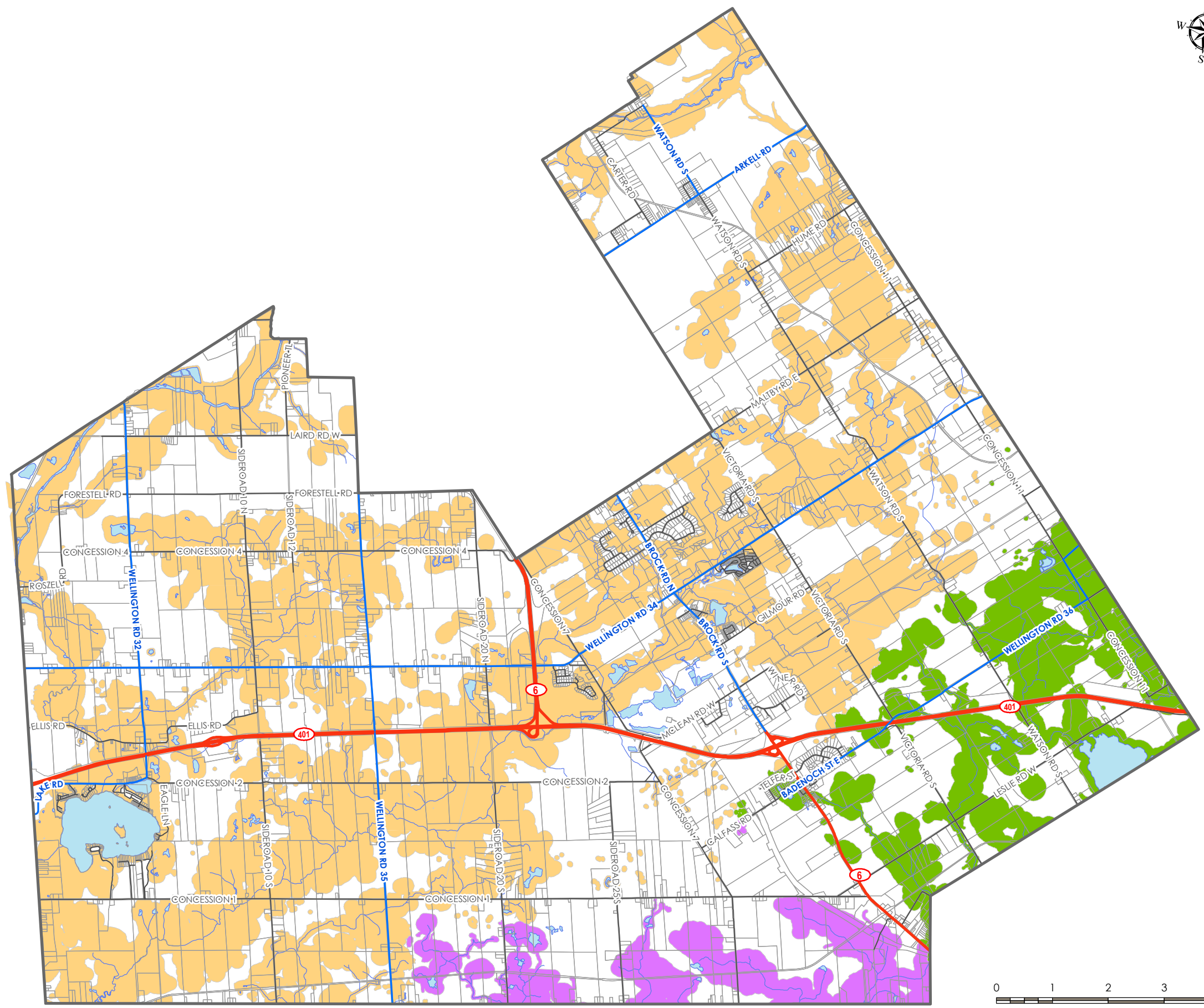
Legend

- Local Road
- County Road
- Provincial Highway
- Watercourse
- Waterbody
- Municipal Boundary
- Parcels

Overlay

Conservation Authority Regulatory Limit

- Grand River Conservation Authority
- Hamilton Conservation Authority
- Conservation Halton



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Updated: April 5, 2018
Date printed: October 4, 2021

Sources:
County of Wellington Planning Department, Ministry of Natural Resources
Grand River Conservation Authority, Hamilton Region Conservation
Authority, and Conservation Halton.

Township of Puslinch

Zoning By-Law No. 023/18

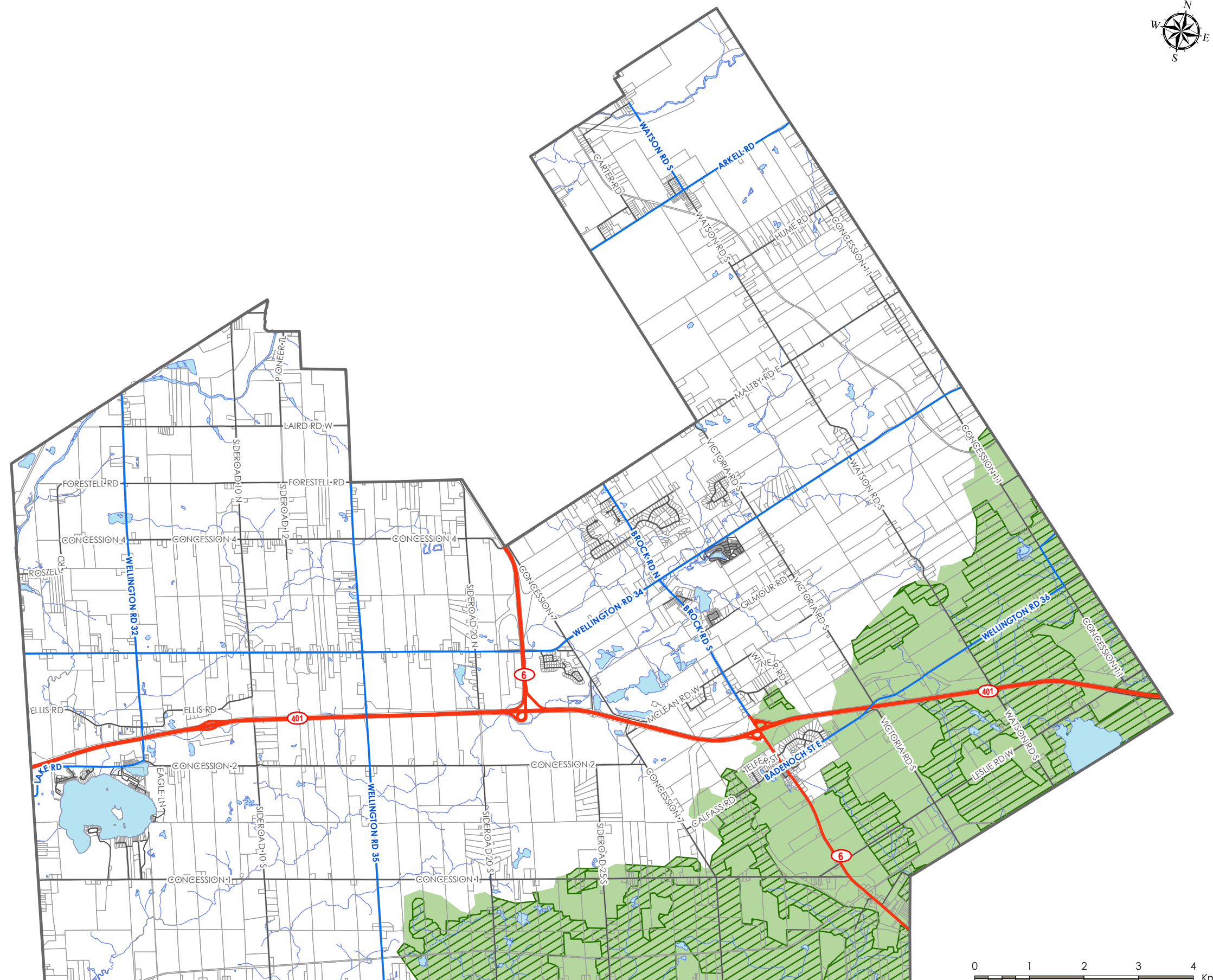
Appendix 2 Greenbelt Area

Legend

- Local Road
- County Road
- Provincial Highway
- Watercourse
- Waterbody
- Municipal Boundary
- Parcels

Greenbelt Designation

- Natural Heritage System
- Protected Countryside



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Updated: April 5, 2018
Date printed: October 4, 2021

Sources:
County of Wellington Planning Department, Ministry of Natural Resources
Grand River Conservation Authority, Hamilton Region Conservation
Authority, and Conservation Halton.

Township of Puslinch

Zoning By-Law No. 023/18

Schedule 'B' Overlay

Map B-1

Environmental Protection
Overlay

Legend

- Local Road
- County Road
- Provincial Highway
- Watercourse
- Waterbody
- Municipal Boundary
- Parcels

Overlay

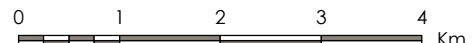
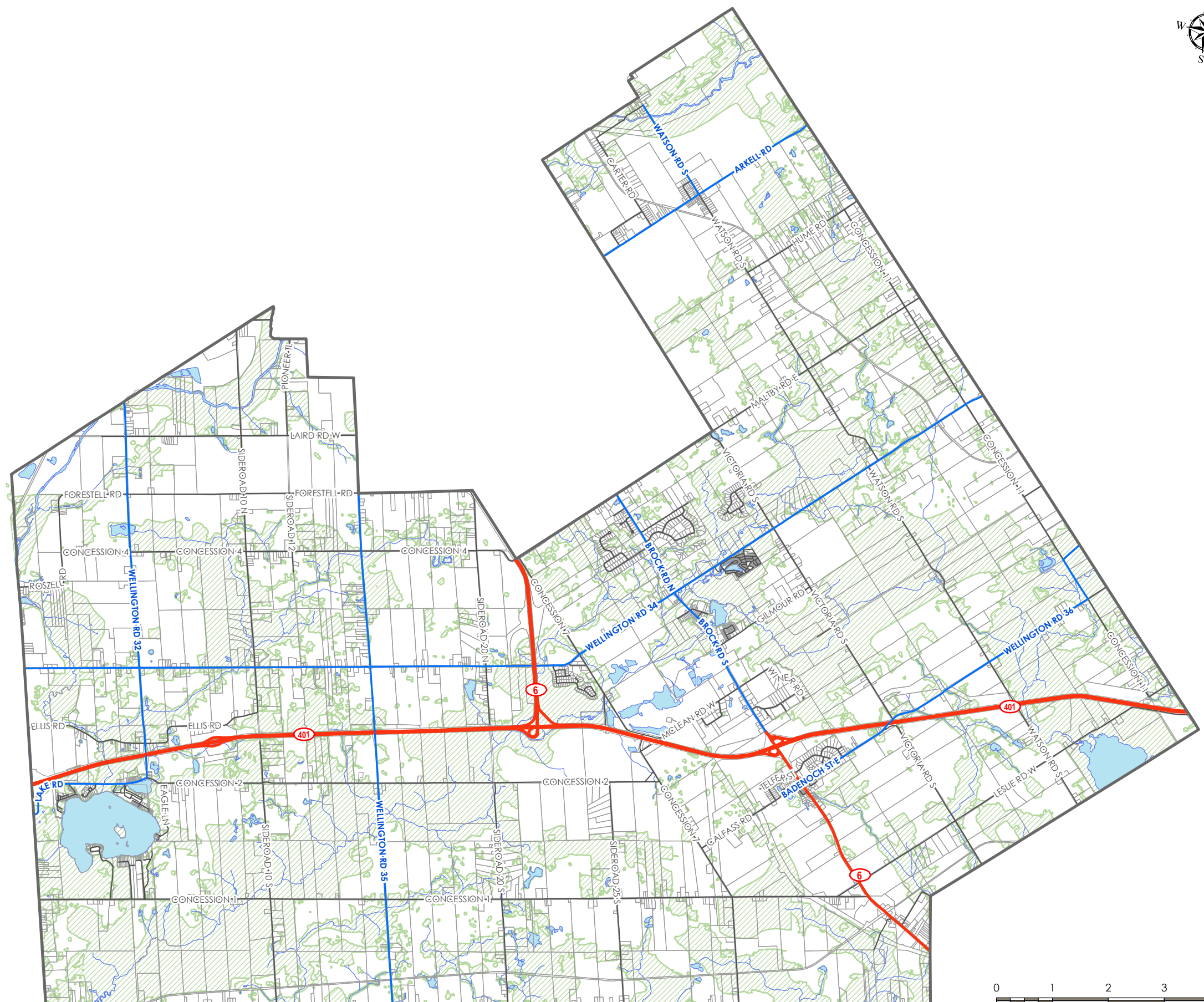
- Greenlands Official Plan Designation**
- Environmental Protection

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Sources:
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Grand River Conservation Authority, Hamilton Region Conservation
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Township of Puslinch

Zoning By-Law No. 028/18

Schedule 'B' Overlay

Map B-2

Source Protection
Vulnerable Areas Overlay

Legend

- Local Road
- County Road
- Provincial Highway
- Watercourse
- Waterbody
- Municipal Boundary
- Parcels

Overlay

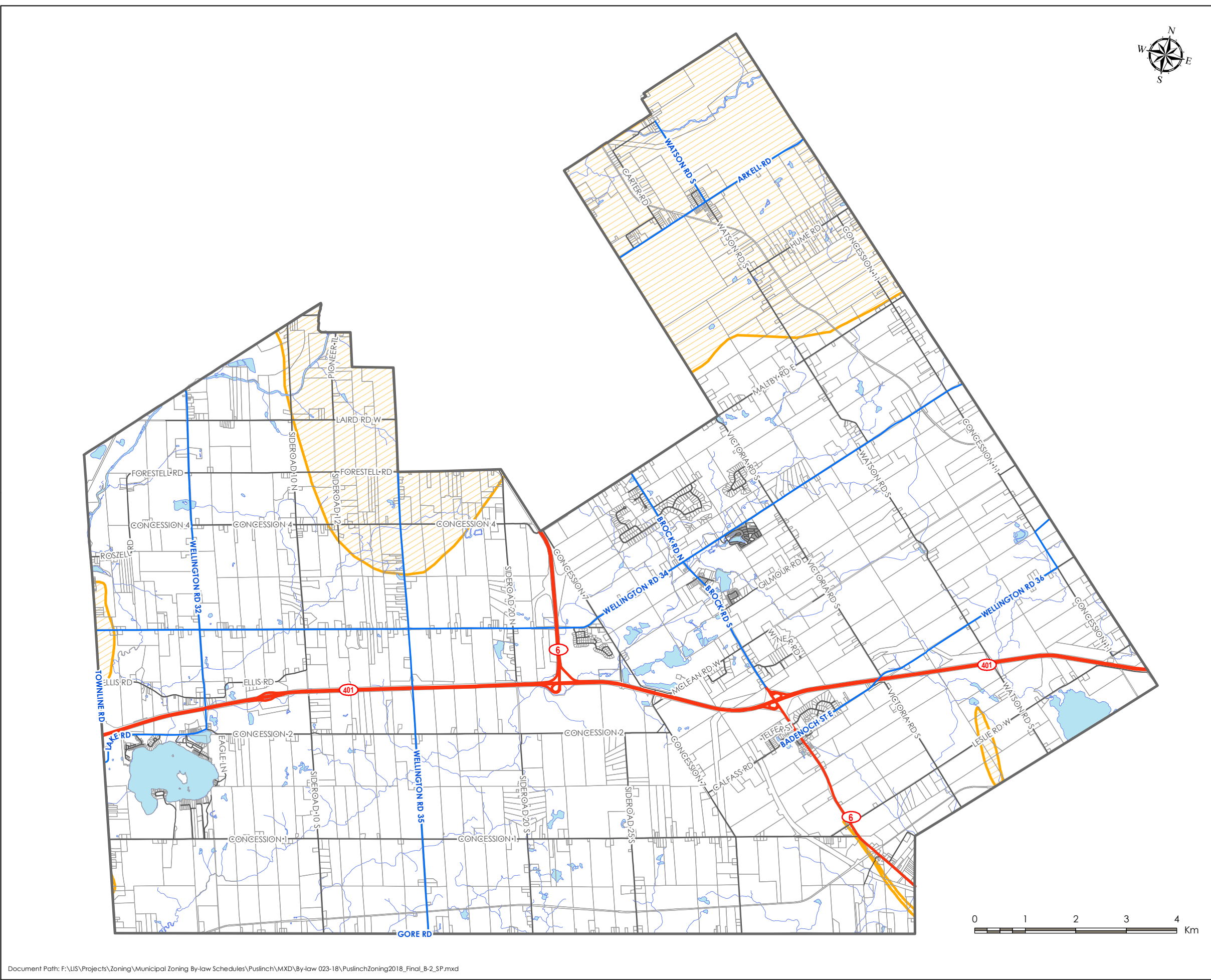
- Wellhead Protection Area**
- Source Protection Vulnerable Areas

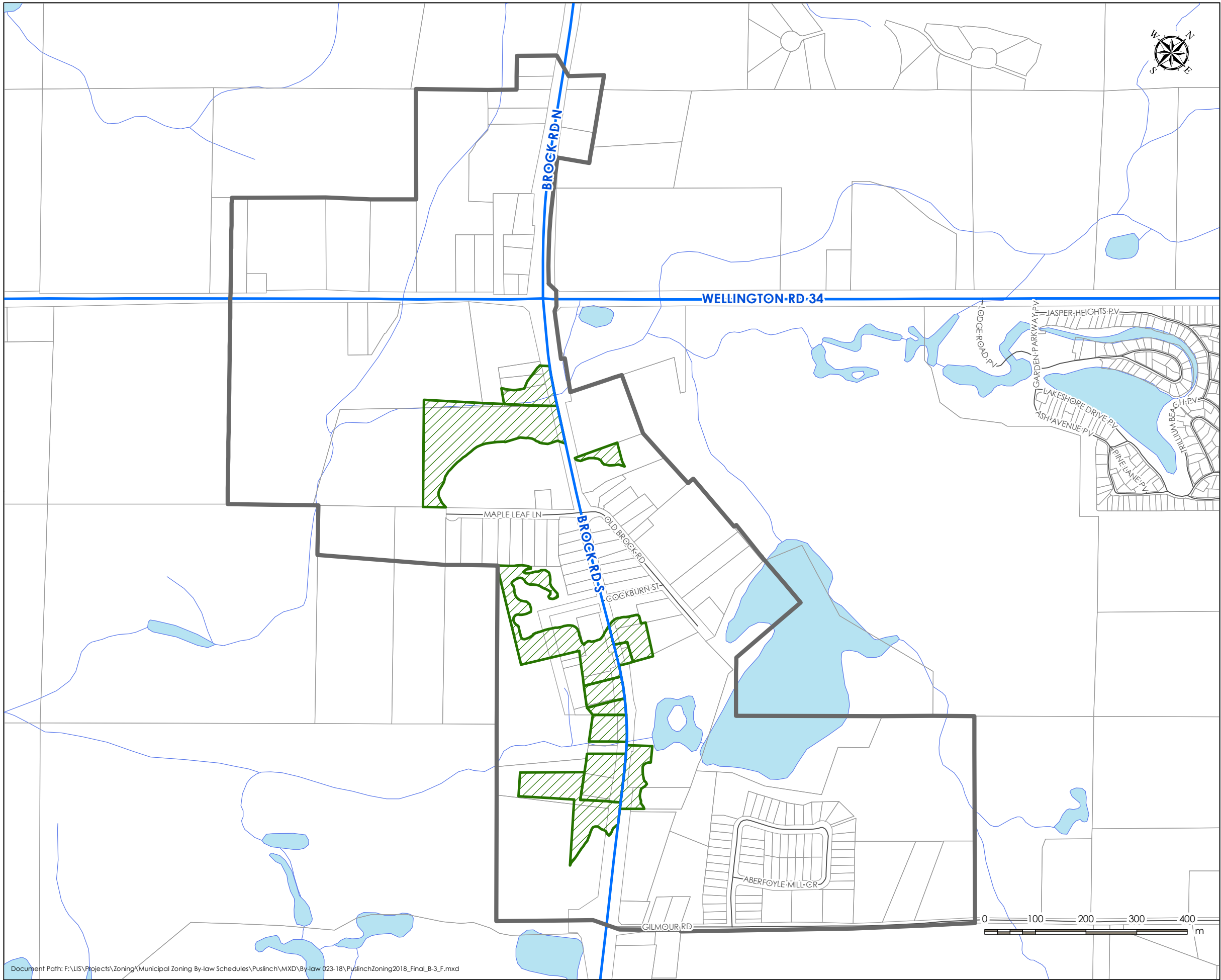
This is not survey data.

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Sources:
County of Wellington Planning Department, Ministry of Natural Resources
Grand River Conservation Authority, Hamilton Region Conservation
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Township of Puslinch

Zoning By-Law No. 023/18

Schedule 'B' Overlay

Map B-3

Aberfoyle Flood Plain Overlay

Legend

- Local Road
- County Road
- Provincial Highway
- Watercourse
- Waterbody
- Aberfoyle Limits
- Parcels

Overlay

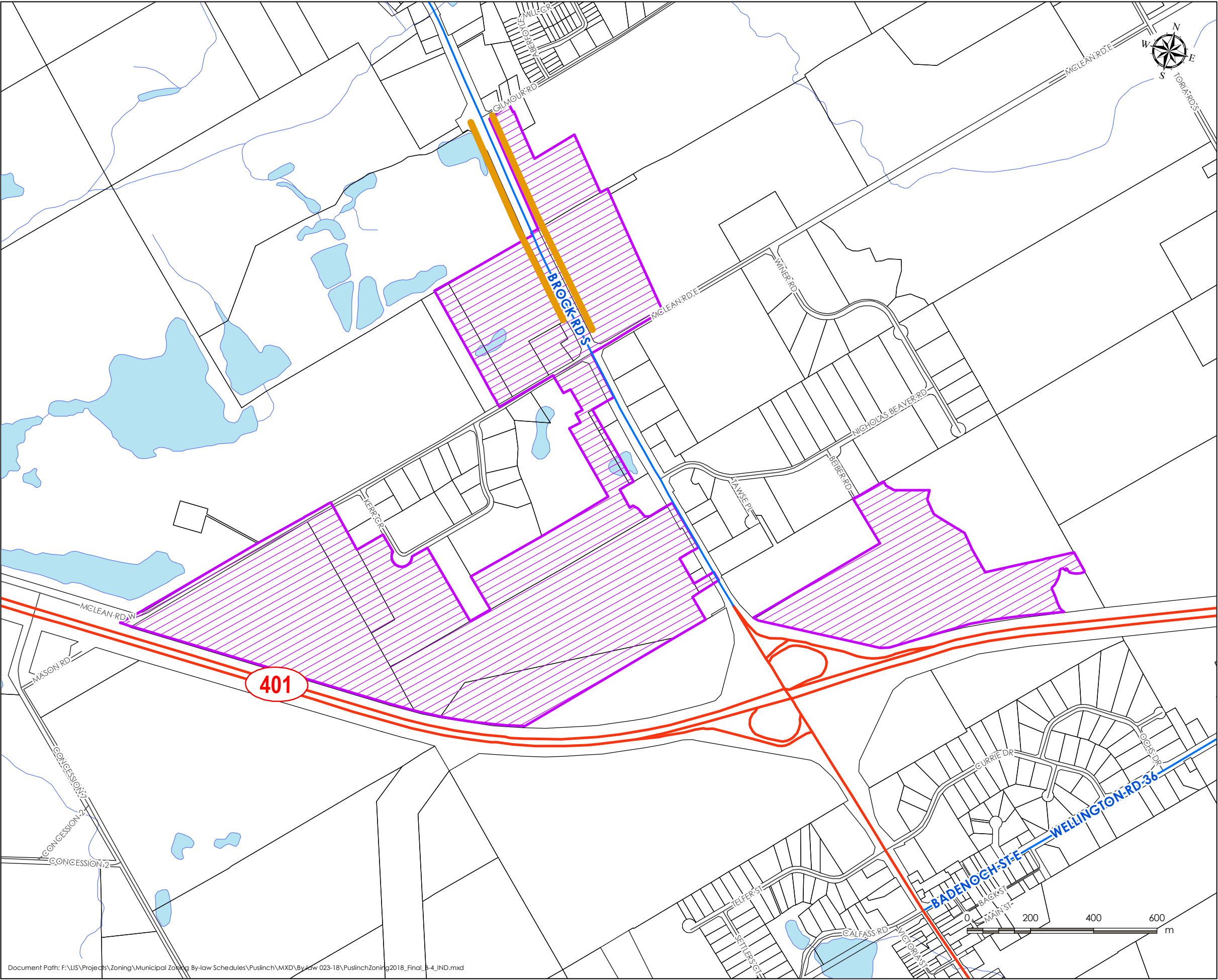
- Floodplain Zoning Designation**
- Aberfoyle Flood Plain Overlay

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Sources:
County of Wellington Planning Department, Ministry of Natural Resources
Grand River Conservation Authority, Hamilton Region Conservation
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Township of Puslinch

Zoning By-Law No. 023/18

Schedule 'B' Overlay

Map B-4

Industrial Design Overlay

Legend

- Local Road
- County Road
- Provincial Highway
- Watercourse
- Waterbody
- Municipal Boundary
- Parcels

Overlay

Industrial Lands Fronting Major Highways

- Industrial Design Overlay
- 3m Landscape Buffer

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Sources:
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