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By-Law No.	Council Approved	OMB Approved	Notes
2010-0065	June 4, 2010	N/A	Holding Removal Part of <i>Lots</i> 20 & 21, Concession 10, Glen Williams (14ZBA10.001H-Intracorp)
2010-0120	Dec. 16, 2010	N/A	Holding Removal Part of <i>Lot</i> 18 Concession 7, Esquesing, being Part 1 on 20 R-11555 and 20R-18637, 12377 17 Side Road (D14ZBA10.005)
2011-0008	Jan. 24, 2011	N/A	Part of the West Half of <i>Lot</i> 26 Concession 4 Esquesing, Part of the unopened road allowance between Concessions 3 and 4, & Part of Churchill Road, Acton (D14/2005 Acton East)
2011-0024	March 8, 2011	N/A	Holding Removal Part <i>Lot</i> 19, Plan 29, being Part 4 on Plan 20R-14700, 51D John Street (D14ZBA10.006-Habitat for Humanity)
2011-0028	March 21, 2011	N/A	Holding Removal Block 36, RP 20M-899, Wallace Street
2011-0031	April 11, 2011	N/A	Georgetown South - Part of <i>Lot</i> 11 Concession 9, Esquesing (Fernbrook Mountainview Phase II)
2011-0032	April 11, 2011	N/A	Georgetown South – Part of <i>Lot</i> 11 Concession 9, Esquesing (Fernbrook Mountainview Phase II)
2011-0033	April 11, 2011	N/A	Georgetown South - Part of <i>Lots</i> 11 and 12 Concession 10, Esquesing (Proposed <i>Golf Course</i>)
2011-0043	April 26, 2011	N/A	Holding Removal <i>Lots</i> 1-9 Plan 20M-1023 (24T/91004/H - Elli-Fin)
2011-0061	June 27, 2011	N/A	Holding Removal Part <i>Lot</i> 21, Concession 10, Esquesing, 16 Prince Street, Glen Williams (D14ZBA11.005H-Simovic)
2011-0068	July 11, 2011	OMB Decision No. PL110872; May 3, 2012	Part of <i>Lots</i> 19 and 20, Concession 7, 11673 Sixth Line (D09/12/14-Esquesing Development Ltd.)
2011-0098	Nov. 28, 2011	OMB Decision No. PL120062, June 21, 2016	A Town initiated ZBA to include the Hamlet of Norval within the Comprehensive Zoning By-law
2012-0015	Feb. 6, 2012	N/A	Holding Removal <i>Lot</i> 6, Plan 115, <i>Lot</i> 66 Glen Williams
2012-0021	Mar. 6, 2012	N/A	Holding Removal Part of <i>Lot</i> 20, Concession 8, Esquesing, 60 Main St. N.

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By-Law No.	Council Approved	OMB Approved	Notes
2012-0022	Mar. 6, 2012	N/A	Georgetown South <i>Mixed-Use</i> Block, Part of <i>Lot</i> 11, Concession 9, Georgetown
2012-0043	May 22, 2012	N/A	Holding Removal Part of <i>Lot</i> 11, Concession 9, Georgetown South
2012-0044	May 22, 2012	N/A	Holding Removal Part of <i>lot</i> 11 Concession 6, Esquesing, Georgetown South
2012-0057	Jul. 9, 2012	N/A	Town Initiated ZBA Addressing Minor Revisions to the Comprehensive Zoning By-law
2012-0058	Jul. 9, 2012	N/A	By-law Affecting the Protected Countryside Natural Heritage System <i>Zones</i>
2012-0069	Aug. 27, 2012	N/A	By-law to Include a Number of Properties in the CZBL and to permit Automotive Commercial Uses in the Georgetown Community Node Two <i>Zone</i>
2012-0090	Dec. 10, 2012	N/A	Holding Removal Part of <i>Lot</i> 11 Concession 9 (D14ZBA12.013H- Fernbrook Mixed <i>Use</i> Block)
2012-0091	Dec. 10, 2012	N/A	Part of West Half <i>Lot</i> 26, Concession 4, part of unopened road allowance between Concessions 3 & 4, Part of Churchill Road (D14ZBA12.014H-Acton East)
2012-0092	Dec. 10, 2012	N/A	Hold Removal Part of <i>Lots</i> 11 & 12, Concession 10 (Halton Hills Village Hones Inc.16 Phase 4) D14ZBA12.007H
2013-0013	Mar. 18, 2013	OLT Decision No. PL130425; December 13, 2022	By-law to Regulate Stand Alone <i>Aggregate</i> Related Uses in the Town of Halton Hills
2013-0014	Mar. 18, 2013	Appealed At OMB	By-law Amendment for Part of <i>Lot</i> 23 Concession 9, 12519 Eighth Line, Georgetown
2013-0029		OMB Decision No. PL980132; May 1, 013	Part of <i>Lot</i> 11 Concession 9 (Fernbrook Phase III)
2013-0033	June 10, 2013	N/A	Holding Removal Part of <i>Lot</i> 15, Concession 9, Esquesing (Foxtail Court, West Branch Drive, Georgetown)

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2013-0038	July 8, 2013	N/A	Holding Removal Part of Block K, Plan 1269 (Guelph Street between Maple Ave. and Normandy Blvd.)
2013-0039	July 8, 2013	N/A	By-law Amending <i>Lots</i> 8 and 9, Block 21, Registered Plan 31, 32 Eastern Avenue and 160 Church Street (D14ZBA12.006-Finoro Custom Homes)
2013-0041	July 8, 2013		Part of <i>Lots</i> 14 and 15, Concession 11, 10672 & 10852 Winston Churchill Boulevard (D14/Churchill Valley Estates)
2013-0045	Aug. 7, 2013	N/A	Holding Removal Part of <i>Lot</i> 16 Concession 11, 11106 Winston Churchill Boulevard (F.A.B. Meats)
2013-0054	n/a	OMB Decision No. PL130377; September 23, 2013	By-law Amending Part <i>Lot</i> 18, Concession 7, Esquesing, 11410 Trafalgar Road and 12995 17 Side Road (D14ZBA11.003-Stewarttown <i>Gas Bar</i>)
2013-0068	Dec. 16, 2013	N/A	A By-law to Amend Parking Requirements for Non-Residential Uses in Downtown Acton
2013-0069	Dec. 16, 2013	N/A	A By-law to Amend Parking Requirements for Non-Residential Uses in Downtown Acton
2014-0005	Feb. 10, 2014	N/A	Block 2 Plan 20M-1124 (Mountainview Road South/Danby Road-Fernbrook Mixed Use Subdivision Commercial Block)
2014-0011		OMB Decision #PL130140; August 13, 2013	Part <i>Lot</i> 27 Concession 4, 388 Queen Street, Acton
2014-0021	Apr. 14, 2014	OMB Decision No. 140456; February 26, 2015	Zoning By-law to Implement Updated Norval Secondary Plan (OPA No. 20), 525 Guelph Street
2014-0037	Jun. 9, 2014	N/A	Holding Removal Part <i>Lot</i> 27 Concession 4, 388 Queen Street, Acton
2014-0040	Jun. 23, 2014	N/A	Holding Removal Block 2 Plan 20M-1124 (D14ZB14.004-Fernbrook Mixed Use Block)

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2014-0043	July 24, 2014	N/A	Holding Removal <i>Lot</i> 6, Plan 115, <i>Lot</i> 66, Confederation Street (D14ZBA14.008-Sebanc)
2014-0053	Aug. 25, 2014	N/A	Holding Removal Part of <i>Lots</i> 12-14, Concession 1 (Menkes)
2014-0056	Aug. 25, 2014	N/A	Holding Removal Part of West Half of <i>Lot</i> 19 and Part of the West Half of <i>Lot</i> 20, 11673 Sixth Line (D09/12/14-Esquesing Subdivision)
2014-0059	Sept. 8, 2014	N/A	Holding Removal Part of <i>Lot</i> 11, Concession 4 (D14ZBA14.007H-Fernbrook Phase III)
2014-0060	Sept. 8, 2014	N/A	Part <i>Lot</i> 242, Parts 1, 2, 4 to 7, Registered Plan 1098 (125 McDonald Blvd, Acton)
2014-0061	Sept. 8, 2014	N/A	Holding Removal Part <i>Lot</i> 21 Concession 9 as in 584846 PIN No. 25012-0067 LT, 86 Confederation Street, Glen Williams
2015-0013	April 13, 2015	N/A	Part of <i>Lots</i> 19 and 20, Concession 7 (Esquesing Subdivision)
2015-0026	July 6, 2015	N/A	Rezoning of Part <i>Lot</i> 19, Concession 9, Part <i>Lot</i> 37, Plan 32 and Part of <i>Lot</i> 2 and <i>Lots</i> 3 to 6, Plan 341, 42 Mill Street and 11 Dayfoot Drive
2015-0033		Dufferin Acton Quarry; Environmental Review Tribunal Decision; Case No. 15-137; October 11, 2016	Rezoning of <i>Lots</i> 19, 20, 21, 22 & 24, Concession 3 and <i>Lots</i> , 20, 21 & 22, Concession 4, Town of Halton Hills, (D14ZBA09.004–Dufferin Acton Quarry Expansion)
2015-0037	August 6, 2015	N/A	Holding Removal Part of <i>Lot</i> 11, Concession 4, Danby and Eighth Line (Fernbrook)
2015-0043	Sept. 28, 2015	N/A	Rezoning of 16 Adamson Street North, Norval
2015-0062	Dec. 14, 2015	N/A	Rezoning of Residential, School Block and Park (D14ZBA15.005 – D12/14 HHVHI 16, Phases 5 & 6)
2016-0002	Jan. 11, 2016	N/A	Rezoning for Senior's Home, 224 Maple Avenue, Georgetown (D09OPA15.001-Rockport)
2016-0007	Feb. 29, 2016	N/A	Holding Removal <i>Lots</i> 8 & 9, Blk 21, Plan 31, Eastern Ave and Church Street East, Acton (D14ZBA16.002H-Finoro)

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2016-0014	April 11, 2016	N/A	Holding Removal Part <i>Lots</i> 12, 13 & 14, Concession 1 (D14ZBA15.008H-Menkes)
2016-0020	April 8, 2016	OMB Decision #PL141462; March 29, 2016	Rezoning of 8, 10 and 12 Lindsay Court and 13758 & 13764 Highway 7 (D14ZBA12.002 and D14ZBA15.002)
2016-0029	May 30, 2016	N/A	Holding Removal Part of <i>Lot</i> 15, Concession 6 (D14ZBA16.003H and D11SPA13.015)
2016-0038	July 11, 2016	N/A	Rezoning of Part of <i>Lot</i> 26, Concession 4, 159 Churchill Road South, Acton (D14ZBA16.001)
2016-0039	July 11, 2016	N/A	Rezoning of Part of <i>Lots</i> 9 and 10, Plan 182 for 167-171 Mountainview Road North (D14ZBA15.001)
2016-0050	August 29, 2016	N/A	Holding Removal Part West Half of <i>Lot</i> 18, Concession 9, 224 Maple Avenue, Georgetown (D14ZBA16.009H)
2016-0074	December 12, 2016	N/A	Rezoning of Part of <i>Lot</i> 19, Plan 182, 193, 195 and 197 Mountainview Road North & 111 and 115 John Street, Georgetown (D14ZBA14.009–Credit River Ridge)
2017-0033	May 29, 2018	N/A	A By-law to amend the Town of Halton Hills Zoning By-law 2010-0050, as amended, to implement the final recommendations of the Mature Neighbourhoods Character Study
2017-0044	July 10, 2017	OMB Decision #PL171097, December 14, 2017	A By-law for lands described as Part of West Half <i>Lot</i> 18, Concession 8, 3 Halton Hills Drive & 11421-11431 Trafalgar Road, Georgetown (D14ZBA15.002 & D12SUB15.001-Humberstone)
2017-0045	July 10, 2017	N/A	A By-law for the lands described as <i>Lots</i> 1 to 9 Registered Plan 341, Georgetown, Part of West Half of <i>Lot</i> 19, Concession 9, Esquesing, 42 Mill Street & 11 Dayfoot Drive (D14ZBA16.013-Amico)
2017-0047	OMB approved April 3, 2018 & November 15, 2018	OMB Decision #PL150128, April 3, 2017 and Order November 15, 2018	A By-law for Pt Park Lt 3 Ann Street, Cavanagh's Plan, Pt of the E Half of Lt 20, Conc 9, Pts 1-7, 20R18596 (D12SUB08.001 & D14ZBA08.004, Eden Oak Creditview Heights)

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2017-0064	November 1, 2017	OMB Decision PL160870, March 17, 2017	A By-law for Part <i>Lots</i> 1, 2 & 3, Registered Plan 37, Part of <i>Lot</i> 18, Concession 9, 69-79 Main St S & 94-98 Mill St (D14ZBA15.010-McGibbon Hotel)
2018-0022	May 7, 2018	N/A	Holding Removal for Part <i>Lot</i> 11, Concession 10, Esquesing, Georgetown South (HHVHI 16, Phase 6)
2018-0025	June 11, 2018	N/A	Holding Removal for the lands described as Plan 383, <i>Lots</i> 2, 3 and Part <i>Lot</i> 1, 120 Guelph Street, Georgetown (D14ZBA18.003H)
2018-0039	July 9, 2018	N/A	A By-law to adopt Amendment No. 33 to the Official Plan, Part of West Half <i>Lot</i> 19, Concession 8, 25 James Street, Georgetown (D09OPA17.002)
2018-0040	July 9, 2018	N/A	A By-law for Part of West Half of <i>Lot</i> 19, Concession 8, 25 James Street, Georgetown, (D09OPA17.002 & D14ZBA17.003)
2018-0041	July 9, 2018	N/A	A By-law for <i>Lots</i> 3 and 4, Plan 1269, Except Parcels J and K, Plan 92, and Parts 1, 2 and 4, Plan 20R-18893, 249-251 Guelph Street, Georgetown (D11SPA18.004)
2018-0045	July 9, 2018	N/A	Holding Removal for <i>Lots</i> 1 to 9 Registered Plan 341 Georgetown and Part of West Half of <i>Lot</i> 19, Concession 9 Esquesing) 42 Mill Street & 11 Dayfoot Drive (D14ZBA18.005H)
2018-0046	July 9, 2018	N/A	Holding Removal for Part <i>Lot</i> 15, Concession 5 NTS, Parts 2, 3, 4, 5 & 7, 7856 Fifth Line South, Esquesing (D14ZBA18.006H)
2018-0047	July 9, 2018	N/A	Holding Removal for Part <i>Lot</i> 15, Concession 6 Trafalgar, 40 Westbridge Drive, Esquesing (D11SPA17.013H)
2018-0058	September 10, 2018	N/A	Holding Removal for <i>Lots</i> 3 and 4, Plan 1269, Except Parcels J and K, Plan 92, and Parts 1, 2, 3, 4, 5 and 6, Plan 20R-18893, 249-251 Guelph Street, Georgetown (D14ZBA18.008H)

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2018-0059	September 10, 2018	N/A	Holding Removal for Part <i>Lot</i> 15, Concession 9 New Survey Trafalgar, 14996 (14946) Steeles Avenue, Esquesing (D14ZBA18.009H)
2018-0063	September 24, 2018	N/A	Holding Removal for Part <i>Lot</i> 26, Con 1 Esquesing, as in 713656 except Parts 3 & 4 on 20R-9935; Part <i>Lot</i> 26, Con 1 Esquesing, Part 2, 20R-9935, 13066 Dublin Line, Esquesing (D14ZBA18.011H)
2018-0077	December 17, 2018	N/A	Holding Removal for Part <i>Lot</i> 69, Plan 617, Part 1 on Plan 20R-1728 and Part <i>Lot</i> 68, Plan 617, Parts 1, 4 and 5 on Plan 20R-18270, 15 Mountainview Road North (D14ZBA18.013H)
2019-0004	February 11, 2019	N/A	Holding Removal for Part of <i>Lot</i> 19, Concession 10 and Part of <i>Lot</i> 10, Registered Plan 182, 193-197 Mountainview Road North and 111 John Street (D14ZBA18.007H)
2019-0018	April 15, 2019	N/A	A By-law to implement the recommendations of the Glen Williams Mature Neighbourhood Study
2019-0019	April 15, 2019	OMB Decision PL190205	A By-law for the lands described as Part of <i>Lot</i> 277, Registered Compiled Plan 1098 and Part of <i>Lots</i> 1 to 4, Block 15, Registered Plan 31 and Part of <i>Lot</i> 7, Block 15, Registered Plan 63, 12 Church Street East, Acton (D14ZBA17.002)
2019-0035	July 9, 2019	N/A	A By-law to amend Zoning By-law 2010-0050, as amended, for <i>Cannabis Cultivation</i> and Processing
2019-0039	July 9, 2019	N/A	Rezoning of Part of Block A, Plan 670, 284 Queen Street East, Acton (D14ZBA18.002)
2019-0047	September 9, 2019	N/A	Holding Removal for <i>Lots</i> 1 and 2, Block A, Plan 10, as in 57603, Glen Williams, 25 Beaver Street (D14ZBA19.006H)
2019-0049	September 9, 2019	N/A	A By-law to implement <i>Accessory Apartments (Accessory Dwelling Units)</i>

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2020-0008	February 10, 2020	N/A	Holding Removal for Part of <i>Lot</i> 14, Concession 9, Esquesing, 10759 Eighth Line, Georgetown (D14ZBA19.003)
2020-0010	March 9, 2020	N/A	Holding Removal for <i>Lot</i> 3 and Part <i>Lot</i> 4, Block A, Plan 10, 0 Beaver Street, Glen Williams (D14ZBA20.001H)
2020-0028	May 25, 2020	N/A	A By-law for the lands described as Part of <i>Lot</i> 19, Concession 9; <i>Lot</i> 1 and Part <i>Lot</i> 2, <i>Lots</i> 3, 4, 5, 6, Plan 341; 26, 28, 30, 34, 36 & 42 Mill Street & 11 Dayfoot Drive, Georgetown (D14ZBA16.013)
2020-0035	July 6, 2020	N/A	Holding Removal for <i>Lot</i> 20 and 21, Concession 10, Esquesing, 509 Main Street (Park) (D14ZBA20.005H)
2020-0040	July 27, 2020	N/A	Holding Removal for Part <i>Lot</i> 20, Concession 10, Esquesing, 53 Confederation Street (D14ZBA20.006H)
2020-0041	July 27, 2020	N/A	A By-law for the lands described as <i>Lots</i> 18 & 19, Concession 8; 11571-11605 Trafalgar Road, Georgetown (D14ZBA18.014)
2020-0052	August 31, 2020	N/A	Holding Removal for Part <i>Lot</i> 22, Concession 10, Esquesing, shown as <i>Lot</i> 39, RCP 1555, 572 Main Street, Glen Williams (D14ZBA20.008H)
2020-0055	September 14, 2020	N/A	Holding Removal for <i>Lot</i> 52, RCP 1555, 620 Main Street, Glen Williams (D14ZBA20.007H)
2020-0058	September 28, 2020	N/A	A By-law for the lands described as Part of <i>Lot</i> 19, Concession 8 and Block 187, Plan 20M-734, 11801 Trafalgar Road (D14ZBA19.005)
2021-0023	May 25, 2021	N/A	A By-law for the lands described as <i>Lots</i> 8, 9, and 10, Plan 37; 37 King Street, Georgetown (D14ZBA19.007)
2021-0032	July 5, 2021	N/A	Holding Removal for Part of <i>Lot</i> 30, Concession 6 Esquesing, 13850 Sixth Line (D14ZBA21.011H)
2021-0042	September 21, 2021	N/A	Holding Removal for Part of West Half <i>Lot</i> 18, Concession 8 Esquesing, 2 Humberstone Drive (D14ZBA21.009H)
2021-0038	October 4, 2021	N/A	Holding Removal for Part of Park 3 and Ann Street Cavanagh's Unregistered Plan and Part of the East Half of <i>Lot</i> 20

			Concession 9 shown as Parts 1 to 7, 20R18596, Glen Williams (D14ZBA21.016H)
2021-0057	November 15, 2021	N/A	A By-law to amend Zoning By-law 2010-0050, as amended by By-law 2017-0064, for the lands described as Part Lots 1, 2 & 3, Registered Plan 37, Part of Lot 18, Concession 9, Town of Halton Hills, Regional Municipality of Halton, municipally known as 69-79 Main Street South and 94-98 Mill Street (Georgetown)
2022-0007	February 28, 2022	N/A	A By-law to amend Zoning By-law 2010-0050, as amended Lot 16, Registered Plan 32
2022-0012	March 21, 2002	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Part Lot 18, Concession 9 Town of Halton Hills, Regional Municipality of Halton municipally known as 94 Guelph Street (Georgetown)
2022-0035	May 24, 2022	N/A	A By-law to amend Zoning By-law 57-91 and 2010-0050, as amended, Lots 22 & 23, Plan 37, Town of Halton Hills, Regional Municipality of Halton, municipally known as 1 Elgin Street (Georgetown)
2022-0046	July 4, 2022	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Part of Lot 14, Block 21, Part of Agnes Street, Lot 16 and Part of Lot 17, Block 22, Registered Plan 31 Town of Halton Hills, Regional Municipality of Halton municipally known as 47 Maria Street (Acton)
2022-0047	July 4, 2022	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 3, Registered Plan 29, Town of Halton Hills, Regional Municipality of Halton 9 Caroline Street (Georgetown)
2022-0054	July 15, 2022	N/A	A By-law to remove the Holding (H1) Provision from Zoning By-law 2010-0050, as amended

			by By-law 2016-0039, for lands described as Part of Lots 9 & 10, Registered Plan 182, Town of Halton Hills, Regional Municipality of Halton, municipally known as 167-171 Mountainview Road North (Georgetown)
2022-0055	August 31, 2022	N/A	A By-law to amend Zoning By-law 2010-0050, as amended, Part of Lots 21 and 22, Concession 8, Town of Halton Hills, Regional Municipality of Halton, municipally known as 13893 Highway 7 (Esquesing)
2022-0063	September 21, 2022	N/A	A By-law to remove the Holding (H1) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part of Lots 7 and 8, Plan 10, Block A Town of Halton Hills, Regional Municipality of Halton, municipally known as 15 Beaver Street
2022-0064	September 27, 2022	N/A	A By-law to remove the Holding (H1) Provision from Zoning By-law 2010-0050, for lands legally described as Lot 185, MUP 1098, Town of Halton Hills, Regional Municipality of Halton, municipally known as 254 Main Street North (formally known as 0 Main Street North) (Acton)
2022-0073	April 6, 2022	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended, Lot 15 and Part of Lot 16, Registered Plan 53, Town of Halton Hills, Regional Municipality of Halton, municipally known as 20 Ransom Street (Acton), lands described as All of Lot 15 and Part of Lot 16, Registered Plan 53, Town of Halton Hills, Regional Municipality of Halton 20 Ransom Street (Acton)
2023-0016	March 9, 2023	N/A	Being a By-law to Amend Zoning By-law 2010-0050, as amended, of the Town of Halton Hills, Part of Lot 21, Concession 9, Town of Halton Hills, Regional Municipality of Halton (File Nos. D12SUB09.001 & D14ZBA09.006)
2023-0030	April 24, 2023	N/A	A By-law to remove the Holding (H1) Provision from Zoning By-law 2010-0050, as amended by By-law 2013-0041, for lands described as

			Part Lots 14 & 15, Concession 11, Town of Halton Hills, Regional Municipality of Halton, municipally known as 10672 & 10852 Winston Churchill Boulevard (Esquesing)
2023-0034	May 8, 2023	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 10, Concession 10, Esquesing, Block 290, PLAN 20M-1208, Town of Halton Hills, Regional Municipality of Halton 15651 10 Side Road (Georgetown)
2023-0043	May 29, 2023	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Lots 22 & 23, Plan 37 Town of Halton Hills, Regional Municipality of Halton, municipally known as 1 Elgin Street (Georgetown)
2023-0045	May 29, 2023	N/A	A By-law to remove the Holding (H1) Provision and amend Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 11, Concession 9, ESQ, Town of Halton Hills, Regional Municipality of Halton (Georgetown)
2023-0049	June 1, 2023	N/A	A By-law to remove the Holding (H27) Provision from Zoning Bylaw 2010-0050, as amended by By-law 2022-0046, for lands described as Part of Lot 14, Block 21, Part of Agnes Street, Lot 16 and Part of Lot 17, Block 22, Registered Plan 31, Town of Halton Hills, Regional Municipality of Halton, 47 Maria Street (Acton)
2023-0066	June 23, 2023	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 57-91, as amended by By-laws 2000-138 and 2021-0066, for lands described as Part of Lot 15, Concession 10, Town of Halton Hills, Regional Municipality of Halton, municipally known as 16408 Steeles Avenue (Premier Gateway Employment Area)

2023-0075	July 26, 2023	N/A	A By-law to remove the Holding (H5) Provision from Zoning By-law 2010-0050, for lands legally described as Part of Lot 20, Concession 9, Town of Halton Hills, Regional Municipality of Halton, municipally known as 48 Confederation Street (Glen Williams)
2023-0080	August 21, 2023	N/A	A By-law to remove the Holding (H2) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 17, Concession 2, Esquesing, Part 1, 20R5272, Town of Halton Hills, Regional Municipality of Halton, 0 17 Side Road (Georgetown) (PIN 25020-0024 LT)
2023-0081	September 7, 2023	N/A	A By-law to remove the Holding (H6) Provision from Zoning By-law 2010-0050, as amended by By-law 2020-0041, for lands described as Part of Lots 18 and 19, Concession 8 Esquesing, Town of Halton Hills, Regional Municipality of Halton, 11571, 11583, 11597 and 11605 Trafalgar Road (Georgetown)
2023-0088	September 22, 2023	N/A	A By-law to remove the Holding (H5) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 20, Concession 9, Town of Halton Hills, Regional Municipality of Halton 50 Confederation Street (Glen Williams)
2023-0093	October 5, 2023	N/A	By-law to remove the Holding (H1) Provision from Zoning By-law 2010-0050, as amended, for lands described as Lots 14 and 15, Plan 20M-978, Town of Halton Hills, Regional Municipality of Halton, 20 and 22 Logan Court (Georgetown)
2023-0095	October 5, 2023	N/A	A By-law to remove the Holding (H18) Provision from Zoning By-law 2010-0050, for lands legally described as Part of Lot 19, Concession 9, Part of Lot 37, Plan 32, Part of Lots 4, 5, 6, 7, 8 & 9 Dayfoot's Unregistered Plan, Part of Lots 1, 2, 3, 4, 5 & 6 Plan 341, Parts 1, 2, 3, 4, 5, 6, 7, 8, 9 & 10 on 20R22163, subject to an Easement as in HR1555204

			municipally known as 26 and 36 Mill Street (Georgetown)
2023-0103	November 20, 2023	N/A	A By-law to remove By-law 00-138, as amended, from By-law 57-91, and add By-law 00-138, as amended, and without any changes, as a standalone section into the Comprehensive Zoning By-law 2010-0050
2023-0104	November 28, 2023	N/A	A By-law to remove the Holding Provision.
2023-0107	December 11, 2023	N/A	A By-law to amend Zoning By-law 2010-0050, as amended, Part of Lot 1, Concession 8, Town of Halton Hills, Regional Municipality of Halton, municipally known as 0 Steeles Avenue & 8154, 8170, 8178 and 8192 Eighth Line (Premier Gateway Employment Area)
2024-0003	January 22, 2024	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Lot 1 and Part of Lot 2, Parcel 5, Plan 54 Town of Halton Hills, Regional Municipality of Halton, municipally known as 59 & 61 King Street (Georgetown)
2024-0006	January 25, 2024	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 15, Concession 7, Town of Halton Hills, Regional Municipality of Halton, municipally known as 7930 Hornby Rd, 7985 Sixth Line and 12806 Steeles Avenue (Premier Gateway Employment Area)
2024-0018	March 6, 2024	N/A	A By-law to remove the Holding (H1) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part Lot 30, Concession 2, Town of Halton Hills, Regional Municipality of Halton, municipally known as 0 Main Street North (Acton)
2024-0021	March 25, 2024	N/A	A By-law to amend Zoning By-law 2010-0050, as amended, and Part of Lot 17, Registered Plan 341 Town of Halton Hills, Regional Municipality of Halton,

			municipally known as 12, 22 & 24 Dayfoot Drive (Georgetown)
2024-0023	March 25, 2024	N/A	A By-law to remove the Holding (H6) Provision from Zoning By-law 2010-0050, as amended by By-law 2020-0041, for lands described as Part of Lots 18 and 19, Concession 8 Esquesing, Town of Halton Hills, Regional Municipality of Halton, 11603 Trafalgar Road (Georgetown)
2024-0024	April 3, 2024	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 2010-0050, as amended by By-law 2023-0107, Part of Lot 1, Concession 8, Town of Halton Hills, Regional Municipality of Halton, municipally known as 8115 and 8119 Trafalgar Road (Premier Gateway Employment Area)
2024-0025	April 15, 2024	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Part of Lot 1, Concession 8 Town of Halton Hills, Regional Municipality of Halton, municipally known as 8049 Hornby Road (Premier Gateway Employment Area)
2024-0072	September 16, 2024	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended, Part of Lot 1, Concession 8 Town of Halton Hills, Regional Municipality of Halton, municipally known as 12 Armstrong Avenue (Georgetown)
2024-0074	September 19, 2024	N/A	A By-law to remove the Holding (H5) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part Lot 20, Concession 10 Esquesing, Town of Halton Hills, Regional Municipality of Halton, 31 Confederation Street (Glen Williams)
2024-0076	October 7, 2024	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended, Part of Lot 1, Concession 8 Town of Halton Hills, Regional Municipality of Halton, municipally known as 8131 Hornby Road (Premier Gateway Employment Area)

2024-0077	October 7, 2024	N/A	A By-law to amend Zoning By-law 2010-0050, as amended, Part of Lot 2, Concession 8, Town of Halton Hills, Regional Municipality of Halton, municipally known as 8250 Eighth Line (Premier Gateway Employment Area)
2024-0080	October 1, 2024	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 15, Concession 10, Town of Halton Hills, Regional Municipality of Halton, municipally known as 16408 Steeles Avenue (Premier Gateway Employment Area)
2024-0098	December 9, 2024	N/A	A By-law to Amend Town of Halton Hills Zoning By-law 2010-0050 (Additional Residential Units)
2024-0099	December 9, 2024	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended, Part of Lot 23, Concession 10 (Esquesing), Town of Halton Hills, Regional Municipality of Halton
2024-0101	December 9, 2024	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Part Lot 23, Concession 7 Esquesing Town of Halton Hills, Regional Municipality of Halton municipally known as 13376 & 13394 Hwy 7 (Henderson's Corners)
2024-0116	December 5, 2024	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 2010-0050, as amended, for lands described as Part of Lot 15, Concession 6, Town of Halton Hills, Regional Municipality of Halton, municipally known as 12144 Steeles Avenue (Premier Gateway Employment Area)
2024-0118	January 19, 2024	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended, Part of Lot 21, Concession 9, former Geographic Township of Esquesing, Town of Halton Hills, Regional Municipality of Halton, municipally known as 102 Confederation Street (Glen Williams)

2025-0029	March 20, 2025	N/A	A By-law to remove the Holding (H25) Provision from Zoning By-law 2010-0050, for lands legally described as Lot 15 and Part of Lot 16, Registered Plan 53, Town of Halton Hills, Regional Municipality of Halton, municipally known as 20 Ransom Street (Acton)
2025-0030	April 1, 2025	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 2010-0050, as amended by By-law 2023-0107, Part of Lot 1, Concession 8, Town of Halton Hills, Regional Municipality of Halton, municipally known as 8111 Trafalgar Road (Premier Gateway Employment Area)
2025-052	June 16, 2025	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Lots 1-6 South of Caroline Street and Part Saint Michael Street, Plan 29, Lots 30-39 North of Station Ground, Plan 37 Town of Halton Hills, Regional Municipality of Halton municipally known as 1 Rosetta Street and 6 & 8 Saint Michaels Street (Georgetown)
2025-058	June 9, 2025	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 2010-0050, as amended, Part of Lot 1, Concession 8, Town of Halton Hills, Regional Municipality of Halton, municipally known as 7975 Trafalgar Road (Premier Gateway Employment Area)
2025-0075	August 25, 2025	N/A	A By-law to amend Zoning By-law 2010-0050, as amended Part Lot 19, Concession 9 Esquesing Town of Halton Hills, Regional Municipality of Halton municipally known as 16 and 18 Mill Street (Georgetown)
2025-0078	September 15, 2025	N/A	A By-law to Amend Zoning By-law 2010-0050, as amended Part Lot 1, Concession 7 Esquesing, Part 1, Plan 20R-22157 Town of Halton Hills, Regional Municipality of Halton municipally known as 12635 and 12689

			Steeles Avenue (Premier Gateway Employment Area)
2025-0091	December 12, 2025	N/A	A By-law to remove the Holding (H26) Provision from Zoning By-law 2010-0050, as amended, Lot 16, Registered Plan 32, Town of Halton Hills, Regional Municipality of Halton, municipally known as 17 Guelph Street
2025-0101	December 31, 2025	N/A	A By-law to remove the Holding (H) Provision from Zoning By-law 2010-0050, as amended, for lands described as, Part of Lot 15, Concession 5, TRAF NS Parts 2, 3, 4, 5, and 7, 20R19675, except Part 1, Town of Halton Hills, Regional Municipality of Halton, municipally known as 7856 Fifth Line (Premier Gateway Employment Area)

Interim Control By-laws

Interim Control By-Law No.	Council Approved	OMB Approved	Date of Expiry	Notes
<u>2017-0009</u>	February 21, 2017	N/A	N/A	A By-law to extend the period of time during which Interim Control By-law 2016-0009 will be in effect for the Mature Neighbourhoods Character Study, by one additional year, to February 28, 2018 EXPIRED
<u>2017-0042</u>	July 10, 2017	N/A	N/A	A By-law to repeal interim Control By-law 2016-0009, as amended, which controlled the erection of, and additions resulting in, any large scale single detached dwellings within defined areas of the Town of Halton Hills, during completion of the Mature Neighbourhoods Character Study EXPIRED
<u>2017-0070</u>	November 27, 2017	N/A	November 27, 2018; extended to May 27, 2019 as in By-law 2018-0033	An Interim Control By-law to control the erection of, or additions resulting in, any large scale single detached dwellings within defined areas of Glen Williams for a period of one year EXPIRED
<u>2018-0062</u>	September 24, 2018	N/A	September 24, 2019	A By-law to impose interim control on the use of land, buildings or structures for Cannabis Production Related Uses within the Agricultural (A) and Protected Countryside (PC, PCNHS2) zones under Zoning By-law 2010-0050, with the exception of properties zoned Agricultural (A) within the Georgetown Urban Area as shown on Schedule A1 and A2 of the Halton Hills Official Plan; and all lands zoned Prestige Industrial M7, Holding Prestige Industrial (H)M7, and Holding Gateway (H)G, under Zoning By-law 57-91, as amended, and zoned RU-EMP (14) under Zoning By-law 2010-0050, within the Town of Halton Hills EXPIRED

PREAMBLE

INTRODUCTION

These pages explain the purpose of this Zoning By-law and how it should be used. These pages do not form part of the Zoning By-law passed by *Council* and are intended only to make the Zoning By-law more understandable and easier to use.

Section 34 of the Ontario Planning Act R.S.O. 1990, c.P. 13, as amended grants the statutory authority to municipalities to *zone* lands. A zoning by-law can according to section 34(1):

- Prohibit the *use* of land or *buildings* for any *use* that is not specifically permitted by the by-law;
- Prohibit the erection or siting of *buildings* and *structures* on a *lot* except in locations permitted by the by-law;
- Regulate the type of construction and the *height*, bulk, location, size, *floor area*, spacing and *use* of *buildings* or *structures*;
- Regulate the minimum frontage and depth of a parcel of land;
- Regulate the proportion of a *lot* that any *building* or *structure* may occupy;
- Regulate the minimum elevation of *doors*, windows or other openings and *buildings* or *structures*;
- Require that parking and loading facilities be provided and maintained for a purpose permitted by the by-law; and,
- Prohibit the *use* of lands and the erection of *buildings* or *structures* on land that is:
 - Subject to flooding;
 - The site of steep slopes;
 - Rocky, low lying, marshy or unstable;
 - Contaminated;
 - A sensitive groundwater recharge area or headwater area;
 - The location of a sensitive aquifer;
 - A significant wildlife habitat area, wetland, woodland, ravine, valley, or area of natural and scientific interest;
 - A significant corridor or shoreline of a lake, river or stream; or,
 - The site of a significant archaeological resource.

As a result of the above, zoning by-laws do affect the rights of property owners to *use* land. However, zoning by-laws do not create or affect any interest in land and have no effect on title.

Section 34(2) indicates that the "making, establishment or operation of a pit or quarry shall be deemed to be a *use* of land". This provision was added to the Planning Act, as amended, in 1983 to give municipalities the

ability to pass zoning by-laws regulating the location of pits or quarries. The Aggregate Resources Act works with the Planning Act, as amended in this regard and it indicates that no license for a pit or quarry can be issued unless the lands are appropriately zoned in accordance with this section of the Planning Act, as amended (section 12.1 of the Aggregate Resources Act, R.S.O. 1990, c.A.8).

Section 34(3) of the Planning Act, as amended, also provides municipalities with the authority to regulate the minimum area required for a parcel of land and to regulate the density of development. These types of provisions are typically intended to ensure that development is orderly and compatible with adjacent development.

Section 34(4) of the Planning Act, as amended indicates that a *trailer* as defined in the Municipal Act and a *mobile home* as defined in Section 46 (1) of the Planning Act, as amended are *buildings* or *structures* for the purposes of Section 34 of the Planning Act, as amended. The inclusion of this provision makes it clear that *mobile homes* and *trailers* are subject to zoning.

Section 34(5) of the Planning Act, as amended, provides municipalities with the ability to prohibit the *use* of land until such municipal services as may be set out in the by-law are available. For the purposes of this section, municipal services could include; road maintenance, sewer and water services and any other service provided by the municipality. Municipalities have historically used this section primarily in circumstances where sewer and water services were required to service development. In cases such as these, a zoning by-law can require development to be connected to these services as a condition of the issuance of a *building* permit.

Section 34(6) of the Planning Act, as amended, indicates that a zoning by-law can require Certificates of Occupancy for any land *use* and/or any *building* or *structure* on such land. If the *use* changes, or if the *building* or *structure* is to be altered, the Certificate of Occupancy would have to be either amended or reissued and it can only be amended or reissued if the change of *use* or *alteration* conforms with the zoning by-law. The Town of Halton Hills currently requires a certificate of occupancy for any *use*.

Zoning by-laws in Ontario are not permitted to regulate the user of land, only the *use* of land. By-laws that are designed to control the user have been determined to not be valid by the courts. Section 35 (2) is consistent with these court decisions, and it states:

"The authority to pass a by-law under Section 34 does not include the authority to pass a by-law that has the effect of distinguishing between persons who are related and persons who are unrelated in respect to the occupancy or a use of a building or structure or a part of a building or structure, including the occupancy or use as a single housekeeping unit."

Section 24(1) of the Planning Act, as amended, indicates that where an Official Plan is in effect, no by-law shall be passed for any purpose that does not conform to the Official Plan.

Notwithstanding the above provision, Section 24(4) of the Planning Act, as amended also indicates that if a by-law under Section 34 of the Act has been passed and not appealed, the "by-law shall be conclusively deemed to be in conformity with the Official Plan." The determination of a by-law's conformity with an Official Plan can be relatively subjective and open to interpretation. However, the Planning Act, as amended, makes it very clear that regardless of interpretation, if no appeal is lodged, the by-law is deemed to conform with the Official Plan.

Section 27(1) of the Planning Act, as amended, also indicates that every by-law passed under Section 34 has to conform with the Official Plan of an upper tier Municipality, which in this case would be the *Region* of Halton. This section further indicates that if the *Council* for a lower tier municipality does not amend its by-laws within

one year of an upper tier Official Plan coming into effect, the *Council* for the upper tier municipality may amend the lower tier municipality's by-law to bring it into conformity.

Any Official Plan contains general policies that affect the *use* of land throughout a municipality. These policies specify where certain land uses are permitted and, in some instances, specify what regulations should apply to the development of certain lands. However, the Official Plan is a general document that is not intended to regulate every aspect of the built form on a *lot*. It is for this reason that an Official Plan is not considered to be "applicable law" for the purposes of determining whether a *building* permit should be issued under the Ontario Building Code Act. Instead, this is the role of a zoning by-law, with such a by-law being considered as "applicable law".

In addition to the above, the Provincial Greenbelt Plan requires that any zoning by-law passed by a Municipality conform to the Greenbelt Plan. The Places to Grow Act also requires that every by-law conform to the Provincial Growth Plan.

HOW TO USE THIS BY-LAW

In order to reference this By-law most easily, a property owner should follow each of the steps listed below to determine what permissions and standards apply to their particular property.

1. **Locate the Property on a Map**

Maps in a Zoning By-law are called 'Schedules'. The first step to using this By-law is to refer to the *zone* schedules that are contained at the back of the By-law to determine in which *zone* your property is located. The *zone* will be indicated on the schedules by a symbol or abbreviation. For example, you may see a symbol and colour such as "PC" attached to your property. This would indicate that your property is within the "Protected Countryside" Zone. The *zone* symbols or abbreviations are explained in Part 2 of the By-law.

Part 2 also provides assistance to help you identify the *zone* boundaries on the Schedules. For example, if your property appears close to a *zone* boundary and you are not sure how to determine exactly where that boundary is located, refer to Section 2.4 of the By-law.

2. **By-law Amendments**

A Zoning By-law is not a static document. It is amended over time as demands and policies governing land *use* change. Before proceeding any further, you should verify that your property is not the subject of an earlier Zoning By-law amendment. While the Town strives to keep this By-law up to date, more recent amendments may not be included in the version of the By-law you are using. Staff in the Town's Planning Department will be able to assist you to confirm if your property has been subject to a more recent By-law amendment.

3. **Zone Provisions**

The next step to using this By-law is to determine what uses are permitted on your property. Parts 6 to 12 of the By-law identify the permitted uses and *zone* standards for each *zone* in the Municipality.

The permitted uses tables list the uses on the left and indicate in which *Zones* the listed uses are permitted. The *Zone* Standards tables either list the *Zones* of the *building* types or uses permitted in a *Zone* and then indicate what standards apply. Special Provisions that may affect the *use* of the property are shown on the bottom of both tables.

The definitions in Part 3 can assist you if you are not sure of the nature of a permitted *use* or how it has been defined for the purposes of this By-law. Words that are defined in Part 3 are italicized throughout the By-law. If a word is not italicized, it is not specifically defined. Uses that are not identified as permitted uses within a particular *zone* are not permitted in that zone.

You have now identified the *zone* in which your property is located and have identified what uses are permitted on your property. The next step is to determine what standards may apply to the uses on your property. Parts 6 to 12 of the By-law also identify the *zone* standards for each of the *zone* categories in the Municipality including standards for minimum *lot area*, minimum frontage requirements, minimum *yard* requirements, maximum permitted *height* of *buildings* and in some cases, the minimum required landscaped open space on the *lot*.

4. **General Provisions**

Now that you are aware of the uses permitted on your property and the specific *zone* standards that apply to those uses, reference should be made to Part 4 of this By-law. Part 4 contains a more general set of standards known as 'General Provisions' that apply to all properties in all *zones* throughout the Municipality. For example, the general provisions contain standards that regulate the location of *accessory structures* on a *lot*, *height* exceptions, and *non-conforming/non-complying* uses that apply to all properties regardless of what *zone* the property is located.

5. **Parking and Loading**

Part 5 provides the parking and loading requirements for all uses permitted in the Municipality. If you are considering changing the *use* of your property or adding a new *use* to your property, you should review Part 5 to ensure that you are aware of the parking requirements for the proposed *use*.

6. **Exceptions, Holding Zones, Temporary Uses, and Interim Control By-laws**

Parts 13, 14, 15 and 16 contain specific requirements that may apply to one property or a series of properties. Lands subject to an exception covered in Part 13 (Exceptions) have specific *use* permissions or *zone* provisions that have been applied either in response to a landowner request or if there is a public interest objective in applying different rules on a property or in an area. The provisions within an exception section are intended to take precedence over any other provision in the By-law, where relevant lands subject to an exception will be specifically identified on the schedules with the *use* of a set of brackets containing the exception number after the parent *zone* symbol.

Part 14 (Holding *Zones*) contains specific requirements that describe what conditions need to be met in order to develop/establish permitted uses on a property. Lands subject to a Holding provision will be specifically identified on the schedules with the *use* of a (H) symbol followed by the Holding provision number.

Part 15 (Temporary Uses *Zones*) identifies those properties that are subject to *use* permissions that only last for a specified period of time. Lands subject to a Temporary Use By-law will be specifically identified on the schedules with the *use* of a (T) symbol followed by the Temporary Use number.

Part 16 (Interim Control *Zones*) identifies those properties that may be subject to an interim control by-law, which may restrict certain permitted uses from being established on a property. Lands subject to an Interim Control By-law will be specifically identified on the schedules with the *use* of an (ICBL) symbol followed by the Interim Control number.

7. **Description of Zones**

This section includes an overview of the intent and purpose of each zone.

URBAN RESIDENTIAL ZONES

The residential *zones* are intended to implement the policies of the Low, Medium and High-Density Residential designations within the Official Plan. The **LOW DENSITY RESIDENTIAL ONE (LDR1) ZONE** is intended to provide primarily for *single detached dwellings*. It is noted that there are six distinctive LDR1 *Zones* to reflect varying *lot frontages* that currently exist in existing urban residential neighbourhoods in the Town. Four of these LDR1 *Zones* will apply to developments with a traditional *lot* arrangement and two will apply to wide shallow *lot* development. These *zones* will be identified as **LDR1-1, LDR1-2** etc.

The **LOW DENSITY RESIDENTIAL TWO (LDR2) ZONE** is intended to provide primarily for *semi-detached, duplex, and triplex dwellings*. The **MEDIUM DENSITY RESIDENTIAL ONE (MDR1) ZONE** permits *street townhouse dwellings* and the **MEDIUM DENSITY RESIDENTIAL TWO (MDR2) ZONE** permits block/group townhouse *dwellings* and low-rise *apartment buildings*. The **HIGH DENSITY RESIDENTIAL (HDR) ZONE** provides for higher density uses such as apartments. The **RESIDENTIAL COMMERCIAL (RCO) ZONE** permits residential and a limited range of non-residential uses in residential *buildings*. The **URBAN RESIDENTIAL (UR), MIXED USE ONE (MU1) and MIXED USE TWO (MU2) ZONES** are intended to be new *zones* that would only be applied in the future if new urban areas are included within the Town of Halton Hills.

URBAN COMMERCIAL ZONES

The urban commercial *zones* are intended to implement a number of urban commercial designations within the Official Plan. The **DOWNTOWN COMMERCIAL ONE (DC1) ZONE** is intended to apply to the Georgetown and Acton downtown cores. The uses permitted are extensive and reflect the planned function of these core areas in the Official Plan. There are relatively few *Zone* standards in this *Zone*, given that there is a strong encouragement in the Official Plan to stimulate additional development in this area. The **DOWNTOWN COMMERCIAL TWO (DC2) ZONE** is intended to apply to transitional areas between the downtown core and established residential areas. The intent of the DC2 *zone* is to recognize a number of existing non-residential uses in these areas. New uses contemplated in these areas by the Official Plan would require re-zoning.

The three **GEORGETOWN COMMUNITY NODE ZONES (GCN1, GCN2 and GCN3)** are intended to differentiate between the uses anticipated within various components of the Georgetown Community Node as identified in the Town's Official Plan. It is recognized that within the GCN2 and GCN3 *Zones* in particular, a comprehensive development plan (CDP) is required prior to the expansion or establishment of new *buildings* in these areas. In order to achieve this Official Plan objective, the affected lands will be the subject of a Holding provision. Only the *height* and location of *buildings* in relation to Residential *Zone* boundaries are controlled in these *Zones*. The **SECONDARY NODE COMMERCIAL (SNC) ZONE** applies to lands in Georgetown South that are the site of primarily retail and *service commercial uses* serving the area.

The **CORRIDOR COMMERCIAL (CC) ZONE** is intended to implement the Corridor Commercial designation within the Official Plan and provide for automobile related uses. The **LOCAL COMMERCIAL (LC) ZONE** applies to existing local commercial sites within the Town.

URBAN EMPLOYMENT ZONE

The urban employment *zone* is intended to implement the Employment designation within the Official Plan. The **EMPLOYMENT ONE (EMP1) ZONE** applies to established urban employment areas in both Acton and Georgetown.

Zones such as the **401 CRRIDOR PRESTIGE INDUSTRIAL (M7) Zone**, **401 CORRIDOR GATEWAY (G) zone**, and the **401 CORRIDOR GATEWAY SPECIAL (GS-1) zone** apply to employment areas in the Premier Gateway Area. The **401 CORRIDOR DEVELOPMENTT (MD) zone** applies to employment areas in the Premier Gateway Area to permit existing uses.

INSTITUTIONAL ZONE

The **INSTITUTIONAL (I) ZONE** applies to lands that are the site of uses such as places of worship, schools, and other, large-scale public facilities.

NON-URBAN ZONES

The **AGRICULTURAL (A) ZONE** applies to lands that are designated Agricultural by the Halton Hills Official Plan, and within this zone, only agriculture and agriculture-related uses as well as *single detached dwellings* are permitted. The **PROTECTED COUNTRYSIDE (PC) ZONE** applies to lands within the Greenbelt Plan area that are not within a key natural heritage or hydrological feature or within the natural heritage system. The *use* permissions in the A and PC Zones are identical.

The two **HAMLET RESIDENTIAL ZONES (HR1 and HR2)** apply to lands within the Hamlets identified on the schedules to the Official Plan (Glen Williams, Norval and Stewarttown). While the permitted uses in both *zones* are the same, the standards are different, since the HR1 Zone will apply to lands that were generally developed prior to lands within the HR2 Zone, where larger *lot* sizes were required. The **HAMLET COMMUNITY CORE (HCC) ZONE** applies to commercial areas in the Hamlet of Glen Williams, the **HAMLET COMMERCIAL (HC) ZONE** applies to commercial lands in the Hamlets of Stewarttown and Norval, and the **HAMLET INSTITUTIONAL (HI) ZONE** applies to lands that are the site of existing *institutional uses* in Glen Williams, Norval and Stewarttown. The Hamlet Residential Office (HRO) Zone applies to the Hamlet of Norval, to implement the designation identified on the Norval Schedule of the Official Plan, but is not reflected on the Zoning By-law Schedule, in order to trigger a re-zoning.

The two **RURAL CLUSTER RESIDENTIAL ZONES (RCR1 and RCR2)** apply to lands within the Rural Clusters identified on the schedules to the Official Plan (Crewsons Corners, Ballinafad, Silver Creek, Terra Cotta, Limehouse, Ashgrove, Bannockburn and Henderson's Corners). While the permitted uses in both *zones* are the same, the standards are different, since the RCR1 Zone applies to lands that were generally developed prior to lands within the RCR2 Zone, where larger *lot* sizes were required. The **RURAL CLUSTER COMMERCIAL (RCC)** applies to lands that are the site of such existing uses. The **RURAL CLUSTER INSTITUTIONAL (RC1) ZONE** applies to lands that are the site of existing *institutional uses*. The **COUNTRY RESIDENTIAL (CR) ZONE** applies to established rural subdivisions that are not within the hamlets or rural clusters.

The **MINERAL AGGREGATE RESOURCES (MAR) ZONE** applies to areas that are licensed for *aggregate* extraction in accordance with the Aggregate Resources Act. The standards of the MAR Zone (with the exception of minimum *lot area*) are consistent with the standards in the Aggregate Resources Act. The **RURAL EMPLOYMENT (RU-EMP) ZONE** applies to lands designated Rural Industrial on the northeast corner of Regional Road 25 and the 5th Sideroad and the standards that have historically been applied have been carried forward.

ENVIRONMENTAL AND OPEN SPACE ZONES

The **PROTECTED COUNTRYSIDE NATURAL HERITAGE SYSTEM ONE (PC-NHS1) ZONE** applies to lands within the Greenbelt Plan area that are within a key natural heritage or hydrological feature, as identified by the Province. For the purposes of this By-law, the limits of the PC-NHS1 Zone include a 30 metre Vegetation

Protection Zone as per the Greenbelt Plan. The **PROTECTED COUNTRYSIDE NATURAL HERITAGE SYSTEM TWO (PC-NHS2) ZONE** applies to lands within the Greenbelt Plan area that are within the natural heritage system. The **ENVIRONMENTAL PROTECTION ONE (EP1) ZONE** applies to lands that are designated Greenlands A in the Official Plan. The use permissions in the PC-NHS1 and EP1 Zones are identical. The **ENVIRONMENTAL PROTECTION TWO (EP2) ZONE** applies to lands that are designated Greenlands B in the Official Plan. The use permissions in the PC-NHS2 and EP2 Zones are identical.

The four **OPEN SPACE ZONES (OS1, OS2, OS3 and OS4)** apply to public and private open space areas in the Town. The OS1 Zone applies to public lands that are the site of community recreation facilities while the OS2 Zone applies to public lands that are the site of local recreational facilities and uses. The OS3 Zone applies to lands that are the site of public *infrastructure* such as sewage treatment plants, water supply plants and *stormwater management facilities* and other public lands that are not within the OS1 or OS2 Zone. The OS4 Zone applies to open space uses on privately owned properties, such as *golf courses* and private cemeteries. The **CONSERVATION SPECIAL ZONE(OS3-1)** shall apply except that no buildings, or structures, or parking areas shall be permitted, other than buildings and structures necessary for flood and/or erosion control purposes, and/or a fence.

OTHER ZONES

The **TRANSPORTATION (T) ZONE** applies to lands within the right-of-way of active rail corridors in the urban areas. The **DEVELOPMENT (D) ZONE** applies to lands that are identified in the Official Plan as being suitable in principle for additional development primarily in the form of new *lot* creation. This zone specifically applies to certain lands already designated for urban development in Georgetown, a Special Study Area in Acton and a limited number of vacant properties in the various Hamlets and Rural Clusters.

8. Relationship between this By-law and other Municipal By-laws and the requirement of the Region of Halton, Province of Ontario and the Government of Canada.

Section 1.3 of the By-law indicates the following:

“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 Town of Halton Hills or any other requirement of the Region of Halton, the Province of Ontario or the Government of Canada that may affect the use of lands, buildings or structures in the municipality.”

Anyone wishing to determine what permissions and standards apply to their property must also make themselves aware of any other Town of Halton Hills By-law that may affect the use of land. Staff at the Town of Halton Hills are able to assist the public in making this determination. In addition to the above, Section 4.30 of this By-law requires that all regulatory approvals are to be obtained with respect to water mains and storm and sanitary sewers before certain forms of development occurs and that adequate capacity as confirmed by the Region of Halton is available to support the proposed development. There may be other provisions, policies or regulations of the Region of Halton that may apply to the use of land. It is up to the property owner or person interested in determining what the permitted uses and standards are to obtain this information.

In addition to the above, there are a number of Acts of the Province of Ontario that will have an impact on the *use* of land. These include the Ontario Building Code Act, the Municipal Act, the Conservation Authorities Act and the Highway Traffic Act. The Chief Building Official will be able to advise which of these Acts apply in a particular circumstance. In addition to all of the above, there is legislation and regulations made pursuant to that legislation of the Government of Canada that may have an impact on the *use* of land. Again, the property owner is responsible for determining how this legislation and corresponding regulations/guidelines affects their *use* of land.

In all cases, it is suggested that the Chief Building Official be consulted early in the planning of the development of any property in the Town to determine what may apply to the *use* of that property.

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CORPORATION OF THE TOWN OF HALTON HILLS

BY-LAW NUMBER 2010-0050

A by-law to prohibit the *use* of land and the erection and *use* of *buildings* and *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*.

NOW THEREFORE, the *Council* of the *Corporation* of the Town of Halton Hills enact as follows:

PART 1

INTERPRETATION AND ADMINISTRATION

1.1 TITLE

This By-law may be referred to as the “Town of Halton Hills Zoning By-law” (this By-law) and applies to all lands within the Town of Halton Hills.

Notwithstanding the above, this By-law does not apply to the following lands:

- a) Lands that are subject to Development Control pursuant to the Niagara Escarpment Planning and Development Act, as shown on Schedule A-1 to this By-law with the exception of the lands within the Limehouse, Silver Creek and Henderson’s Corners Rural Clusters.
- b) Any other lands identified on Schedule ‘A’ of this By-law as being subject to By-law 57-91 or 74-51, both as amended.

1.2 CONFORMITY AND COMPLIANCE WITH BY-LAW

No *person* shall change the *use* of any *building, structure*, or land or *erect* or *use* any *building* or *structure* or occupy any land or *building* except in accordance with the provisions of this By-law.

1.3 INTERPRETATION

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 Town of Halton Hills or any other requirement of the *Region* of Halton, the Province of Ontario or the Government of Canada that may affect the *use* of lands, *buildings*, or *structures* in the municipality.

1.4 ENFORCEMENT

Any *person* or corporation convicted of a violation of this By-law is liable to penalties in accordance with the provisions of Sections 67 and 67.1 of the Planning Act R.S.O. 1990 c.P.13 as amended.

1.5 VALIDITY

If a court of competent jurisdiction declares any provision, or any part of a provision of this By-law to be invalid, if it be found to be of no-force and effect, it is the intention of *Council* that each and every other component of this By-law be applied and enforced in accordance with its terms to the extent possible according to law.

1.6 EFFECTIVE DATE

This By-law shall come into force the day it was passed if no appeals are received. If an appeal(s) is received, this By-law, or portions thereof, shall come into force upon the approval of the Ontario Municipal Board and in accordance with the provisions of the Planning Act R.S.O. 1990 c.P. 13 as amended.

1.7 REPEAL OF FORMER BY-LAWS

- a) Town of Halton Hills By-laws 1358 (Acton), and 1128 (Acton) and all amendments thereto are hereby repealed.
- b) By-law 57-91 (Georgetown) is amended by deleting all of the Parts and Schedules that apply to all lands subject to By-law 57-91 except for those lands that are:
 - i) (Deleted; Amended by By-law 2025-0070)
 - ii) (Deleted; Amended by By-law 2025-0070)
 - iii) Located at 2 Lamb Street;
 - iv) Lands legally described as *Lots 7 and 8, PCL5, Plan 54*, having frontage onto Lamb Street;
 - v) Located at 102, 104 and 106 Guelph Street;
 - vi) (Deleted; Amended by By-law 2025-0070)
 - vii) Located at 99 River Drive.
- c) By-law 74-51 (Esquesing) is amended by deleting all of the Parts and Schedules that apply to all lands subject to By-law 74-51 except for those lands that are:
 - i) Located within a portion of the property known as 9646 Highway 7;
 - ii) Located within Part *Lot 27, Concession 4 (RP20R9833)*;
 - iii) Located at 9198 Sixth Line;
 - iv) Included within parts of Draft Plan Approved subdivisions in Georgetown South known as 24T-97011HW and 24T-97012HE; and
 - v) *Lots 11-15 Plan 64*.

1.8 MINOR VARIANCES TO BY-LAW, 1358, 74-51, 57-91 AND 1128 AS AMENDED

Where the Committee of Adjustment of the Town of Halton Hills or the Ontario Municipal Board has authorized a minor variance from the provisions of By-laws 1358, 74-51, 57-91 and/or 1128 as amended, and in accordance with Section 45(1) of the Planning Act R.S.O. 1990 c.P.13 as amended, in respect of any land, *building* or *structure* and the decision of the Committee of Adjustment of the Town of Halton Hills or the Ontario Municipal Board authorizing such minor variance has become final and binding prior to the date of an Ontario Municipal Board Order

approving this By-law, the provisions of this By-law, as they apply to such land, *building* or *structure*, shall be deemed to be modified to the extent necessary to give effect to such minor variance. This provision shall apply only to minor variances that have been granted since January 1, 2000.

1.9 EXPANSIONS TO LEGAL NON-CONFORMING USES

Where the Committee of Adjustment of the Town of Halton Hills or the Ontario Municipal Board has authorized the expansion of a legal *non-conforming* use, *building* or *structure* in accordance with Section 45 (2) a) i) of the Planning Act R.S.O. 1990 c.P 13 as amended and the decision of the Committee of Adjustment of the Town of Halton Hills or the Ontario Municipal Board authorizing such expansion has become final and binding prior to the enactment of this By-law, the provisions of this By-law, as they apply to such land, *building* or *structure* shall be deemed to be modified to the extent necessary to give effect to such a decision. This provision shall apply only to decisions to expand a legal *non-conforming* use that were made since January 1, 2000.

1.10 SITE PLAN AGREEMENTS AND SITE PLAN APPROVALS

Where a Site Plan Agreement has been entered into prior to the effective date of this By-law, or where Site Plan Approval has been granted by the Town and a *Building* Permit for the project in either circumstance has not been issued, the provisions of this By-law, as they apply to such land, *building* or *structure*, shall be deemed to be modified to the extent necessary to give effect to such Site Plan Agreement or Site Plan Approval, provided that the *Building* Permit is issued within three (3) years of the effective date of this By-law.

1.11 LOTS CREATED BY A WILL

A *lot* created by a Will after July 26, 1990, does not qualify for a *building* permit. If a *lot* created by a Will was created on or before July 26, 1990, a *building* permit may be available provided all other applicable provisions in this By-law are met.

1.12 ILLUSTRATIONS

All illustrations or photos included within the By-law document are deemed to not be part of this By-law and are included to assist with the interpretation of the By-law.

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PART 2

ESTABLISHMENT OF ZONES

2.1 ZONES

The provisions of this By-law apply to all lands within the limits of the Town of Halton Hills except for those lands identified in Section 1.7 of this By-law.

Notwithstanding the above, this By-law does not apply to lands that are subject to Development Control pursuant to the Niagara Escarpment Planning and Development Act with the exception of the lands within the Limehouse, Silver Creek and Henderson's Corners Rural Clusters. All lands subject to this By-law, with the exception of those lands subject to Development Control pursuant to the Niagara Escarpment Plan and Development Act are contained within one or more of the following *Zones*:

ZONE	SYMBOL	Location
Urban Residential Zones		
Low Density Residential One	LDR1	Part 6
Low Density Residential Two	LDR2	Part 6
Medium Density Residential One	MDR1	Part 6
Medium Density Residential Two	MDR2	Part 6
High Density Residential	HDR	Part 6
Residential/Commercial	RCO	Part 6
Urban Residential	UR	Part 6
Mixed-Use One	MU1	Part 6
Mixed-Use Two	MU2	Part 6
Urban Commercial Zones		
Downtown Commercial One	DC1	Part 7
Downtown Commercial Two	DC2	Part 7
Georgetown Community Node Zones	GCN1, GCN2, GCN3	Part 7
Secondary Node Commercial	SNC	Part 7
Corridor Commercial	CC	Part 7
Local Commercial	LC	Part 7

Urban Employment Zone

Employment One	EMP1	Part 8
401 Corridor Prestige Industrial	M7	Part 8
401 Corridor Gateway Zone	G	Part 8
401 Corridor Development Zone	MD	Part 8

Non-Urban Zones

Agricultural	A	Part 9
Protected Countryside	PC	Part 9
Hamlet Residential	HR1 and HR2	Part 9
Hamlet Residential/Office	HRO	Part 9
Hamlet Community Core	HCC	Part 9
Hamlet Commercial	HC	Part 9
Hamlet Institutional	HI	Part 9
Rural Cluster Residential	RCR1 and RCR2	Part 9
Rural Cluster Commercial	RCC	Part 9
Rural Cluster Institutional	RCI	Part 9
Country Residential	CR	Part 9
<i>Mineral Aggregate Resources</i>	MAR	Part 9
Rural Employment	RU-EMP	Part 9

Environmental and Open Space Zones

Protected Countryside Natural Heritage System One	PC-NHS1	Part 10
Protected Countryside Natural Heritage System Two	PC-NHS2	Part 10
Environmental Protection One	EP1	Part 10
Environmental Protection Two	EP2	Part 10
Open Space	OS1, OS2, OS3 and OS4	Part 10

Institutional Zone

Institutional	I	Part 10
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Other Zones

Transportation	T	Part 12
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Development	D	Part 12
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2.2 ZONE SYMBOLS

The *Zone* symbols used in this By-law and on the Schedules to this By-law refer to *lots*, *buildings* and *structures* and other parcels of land and to the *use* of *lots*, *buildings* and *structures* and other parcels of land permitted by this By-law.

2.3 ZONE SCHEDULES

The *Zones* and *Zone boundaries* are shown on Schedules 'A1', 'A2', 'A3-1', 'A3-2', 'A3-3', 'A3-4', 'A4', 'A5', 'A6', 'A7', 'A8', 'A9', 'A10', 'A11', 'A12', 'A13', 'A14', 'A15', 'A16', 'A17', 'A18', 'A19' and 'A20', which form part of this By-law.

2.4 DETERMINING ZONE BOUNDARIES

When determining the boundary of any *Zone* as shown on any Schedule forming part of this By-law, the following provisions shall apply:

- i) A boundary indicated as following a highway, street, *lane*, railway right-of-way, utility corridor or watercourse shall be the *centre-line* of such highway, street, *lane*, railway right-of-way, utility corridor or watercourse;
- ii) A boundary indicated as substantially following *lot lines* shown on a Registered Plan of Subdivision shall follow such *lot lines*;
- iii) Where a boundary is indicated as running substantially parallel to a *streetline* and the distance from the *streetline* is not indicated, the boundary shall be deemed to be parallel to such a *streetline* and the distance from the *streetline* shall be determined according to the scale shown on the Schedule(s);
- iv) Where a *lot* falls into two or more *Zones*, each portion of the *lot* shall be used in accordance with the provisions of this By-law for the applicable *Zone*; and,
- v) Where none of the above provisions apply the *Zone* boundary shall be scaled from the Schedule(s).

In no case is a *Zone* boundary dividing a *lot* into two or more *Zone* categories intended to function as a property boundary.

2.5 EXCEPTION ZONES

Where a *Zone* symbol on the attached schedule(s) is followed by only a number within a set of brackets, the number refers to a site-specific exception that applies to the lands noted. Site-specific exceptions are listed in Part 13 of this By-law. Unless specifically amended by the *Zone* Exception, all other provisions of the Parent *Zone* apply.

2.6 HOLDING ZONES

Notwithstanding any other provision in this By-law, where a *Zone* symbol is followed by the letter (H), no *person* shall *use* the land to which the letter (H) applies for any *use* other than the *use* which legally existed on the date the by-law applying the Holding provision came into effect, or expand or replace an existing *building* or *structure*, as the case may be until the (H) is removed in accordance with the policies of the Official Plan and the provisions of this By-law, as amended and the requirements of any amending By-law and the Planning Act, as amended. Notwithstanding the above, this provision does not apply to the following uses, which are permitted without the need to remove the Holding provision:

- a) *public uses* in accordance with Section 4.26 of this By-law;
- b) temporary construction and sales uses in accordance with Section 4.34 of this By-law; and,
- c) *sales offices* and *model homes*.

In addition, the provision shall not prevent the issuance of a *building* permit to make structural repairs, carry out façade improvements, improve and/or replace plumbing and electrical systems and/or replace openings. Site Specific or Area-Specific Holding *Zones* are detailed in Part 14 of this By-law.

2.7 DEFINITIONS

For the convenience of the reader, all words that are italicized are defined in Part 3.0 of this By-law.

2.8 LAND OWNERSHIP

No representation or implication is made by the Town, 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.

PART 3

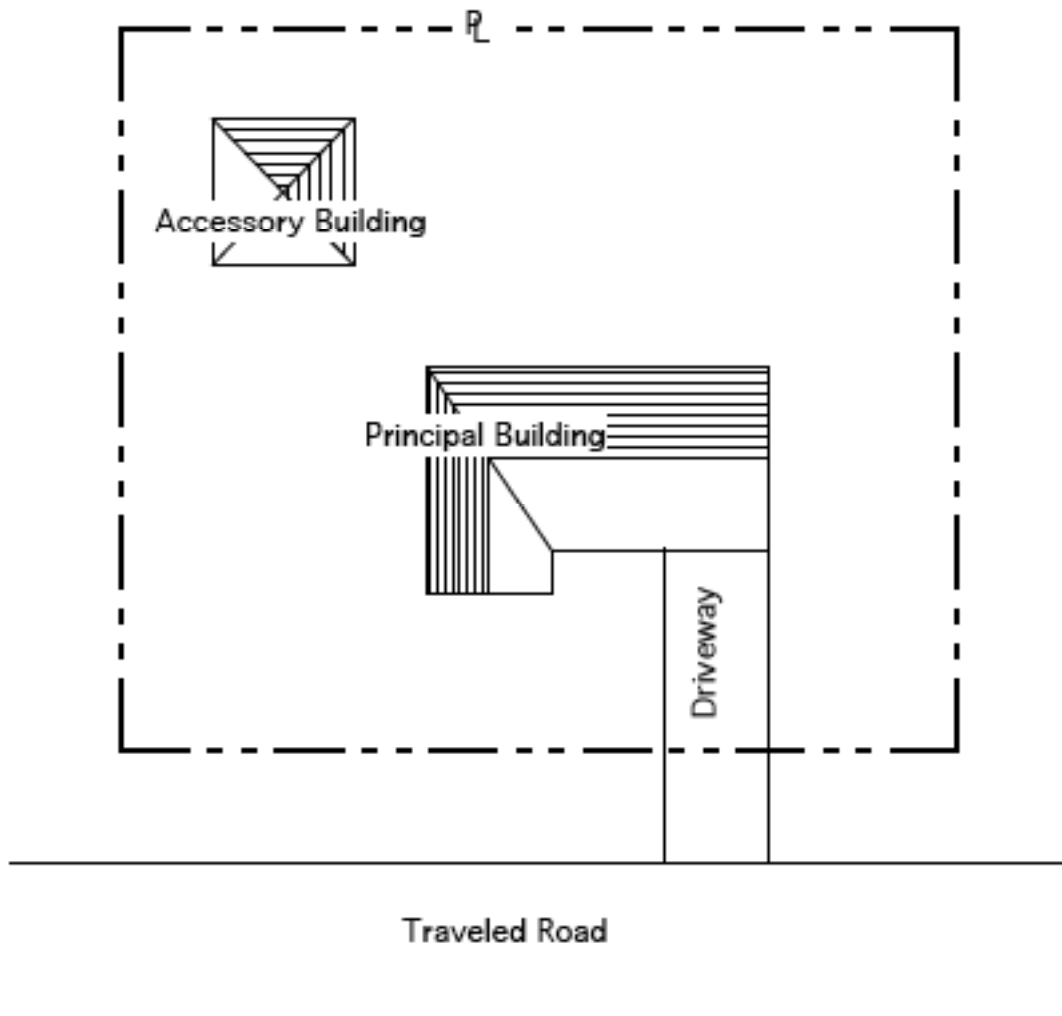
DEFINITIONS

Accessory means:

A *use, building or structure* located on the same *lot* as the principal *building or use*, the *use* of which is incidental or secondary to that of the *main building or use*.

Accessory Building or Structure means:

A detached *building or structure*, the *use* of which is naturally and normally incidental to, subordinate to, or exclusively devoted to the principal *use or building*, and located on the same *lot* and that is not used for human habitation.



Accessory Farm Employee Accommodation means:

Buildings or structures on a commercial farm that are designed to be used for the accommodation of employees of the commercial farm on a temporary or permanent basis.

Accessory Motor Vehicle Sales means:

The sale of *Motor Vehicles* that is clearly subordinate or incidental to a legally existing *Motor Vehicle Repair Establishment* or *Motor Vehicle Body Shop* on the same *lot* and which shall be limited to a maximum of *three motor vehicles* for sale at any one time. It shall not include a *Motor Vehicle Rental Establishment* or the sale of *Commercial Motor Vehicles* or *Recreational Trailers, Vehicles or Boats*.

Accessory Use means:

A *use*, customarily and normally subordinate to, incidental to and exclusively devoted to the principal *use* and located on the same *lot*.

Advanced Tech and Data Processing Establishment means:

The use of a *building* for software development and testing, or for the collection, analysis, processing, storage, or distribution of electronic data.

Additional Residential Unit means:

A *dwelling unit* within, or in a building detached from, a single detached, semi-detached or townhouse dwelling on the same *lot*.

Adult Entertainment Establishment means:

A *premises* in which is provided, in pursuance of a trade, calling, business or occupation, services or entertainment *appealing to or designed to appeal to erotic or sexual appetites or inclinations*.

Adult Specialty Store means:

A *premises* specializing in the sale of materials and products, such as clothing and accessories, *appealing to, or designed to appeal to, erotic or sexual appetites or inclinations*. An *adult specialty store* may, as an *accessory use*, sell or rent pre-recorded video tapes, video discs, films and or slides appealing to, or designed to appeal to, erotic or sexual appetites or inclinations, provided that no greater than 10% of the *gross floor area* of the *premises* is used for such sale or rentals.

Adult Video Store means:

A *premises* where any combination of pre-recorded video tapes, video discs, films or slides *appealing to, or designed to appeal to, erotic or sexual appetites or inclinations*, or depicting sexual acts, are offered for rent or sale. An *adult video store* shall not include facilities for the screening or viewing of such products.

Aggregate means:

Gravel, sand, clay, earth, shale, stone, limestone, dolostone, sandstone, marble, granite, rock or other prescribed material under the Aggregate Resources Act. For the purposes of this definition, earth does not include topsoil and peat.

Aggregate Processing Facility means:

A facility where *aggregate* is taken from a raw or already processed form and further processed, with such *aggregate* being sourced on the same *lot* and/or brought from another location.

Aggregate Transfer Station means:

An area of land that is not associated with a licensed *mineral aggregate operation* where *aggregate* products are temporarily stored prior to shipment and may include facilities for the administration or management of the business and the storage of required equipment but does not include the retail sale of *aggregate* products.

Agricultural Use means:

Any farming or *agricultural use* and includes apiaries, aviaries, berry or bush crops, breeding, raising, training or boarding of horses or cattle, commercial greenhouses, farms devoted to the hatching, raising and marketing of chickens, turkeys or other fowl or game birds, animals, fish or frogs, farms for grazing, flower gardening, field crops, goat or cattle dairies, growing, raising, picking, treating and storing of vegetables or fruit produced on the *premises*, nurseries, orchards, riding stables, the raising of sheep or goats, the raising of swine, tree crops, market gardening, bee keeping, and such *uses* or enterprises as are customarily carried on in the field of general agriculture. "Farm" includes a *single detached dwelling*, and such principal or *main buildings* and *structures* as a barn or silo, as well as *accessory buildings* and *structures* which are incidental to the operation of the farm.

Air Conditioners and Heat Pumps means:

Equipment designed to heat or cool the interior of *buildings* and *structures* and which are normally located outside or on a roof.

Aisle means:

An area of land used by *motor vehicles* to access *parking spaces*.

Alteration means:

Any modification to the structural component of a *building* 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 means:

A common interior area within a residential *building* or a common outdoor area exterior to the residential *building* or complex that is designed and intended primarily for the leisure and recreation of the occupants of the *dwelling* or complex.

Animal Clinic means:

A *premises* where one or more licensed veterinarians and any associated staff provide medical, surgical or similar services solely for livestock and pets. This definition may include overnight recovery areas and grooming activities but shall not include any facilities for the cremation or disposal of dead animals or a *kennel*.

Appealing to, Or Designed to Appeal to, Erotic or Sexual Appetites or Inclinations, when used to describe services or entertainment, means:

- a) Services or entertainment of which a principal feature or characteristic is the nudity or partial nudity of any *person*; and
- b) Services or entertainment in respect of which the word "nude", "naked", "topless", "bottomless", "sexy", or any other word, picture, symbol, or representation having like meaning or implication is used in any advertisement.

Arena means:

A *building* containing an ice surface used for skating related activities, trade shows, other recreational activities not requiring an ice surface and other events or gatherings, such as weddings, banquets, and conferences.

Art Gallery means:

A *premises* used for any combination of the preservation, exhibition, or sale of paintings or other works of art.

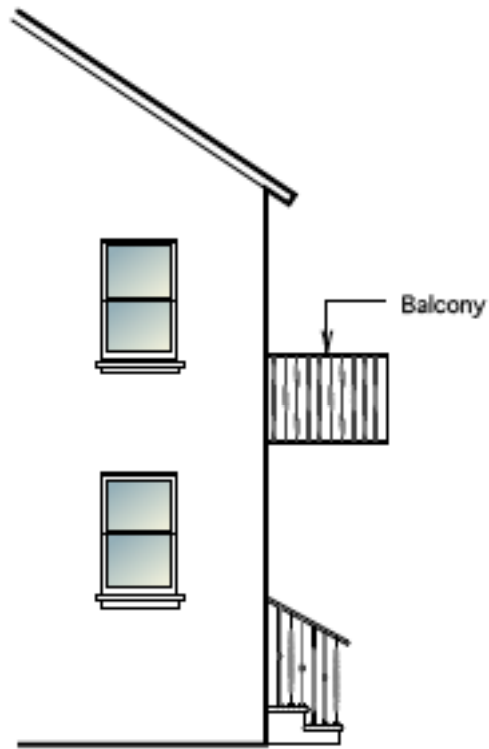
Asphalt Plant means:

Means a *use* of land, *building* or *structure*, or parts thereof, which 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, to produce asphalt paving material, and includes the stockpiling and storage of bulk materials used in the process or finished product(s) manufactured on the *premises*, the storage and maintenance of equipment, and facilities for the administration or management of the business.

Balcony means:

A platform that may be partially enclosed projecting from the main wall of a *building*, that is located above the *first storey* of a *building* and which is only accessible from within the *building*.

(see illustration on the following page)



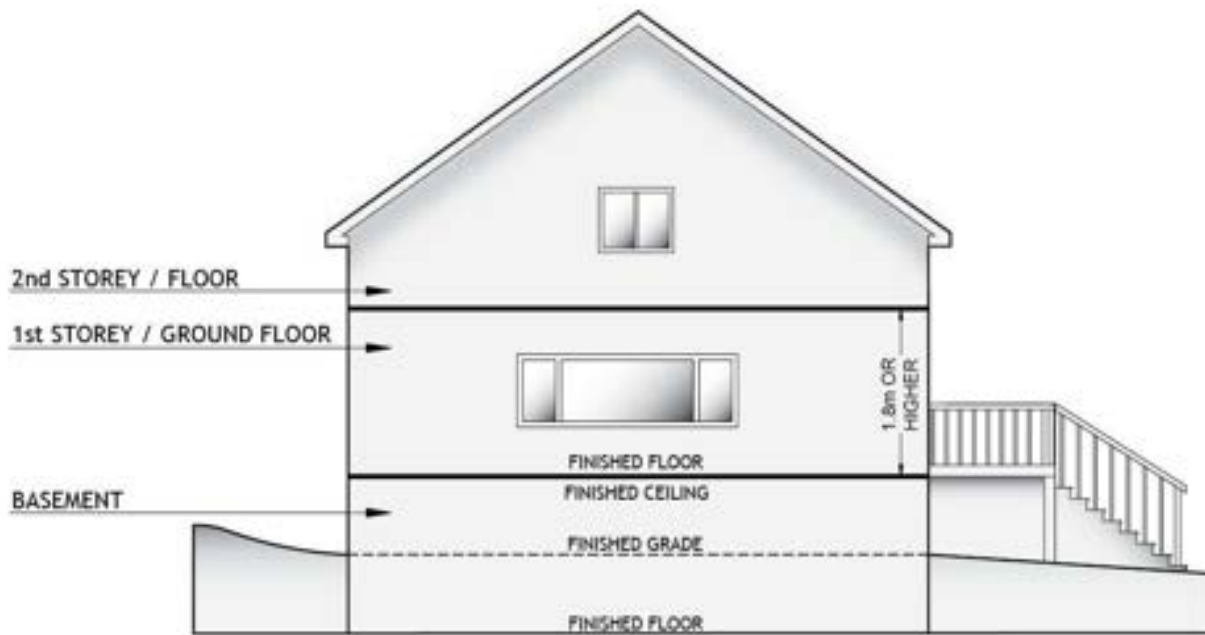
Banquet Hall means:

A *premises* used for the purpose of catering to banquets, weddings, receptions or similar functions for which food and beverages are prepared and served.

Basement means:

One or more *storeys* of a *building* located below the *first storey*.

(see illustration on the following page)



Bay Window means:

A multi-sided window that projects outwards from an exterior wall of a *building*, which may or may not have a foundation, a *door*, or windows at the side projections.

Bed and Breakfast Establishment means:

A *single detached dwelling* in which a maximum of three guest rooms are rented to the traveling public.

Billiard Hall means:

A *premises* where the game of billiards is played for commercial purposes.

Body Rub means:

The kneading, manipulating, rubbing, massaging, touching, or stimulating, by any means, of a *person's* body or part thereof but does not include:

- a) Medical or therapeutic treatment given by a *person* duly qualified, licensed, or registered to do so under the laws of the Province of Ontario; and,
- b) Alternative health care services, such as shiatsu and reflexology, given by a *person* duly qualified to provide such services through completion of formal courses and education and training in the provision of such service offered by an organization or institution that has the qualifications to provide such services.

Body Rub Establishment means:

A *premises* where a *body rub* is performed, offered or solicited in pursuance of a trade, calling, business or occupation, but shall not include:

- a) Any *premises* where *body rubs* are performed for the purpose of medical or therapeutic treatment and are performed by *persons* duly qualified, licensed, or registered to do so under the laws of the Province of Ontario; and,
- b) Any *premises* where *body rubs* are performed for the purpose of alternative health care services, such as shiatsu and reflexology, given by a *person* duly qualified to provide such services through completion of formal courses and education and training in the provision of such service offered by an organization or institution that has the qualifications to provide such services.

Book Superstore means:

A *retail store* with a *net floor area* greater than 3,000 square metres where the retail sale of books and related items is the primary product.

Bowling Alley means:

A *premises* where the game of bowling for commercial purposes is played.

Building means:

A *structure* consisting of any combination of walls, roof and floor, or a structural system serving the function thereof, including all associated works, fixtures and service systems.

Building, Apartment means:

A *building* containing three or more *dwelling units* that share a common external access to the outside through a common external access and a common corridor system.

Building, Multiple-Unit means:

A *building* containing three or more *dwelling units* that are:

- a) Located in a *building* such that some or all of the *dwelling units* are accessed by a corridor system or entrance and some or all of the *dwelling units* are accessed directly from the outside; or,
- b) Located within a Co-op or any Plan of Condominium, such as a Common Element Condominium with each *dwelling unit* being accessed by a private condominium road.

This definition shall not apply in a circumstance where a *dwelling unit* is considered to either be an *apartment dwelling unit*, *accessory dwelling unit* or a *street townhouse dwelling unit*, as defined by this By-law.

Building, Non-Residential means:

A *building* in which the principal *use* is not a residential *use*.

Building Supply Outlet means:

A *premises* in which *building*, or construction materials and home improvement materials are offered for retail sale.

Building Supply Outlet, Small Scale means:

A *building supply outlet* with a maximum *net floor area* of 500.0 square metres.

Building, Townhouse means:

A *building* that is vertically divided into a minimum of three and a maximum of eight *dwelling units*, each of which has independent entrances at grade to the front and rear of the *building*, and each of which shares a common wall that has a minimum *height* of 2.4 metres and a depth of 6.0 metres above grade.

Bulk Storage Facility means:

A *premises* for the bulk storage of petroleum, petroleum products, chemicals, gases, or similar substances but does not include the storage of any other product, material or item that is included within another definition of this by-law.

Business Office means:

A *service commercial use* where the affairs of businesses, professions, services, industries, governments, non-profit organizations or like activities are conducted, in which the chief product of labour is the processing and storage of information rather than the production and distribution of goods.

Cannabis Analytical Testing Facility means:

A facility where the *alteration* of the chemical or physical properties of cannabis by any means is carried out, subject to regulations under the Cannabis Act, as amended.

Cannabis Cultivation - Indoor means:

The growing of cannabis within a wholly enclosed *building* or *structure*, for medical or recreational purposes, subject to regulations under the Cannabis Act, as amended.

Cannabis Cultivation - Outdoor means:

The growing of cannabis in an open-air setting, for medical or recreational purposes, subject to regulations under the Cannabis Act, as amended.

Cannabis Drug Production Facility means:

A facility where the production or manufacturing of a drug containing cannabis is carried out, subject to regulations made under the Cannabis Act, as amended, and the Food and Drugs Act, as amended.

Cannabis Processing Facility means:

A facility where the extraction of cannabis oil for the purpose of producing or manufacturing cannabis oils, gels or other edibles is carried out, subject to regulations under the Cannabis Act, as amended.

Cannabis Research Facility means:

A facility used for activities in accordance with a License for Research, subject to regulations under the Cannabis Act, as amended.

Carport means:

A *building* or *structure* attached to a *main building* which is used for the parking or storage of one or more *motor vehicles*, and which has at least one open wall but does not include a *private garage*.

Cemetery means:

Land set aside to be used for the interment of human remains and includes a mausoleum, columbarium or other *structure* intended for the interment of human remains.

Centreline means:

With reference to a *public street*, a line drawn parallel to and equidistant from the limits of the *public street* and with reference to a private street, a line drawn parallel to and equidistant from the edges of the paved surface of the private street.

Children's Superstore means:

A *retail store* with a *net floor area* greater than 3,000 square metres in which the majority of the goods offered for sale cater to the under-18 market.

Commercial Farm means:

A farm which is deemed to be a viable farm operation, and which normally produces sufficient income to support a farm family.

Commercial Fitness Centre means:

A *premises* in which facilities are provided for recreational or athletic activities such as bodybuilding, gymnastics, martial arts and exercise classes and may include associated facilities such as a sauna, a swimming pool, a solarium, a cafeteria and *accessory retail uses*.

Commercial Self-Storage Facility means:

A *premises* used for the temporary storage of household items and secured storage areas or lockers which are generally accessible by means of individual loading *doors* for each storage unit or locker.

Communication Dish means:

A device that is utilized to receive and/or transmit telecommunications, radio or television or other data signals.

Community Centre means:

A *building* or *structure* operated by a *public authority* that is used for community activities and other activities such as recreational *uses*, trade shows, weddings and banquets.

Concrete Batching Plant means:

A *premises* where concrete or concrete products used in *building* or construction are produced, and includes facilities for the administration or management of the business, the stockpiling of bulk materials used in the production process or of finished products manufactured on the *premises* or the reprocessing of returned concrete on the *premises* and the storage and maintenance of required equipment, but does not include the retail sale of finished concrete products.

Conservation Use means:

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*, hiking trails and cross country ski trails, *buildings* and *structures* such as nature interpretation centres and public information centres.

Contractors Establishment means:

The *use* of land, *building* or *structure*, or parts thereof, by any general contractor or builder where equipment and materials are stored, or where a contractor and/or tradesman performs shop and assembly work, and/or offers a trade or service, including, but 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.

Corporation means:

The *Corporation* of the Town of Halton Hills.

Cottage Industry means:

An activity conducted as an *accessory use* within a *single detached dwelling* by one or more of its residents. A *cottage industry* may include activities such as dressmaking, upholstering, weaving, baking, ceramic making, painting, sculpting and the repair of *personal* effects.

Council means:

The Municipal *Council* of the *Corporation* of the Town of Halton Hills.

Crematorium means:

An establishment devoted to the cremation of human corpses.

Cross Country Ski Facility means:

An area of land with trails used by skiers and which may include, as *accessory uses*, a *restaurant*, a clubhouse, a *retail store* selling ski equipment and accessories, a fitness centre, a *dwelling unit* for an owner/caretaker, and other *buildings* or *structures* devoted to the maintenance, administration and operation of the *cross country ski facility*.

Custom Workshop means:

A *building* or part of a *building* used by a trade, craft or guild for the manufacture in small quantities of made-to-measure clothes or articles and shall include upholstering, repair, refinishing of antiques and other art objects, but shall not include metal spinning, woodworking or furniture manufacturing, or refinishing of antique automobiles, and does not include any factory production or any shop or factory otherwise classified or defined in the By-law.

Dating/Escort Services means:

A *premises* where the social needs of those looking for companionship are organized, and which may include meeting rooms, dispatch services and the storage and parking of *motor vehicles* used by the business.

Day Nursery means:

A *premises* that provides temporary care, or guidance, or both temporary care and guidance for children in accordance with the Child Care and Early Years Act, as amended, or any successor legislation, or any successors thereto.

Deck means:

An uncovered and unenclosed *structure* that is *accessory* to a residential *use* and used as an outdoor living area, with supports holding it erect and a floor that is not above the *first storey* of the *building* to which the *deck* is *accessory*

Department Store means:

A *retail store* that is primarily engaged in the sale of a wide range of products, with each merchandise category or product group constituting a separate department within the store.

Door means:

A moveable panel made of steel, aluminum, wood, plastic or glass that opens and closes to provide access into and out of a *building* or *structure* and which is located within an opening of the wall of such *building* or *structure*.

Drive-through Service Facility means:

A *building* or *structure* where goods or services are offered to the public within a parked or stationary *motor vehicle* by way of a service window.

Driveway means:

A defined area providing access for *motor vehicles* from a public or private street or a *lane* to facilities such as a *parking area*, *parking lot*, *loading space*, *private garage*, *carport*, *building* or *structure*.

Dry Industrial Use means:

An *industrial use* that does not utilize water in any manufacturing or processing activities and where water is required for employee *use* only.

Dwelling or Dwelling Unit means:

A room or *suite* of rooms designed or intended for *use* by one or more *persons* living together as one housekeeping unit and containing cooking, eating, living, sleeping and sanitary facilities.

Dwelling, Accessory means:

A *dwelling unit* that is located within a non-residential building, accessory to the primary use.

Dwelling, Apartment means:

A *dwelling unit* in an *apartment building*.

Dwelling, Duplex means:

A *dwelling unit* in a two-storey *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 entrance.

Dwelling, Garden Suite means:

A self-contained detached residential *structure* that is *accessory* to a *single detached dwelling unit* and that is designed to be temporary and portable.

Dwelling, Multiple means:

A *dwelling unit* in a *multiple-unit building*.

Dwelling, Semi-Detached means:

A *dwelling unit* in a *building* containing two *dwelling units* each of which has an independent entrance, either directly from outside or through a common external access. A wall that has a minimum *height* of 2.4 metres above grade and which has a minimum depth of 6.0 metres is required to separate the pair of *dwelling units* within the same *building*.

Dwelling, Single Detached means:

A *building* containing only one *dwelling unit*.

Dwelling, Street Townhouse means:

A *dwelling unit* in a *townhouse building*, with each unit having direct access to a *public street*.

Dwelling, Triplex means:

A *dwelling unit* in a *building* containing three *dwelling units*, each of which has an independent entrance either directly to the outside or through a common vestibule.

Easement means:

An instrument that is registered on title which provides for the *use* of land subject to the *easement* for sewer, water, drainage or utility purposes and which may include a right-of-way in favour of a *public authority*.

Electronic Store means:

A *retail store* where electronic equipment such as stereos, televisions, gaming equipment and/or computers are offered for retail sale.

Emergency Housing means:

Emergency shelters or facilities that accommodate not less than three and not more than ten residents, and provide temporary lodging, board, and personal support services to homeless individuals in a 24-hour supervised setting, for up to 30 days.

Emergency Service Facility means:

A *building* that houses emergency personnel, their supplies, equipment and vehicles and may include an ambulance response facility, fire station or police station.

Equestrian Centre means:

An area of land where horses are boarded and taken out to be ridden by their owners or rented to others and where riding lessons may be given.

Erect means:

To build, construct, reconstruct, alter, relocate or, without limiting the generality of the foregoing, shall include any preliminary physical operation such as excavating, grading, piling, cribbing, filling or draining, structurally altering any existing *building* or *structure* by an addition, demolition, enlargement or extension.

Established Grade means:

The average surface elevation at the outside walls of any *building* or *structure*, which is determined by taking the arithmetic mean of the levels of the finished ground surface at every location of change of grade at the outside walls of the *building* or *structure*.



Farm Related Tourism Establishment means:

A *commercial farm* that provides, as an *accessory use*, educational and active opportunities to experience the agricultural way of life in the Town. Such activities may include farm machinery and equipment exhibitions, farm-tours, petting zoos, hay rides, sleigh rides, processing demonstrations, pick your own produce, small scale farm theme playground for children and small scale educational establishments that focus on farming instruction. Overnight camping, amusement parks and recreational *uses* are not permitted in conjunction with a *farm related tourism establishment*.

Financial Institution means:

A *premises* in which financial services are offered to the public and includes a bank, credit union, trust company, savings office, cheque cashing company, or any other retail banking operation.

Flat Roof means:

A roof that is not pitched and has a maximum slope of 5%.

Floor Area means:

The total area of all floors in a *building*, measured between the exterior faces of the exterior walls of the *building* at each floor level.

Floor Area, Gross means:

The *aggregate* of the areas of each floor of a *building* or *structure* above or below *established* grade, measured between the exterior faces of the exterior walls of the *building* or *structure* excluding the sum of the areas of each floor used, or designed or intended for *use* for the parking of *motor vehicles*, unless the parking of *motor vehicles* is the principle *use* of the *building* or *structure*.

Floor Area, Gross Leasable means:

The total *floor area* occupied by a commercial facility for its exclusive *use*, including *basements*, mezzanines, upper *storey* areas and integral storage areas but, in a *shopping centre*, not including public or common areas such as malls, corridors, stairways, elevators or machine or equipment rooms.

Floor Area, Ground means:

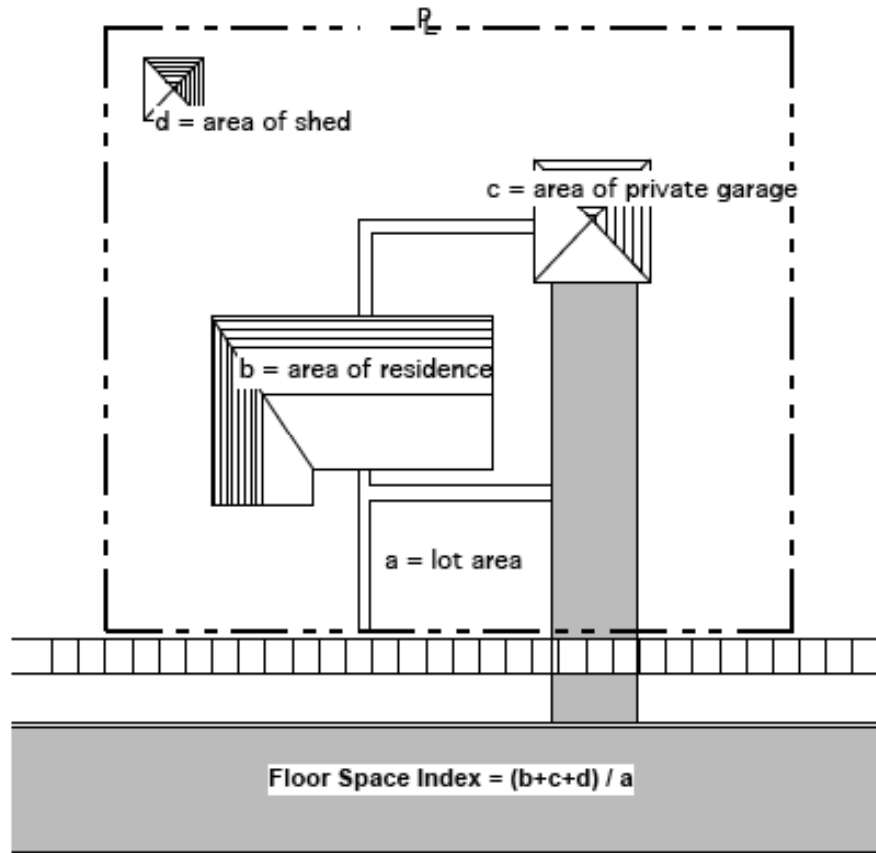
The area of a *lot* occupied by a *building* or *structure* measured to the interior face of the exterior walls, excluding in the case of a *dwelling* any *private garage*, breezeway, *porch*, *uncovered platform* or verandah.

Floor Area, Net means:

The *aggregate* of the *floor areas* of a *building* above or below *established* grade, but excluding car *parking areas* within the *building*, stairways, elevator shafts, service or mechanical rooms and penthouses, washrooms, garbage or recycling rooms, staff locker and lunch rooms, loading areas, any space with a floor to ceiling *height* of less than 1.8 metres and any part of a *basement* that is unfinished, is used solely for storage purposes and is not accessible to the public.

Floor Space Index (FSI) means:

The *gross floor area* of all *buildings* on a *lot* divided by the *lot area*. For the purposes of this definition, the *floor area* of a *storey* located completely below *grade* that does not contain a *habitable room* is not considered to form part of a *building's gross floor area*.



Funeral Home means:

A *premises* used for providing funeral supplies and services to the public and includes facilities intended for the preparation of the human body for internment.

Furniture Store means:

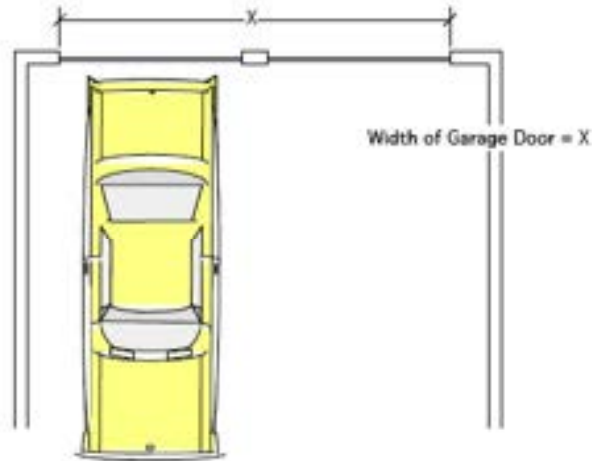
A *retail store* with a *net floor area* greater than 3,000 square metres where furniture and related items are primarily offered for retail sale.

Garage, Private means:

A fully enclosed *building*, designed and used for the storage of one or more *motor vehicles*.

Garage Door Width means:

The width of the *garage door* opening(s), which is used for vehicular access. Where there is more than one opening, the *garage door width* shall be the distance between the two outer extremities of the *garage door* opening(s), including any intervening columns, *doors*, windows or wall sections which might separate two or more *garage door* opening(s)



Gas Bar means:

A *premises* where gasoline or other motor fuels and oil are kept for sale and delivery directly into a *motor vehicle*, and may include an *accessory retail store*, but shall not include a *motor vehicle repair establishment* or a *motor vehicle washing establishment*.

Golf Course means:

An outdoor public or private area operated for the purpose of playing golf and which may include, as *accessory uses*, a *restaurant*, a clubhouse, a *golf driving range*, a *retail store* selling golf equipment and accessories, a fitness centre, a *miniature golf course*, a *dwelling unit* for an owner/caretaker and other *buildings* or *structures* devoted to the maintenance, administration and operation of the *golf course*.

Golf Driving Range means:

An indoor or outdoor public or private facility dedicated to the driving of golf balls from fixed golf tees and which may include, as *accessory uses*, a clubhouse, a *miniature golf course*, a *retail store* selling golf equipment and accessories, a *dwelling unit* for an owner/caretaker and other *buildings* and *structures* devoted to the maintenance, administration and operation of the *golf driving range*.

Grade means:

The level of the ground adjacent to the outside wall of a building or structure.

Group Home Type 1 means:

A *single detached dwelling unit* occupied by not less than six and not more than ten *persons* exclusive of staff and receiving family, who live as a single housekeeping unit and require 24-hour residential, sheltered,

specialized or group care and which is licensed, approved or supervised by the Province of Ontario under any general or special Act.

Group Home Type 2 means:

A *single detached dwelling unit* occupied by not less than six and not more than ten *persons* exclusive of staff, who live as a single housekeeping unit and require 24-hour residential, sheltered, specialized or group care and which is licensed, approved, supervised or contracted by the Province of Ontario or the Federal Government under any general or special Act, and which shall be maintained and operated primarily for:

- a) *Persons* who have been placed on probation under The Youth Criminal Justice Act, The Probation Act, the Criminal Code (Canada) as amended, or any Act passed to replace the foregoing Acts;
- b) *Persons* who have been released on parole under The Ministry of Correctional Services Act or The Parole Act (Canada) as amended or any Act passed to replace the foregoing Acts; and,
- c) *Persons* who have been charged under The Youth Criminal Justice Act.

Habitable Room means:

A room designed for living, sleeping, eating or food preparation including a bedroom, den, living room, recreation room, kitchen or enclosed sunroom.

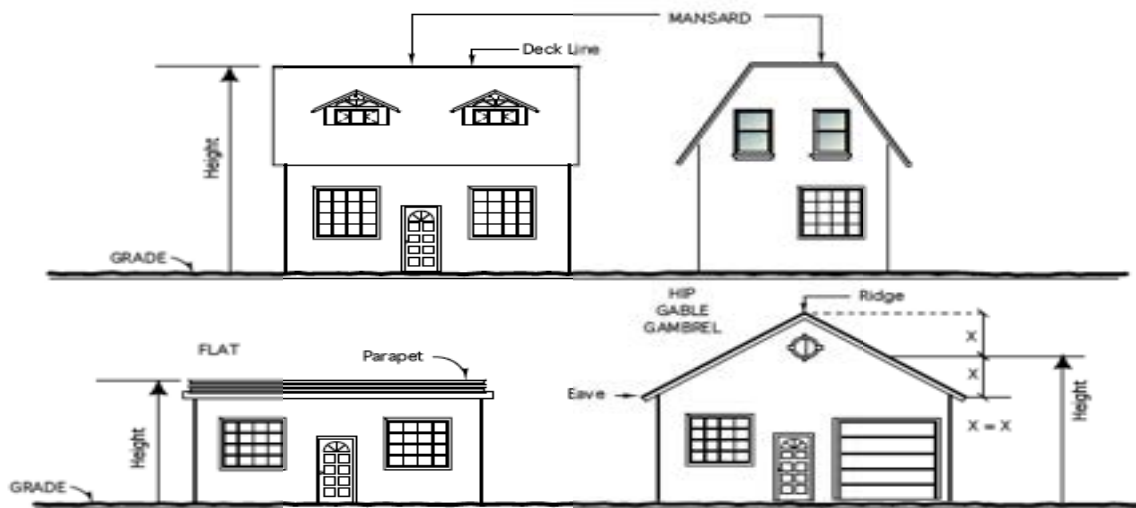
Height means:

With reference to a *building* or *structure*, the vertical distance measured from the established grade of such *building* or *structure* to:

- a) The highest point of the roof surface or the parapet, whichever is the greater, of a flat roof;
- b) The deck line of a mansard roof;
- c) The mean level between eaves and ridge of a gabled, hip or gambrel roof or other type of pitched roof;
- d) In case of a *structure* with no roof, the highest point of the said *structure*.

Notwithstanding the above, the *height* of *accessory buildings* and *structures* is the vertical distance measured from the established grade of such *building* or *structure* to its highest point.

(see next page for illustration)



Home Industry means:

A small-scale *industrial use*, such as a carpentry shop, a metal working shop, a welding shop or an electrical shop that provides services or wares to the rural farming community and which is an *accessory use* to an *agricultural use* or a *single detached dwelling*. For the purpose of this By-law, the repairing of *motor vehicles* or paint shop, *mobile homes* and/or *trailers* is not a *home industry*.

Home Occupation means:

The *use* of part of a *dwelling unit* for a legal business activity that results in a product or service, and which is clearly *accessory* to the principal residential *use* of the *dwelling unit*.

Hospital means:

Any institution, *building* or other *premises* established for the treatment of *persons* afflicted with or suffering from sickness, disease or injury.

Hotel means:

A *premises* that contains *suites* with or without private cooking facilities that are rented on a temporary basis to the public equipped to be occupied as temporary accommodation for the public, and which contains a public dining area, and which also may contain meeting rooms and *accessory* banquet facilities.

Industrial Use means:

A *premises* used primarily for the purpose of manufacturing, processing, fabrication, assembly, treatment, packaging, warehousing and incidental storage of goods and materials and may include *accessory retail stores*, sales and distribution of such products but does not include any other *use* as defined by this by-law). For the

purposes of this definition, a *premises* used primarily for the storage of goods and materials in the form of a warehouse is deemed to be an *industrial use*.

Institutional Use means:

A *use* that caters to the social, educational, health or religious needs of humans.

Infrastructure means:

A physical *structure* (facilities and corridors) that form the foundation for development. *Infrastructure* includes: sewage and water systems, septage treatment systems, waste management systems, electric power generation and transmission facilities, communication/telecommunications facilities, transit and transportation corridors and facilities, oil and gas pipelines and associated facilities.

Kennel means:

A *premises* used for the breeding, raising, training, sheltering or boarding of dogs, cats, or other household pets.

Landscaping means:

Trees, shrubs, flowers, grass or other horticultural elements, decorative stonework, screening or other architectural elements, all of which are designed to enhance the visual *amenity* of a property.

Landscaping, Soft means

The portion of a *lot* comprised of any combination of flowers, grass, shrubs, sod, trees or other horticultural elements that is not covered by architectural elements including but not limited to *asphalt*, *buildings*, brickwork, concrete, stonework or *structures*.

Lane means:

A subsidiary thoroughfare that is not intended for general traffic circulation and which provides a public or private means of vehicular access to an abutting property. For the purposes of this By-law, a *lane* is not a *public street*.

Library means:

A *premises* containing printed, electronic and pictorial material for *public use* for purposes of study, reference and recreation and which may include meeting rooms for community use, activity areas and space for recreational uses.

Livestock Facility means:

A *building* where livestock are harboured and kept for *use*, propagation, or intended profit or gain and may include associated manure storage.

Loading Space means:

An unobstructed area of land that is used for the temporary parking of one or more *commercial motor vehicles* while merchandise or materials are being loaded to or unloaded from such vehicle.

Long Term Care Facility means:

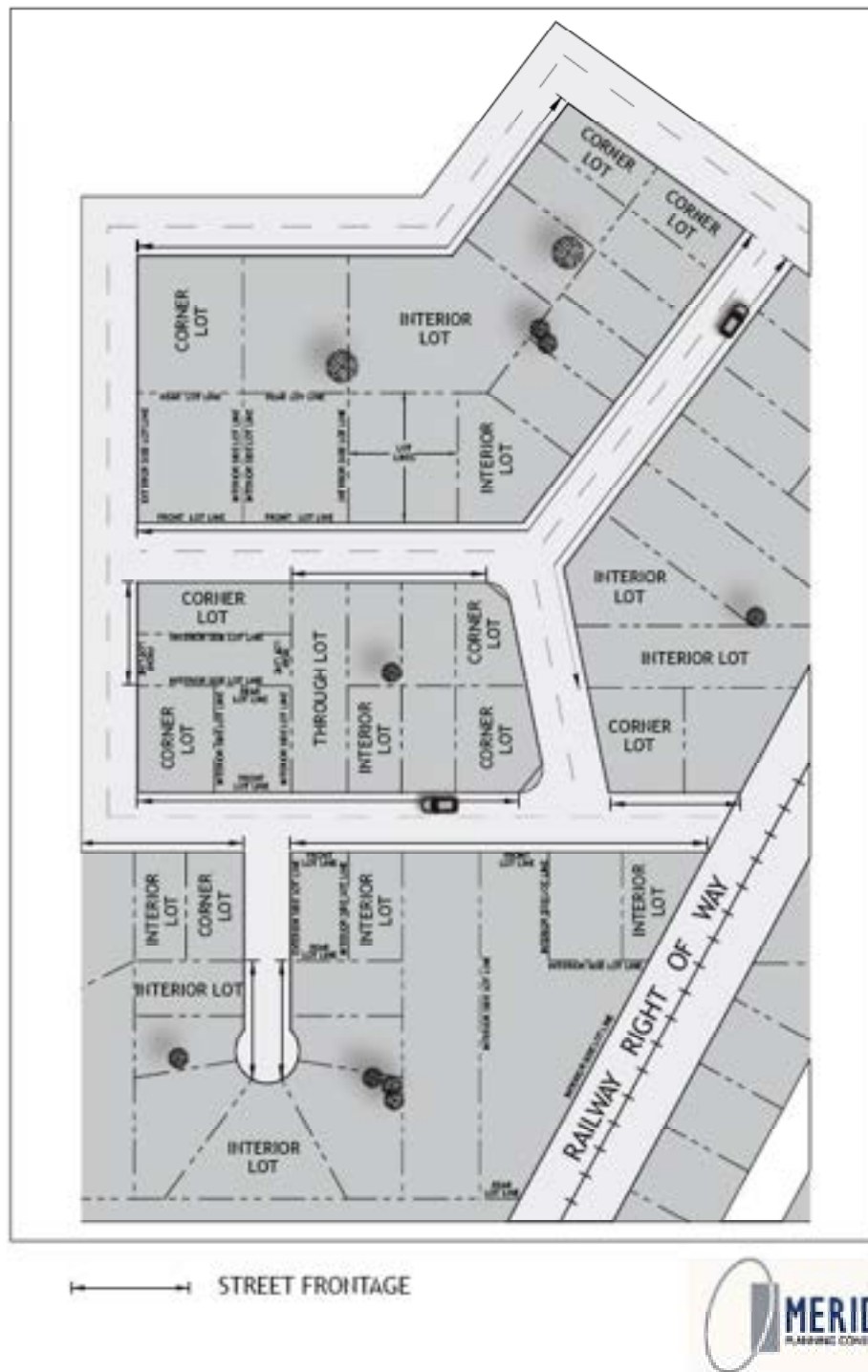
A *premises* licensed pursuant to Provincial legislation, where a broad range of personal care, support and health services are provided for the elderly, disabled or chronically ill occupants in a supervised setting, and may include one or more *accessory uses*, such as common dining, lounging, kitchen, recreational or *medical offices/clinics*, but shall not include a *retirement home*.

Lot means:

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

(see next page for illustration)

LOTS AND LOT LINES

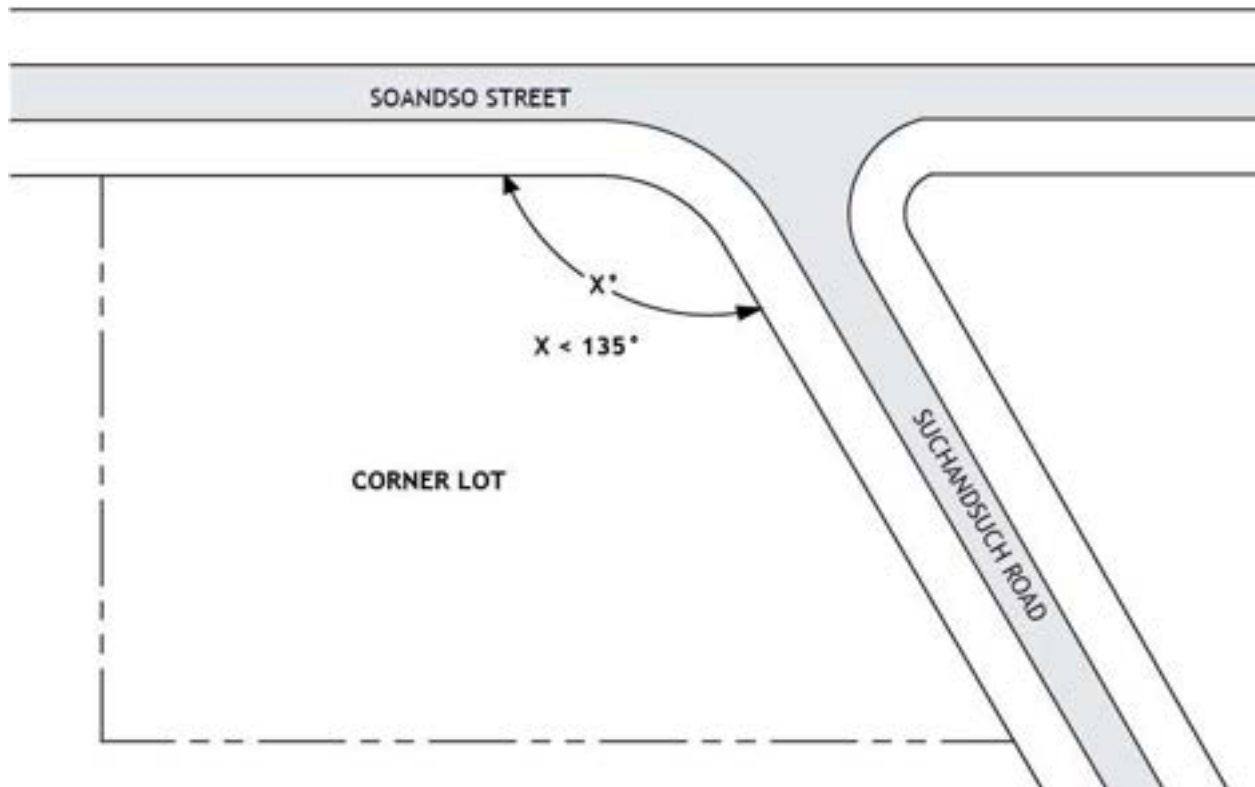


Lot Area means:

The total horizontal area within the *lot lines* of a *lot*.

Lot, Corner means:

A *lot* at the intersection of two or more *public streets* or upon two parts of the same *public street* with such street or streets containing an angle of less than or equal to 135 degrees.



Lot Coverage means:

The percentage of the *lot area* covered by all *buildings* and *structures*, and *accessory buildings* or *structures*, above *established grade*, measured to the exterior faces of the exterior walls, including all projections (cantilevered floor space, window projections, etc.). *Porches*, *decks*, and *uncovered platforms*, with or without an underground cold cellar below, are excluded from the calculation of *lot coverage*, when these *structures* do not have exterior walls.

Lot Depth means:

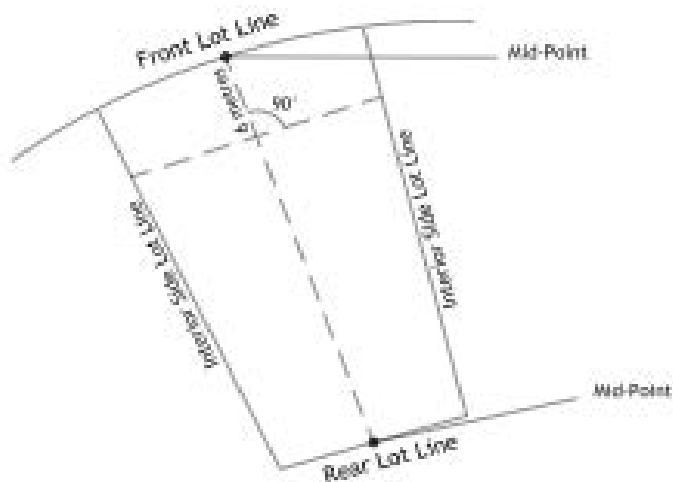
The horizontal distance between the mid-point of the *front lot line* and the mid-point of the *rear lot line*.

Lot Frontage means:

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-

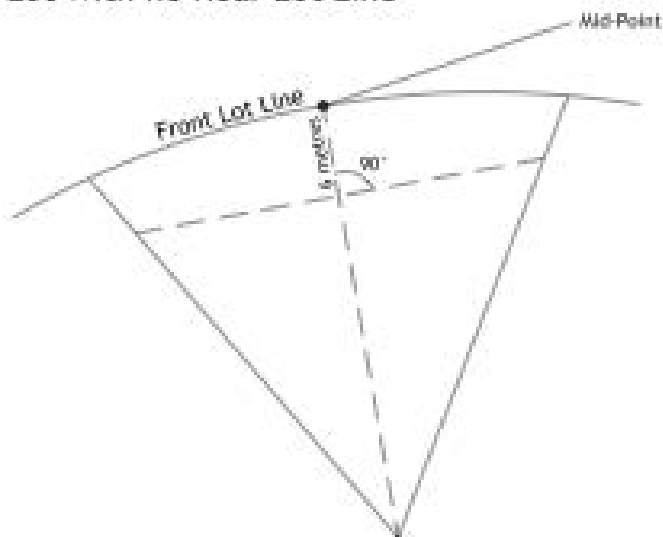
point of the *front lot line* with the mid-point of the *rear lot line* at a point on that line 6.0 metres from the *front lot line*.

A. On a Standard Lot

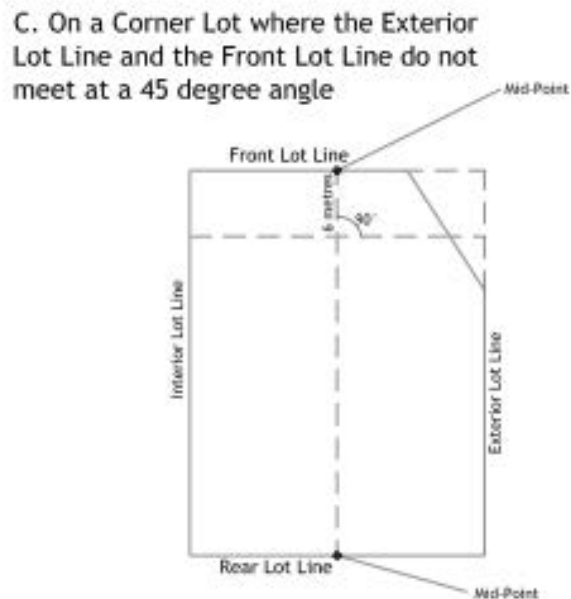


In the case of a *lot* with no *rear lot line*, the point where two *side lot lines* intersect shall be the point from which a line is drawn to the mid-point of the *front lot line*.

B. On a Lot with no Rear Lot Line



In the case of a *corner lot* where the *exterior side lot line* does not intersect with the *front lot line* at a 90-degree angle, the exterior side *lot line* shall be deemed to extend to its hypothetical point of intersection with the extension of the front *lot line* for the purposes of calculating *lot frontage*.



Lot, Interior means:

A *lot* that is not a *corner lot* or a *through lot*. (see illustration following definition of “*Lot*”).

Lot Line means:

A line delineating any boundary of a *lot*. (see illustration following definition of “*Lot*”).

Lot Line, Front means:

The line that divides the *lot* from the *public street*, but, in the case of:

- a) A *corner lot*, the shortest of the *lot lines* that divides the *lot* from the *public street* shall be deemed to be the *front lot line*;
- b) A *corner lot* where such *lot lines* are of equal length and where one *lot line* abuts a *Regional* road or Provincial highway, the *front lot line* shall be deemed to be that line which abuts the *Regional* road or Provincial highway;
- c) A *corner lot* where such *lot lines* are of equal length and where both *lot lines* abut *public streets* under the same jurisdiction, the *Corporation* may designate either *streetline* as the *front lot line*;
- d) A *lot* that does not abut a *public street* but which is separated from a *public street* by a *public park* and which is accessed by a *lane*, the shortest *lot line* that abuts the *public park* shall be deemed to be the *front lot line*; and,

- e) A *through lot*, the longest of the *lot lines*, which divides the *lot* from the *public streets*, shall be deemed to be the *front lot line*. If both such *lot lines* are of equal length, the *Corporation* may designate either *streetline* as the *front lot line*. (see illustration following definition of “*Lot*”).
- f) A *lot* accessed only by a waterbody or *private road*, the *front lot line* shall be deemed to be the *lot line* as established by main access from the waterbody or *private road*.

Lot Line, Rear means:

The *lot line* opposite to, and most distant from, the *front lot line*. (see illustration following definition of “*Lot*”).

Lot Line, Side means:

Exterior side means the *lot line* of a *corner lot*, other than the *front lot line*, which divides the *lot* from a *public street*. (see illustration following definition of “*Lot*”).

Interior side means a *lot line*, other than a *rear lot line* that does not abut a *public street*. (see illustration following definition of “*Lot*”).

Lot, Through means:

A *lot* bounded on opposite sides by a *public street*. However, if the *lot* qualifies as being both a *corner lot* and a *through lot*, such *lot* is deemed to be a *corner lot* for the purposes of this By-law. (see illustration following definition of “*Lot*”).

Main Building means:

A *building* in which the principal *use(s)* on the *lot* is conducted.

Main Residential Building means:

For *lots* permitting *additional residential units*, the main residential building includes all *floor area* within, including finished basements and attics.

Medical Office means:

A *premises* used for the medical, dental, surgical, and therapeutic treatment of human beings including clinics operated by a number or variety of medical professionals but does not include a public or private *hospital* or the office of a single practitioner conducting a *home occupation*.

Mineral Aggregate Resource Operation means:

- a) Lands under license or permit, other than for a *wayside pit* or *quarry*, issued in accordance with the Aggregate Resources Act, or successors thereto; and
- b) Associated facilities used in extraction, transport, beneficiation, processing or recycling of *mineral aggregate* resources and derived products such as asphalt and concrete or the production of secondary related products.

Mineral aggregate resources are gravel, sand, clay, earth, shale, stone, limestone, dolostone, sandstone, marble, granite, rock or other material prescribed under the Aggregate Resources Act suitable for construction, industrial, manufacturing and maintenance purposes but does not include metallic ores, asbestos, graphite,

kyanite, mica, nepheline syenite, salt, talc, wollastonite, mine tailings or other material prescribed under the Mining Act.

Miniature Golf Course means:

A *lot* and/or *premises* where the game of mini-putt is played using artificially constructed holes.

Minimum Distance Separation (MDS) means:

The mathematical tool to determine a recommended distance between livestock facilities, anaerobic digesters, and/or manure storage facilities and non-*agricultural uses*.

Mobile Home means:

Any *dwelling* that is designed to be mobile and constructed or manufactured to provide a permanent residence for one or more *persons* in accordance with the applicable Canadian Standards Association standard, but does not include a park *model home*, travel *trailer* or tent *trailer* or *trailer* otherwise designed.

Mobile Home Park means:

Land that has been provided and designed for the location of 2 or more occupied *mobile homes*.

Model Home means:

A *dwelling unit* that is used on a temporary basis to sell and/or display *dwelling units* that are for sale.

Motel means:

A *premises* that contains *suites* with no private cooking facilities that are rented on a temporary basis to the public with each room being accessed from the outside.

Motor Vehicle means:

An automobile, motorcycle, motor-assisted bicycle, and any other vehicle propelled or driven otherwise than by muscular power, but does not include a streetcar, or other *motor vehicles* running only upon rails, or a motorized snow vehicle, traction engine, farm tractor, self-propelled implement of husbandry or road-building machine.

Motor Vehicle Body Shop means:

A *premises* used for the painting, repairing of the interior, exterior, or undercarriage of *motor vehicle* bodies. *Motor vehicle washing establishments* are not permitted as an *accessory use*.

Motor Vehicle, Commercial means:

A vehicle having permanently attached thereto a truck or delivery body and includes fire apparatus, buses, tractors and *trailers*, or any combination thereof, used for hauling purposes and which vehicle has a registered gross vehicle weight of 4,500 kilograms or more or a *height* at its highest point with tires that are inflated in excess of 2.3 metres.

Motor Vehicle Repair Establishment means:

A *premises* used for the repairing of *motor vehicles* but shall not include the sale of *motor vehicle* fuels or a *motor vehicle body shop*. *Motor vehicle washing establishments* are not permitted as an *accessory use*.

Motor Vehicle Sales and/or Rental Establishment means:

A *premises* used for the sale and/or rental of *motor vehicles*.

Motor Vehicle Service Station means:

A *building* or place where gasoline, oil, grease, antifreeze, tires tubes, tire accessories, electric light bulbs, spark plugs and batteries for *motor vehicles* are stored or kept for sale, or where *motor vehicles* may be oiled, greased or washed, or have their ignition adjusted, tires inflated or batteries charged or where only minor running repairs essential to the actual operation of *motor vehicles* are executed or performed but does not include an automatic car wash.

Motor Vehicle Washing Establishment means:

A *premises* in which the mechanical or hand washing of *motor vehicles* is carried out.

Mountain Bike Facility means:

An area of land with trails used by non-motorized mountain bikes and which may include, as *accessory uses*, a *restaurant*, a club house, a *retail store* selling mountain bike equipment and accessories, fitness centres, a *dwelling unit* for an owner/caretaker and other *buildings* or *structures* devoted to the maintenance, administration and operation of the *mountain bike facility*.

Museum means:

A *premises* used 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 and which may also include *libraries*, reading rooms, laboratories and *accessory offices*.

Non-Complying means:

A *building*, *structure* or *lot* that does not comply with the regulation(s) of this By-law.

Non-Conforming means:

A *use* that is not a permitted *use* in the *Zone* in which the said *use* is situated.

Obnoxious Use means:

A *use* which, from its nature or operation, creates a nuisance or is liable to become a nuisance or offensive by the creation of noise or vibration, or by reason of the emission of gas, fumes, dust or objectionable odour, or by reason of the matter, waste or other material generated by the *use*, and without limiting the generality of the foregoing, shall include any *uses* which may be declared to be a noxious or offensive trade or business.

Office Supply Store means:

A *retail store* where office supplies and equipment and related goods are primarily offered for retail sale.

Outdoor Display and Sales Area means:

An outdoor open space area, used in conjunction with the *main 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 primary *use* of the *lot*. Such a display and/or sales area may be wholly or partially contained within a tent *structure*.

Outdoor Storage, Accessory means:

An area of land used in conjunction with a business, or any *use* permitted on the *lot* and located within a *building* or *structure* on the same *lot*, for the storage of goods and materials.

Outdoor Storage Use means:

An *outdoor storage* area forming the main *use* of a *lot* and may include *aggregate transfer stations, concrete batching plants and contractors' establishments*.

Park, Public means:

Any area of land under the jurisdiction of a *public authority* that is designed and/or maintained for active or passive recreational purposes. Without limiting the generality of the foregoing, a park may include municipal parks and playgrounds, *golf courses*, swimming pools, splash pads, sport courts, bowling greens, *arenas*, boating facilities and sports fields and ancillary retail *uses*.

Park, Private means:

An open space or recreational area other than a *public park*, operated on a commercial or private member basis, and which includes one or more of the following facilities or activities:

- a) Areas for walking, horseback-riding and cross-country skiing;
- b) Recreational or playground areas such as picnic areas, sports courts, lawn bowling greens, outdoor skating rinks, athletic fields and *accessory buildings* which may include change rooms, meeting rooms and washrooms.

Parking Area means:

An open area of land not located on a *public street*, private street or *lane* that is used for the parking of *motor vehicles*, but shall not include any area where *motor vehicles* for sale or repair are kept or stored and shall not include a *driveway* that provides access to a ground oriented residential *dwelling unit*, or a *driveway* that provides access to a *parking area* associated with any other *use*.

Parking Garage means:

A *building*, or part thereof, used for the storage or parking of *motor vehicles*, but does not include a *private garage*.

Parking Lot, Commercial means:

An area of land used for the parking of *motor vehicles* for a fee, with such *use* forming the principal *use* of a *lot*.

Parking Space means:

An unobstructed space for the exclusive *use* of parking of a *motor vehicle* or a bicycle.

Patio, Residential means:

An outside area made of impermeable material, that is no higher than 0.3 metres from the ground surface and which is *accessory* to a *dwelling*.

Patio, Restaurant means:

An outside area that is *accessory* to a *restaurant* and where food and/or beverages are prepared and served in conjunction with the *restaurant use*.

Person means:

Any human being, association, firm, partnership, incorporated company, *Corporation*, agent or trustee, and the heirs, executor or other legal representatives of a *person* to whom the context can apply.

Place of Amusement means:

A *premises* that contains facilities that offer games of skill and competition for the amusement of the public, such as motion simulation rides, virtual reality games, video games, computer games, laser games and similar types of *uses*, but does not include casinos or any other establishment accommodating gambling or gaming activities, wagering or betting, video lottery or gaming machines or any other similar type of gambling *use*.

Place of Entertainment means:

A motion picture or live *theatre*, *arena*, auditorium, planetarium, concert hall and other similar *uses* but shall not include any *adult entertainment use*, any *use* entailing the outdoor operation or racing of animals or motorized vehicles, a casino or any other establishment accommodating or providing gambling or gaming activities, wagering or betting, video lottery or gaming machines, or any other similar type of gambling *use*.

Place of Worship means:

A *premises* used by a charitable religious group(s) for the practice of religious rites.

Planting Strip means:

An area, which shall be used for no purpose other than *landscaping*, including decorative rock treatments or other required structural features, a row of trees or a continuous massing of deciduous and/or coniferous shrubs. The remainder of such *planting strip* shall be used for no purpose other than *landscaping* features, planting trees, shrubs, annuals and/or perennials, grass or similar vegetation. Walkways and *driveways* accessing the *lot* from the street are permitted to cross a *planting strip*.

Play Structure means:

Outdoor equipment or *structure* that is designed for and used for children's play and may include swings, a slide or other climbing apparatus.

Porch means:

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 Plant means:

A facility:

- 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; and
- b) Which is not of permanent construction, but which is to be dismantled at the completion of the construction project.

Portable Concrete Plant means:

A *building or structure*:

- a) 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 process; and
- b) Which is not of permanent construction, but which is designed to be dismantled at the completion of the construction project.

Premises means:

An *area* of a *building* occupied or used by a business or enterprise. In a multiple tenancy *building* occupied by more than one (1) business, each business area shall be considered a separate *premises*. Each individual unit proposed and/or registered in a draft Plan of Condominium shall also be considered an individual *premises*.

Printing Establishment means:

A *premises* wherein printing, photocopying, blue printing, duplicating, publishing or lithography are conducted.

Private Club means:

A *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.

Private Home Daycare means:

Private Home Daycare means: A *premises* where temporary care or supervision is provided for not more than six children in the private residence of the caregiver, other than the residence of a parent or guardian of any such child, for a continuous period that does not exceed 24 hours and is in accordance with applicable Provincial legislation

Private Road means:

A private thoroughfare not under the jurisdiction of the *Corporation*, the *Region* of Halton or the Province of Ontario.

Public Authority means:

The Government of Canada, Province of Ontario, *Regional* Municipality of Halton or Town of Halton Hills and for the purposes of this definition includes the public or private utilities that provide *infrastructure* for the greater public good.

Public Street means:

A roadway owned by a *public authority* and for the purposes of this By-law does not include a *private road* or *lane*.

Public Use means:

Any *use* of land, *buildings* or *structures* by or on behalf of a *public authority*.

Public Works Yard means:

A facility where materials used by a *public authority* in addition to *motor vehicles* and equipment required for the maintenance of *public uses* is stored.

Queuing Lane means:

An area of land that is used exclusively for *motor vehicles* whose occupants are waiting to be provided with goods, materials or services.

Queuing Space means:

An area occupied by a *motor vehicle* within a *queuing lane* while awaiting service from a drive-thru facility.

Recreational Trailer, Vehicle or Boat means:

Any vehicle or recreational equipment such as a boat that is suitable for being attached to a *motor vehicle* for the purpose of being drawn, or that is self-propelled, or that is capable of being used for living, sleeping or eating and the accommodation of human beings and includes a travel *trailer*, pick-up camper or tent *trailer* and/or boat.

Region or Regional means:

The *Region* of Halton.

Reserve means:

An area of land owned by the *Region* of Halton or the Town of Halton Hills that is located adjacent to a *public* street but is not part of the public right-of-way.

Restaurant means:

A *premises* in which the principal business is 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*.

Restaurant Take-Out means:

A *premises* where prepared food is primarily consumed outside of the *premises* and where no more than six seats for customers are provided.

Retail Store means:

A *premises* in which goods, wares, merchandise, substances, articles or things are displayed, rented or sold directly to the public but does not include any *use* otherwise defined by this By-law.

Retail Store, Accessory means:

A *retail store accessory* to a permitted non-residential *use*.

Retirement Home means:

A *premises* that provides accommodation primarily to retired *persons* or couples where each private bedroom or living unit has a separate private bathroom and may have cooking facilities and where each unit has a separate entrance from a common hall and where common facilities for the preparation and consumption of food are provided, and where common lounges, recreation rooms and medical care facilities may also be provided.

Sales Office means:

A *building* or *structure* used for the purposes of selling residential, industrial or commercial *suites* and which may include models of the *suites* for sale.

Salvage Yard, Motor Vehicle means:

An area outside of an enclosed *building* where scrap metal and *motor vehicles* are disassembled and dismantled, or where *motor vehicles* in an inoperable condition or used *motor vehicle* parts are stored or re-sold.

School, Commercial means:

A *premises* used as a school conducted for gain, including a *studio* of a dancing teacher or a music teacher, an art school, golf school, school of calisthenics, business or trade school and any other such specialized school.

School Portable means:

A temporary *building* or *structure* designed to serve as a classroom on a *lot* that is also the site of a *public* or *private school*.

School, Post Secondary means:

The use of a *premises* for educational purposes by a degree, diploma, or certificate granting college or university under Provincial legislation, but does not include a *commercial school*.

School, Private means:

A *premises* used as an academic school which secures the major part of its funding from sources other than government agencies.

School, Public means:

A *premises* used as an academic school under the jurisdiction of the Halton District School Board, Halton Catholic District School Board, Conseil scolaire de district du Centre-Sud-Ouest and Conseil scolaire de district Catholique Centre-Sud or other similar Provincially approved educational institution or parochial school operated on a non-profit basis.

Second Level Lodging Home means:

A *single detached dwelling* which has been converted as a lodging or rooming house and is occupied by not less than eleven *persons* and not more than twenty *persons* exclusive of staff, who live under supervision as a single housekeeping unit and require 24-hour residential, sheltered, specialized or group care.

Service Commercial Use means:

A *premises* where clerical, business, professional and administrative services such as banking, accounting, insurance, investment and financial planning, land *use* planning, engineering or architectural services or the services of other consultants are provided and may include personal service *uses* such as florists, dry cleaning, tailors, travel agents, hair salons, diet centres, day spas, tanning parlours, shoe repair and video stores.

Service Shop means:

A *service commercial use* in which the repair of household articles is primarily carried out but shall not include shops for the repair of internal combustion engines, *motor vehicles* or other similar *uses*.

Setback means:

The horizontal distance from a property line or defined physical feature such as a *stable top of bank* measured at right angles from such line or feature to the nearest part of any *building* or *structure* or *amenity area* or other component of a *use* that is subject to the *setback* on the *lot*.

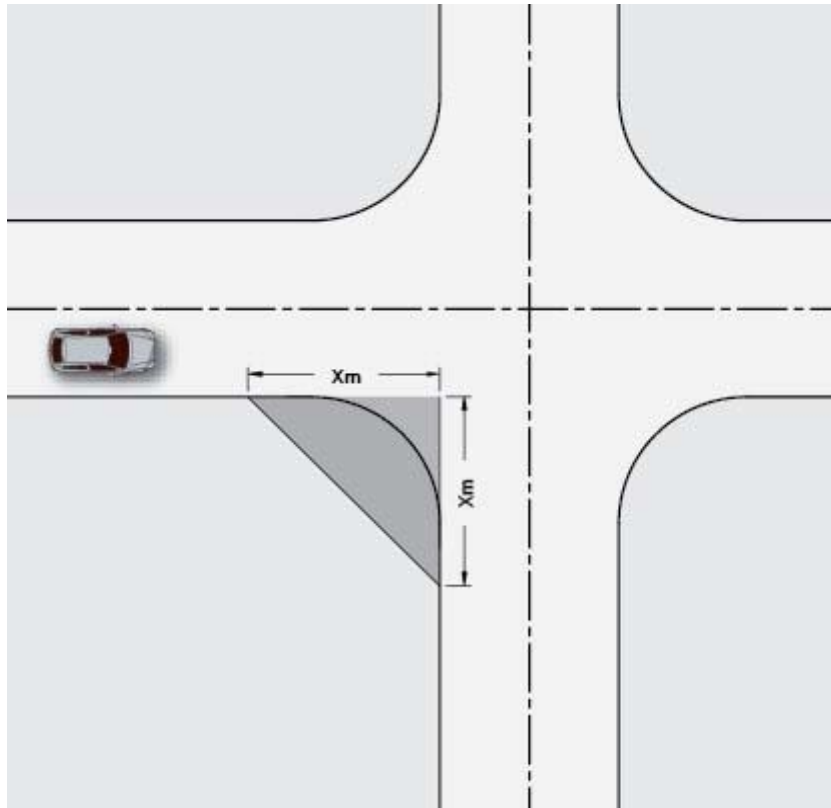
Sidewalk means:

A paved area within the municipal right-of-way that is designed for *use* by pedestrians.

Sight Triangle means:

The triangular area on a *lot* formed by two intersecting *street lines* and a line drawn from a point on one *streetline* across such *lot* to a point in the other *streetline*, each such point being the required distance from the point of intersection of the *street lines* (measured along the *street lines*). Where the two *street lines* do not intersect at a point, the point of intersection of the *street lines* shall be deemed to be the intersection of the projection of the *street lines* or the intersection of the tangent to the *street lines*.

(see next page for illustration)



Sign means:

Any board, plate, panel, object, surface or device upon, within, against, through or by which there is inscribed, painted, affixed, borne, or projected any declaration, demonstration, insignia or illustration used for the purpose of direction, information, advertisement, promotion or identification including any *sign structure* related thereto, structural trim, and advertising device related thereto.

Solar Panel means:

A device that is designed to convert the energy of the sun into electricity and to heat water.

Special Needs Housing means:

Any housing, including dedicated facilities, that is designed to accommodate individuals with specific needs beyond economic needs and includes *long term care facilities* and *retirement homes*, where varying degrees of support services are provided including meal preparation, laundry, housekeeping, respite care and attendant services, *emergency housing* and residential care facilities.

Specialty Food Store means:

A *premises* specializing in a specific type or class of foods such as an appetizer store, bakery, butcher, delicatessen, fish, gourmet and similar foods.

Storage Container means:

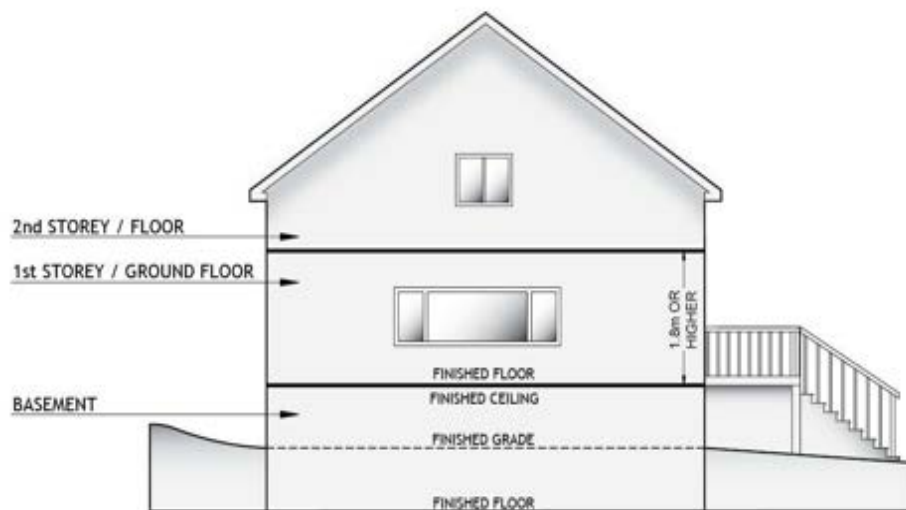
Any portable device that is open or closed, in which a material can be stored, handled, treated, transported, recycled or disposed of.

Storey means:

That portion of a *building* between the surface of a floor and the floor, ceiling or roof immediately above.

Storey, First means:

The *storey* with its floor closest to *established grade* and having its ceiling more than 1.8 metres above grade.



Storey, Half means:

That portion of a *dwelling* situated wholly or partly within the roof and having its floor level not lower than 1.2m from the point where the roof and any exterior wall of the *dwelling* meet, and in which there is sufficient space to provide a *height* between finished floor and finished ceiling of at least 2.2m, provided the *floor area* of the *half storey* does not exceed 50 per cent of the *floor area* of the floor below.

Stormwater Management Facility means:

An end-of-pipe management facility being a detention or retention basin, which may include a permanent pool, designed to temporarily store and treat collected stormwater runoff and release it at a controlled rate or direct it for an intended reuse.

Streetline means:

The limit of a street allowance and is the dividing line between a *lot* and a *public street*.

Structure means:

Anything that is erected, built or constructed of parts joined together and situated upon, attached or fixed permanently to the ground or any other *structure*. For the purpose of this By-law, a fence that has a *height* of

2.13 metres or less, a light standard, an antenna and a *sign* shall be deemed not to be *structures*. For the purpose of *setback* and *lot coverage* calculations, natural gas or electricity meters and air conditioning units, dog houses, freestanding mail boxes, entrance pillars, statues, storage lockers under 1m high, freestanding arbours or pergolas, pool pumps and filters not inside *accessory buildings*, flag poles, free standing trellises, shopping cart enclosures, waste receptacles, school bus shelters, composters, planters, and portable barbeques are not considered as *structures*.

Studio means:

Any *premises* or part thereof used as a working place for the creation of paintings, sculptures, pottery, glass, wrought iron and other objects or items that are the subject of art.

Suite means:

A single room or series of rooms of complementary *use*, operated under a single tenancy, and includes:

- a) *Dwelling units*;
- b) Individual guest rooms in *motels*, *hotels*, boarding houses, rooming houses and dormitories; and,
- c) Individual stores and individual or complementary rooms for business and personal services occupancies.

Supermarket means:

A *premises* containing a complete departmentalized food store selling a comprehensive line of groceries, baked goods, fresh fruit and vegetables, canned goods, dairy products, frozen foods, and fresh and frozen meats. Other lines may include confectionary, drugs and cosmetics, household supplies, hardware, commercial service uses such as dry cleaning and financial services, and a seasonal garden centre.

Swimming Pool Pumps, Filters and Heaters means:

The equipment necessary to operate an outdoor swimming pool.

Taxi Service Depot/Dispatch Establishment means:

A *premises* where taxis and/or limousine taxis are dispatched from and where such vehicles may be parked and/or stored.

Theatre means:

A *premises* that is used for the showing of motion pictures or for dramatic, musical or live performances. For the purposes of this definition, an *adult entertainment establishment* is not considered to be a *theatre*.

Trade and Convention Centre means:

A *premises* where facilities are provided for the displaying of goods and services for the general public, such as an auto show or a computer trade show or where groups of people meet for civic, educational, political, religious or social purposes.

Trailer means:

Any vehicle so constructed that it is suitable for being attached to a *motor vehicle* for the purpose of being drawn or propelled by the *motor vehicle* and is capable of being used for the transport of goods, materials, equipment or livestock notwithstanding that such vehicle is jacked up or that its running gear is removed.

Trailer Park means:

Land that has been provided and designed for the location of 2 or more occupied *trailers*.

Trailer, Tourist means:

A *trailer* capable of being used for the temporary living, sleeping or eating accommodation of *persons* (notwithstanding that its running gear is or may be removed).

Transport Terminal means:

The *use* of land for the purpose of storing, servicing, washing, repairing or loading of trucks or transport *trailers* with materials or goods that are not manufactured, assembled, warehoused or processed on the same *lot*.

Treatment Centre means:

A *single detached dwelling* which is occupied by not less than three and not more than 20 *persons* exclusive of staff unless specified elsewhere in this By-law, who live as a single housekeeping unit, and require 24-hour residential, sheltered, specialized or group care, and treatment and rehabilitation for addiction to drugs or alcohol.

Uncovered Platform means:

A *structure* without 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*.

Use means:

The purpose for which any portion of a *lot*, *building* or *structure* is designed, arranged, intended, occupied or maintained.

Waste Disposal Site means:

- a) Any land upon, into, in or through which, or *building* or *structure* in which, waste is deposited, disposed of, handled, stored, transferred, treated or processed, and,
- b) Any operation carried out or machinery or equipment used in connection with the depositing, disposal, handling, storage, transfer, treatment or processing referred to in clause (a).

Waste Storage Area means:

Space allocated either within a *main building* or in an *accessory building* or *structure* where garbage, refuse or recycling materials are temporarily stored while awaiting disposal but does not include any storage for hazardous waste or materials.

Wayside Pit or Quarry means:

A temporary pit or quarry opened and used by or for a *public authority* solely for the purpose of a particular project or contract of road construction and which is not located within the right-of-way of a *public street*.

Wheel Chair Ramp means:

A ramp that is designed to provide access to a *building* from grade by the physically disabled.

Yard means:

An open, uncovered space on a *lot* appurtenant to a *building* and unoccupied by *buildings* or *structures* except as specifically permitted in this By-law. (see illustration following definition of “*Yard, Rear*”)

Yard, Exterior Side means:

The *yard* of a *corner lot* extending from the *front yard* to the *rear yard* between the exterior *side lot line* and the nearest main walls of the *main building* or *structure* on the *lot*. (see illustration following definition of “*Yard, Rear*”)

Yard, Front means:

A yard extending across the full width of the *lot* between the *front lot line* and the nearest main walls of the *main building* or *structure* on the *lot*. (see illustration following definition of “*Yard, Rear*”)

Yard, Interior Side means:

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 nearest main walls of the *main building* or *structure* on the *lot*. (see illustration)

Yard, Minimum Required means:

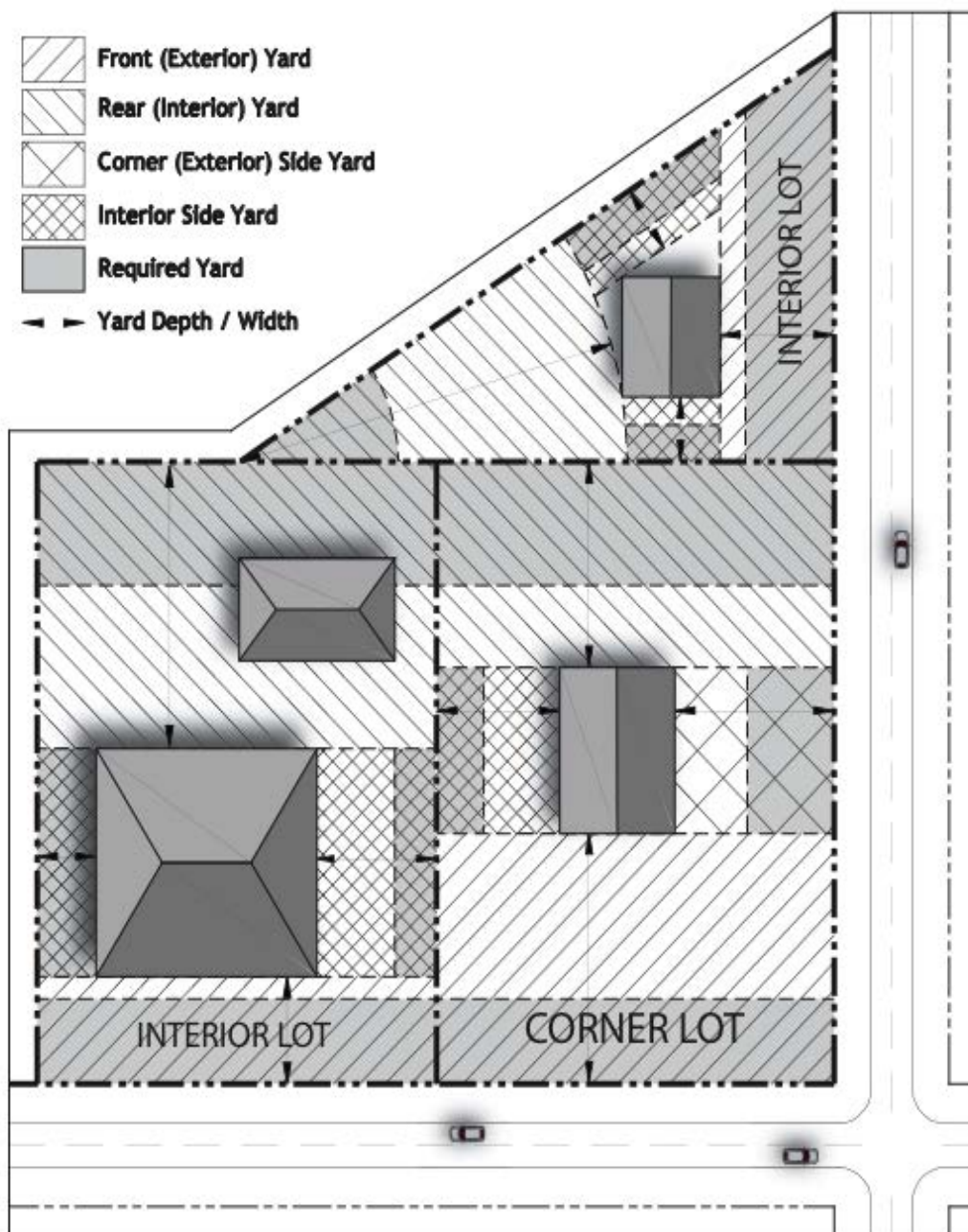
The minimum distance of a *yard* required from a *lot line*. No part of a required minimum *yard* for a *building* or *structure* shall be included as part of a required minimum *yard* for another *building* or *structure*. In calculating *minimum required yards*, the minimum horizontal distance from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

Yard, Rear means:

A *yard* extending across the full width of the *lot* between the *rear lot line* and the nearest main walls of the *main building* or *structure* on the *lot*.

(see next page for illustration)

YARDS AND REQUIRED YARDS



Zone means:

A designated area of land *use(s)* shown on the Zoning Schedules of this By-law.

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PART 4

GENERAL PROVISIONS

4.1 ACCESSORY BUILDINGS, STRUCTURES AND USES

All *accessory buildings, structures* and *uses* are subject to the following provisions:

4.1.1 General Provisions

- a) Where this By-law provides that land may be *used* or a *building* or *structure* may be *erected* or *used* for a purpose, that purpose shall include any *accessory buildings, accessory structures* or *accessory uses* located on the same *lot* as the primary *use* to which they are related.
- b) No *accessory building* or *accessory structure* shall be *used* for human habitation or an occupation for gain or profit, except if specifically permitted by this By-law.
- c) No detached *accessory building* or *structure* shall be erected on a *lot* prior to the erection of the *main building* on the *lot*.
- d) No detached *accessory building* or *structure* or part thereof shall be located within a Registered *Easement* that is in favour of a *public authority*.
- e) Notwithstanding the standards set out in Tables 4.1 and 4.2, there is no restriction on the location of gutters, eavestroughs, or rainwater collectors.

4.1.2 Standards for Accessory Buildings and Structures in Residential and Commercial Zones, Employment Zone and Institutional Zone

Standards for *accessory buildings* and *structures* in the Urban Residential, Commercial, the Employment *Zone* and the Institutional *Zone* are set out in Table 4.1, below:

(see next page for Table)

Table 4.1 – Standards for Accessory Buildings and Structures in the Urban Residential, Commercial and Employment Zones and the Institutional Zone

	URBAN RESIDENTIAL ZONES	URBAN COMMERCIAL and EMPLOYMENT ZONES	INSTITUTIONAL ZONE
Permitted Locations	Interior and Rear Yards		
Minimum <i>Setback</i> from <i>Front Lot Line</i>	Not permitted any closer to <i>front lot line</i> than <i>main building</i> from <i>front lot line</i> .		
Minimum <i>Setback</i> from <i>Exterior Lot Line</i>	Not permitted any closer to exterior <i>lot line</i> than the <i>main building</i> from exterior <i>lot line</i> . Notwithstanding the above, a detached <i>private garage</i> in the <i>rear yard</i> that is accessed by a <i>driveway</i> crossing the <i>exterior lot line</i> shall not be located any closer than 6.0 metres from the exterior <i>side lot line</i> .	Not permitted any closer to exterior <i>lot line</i> than the <i>main building</i> from exterior <i>lot line</i> .	
Minimum <i>Setback</i> from <i>Interior Side Lot Line</i>	1.0 metres if no <i>doors</i> or windows in wall facing <i>lot line</i> and 1.2 metres if <i>doors</i> or windows in wall facing <i>lot line</i> .		
Minimum <i>Setback</i> from <i>Rear Lot Line</i>	1.0 metres if no <i>doors</i> or windows in wall facing <i>lot line</i> and 1.2 metres if <i>doors</i> or windows in wall facing <i>lot line</i> .		
Maximum <i>height</i> for detached <i>private garage</i> or <i>carport</i> with peaked roof	4.5 metres to top of peak	4.5 metres to top of peak	
Maximum <i>height</i> for detached <i>private garage</i> or <i>carport</i> with flat roof being a roof that incorporated a maximum slope of 5% and is not a pitched roof	3.5 metres to highest point of roof	4.5 metres to highest point of roof	
Maximum <i>height</i> for detached <i>private garage</i> or <i>carport</i> with other roof type	3.5 metres to highest point of roof	4.5 metres to highest point of roof	

	URBAN RESIDENTIAL ZONES	URBAN COMMERCIAL and EMPLOYMENT ZONES	INSTITUTIONAL ZONE
Maximum <i>height</i> for all other <i>accessory buildings</i> and <i>structures</i>	3.5 metres to highest point of roof or <i>structure</i>	4.5 metres to highest point of roof or <i>structure</i>	
Maximum <i>floor area</i> for detached <i>private garage</i> or <i>carport</i>	40.0 square metres	40.0 square metres	
Maximum <i>floor area</i> of any other type of <i>accessory building</i> or <i>structure</i>	20.0 square metres	50.0 square metres	50.0 square metres
Maximum number of <i>accessory buildings</i> and <i>structures</i> per <i>lot</i>	1 <i>private garage/carport</i> and 2 <i>accessory buildings</i> or <i>structures</i>	2	

4.1.3 Standards for Accessory Buildings and Structures in all Zones except those listed in Table 4.1

Standards for *accessory buildings* and *Structures* in all *Zones* except those listed in Table 4.1 are set out in Table 4.2 below:

Table 4.2 – Standards for Accessory Buildings in all Zones except those listed in Table 4.1

	A, PC, PC-NHS1, PC-NHS2, EP2	RCR1, HR1, RCC, HI, RCI, HCC, HC	RCR2, HR2, CR	OS1, OS2, OS3, OS4
Permitted Locations	All Yards	Interior and Rear Yards		
Setback from Front Lot Line	Not permitted in <i>minimum required yard</i> for the <i>main building</i>	Not permitted any closer to <i>front lot line</i> than the <i>main building</i> from <i>front lot line</i> .		
Minimum Setback from Exterior Lot Line	Not permitted in <i>minimum required yard</i> for the <i>main building</i> .	Not permitted any closer to exterior <i>side lot line</i> than the <i>main building</i> from exterior <i>side lot line</i> .		
Minimum Setback from Interior Side Lot Line	1.5 metres or 7.5 metres from RCR1, RCR2, HR1, HR2 and CR Zone boundary	1.5 metres		

	A, PC, PC-NHS1, PC-NHS2, EP2	RCR1, HR1, RCC, HI, RCI, HCC, HC	RCR2, HR2, CR	OS1, OS2, OS3, OS4
Minimum <i>Setback</i> from <i>Rear Lot Line</i>	1.5 metres or 7.5 metres from RCR1, RCR2, HR1, HR2 and CR Zone boundary	1.5 metres		
Maximum <i>height</i> for detached <i>private garage</i> or <i>carport</i> with peaked roof	5.0 metres to top of peak of roof	4.5 metres to top of peak of roof		N/A
Maximum <i>height</i> for detached <i>private garage</i> or <i>carport</i> with flat roof being a roof that incorporated a maximum slope of 5% and is not a pitched roof	5.0 metres to highest point of roof	4.5 metres to highest point of roof		N/A
Maximum <i>height</i> for detached <i>private garage</i> or <i>carport</i> with other roof type	5.0 metres to highest point of roof	4.5 metres to highest point of roof		N/A
Maximum <i>height</i> for all other <i>accessory buildings and structures</i> (Does not include <i>buildings</i> used for livestock, machinery and agricultural products such as hay)	5.0 metres to highest point of roof or <i>structure</i>	4.5 metres to highest point of roof or <i>structure</i>		N/A
Maximum <i>floor area</i> for all <i>accessory buildings and structures</i> (Does not include <i>buildings</i> used for livestock, machinery and agricultural products such as hay.)	120.0 square metres	60.0 square metres	80.0 square metres	N/A

	A, PC, PC-NHS1, PC-NHS2, EP2	RCR1, HR1, RCC, HI, RCI, HCC, HC	RCR2, HR2, CR	OS1, OS2, OS3, OS4
Maximum <i>floor area</i> for <i>any individual accessory building or structure</i>	80.0 square metres	40.0 square metres	60.0 square metres	N/A

4.1.4 Additional Residential Units in Accessory Buildings

Where this By-law permits them, standards for *additional residential units*, detached from the *main residential building* on a lot, in the Urban Residential, Urban Commercial, Non-Urban, and Environmental and Open Spaces Zones, are set out in Table 4.2.1 below:

Table 4.2.1 Standards for Additional Residential Units detached from the Main Residential Building

	Urban Residential, Urban Commercial zones	Non-Urban, Environmental and Open Space zones
Permitted Locations	<i>Interior and Rear Yards</i>	All <i>Yards</i> , in accordance with existing provisions
Minimum Setback – Front Lot Line	No closer than <i>main residential building</i> .	Permitted as long as minimum required <i>front yard</i> setback for <i>main residential building</i> is being maintained.
Minimum Setback – Exterior Lot Line	No closer than <i>main residential building</i> . Balconies facing <i>exterior lot line</i> are not permitted.	Permitted as long as minimum required <i>exterior side yard</i> setback for <i>main residential building</i> is being maintained.
Minimum Setback - Interior Lot Line	1 metre if no windows are facing <i>interior lot line</i> , 2 metres if windows are present; doors and balconies facing <i>interior lot line</i> are not permitted. Setback to be increased by 0.5 metres for each additional <i>half-storey</i> after the first.	Must comply with setbacks that are applied to the <i>main residential building</i> , as set out in Tables 9.2 and 9.3.
Minimum Setback – Rear Lot Line	1.5 metres from <i>rear lot line</i> , windows not permitted facing <i>rear lot line</i> unless minimum <i>rear yard</i> setback of <i>main residential</i>	Must comply with setbacks that are applied to the <i>main residential building</i> , as set out in Tables 9.2 and 9.3.

	<i>building</i> is being maintained; doors and balconies facing <i>rear lot line</i> are not permitted. Setback to be increased by 0.5 metres for each additional <i>half-storey</i> after the first.	
Maximum Height	The top of roof for detached <i>additional residential unit</i> must be at least 1 metre less in height than top of roof of the <i>main residential building</i> , to a maximum of 6.5 metres.	The top of roof for a detached <i>additional residential unit</i> must be at least 1 metre less in height than top of roof of the <i>main residential building</i> , to a maximum of 8 metres.
Maximum Floor Area	90 square metres, or 40% of <i>main residential building</i> , whichever is lesser.	140 square metres, or 45% of <i>main residential building</i> , whichever is lesser.
Lot Coverage	Within Mature Neighbourhoods (MN), lot coverage can be increased to 45% where an <i>additional residential unit</i> has been established. For applicable zones, not in Mature Neighbourhoods, lot coverage of all buildings <i>accessory buildings and structures</i>, including the <i>main residential building</i>, cannot exceed 60% where an <i>additional residential unit</i> has been established.	Within Mature Neighbourhoods (MN), <i>additional residential units</i> must comply with the standards outlined in Table 9.3.

4.2 ACCESSORY FARM EMPLOYEE ACCOMMODATION

Where *accessory farm employee accommodation* is permitted in a *Zone*, the following provisions shall apply:

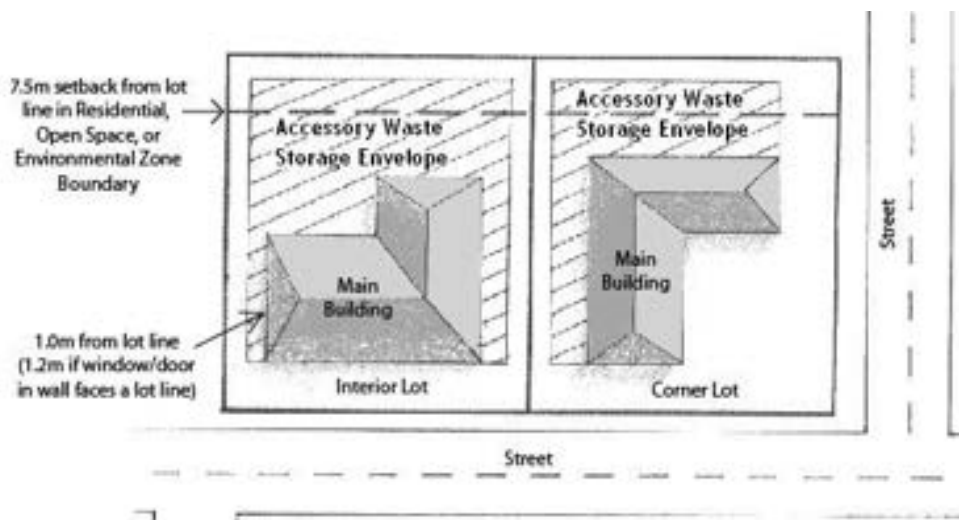
- a) The *accessory farm accommodation* is located on a *lot* that is the site of a *commercial farm* and a residence that is occupied by the operator of the *commercial farm*;
- b) Any *building* and any associated activity area used for the *accessory farm employee accommodation* shall be located no further than 30.0 metres from the detached *dwelling* on the same *lot* and no closer than 30.0 metres from any *lot line*;

- c) *Buildings or structures for accessory farm employee accommodation* shall only be located on a *lot* with a minimum *lot area* of least 20.0 hectares;
- d) The *driveway* accessing the *accessory farm employee accommodation* shall be shared with the *driveway* that is utilized for the principal use on the lot; and,
- e) The *accessory farm employee accommodation* shall be secondary and *accessory* to the principal use on the same *lot*.

4.3 ACCESSORY WASTE STORAGE AREAS

Accessory waste storage areas are permitted in all *zones* subject to the following provisions:

- a) *Accessory waste storage areas* shall be located within the *main building* in the High Density Residential (HDR) Zone.
- b) In all other *Zones*, a *waste storage area* shall be located within the *main building*, or within an *accessory building or structure*. Notwithstanding the above, a *waste storage area* may be located outside of a *building* provided it is enclosed within four walls and be located:
 - i) In an *interior side yard* or *rear yard* only;
 - ii) No closer to any *lot line* than required for an *accessory building or structure* by this By-law;
 - iii) No closer than 7.5 metres to any Residential, Open Space or Environmental *Zone* boundary;
 - iv) Outside of any required landscaped area or landscaped buffer; and
 - v) Shall not occupy any required *loading spaces, parking spaces*, access to *parking spaces* or *driveways*.



4.4 AIR CONDITIONERS, HEAT PUMPS, POOL PUMPS, FILTERS AND HEATERS

Air conditioners, heat pumps, pool pumps, filters and heaters are permitted in conjunction with a permitted use provided:

- a) They are not located in the *front yard*;
- b) They are located a minimum of 1 metre from the interior *side lot line* and no closer than the required *exterior side yard* for the *main building*; and,
- c) They are located no closer to a Residential *Zone* boundary than the minimum *setback* required for *main buildings* in Non-Residential *Zones* from Residential *Zone* boundaries.

Notwithstanding the above, an interior side yard setback is not required for an air conditioner to a lot line shared with a common wall dividing a townhouse building into multiple dwelling units provided the air conditioner is not located within the front yard.

4.5 COMMUNICATION DISHES

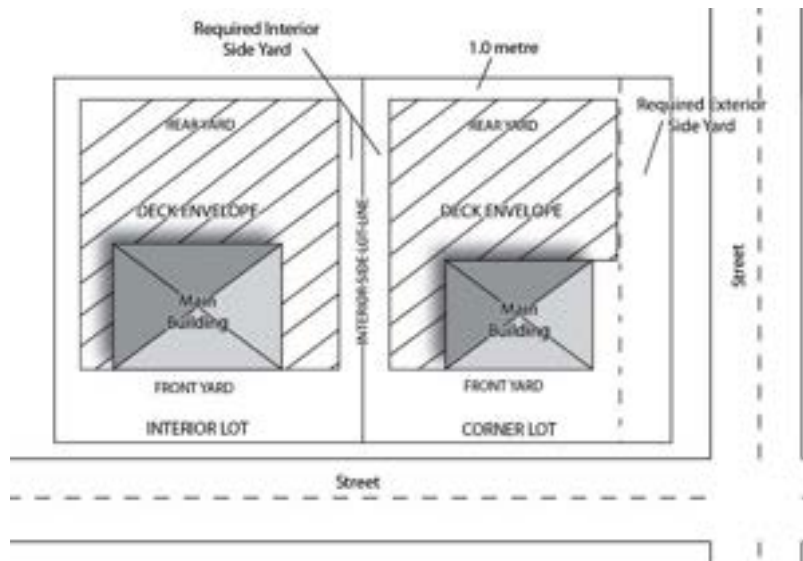
No *communication dish* shall have a diameter of greater than 1.3 metres and shall not be more than 1.3 metres wide at its widest point. In addition, all *communication dishes* shall be attached to the *main building* on the *lot*. Notwithstanding the above, there are no restrictions on the size or location of a *communication dish* in an Employment *Zone*, except that they are not permitted in any required *yard*.

4.6 DECKS

4.6.1 Decks That Have a Height of Less Than 0.6 Metres

A *deck* that has an average floor *height* of less than 0.6 metres above the ground at the wall the *deck* is permitted in the *rear* and *interior side yards*, provided that:

- a) The *deck* is located no closer to the *interior* and *exterior side lot lines* than the interior and exterior *side yard* requirement for the *main building*;
- b) The *deck* is located no closer than 1.0 metre from the *rear lot line*; and,
- c) The stairs used to access a *deck* are located a minimum of 0.8 metres from the *interior side lot line*.

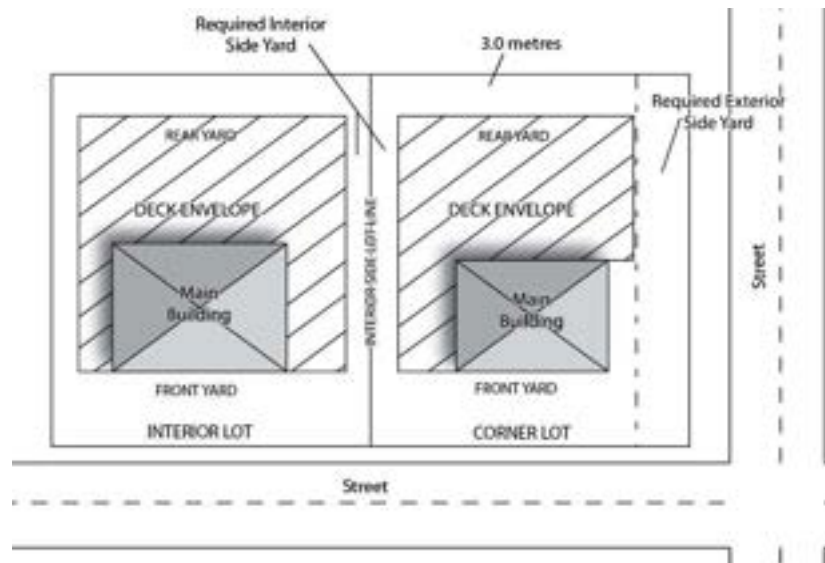


4.6.2 Decks That Have a Height of 0.6 Metres or Greater

A *deck* that has a floor *height* of 0.6 metres or greater above ground at the wall the *deck* is located against or attached to shall be permitted to encroach into the *required rear yard*, provided that:

- The *deck* is located no closer than 3.0 metres to the *rear lot line*;
- The *deck* is located no closer to the *interior side lot line* than the *interior side yard* requirement for the *main building*;
- The *deck* is located no closer to the *exterior side lot line* than the *exterior side yard* requirement for the *main building*; and,
- The stairs used to access a *deck* are located a minimum of 1.0 metres from the *rear lot line*.

(see next page for illustration)



4.7 DWELLING UNITS

Unless otherwise specified by this By-law, no more than one *dwelling unit* shall be permitted on a *lot*.

4.8 ENCROACHMENTS INTO REQUIRED YARDS

- a) Architectural features such as sills, belt courses, cornices, eaves, chimney breasts, pilasters, roof overhangs, window bays and balconies are permitted to encroach:
 - i) Into the *required front yard* and *exterior side yards* a distance of no more than 2.5 metres, but in no case shall the architectural feature or *balcony* be located closer than 1.5 metres to the *front* or *exterior side lot line*;
 - ii) Into the *required rear yard* a distance of no more than 2.0 metres for the *main building* and no more than 50 percent of the required *rear yard* for any *accessory building* or *structure*; and,
 - iii) Into the required *interior side yard* a distance of no more than 50 percent of the required *interior side yard* for the *main building* on the *lot*.
- b) There is no restriction on the location of gutters, eavestroughs or rainwater collectors.
- c) If a window bay encroaches into a required interior or *rear yard* in accordance with Section 4.8(a)(ii) and (iii) it shall extend from the main wall above grade and extend no more than 1.0 metre into the required *yard* and be no more than 3.0 metres wide.
- d) If a window bay encroaches into the required *front* or *exterior side yard* in accordance with Section 4.8(a) (i) the window bay can extend from the main wall above or at grade and it can encroach into such *yard* a maximum distance of 1.0 metre, provided it is no more than 3.0 metres wide. The width of the window bay can be increased to 4.0 metres if a *porch* or *uncovered platform* does not abut the main wall of the *dwelling unit*.
- e) Stairs accessing a *basement* or cellar are not permitted to encroach into the required *front*, *exterior* and *interior side yards*.

4.9 EXCEPTIONS TO HEIGHT REQUIREMENTS

- a) The *height* requirements of this By-law shall not apply to:
 - i) *Place of worship* spires;
 - ii) *Place of worship* belfries;
 - iii) Chimneys;
 - iv) Clock towers and flagpoles;
 - v) Data communication towers and antennas;
 - vi) Water storage tanks;
 - vii) Monuments;
 - viii) Flag poles;
 - ix) Silos used for agricultural purposes and silos in the EMP1 *Zone*;
 - x) Any ornamental roof construction features including but not limited to domes, towers and steeples;
 - xi) Any mechanical features, such as *structures* containing a mechanical penthouse or the equipment necessary to control an elevator provided that such equipment does not project more than 5 metres above the highest point of the roof and does not occupy greater than 50 % of the area of the roof;
 - xii) *Aggregate processing facilities*;
 - xiii) *Buildings* and *structures* associated with a *public works yard*; and,
 - xiv) *Agricultural buildings* and *structures*.

4.10 FLOOD PLAIN OVERLAY – “F” SYMBOL

Properties with existing development which are located within the Regulatory Floodplain as shown on Schedule A19 “Glen Williams” and Schedule A20 “Norval” are subject to the Flood Plain Overlay.. New development is restricted and is subject to Conservation Authority approval on lands subject to the “F” symbol. No new development is permitted without the prior written approval of the Conservation Authority having jurisdiction in the area.

4.11 FRONTAGE ON A PUBLIC STREET

Unless otherwise specified by this By-law, no *person* shall *erect* any *building* or *structure* and no *person* shall *use* any *building* or *structure*, *lot* or parcel unless the *lot* or parcel to be so used, or upon which the *building* is situated or erected or proposed to be erected:

- a) Abuts or fronts on a *public street* which is assumed by By-law by a *public authority* for maintenance purposes; or,
- b) Is being constructed pursuant to a Subdivision Agreement with a *public authority*; or,
- c) Fronts on a year round maintained *public street* that was not established as a consequence of Registering a Plan of Subdivision; or,
- d) Is a *private road* 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*.

For the purposes of this By-law, the *front lot line* of a *lot* separated from a *public street* by a *reserve* owned by a *public authority* shall be deemed to abut such a *public street*.

4.12 HOME OCCUPATIONS/COTTAGE INDUSTRIES

Where a *home occupation* or a *cottage industry* is permitted in a *Zone*, the following provisions shall apply:

- a) Not more than one employee, in addition to the residents of the *dwelling unit*, shall be engaged in the business;
- b) Any *dwelling unit* containing a *home occupation* or *cottage industry* shall be occupied as a residence by the operator of the business;
- c) The *use* is entirely restricted to the *dwelling unit* and shall not be conducted in whole or in part in any *accessory building, yard* or *private garage*;
- d) No more than one *home occupation* or *cottage industry* shall be permitted in any *dwelling* and in no case shall there be both a *cottage industry* and a *home occupation* in the same *dwelling*;
- e) The maximum *gross floor area* dedicated to the *home occupation* or a *cottage industry* shall be in accordance with the maximums identified in Table 4.3 below:

Table 4.3 – Maximum Permitted Gross Floor Area

Zones	Maximum Gross Floor Area (GFA)
- All Urban Residential Zones: - DC1, DC2, HCC, HC, HR1, HR2, RCR1, RCR2 and CR Zones	25% or 45.0 m ² , whichever is the lesser
All other Zones, where permitted	25% or 100.0 m ² , whichever is the lesser

Note: *Floor area* in *basement* or cellar to not be included within calculation

- f) The *use* shall be clearly secondary to the *use* of the *dwelling* as a *dwelling unit* and there is no change in the external character, except for a legal sign, in accordance with Section 4.12(i); of the *dwelling* or *lot* as a private residence;

- g) There shall be no goods, wares or merchandise offered or exposed for sale, or sold or kept for sale on the *premises* other than those produced on the *premises*;
- h) There shall be no outside storage of materials, goods or vehicles in conjunction with the *home occupation use*;
- i) There shall be no external advertising other than a *sign* erected in accordance with the Town of Halton Hills *Sign By-law*;
- j) A *home occupation* or *cottage industry* shall not create noise, vibration, fumes, odour, dust, glare or radiation that is detectable outside of the *dwelling unit*;
- k) A *premises* where a personal service is provided such as hairstyling, beauty treatments or personal health services shall be only permitted on a *lot* that has a *front lot line* or an exterior *side lot line* that abuts a Provincial Highway, a major, multi-purpose or minor arterial road or a collector road as shown on the schedules to the Town of Halton Hills Official Plan;
- l) The following *uses* shall not be permitted as a *home occupation* or a *cottage industry*:
 - i) *Adult entertainment use*;
 - ii) *Dating/escort services*;
 - iii) *Construction/landscaping contractors' yards*;
 - iv) *Tattoo parlours*;
 - v) *Taxi service depot/dispatch establishments*; and
 - vi) Any *use* involving the storage, repair, maintenance and/or towing of *motor vehicles* or recreational vehicles

4.13 HOME INDUSTRIES

Where a *home industry* is permitted in a *Zone*, the following provisions shall apply:

- a) Not more than 2 employees, in addition to the residents of the *dwelling unit*, shall be engaged in the business and working in the *home industry*;
- b) Any *lot* upon which a *home industry* is located shall be occupied as a residence by the operator of the business;
- c) Any *accessory building* and any associated activity area used for the *home industry* shall be located no further than 30.0 metres from the detached *dwelling* on the same *lot* and no closer than 30.0 metres from any *lot line*;
- d) A *home industry* shall only be located on a *lot* with a minimum *lot area* of least 4.0 hectares;
- e) The maximum *gross floor area* dedicated to the *home industry* shall not exceed 200.0 square metres;

- f) The *driveway* accessing the *home industry* shall be shared with the *driveway* that is utilized for the principal *use* on the *lot*;
- g) The *use* shall be clearly secondary and *accessory* to the principal *use* on the same *lot*;
- h) Only the sale of goods that are primarily manufactured, processed, fabricated, or produced on the *premises* shall be permitted;
- i) *Outdoor storage* of goods or materials related to a *home industry* shall be permitted in the *rear yard* and *interior side yards* only, provided that the area occupied by such *outdoor storage* of goods or materials does not exceed 50% of the *gross floor area* of the *home industry*;
- j) Only currently licensed *motor vehicles*, associated with the *home industry*, shall be parked or stored on the *lot* and within an *interior side* or *rear yard*;
- k) Any *outdoor storage* associated with the *home industry* shall be located within a fenced compound and screened from view in accordance with the requirements of Section 4.23 of this By-law;
- l) There is no external advertising other than a *sign* erected in accordance with the Town of Halton Hills *Sign By-law*;
- m) The following shall not be permitted as a *home industry*:
 - i) *Adult entertainment use*;
 - ii) *Dating/escort services*;
 - iii) *Construction/landscaping contractor's yards*;
 - iv) *Tattoo parlours*;
 - v) *Taxi service depot/dispatch establishments*; and
 - vi) Any *use* involving the storage, repair, maintenance and/or towing of *motor vehicles* or recreational vehicles.

4.14 MINIMUM DISTANCE SEPARATION

- a) Notwithstanding any other provision in this By-law no *building* or *structure* used for human habitation or for commercial or industrial purposes in the Protected Countryside Natural Heritage System One (PC-NHS1), the Protected Countryside Natural Heritage System Two (PC-NHS2), the Environmental Protection One (EP1), the Environmental Protection (EP2), the Agricultural (A) and the Protected Countryside (PC) *Zones* shall be erected or enlarged unless it is located in accordance with the *Minimum Distance Separation I* Formula as set out in Schedule 'B' to this By-law.
- b) Notwithstanding any other provision in this By-law no new or expanded *livestock facility* shall be erected or enlarged unless it is located in compliance with the *Minimum Distance Separation II* Formula set out in Schedule 'B' of this By-law.

4.15 MODEL HOMES

Model homes shall only be permitted on lands that have received Draft Plan of Subdivision Approval for residential purposes provided that:

- a) Not more than 10% of the total number of residential units contained in the draft approved Plan of Subdivision or 5 *model homes*, whichever is the greater *are* constructed as *model homes*;
- b) The *model home* is built within a *lot* defined by the draft approved Plan of Subdivision; and,
- c) The *model home* complies with all other requirements of this Zoning By-law for the applicable type of *dwelling unit*.

4.16 MULTIPLE USES ON ONE LOT

Where any *building*, *structure* or land is used for more than one purpose as provided in Parts 6 to 12 of this By-law, the said *building*, *structure* or land shall comply with the provisions of this By-law relating to each *use*. In the case of a conflict, the more stringent provision shall apply.

4.17 MULTIPLE ZONES ON ONE LOT

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*.

4.18 NON-COMPLYING BUILDINGS AND STRUCTURES

4.18.1 Replacement, Enlargement, Repair or Renovation

A *non-complying building* or *structure* that does not comply with this By-law, but which was legally erected/alterd in accordance with the by-laws in force at the time of construction and/or *alteration* may be replaced, enlarged, repaired or renovated provided that the replacement, enlargement, repair or renovation:

- a) Does not further increase a situation of non-compliance;
- b) Complies with all other applicable provisions of this By-law; and
- c) Does not increase the amount of volume within an enclosed space in a *building* or *structure* in a required *yard*, but does not include a below grade basement where there is no visual impact.

4.18.2 Non-Compliance as a Result of Acquisition by a Public Authority

Notwithstanding any other provision of this By-law, where, as a result of an acquisition of land by a *public authority*, such acquisition results in a contravention of this By-law relating to minimum *yards* and/or *setbacks*, *lot coverage* or maximum permitted *gross floor area* or *net floor area*, then the lands so acquired shall be deemed to continue to form part of the *lot* upon which the *building* or *buildings* are located in determining compliance with this By-law.

4.18.3 Driveways and Required Parking Spaces

Notwithstanding any other provision of this By-law, where, as a result of an acquisition of land by a *public authority*, such acquisition results in a contravention of this By-law relating to the minimum required number of *parking spaces*, minimum size of *parking spaces*, minimum width of a *driveway*, location of *parking spaces* and/or *driveways* or minimum required *setbacks* and/or *yards* for *driveways* and/or *parking spaces*, then 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 expropriation was finalized.

4.18.4 Non-Compliance as a Result of New Road Construction

Notwithstanding any other provision in this By-law, where as a result of the establishment of a new public road abutting a *lot* that would have been considered an *interior lot* prior to the establishment of the public road, such *lot* shall continue to be considered an *interior lot* for the purposes of determining compliance with this By-law.

4.19 NON-COMPLYING LOTS

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*, is permitted to be used and *buildings* and *structures* thereon be erected, enlarged, repaired or renovated provided the *use* conforms with the By-law and the *buildings* or *structures* comply with all of the other provisions of this By-law.

4.19.1 Non-Compliance as a Result of Acquisition by a Public Authority

Notwithstanding any other provision of this By-law, where, as a result of the acquisition of part of a *lot* by a *public authority*, the *lot*, after the acquisition, is a *non-complying lot*, such *non-complying lot* may be used for any purpose permitted by this By-law within the *Zone* in which the *lot* is located.

4.20 NON-CONFORMING USES

No lands shall be used and no *building* or *structure* shall be used except in conformity with the provisions of this By-law unless such *use* 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.

4.21 OPENINGS FOR DOORS IN WALL FACING INTERIOR SIDE LOT LINE

A *door* that provides access to the interior of a *main building* or an *accessory building* shall not be permitted in any portion of a wall facing the interior *side lot line* that is located less than 1.2 metres from the interior *side lot line*.

4.22 OUTDOOR DISPLAY AND SALES AREA

Where an outside display and sales area is permitted as an *accessory use*, the following provisions apply:

- a) The outside display and sales area shall comply with the following *setbacks*:
 - i) Maximum distance between outside display and sales area(s) and *building* containing the principal *use* of the *lot* – 12.0 metres;

- ii) Minimum distance between outside display and sales area(s) and Residential Zone boundary– 7.5 metres.
- b) The outside display and sales area shall be located outside of any required *parking spaces*, loading areas and required *planting strips*; and,
- c) *Motor vehicle sales establishments* or the *accessory sale of motor vehicles* where permitted by this By-law, are not subject to the provisions of Section 4.22(a).

4.23 OUTDOOR STORAGE

Where *outdoor storage* and *accessory outdoor storage* is permitted in a *Zone*, the following provisions apply:

- a) *Outdoor storage* shall be permitted only in a *rear* or *interior side yards*
- b) The *height* of stored materials shall not exceed 6.0 metres above the surface of the ground;
- c) *Outdoor storage* shall be screened by opaque fencing or a berm with a minimum *height* of 3.0 metres;
- d) *Outdoor storage* shall comply with the required *setbacks* for the *main building* in each zone;
- e) *Outdoor storage* shall not be permitted in any *yard* abutting a *lot line* that serves as a *Residential Zone* boundary in the Acton and Georgetown urban areas; and
- f) *Outdoor storage* shall not be permitted in any *yard* abutting Guelph Street, Maple Avenue, Mountainview Road or River Drive in Georgetown, notwithstanding sub-sections a) thru e) above.

4.24 PLAY STRUCTURES

Play structures are permitted in the *rear yard* of a *lot* that is used for *single detached, semi-detached, duplex* and *street townhouse dwelling* provided:

- a) It occupies no more than 5.5 square metres of *lot area*;
- b) It is no higher than 2.5 metres above the surface of the ground;
- c) It is *setback* no closer than 0.6 metres from any *lot line*; and,
- d) That no more than 50% of the sides are enclosed.

Play structures that have an area greater than 5.5 square metres and/or are enclosed by more than 50% shall be considered an *accessory building* or *structure* and shall comply with the regulations contained in the General Provisions for *accessory buildings* and *structures*.

Notwithstanding the above, this provision shall not apply to *play structures* in any Non-Residential *Zone*.

4.25 PORCHES AND UNCOVERED PLATFORMS ATTACHED TO SINGLE-DETACHED, SEMI-DETACHED AND STREET TOWNHOUSE DWELLING UNITS IN A HAMLET RESIDENTIAL, RURAL CLUSTER RESIDENTIAL AND AN URBAN RESIDENTIAL ZONE

4.25.1 Size of Porches and Uncovered Platforms in an Urban Residential Zone

The floor of any *porch* or *uncovered platform* attached to *single-detached*, *semi-detached* and *street townhouse dwelling unit* in any Urban Residential Zone and which is located between a main wall of a *building* and a *streetline* shall extend at least 1.5 metres towards the *streetline* from the main wall that abuts the *porch* or *uncovered platform*. Windows, stairs, columns, piers and/or railings associated with the *porch* or *uncovered platform* are permitted to encroach within this area. Notwithstanding the above, a portion of the *porch* or *uncovered platform* is not required to extend 1.5 metres towards the *streetline* provided it extends no more than 0.8 metres along the main wall.

4.25.2 Encroachments of Porches and Uncovered Platforms into Yards in an Urban Residential Zone

- a) *Porches* and *uncovered platforms* and the stairs used to access a *porch* or *uncovered platform* attached to a *single-detached*, *semi-detached* or *street townhouse dwelling unit* in any Urban Residential Zone with the *porch* having a maximum elevation of 4.0 metres, with the elevation being measured from the floor of the *porch* to the underside of the rafters or ceiling of the *porch*, are permitted to encroach into the required *front yard* and *exterior side yard* provided that no part of the *porch* or *uncovered platform* shall be located closer than 1.5 metres from the *front lot line* or *exterior side lot line* in any Urban Residential Zone, except the Urban Residential (UR) Zone where it shall be located no closer than 1.0 metre from the *front lot line* or *exterior side lot line* in the UR Zone;
- b) *Porches* be permitted to encroach into the required *rear yard* a distance of 3.0 metres;
- c) An underground cold cellar shall be permitted to encroach into any required *yard*, provided the underground cold cellar is located entirely underneath the *porch* or *uncovered platform*.

4.25.3 Encroachments of Porches and Uncovered Platforms in Hamlet Residential and Rural Cluster Residential Zones

- a) *Porches* and *uncovered platforms* and the stairs used to access a *porch* or *uncovered platform* in a Hamlet Residential or Rural Cluster Residential Zone are permitted to encroach into the required *front* and *exterior side yards* by no more than 0.6 metres; and,
- b) *Porches* are permitted to encroach into the required *rear yard* by no more than 3.0 metres.

4.26 PROHIBITED USES

The following *uses*, activities and/or objects shall be prohibited in any *zone*:

- a) The *use* of any *tent*, *trailer* or *motor vehicle* for human habitation, except where such *tent*, *trailer* or *motor vehicle* is located in a campground, in a *trailer park* or in a *mobile home park*.
- b) The *use* of any *accessory building* or *structure* for human habitation.
- c) The storage of shipping containers unless otherwise permitted by this By-law wherever *outdoor storage* is permitted;
- d) The *use* of a *truck*, *bus*, *coach body* or *rail car* for human habitation or for storage purposes.
- e) The storage of disused *rail cars*, *streetcars*, *buses*, *truck bodies* or *trailers* without wheels.

- f) The parking or storage of *trailers* or *commercial motor vehicles* on a vacant *lot*.
- g) The parking or storage of *trailers* or *commercial motor vehicles* on a vacant *lot* for the purposes of advertising.
- h) The *outdoor storage* of partially dismantled *motor vehicles* or *trailers* or *motor vehicle* or *trailer* parts unless otherwise permitted by this By-law.
- i) *Obnoxious uses* as defined in Part 3 of this By-law.
- j) The manufacturing, refining, rendering or distillation of acid, ammonia, chlorine, coal, creosote, explosives, fireworks, glue, petroleum or tar.
- k) The bulk storage of industrial chemicals, fuels and oils, hazardous waste or liquid industrial waste unless specifically permitted by the Environmental Protection Act, as amended.

4.27 PUBLIC USES

4.27.1 Permitted Locations

- a) A *public use* shall be permitted in all *Zones* other than those *Zones* identified below:
 - i) Country Residential (CR) *Zone*;
 - ii) *Mineral Aggregate* Resources (MAR) *Zone*;
 - iii) Protected Countryside Natural Heritage System One (PC-NHS1) *Zone*; and,
 - iv) Environmental Protection One (EP1) *Zone*.
- b) Notwithstanding subsection (a) above, only an existing *public use* shall be permitted within the Agricultural (A) *Zone*
- c) Notwithstanding subsections (a) and (b) above, nothing in this By-law shall prevent the *use* of any land, *building* or *structure* for *infrastructure* and as a *public street* nor prevent the installation of a utility including a water main, sanitary sewer, storm sewer, gas main, pipeline or overhead or underground hydro, sewage pumping station, telecommunications/communications *infrastructure* or other utility supply or communication line.

4.27.2 Regulations for Public Uses

Where a *public use* is permitted, the following provisions shall apply:

- a) Such *public use* shall comply with all applicable *Zone* standards, parking and loading requirements of the *Zone* in which it is located;
- b) No *outdoor storage* shall be permitted unless such *outdoor storage* is specifically permitted in the *Zone* in which the *public use* is located;
- c) Notwithstanding subsection (a) above, *buildings* and *structures* which are used for the storage of road maintenance materials within a *public works yard* owned by a *public authority* shall be exempt from the *height* requirements of this By-law;

- d) Any *accessory uses* to a *public use* shall be clearly incidental and *accessory* to the principal *use*; and,
- e) Any above-ground, utility or *public use* which is located in a Residential *Zone* shall be located and maintained in general harmony with the residential *buildings* permitted in such *Zone*.

4.28 RAMPS AND BARRIER FREE ACCESS

Nothing in this By-law shall prevent the location of a barrier-free entrance that conforms to the requirements of Section 3.8 (Barrier-Free Design) of the Ontario Building Code (Ontario Regulation 350/06) or its successor.

4.29 REDUCED FRONT YARD REQUIREMENT

4.29.1 Vacant Lots in Developed Areas

Notwithstanding any other provision of this By-law, where a vacant *lot* exists between two developed *lots*, with the *main building* on one or both of the developed *lots* having a *front yard* less than required, the minimum *required front yard* of the vacant *lot* becomes or is the average of the *front yards* of the two developed *lots*.

4.29.2 Private Garages on Lots Without a Sidewalk

- a) Notwithstanding any minimum required *front yard* to the contrary, where a *dwelling unit* is located in an Low Density Residential One (LDR1) or Low Density Residential Two (LDR2) *Zone* and there is no *sidewalk* located or designed to be located within the street allowance along the frontage on a *lot*, the minimum required *front yard* or *exterior side yard* if the attached *garage* faces the *exterior side lot line* for an attached *private garage* shall be reduced to 4.5 metres.
- b) Notwithstanding any *parking space* requirements to the contrary, where a *dwelling* is located in any Low Density Residential One (LDR1) *Zone* or Low Density Residential Two (LDR2) *Zone* on that side of a street without a *sidewalk* located or designed to be located within the road right-of-way along the *front lot line*, a *required parking space(s)* that is located on a *driveway* shall be permitted to encroach across a *streetline* and into a *public street* allowance to a maximum depth of 1.0 metre.

4.30 SCHOOL PORTABLES

School portables are considered to be *main buildings* by this By-law.

4.31 SEWAGE AND WATER SERVICES

No land, *building* or *structure* in any Urban *Zone* shall be used and no *building* or *structure* shall be erected, used or altered after the passage of this By-law unless:

- a) Adequate water mains and storm and sanitary sewer systems are existing or have been provided for in a binding and secure development agreement and all regulatory approvals have been received;

- b) Adequate capacity as confirmed by the *Region* of Halton is available to support the proposed development; and,
- c) Where such services are not required or contemplated, an approved waste disposal system and potable water supply to sustain the *use* of land for *buildings* or *structures* are existing or have been provided for to the satisfaction of the Chief Building Official and all regulatory approvals have been received.

4.32 SIGHT TRIANGLES

Notwithstanding any other provision of this By-law, no *building* or *structure*, fence, wall, vegetative planting or *landscaping* that has a *height* of greater than 1.0 metre shall be permitted in a *sight triangle* on a *corner lot* that is measured according to the provisions set out in Table 4.4, below:

Table 4.4 – Size of Sight Triangles

		Subject lot has access onto a:		
		Local street	Collector street	Regional Road or Provincial Highway
Other street:	Local street	4.5 metres	7.0 metres	12.0 metres
	Collector street	7.0 metres	7.0 metres	12.0 metres
	Minor, Major or Multi-Purpose Arterial or Provincial Highway	12.0 metres	12.0 metres	12.0 metres

The provisions of this Section shall not apply to any *lot* located in the Downtown Core Commercial One (DC1) Zone.

4.33 SOLAR PANELS

Solar panels are permitted as set out in Table 4.5, below:

Land Use	Permitted Location	Maximum Height and <u>Setbacks</u>
<i>Single detached, semi-detached, duplex and townhouse dwellings</i> in all Zones except the A, PC and PC-NHS Zones	Roof or a ground mounted platform	Panels may extend a maximum of 1.0 metre perpendicular to a roof surface. If on the ground, it is classified as an ' <i>accessory structure</i> '.
Residential, industrial, commercial and institutional <i>buildings</i> 12.0 metres in <i>height</i> or over.	Roof or a ground mounted platform	5.0 metres beyond the highest point of the roof. If on the ground, it is classified as an ' <i>accessory structure</i> '.
Industrial, commercial and institutional <i>buildings</i> under 12.0 metres in <i>height</i> .	Roof or a ground mounted platform	2.0 metres beyond the highest part of the roof. If on the ground, it is classified as an ' <i>accessory structure</i> '.
<i>Buildings</i> in the A, PC and PC-NHS2 Zones	Roof or a ground mounted platform	Panels may extend a maximum of 2.0 metres perpendicular to the roof surface. If on the ground, it is classified as an ' <i>accessory structure</i> '.

4.34 SPECIAL RAILWAY RIGHT OF WAY SETBACKS

Notwithstanding any other provision in this By-law, all *buildings* and *structures* containing a *dwelling unit*, a *place of worship*, a *day nursery* and/or a *private* or *public school* shall be located no closer than 30 metres from the right-of-way owned by a Federally regulated railway company and/or a Provincially regulated railway company.

4.35 TEMPORARY CONSTRUCTION AND SALES OFFICES

- a) Nothing in this By-law shall prevent *uses* incidental to construction, such as a construction camp or other such temporary work camp, tool shed, scaffold or other *building* or *structure* incidental to the construction, provided it is associated with a single project and has been issued an approval or permit from the Town and work has not been completed nor the project abandoned.
- b) Nothing in this By-law shall prevent the *use* of land for a sales office for the sale of residential, industrial or commercial *suites* provided that the *suites* to be sold are to be located on lands within the limits of the Town of Halton Hills, and provided the lands used for the *sales office* are not within the following *Zones*:
 - i) Agricultural (A) *Zone*;
 - ii) Protected Countryside (PC) *Zone*;
 - iii) Protected Countryside Natural Heritage System One (PC-NHS1) *Zone*;
 - iv) Protected Countryside Natural Heritage System Two (PC-NHS2) *Zone*;
 - v) Environmental Protection One (EP1) *Zone*;
 - vi) Environmental Protection One – Floodplain (EP1-F) *Zone*;
 - vii) Environmental Protection Two (EP2) *Zone*; and,
 - viii) Any Open Space (OS1, OS2, OS3 and OS4) *Zones*.

4.36 USES OF LOTS WITHOUT BUILDINGS

Unless expressly permitted by this By-law, no permitted *use* in any Residential, Commercial or Employment *Zone* shall be established and permitted unless a *main building* is erected on the same *lot*.

4.37 WAYSIDE PITS OR QUARRIES, PORTABLE ASPHALT PLANTS OR PORTABLE CONCRETE PLANTS

A *wayside pit* or *wayside quarry*, *portable asphalt plant* or *portable concrete plant* used on a *public authority* contract is permitted in any *Zone* with the exception of the following *Zones*:

- a) Protected Countryside Natural Heritage System One (PC-NHS1) *Zone*;
- b) Protected Countryside Natural Heritage System Two (PC-NHS2) *Zone*;
- c) Environmental Protection One (EP1) *Zone*;

- d) Environmental Protection Two (EP2) *Zone*; and,
- e) Any Residential *Zone*.

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PART 5

PARKING AND LOADING STANDARDS

5.1 APPLICABILITY OF THIS SECTION

- a) The parking and *loading space* requirements of this Part of the By-law shall not apply to any *use* in existence at the date of passing of this By-law so long as the *net floor area*, as it existed at such date, is not increased.
- b) If an addition is made to the *building* or a *use* within a *building* that has the effect of increasing the amount of required *parking spaces*, additional parking and *loading spaces* shall be provided for the additional *net floor area* that generates the need for additional parking as required by the provisions of this By-law.

5.2 GENERAL PARKING PROVISIONS

5.2.1 Restriction on Use of Land, Buildings and Structures

No *person* shall *use* any land, *building* or *structure* in any *Zone* for any purpose permitted by this By-law, unless the minimum number of *parking spaces* required are provided in accordance with the provisions of this Part of the By-law.

5.2.2 Calculation of Parking Requirements

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 to the next higher whole number.

5.2.3 More than One Use on a Lot

The parking requirements for more than one *use* on a single *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 noted.

5.2.4 Exclusive Use of a Parking Space

Any *parking space* shall be unobstructed and available for parking purposes and used exclusively for that purpose at all times, unless otherwise specified in this By-law.

5.2.5 Location of Required Parking

All *parking spaces* shall be located on the same *lot* as the *use* that requires the parking. Notwithstanding the above, required *parking spaces* for any *use* within the Downtown Core Commercial One (DC1) *Zone* may be located on another *lot* within 500 metres of the *lot* on which parking would be required for a *use*, provided the off-site parking is located on a *lot* in the same *Zone*.

5.2.6 Cash-in-Lieu of Parking

Parking spaces required by Sections 5.3 and 5.4 of this By-law shall not be required if *Council* is willing to enter into an agreement with the landowner respecting the payment of cash-in-lieu of some or all of the parking required in accordance with Section 40 of the Planning Act within the downtown core of Georgetown and Acton

5.2.7 Parking Requirements for Non-Residential Uses in the Downtown Commercial One (DC1) Zone

- a) Notwithstanding Section 5.1, existing *non-residential buildings and structures* in the Downtown Commercial One (DC1) Zone in Downtown Georgetown and Downtown Acton are exempt from providing additional *parking spaces* if they are changing to another non-residential use that would require additional *parking spaces*.
- b) Expansions to *non-residential buildings and structures* within the Downtown Commercial One (DC1) Zone in Downtown Georgetown and Downtown Acton shall not result in the removal of existing *parking spaces* unless the same number of *parking spaces* can be provided elsewhere on the *lot* or in accordance with Section 5.2.5 or Section 5.2.6.”

5.2.8 Parking Required for Outdoor Patios

Parking spaces are not required for any *outdoor patio* that occupies an area of less than 40% of the *net floor area* of the *restaurant* it serves.

5.2.9 Location of Parking on a Lot Used for Residential Purposes

The parking of *motor vehicles* associated with a *residential use* is only permitted within a *parking garage, surface parking area, private garage, and carport* or on a *driveway* accessing an individual *dwelling unit, a private garage* or a *carport*. New sunken, below existing grade or reverse grade/sloped driveway(s) will not be permitted.

5.2.10 Size of Parking Spaces

- a) Where *parking spaces* are provided in a *surface parking area*, or on a *driveway* each *parking space* shall have a width of not less than 2.75 metres and a length of not less than 5.5 metres.
- b) Where *parking spaces* are provided in an enclosed or underground *parking garage*, such *parking spaces* shall have a width of not less than 2.6 metres and a length of not less than 5.5 metres.
- c) Where *parking spaces* are provided within a *private garage accessory* to a *single-detached, semi-detached, street townhouse* or *multiple dwelling*, with such a *private garage* being a single car garage or a double car garage with a separating wall, each *parking space* shall have a width of not less than 2.9 metres and length of not less than 6.0 metres and a vertical clearance of not less than 2.1 metres. A minimum area of 2.9 metres wide by 5.3 metres long by 2.1 metres high of this space shall be unobstructed by any component of any *structure*, including stairs.
- d) Where *parking spaces* are provided within a *private garage accessory* to a *single-detached, semi-detached, street townhouse* or *multiple dwelling*, with such a *private garage* being a double car garage with no separating wall, *parking spaces* shall have a cumulative width of not less than 5.5 metres and length of not less than 6.0 metres and a vertical clearance of not less than 2.1 metres. A minimum area of 5.5 metres wide by 5.3 metres long by 2.1 metres high of this space shall be unobstructed by any component of any *structure*, including stairs.
- e) Where *parking spaces* are provided within a *private garage accessory* to a *single-detached, semi-detached, street townhouse, or multiple dwelling*, with such a *private garage* being a three car garage or larger, *parking spaces* shall have a width of not less than 2.9 metres and length of not less than 6.0 metres and a vertical clearance of not less than 2.1 metres. A minimum area

of 2.9 metres wide by 5.3 metres long by 2.1 metres high of this space shall be unobstructed by any component of any *structure*, including stairs. Notwithstanding the above, the minimum unobstructed width may be reduced by 0.3 metres per two per *parking spaces* where there is no separating wall where the two *parking spaces* abut.

- f) Subsections (b), (c), (d) and (e) shall not apply to lands for which an appropriate Site Plan Agreement or Subdivision Agreement has been executed, or Site Plan Approval or Draft Approval of Plan of Subdivision has been granted, and a *building* or *structure* has not been *erected* as of the effective date of this By-law, provided that the applicable Agreement was executed or the Approval was granted on or before June 25, 2007. The standards applicable to such lands on the date before the effective date of this By-law shall continue to apply.

5.2.11 Width of Parking Aisles

The minimum width of an *aisle* providing access to a *parking space* within a *parking area* shall be 6.7 metres, except as set out in Table 5.1 below in the case of angled off-street parking accessed by a one-way *aisle*.

Table 5.1 – Minimum Width of Aisles

Angle of Parking (Degrees)		Minimum Required Aisle Width (Metres)
Equal To	Less Than	
0	45	4.0
45	56	4.8
56	70	6.5
70	90	6.7

5.2.12 Width of Access Ramps and Driveways

Access ramps and *driveways* accessing a *parking area* or *parking lot* shall be a minimum of 3.0 metres in width for one-way traffic and a minimum of 6.0 metres in width for two-way traffic.

5.2.13 General Parking Provisions for Ground Oriented Residential Dwelling Units

- Within a *front* or *exterior side yard*, *motor vehicle* parking is only permitted on a *driveway* with a minimum *driveway* length of 5.5m.
- A *driveway* associated with a ground oriented residential *dwelling* shall provide direct access to a *private garage* or *carport*.
- There shall be no *motor vehicle* parking between an outside wall of an attached *private garage*, that faces a *front lot line*, and an *interior side lot line* or an *exterior side lot line*.
- There shall be no *motor vehicle* parking between an outside wall of an attached *private garage*, that faces an *exterior side lot line*, and a *front lot line* or a *rear lot line*.

- e) *Motor vehicles* shall not be parked parallel to the *streetline* that the *driveway* crosses on any *driveway* unless expressly permitted by this By-law.
- f) Subject to the provisions for circular *driveways*, in Section 5.2.16 of this By-law, only one *driveway* is permitted per *lot*.
- g) A *driveway* associated with a ground oriented residential *dwelling* in an Urban *Zone* is not permitted to have a reverse *grade/slope*

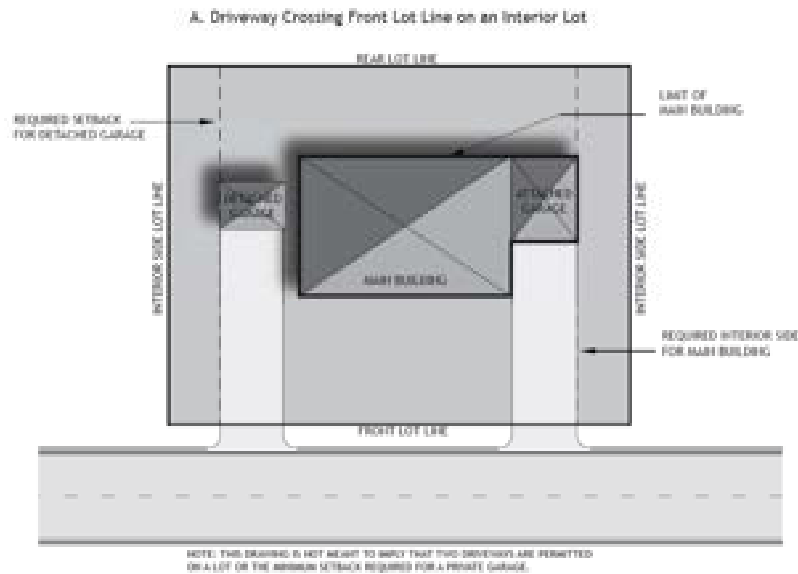
5.2.14 Maximum and Minimum Driveway Width for Ground Oriented Residential Dwelling Units

- a) The minimum *driveway* width shall be 3 metres.
- b) The maximum *driveway* width is 7.0 metres provided a minimum of 40% of the *front* or *exterior side yard* in which the *driveway* is located is the site of *soft landscaping*.
- c) Notwithstanding the above, the maximum *driveway* width leading to a 3 (or more) car *garage* shall not exceed the *garage door width* plus 1.5 metres.
- d) When a *garage door* opening used for *motor vehicle* access faces an *interior side lot line*, the maximum *driveway* width in the *front yard* is 6.1 metres.

5.2.15 Setbacks for Driveways

- a) *Driveways* in a *front yard*, used for the parking of *motor vehicles*, shall be located:
 - i) No closer to an *interior side lot line* than the minimum *yard* requirement for the *main building* from the *interior side lot line*; and,
 - ii) No closer to an *exterior side lot line* than the minimum *yard* requirement for the *main building* from the *exterior side lot line*.
- b) Where a *private garage* is detached from the *main building* and is accessed by a *driveway* crossing the *front lot line*, the *driveway* shall be located no closer to the *exterior* or *interior side lot line* than the minimum *setback* distance required for the detached *private garage*.

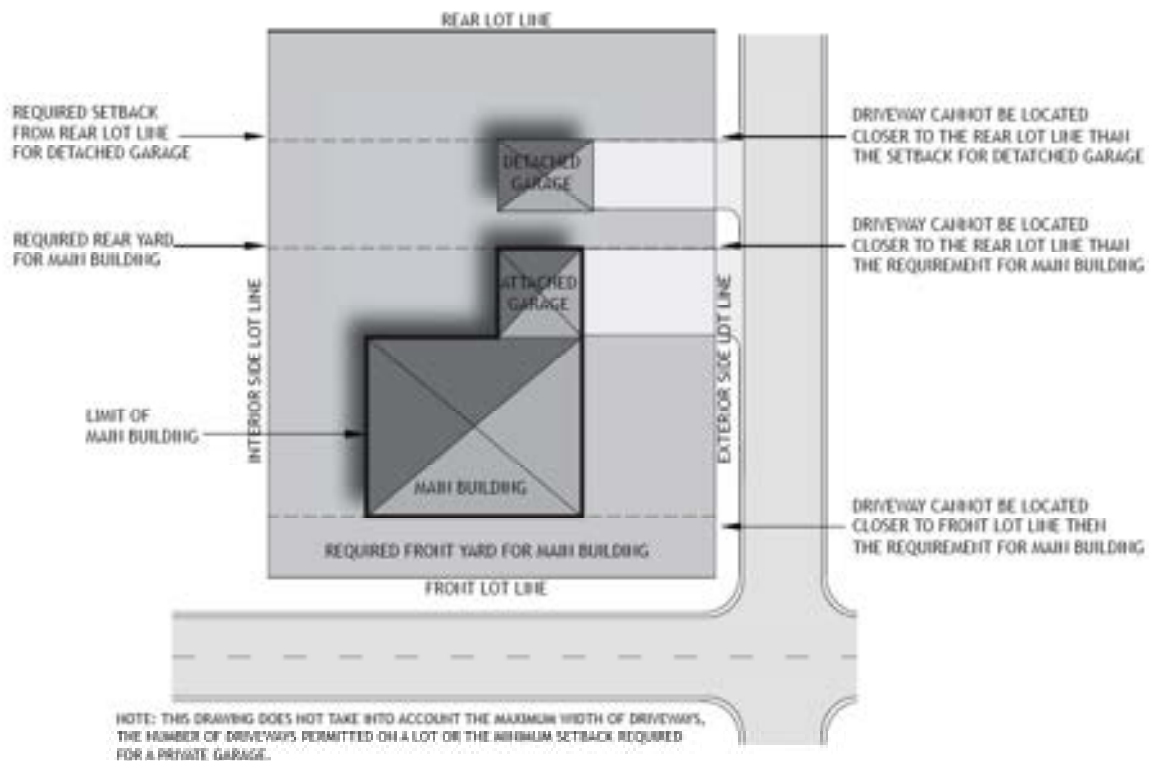
(see next page for illustration)



- c) *Driveways in an exterior side yard that cross the exterior side lot line and are used for the parking of motor vehicles shall be located no closer to the front and rear lot lines than the minimum distance requirement for the main building from the front and rear lot lines; and,*
- d) *Where a private garage is detached from the main 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 distance requirement for the detached private garage.*

(see next page for illustration)

B. Driveway Crossing Exterior Lot Line on a Corner Lot

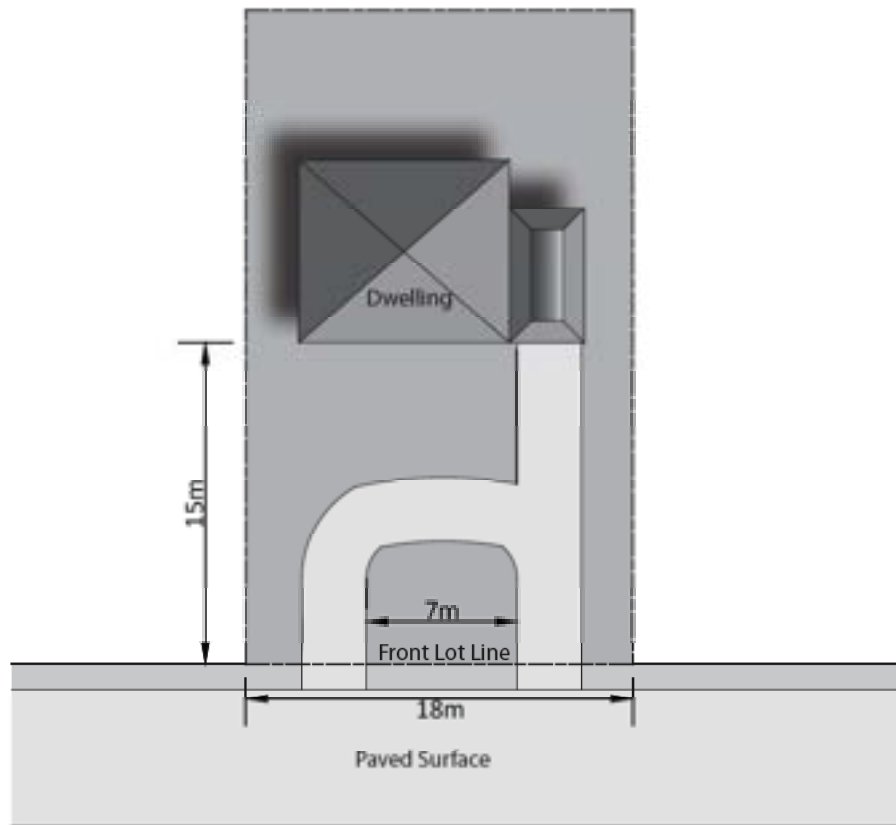


5.2.16 Provisions for Circular Driveways

On *lots* within any Residential Zone that have a *lot frontage* of less than 18.0 metres, only one *driveway* from a *public street* onto the *lot* is permitted. If such a *lot* has a *lot frontage* of 18.0 metres or greater, a second entrance from the *public street* may be permitted, provided:

- The *main building* is *setback* at least 15.0 metres from the *streetline*;
- The entrances are at least 7.0 metres apart, at the *streetline*;
- The second entrance connects the *public street* to the other entrance with both providing direct access from the *public street*; and,
- No more than 40% of the area of the *front yard* is used for *driveway* purposes.

(see next page for illustration)



5.2.17 Surface Treatment

All *parking spaces* and *parking areas* and all *driveways* to any *parking area* or *parking lot* in any Urban Residential, Commercial or Employment Zone must be surface treated with *asphalt*, concrete, concrete pavers or similar material. The use of similar materials that provide for the infiltration of water into the ground is also permitted.

5.2.18 Parking Garages

Parking garages shall comply with the provisions for the *main building* in accordance with this By-law. No *setbacks* or *yards* shall be required for any portion of a *parking garage* if it is constructed completely below the *established grade*. This exemption shall also apply to ventilation shafts and housings, stairways and other similar facilities associated with below grade *parking garages* that extend from below *established grade*.

5.2.19 Parking Area Location on a Lot in Relation to Buildings and Structures

Notwithstanding any other provisions of this By-law, *parking areas* shall be *setback* a minimum of 1.2 metres from any *building* or *structure*.

5.2.20 Parking Area Location on a Lot in the Downtown Commercial One (DC1) and Downtown Commercial Two (DC2) Zones

Parking areas shall not be permitted within the *front* or *exterior side yards* in the Downtown Commercial One (DC1) and Downtown Commercial Two (DC2) Zones.

5.2.21 Illumination

Where *parking areas* are illuminated, the lighting fixtures shall be provided in accordance with the following provisions:

- a) No part of the lighting fixture shall be more than 9.5 metres above grade; and,
- b) They shall be installed in such a manner that all light emitted by the fixture, either directly from the lamp or a diffusing element, or indirectly by reflection or refraction from any part of the fixture is projected below the lamp and onto the *lot* the lighting is intended to serve.

5.2.22 Parking of Commercial Motor Vehicles in Residential Zones

- a) The outdoor parking or storage of any *commercial motor vehicle* is not permitted on any *lot* that is zoned to permit residential uses in this By-law unless the *lot* has a *lot area* of 0.8 hectares or greater in area, unless it is at the time being used to make a delivery or provide a service;
- b) The outdoor parking or storage of any *commercial motor vehicle* is permitted on any *lot* that is zoned to permit residential uses in this By-law that is greater than 0.8 hectares in area provided the *commercial motor vehicle*:
 - i) Is parked or stored on a *driveway*;
 - ii) Is located a minimum of 6.0 metres from any *streetline* or a 0.3 metre *reserve* adjacent to a *streetline*;
 - iii) Is located no closer than 6.0 metres from any *interior side* or *rear lot line*; and,
 - iv) Is not parked or stored within the *site triangle* formed by the outer edge of the street pavement or curb lines for a distance of 15.24 metres from their point of intersection.
- v) Results in no more than 2 *commercial motor vehicles* being parked or stored on the *lot*.

5.2.23 Parking of Recreational Trailers, Vehicles or Boats

The outdoor parking or storage of any *recreational trailer, vehicle* or *boat* is permitted on any *lot* that is zoned to permit residential uses by this By-law, but shall be subject to the following provisions:

- a) a *recreational trailer, vehicle* or *boat* may be parked or stored on a *lot* provided they are parked or stored on a *driveway*, and they are a minimum of 3.0 metres from any *lot line* adjacent to a *public street* or a 0.3 metre *reserve* adjacent to a *public street*;
- b) a *recreational trailer, vehicle* or *boat*, or combination thereof, having a *height* of 1.8 metres or more shall not be closer than 1.2 metres from any *side* or *rear lot line*; and,
- c) a *recreational trailer, vehicle* or *boat*, shall not be parked or stored within the *site triangle* formed by the outer edge of the street pavement or curb lines for a distance of 15.24 metres from their point of intersection.

5.3 RESIDENTIAL PARKING REQUIREMENTS

The number of *parking spaces* required for residential *uses* shall be calculated in accordance with the standards set out in Table 5.2, below:

TABLE 5.2 - Residential Parking Requirements

Use	Minimum Parking Space Requirement
<i>Single detached, semi-detached, dwelling units</i>	2 spaces per <i>dwelling unit</i> .
<i>Duplex dwelling units</i>	1.5 spaces per <i>dwelling unit</i> .
<i>Street townhouse dwelling units</i>	2 spaces per <i>dwelling unit</i> , in a <i>building</i> containing 7 <i>dwelling units</i> or less. In a <i>building</i> containing 8 <i>dwelling units</i> or more, 3 spaces are required for 2 of the <i>dwelling units</i> and 2 spaces each are required for the remaining <i>dwelling units</i> .
<i>Additional residential units</i>	1 space per <i>dwelling unit</i> in addition to the requirement for the <i>single detached, semi-detached, or townhouse dwelling unit</i> .
<i>Apartment dwelling units</i>	1.5 spaces per unit plus 0.25 <i>parking spaces</i> per unit for visitors where more than 4 <i>apartment dwelling units</i> are located.
<i>Dwelling units in a non-residential building</i>	1 space per <i>dwelling unit</i> , provided that no more than four <i>dwelling units</i> in a <i>non-residential building</i> are subject to this provision. For each additional <i>dwelling unit</i> , the <i>apartment dwelling unit</i> standard applies.
<i>Multiple dwelling units</i>	2 spaces per <i>dwelling unit</i> plus 0.3 spaces per <i>dwelling unit</i> for visitor parking. If each individual <i>dwelling unit</i> includes an attached <i>garage</i> and does not front on a <i>public street</i> , the <i>street townhouse dwelling unit parking</i> requirement applies, in addition to the visitor requirement set out above.
<i>Home occupations</i>	1 space for any <i>home occupation</i> that has an area in excess of 15 m ² in addition to the requirement for the <i>residential use</i> .
<i>Bed and breakfast establishments</i>	1 space per guest room in addition to the requirement for the <i>residential use</i> .

5.4 NON-RESIDENTIAL PARKING REQUIREMENTS

5.4.1 Minimum Number of Parking Spaces Required

The number of *parking spaces* required for non-residential *uses* shall be calculated in accordance with the standards set out in Table 5.3, below:

TABLE 5.3 - Non-Residential Parking Requirements

Use	Minimum Parking Space Requirement (net floor area unless otherwise noted)
<i>Adult Entertainment Parlours</i>	1/5.8 m ²
<i>Adult Specialty Stores</i>	1/20 m ²
<i>Adult Video Stores</i>	1/20 m ²
<i>Animal Clinics</i>	1/16.9 m ²
<i>Arena</i>	1/4 fixed seats
<i>Art Galleries</i>	1/40 m ²
<i>Billiard Halls</i>	1/20 m ²
<i>Banquet Halls</i>	1/5.8 m ²
<i>Book Superstores</i>	1/84 m ²
<i>Bowling Alleys</i>	4/lane
<i>Business Offices</i>	1/30 m ²
<i>Cannabis Analytical Testing Facilities, Cannabis Cultivation - Indoor, Cannabis Drug Production Facilities, Cannabis Processing Facilities and Cannabis Research Facilities</i>	1/30 m ² for the first 1,000 m ² , 1/100 m ² for the floor area between 1,000 and 5,000 m ² plus 1/200 m ² in excess of 5,000 m ²
<i>Children's Superstore</i>	1/48 m ²
<i>Commercial Fitness Centres</i>	1/15 m ²
<i>Commercial Schools</i>	1/20 m ²
<i>Commercial self-storage Facilities</i>	1/5 m ² of office use plus 1/100 m ² , of the building, except where the driveway access to the storage unit has a minimum width of 7

Use	Minimum Parking Space Requirement (net floor area unless otherwise noted)
	metres, in which case no additional parking shall be required
<i>Community Centres</i>	1/10 m ²
<i>Day Nurseries</i>	1.5/ classroom plus 1/30 m ²
<i>Electronic Stores</i>	1/40 m ²
<i>Financial Institutions</i> (See Section 5.4.2 for multiple uses on a lot.)	1/18 m ²
<i>Funeral Homes</i>	Minimum 10 spaces plus 1/13 m ²
<i>Furniture Stores</i>	1/44 m ²
<i>Golf Courses</i>	12/hole
<i>Golf Driving Range</i>	1.5/tee
<i>Hospital</i>	1/21 m ²
<i>Hotels</i>	1.3/room
<i>Industrial uses in Single Premise Buildings</i> (See Section 5.4.3 for multiple uses on a lot.)	1/30 m ² for the first 1,000 m ² 1/100 m ² for the floor area between 1,000 and 5,000 m ² plus 1/200 m ² in excess of 5,000 m ²
<i>Kennels</i>	1/16.5 m ²
<i>Libraries</i>	1/26.5 m ²
<i>Long Term Care Facility</i>	0.5/bed
<i>Medical Offices</i>	1/16.9 m ²
<i>Miniature Golf Course</i>	1.5/tee
<i>Motels</i>	1.1/room
<i>Motor Vehicle Gas Bars</i>	1/20 m ²
<i>Motor Vehicle Rental Establishments, Motor Vehicle Sales Establishments, Motor Vehicle Used Sales Establishments</i>	1/20 m ²

Use	Minimum Parking Space Requirement (net floor area unless otherwise noted)
<i>Motor Vehicle Shops, Motor Vehicle Repair Facilities, Motor Vehicle Service Stations</i>	1/20 m ² for the office and any retail component
<i>Museums</i>	1/40 m ²
<i>Retirement Homes</i>	0.5/bed
<i>Office Supply Stores</i>	1/77 m ²
<i>Places of Worship</i>	1/9 m ² or one space per 4 <i>persons</i> of worship area capacity, whichever is the greater
<i>Restaurants</i>	1/5.8 m ² (this requirement may be reduced by up to 20% for <i>restaurants</i> with associated <i>drive through service facilities</i>)
<i>Restaurants, Take-Out</i>	1/16.6 m ² (this requirement may be reduced by up to 20% for <i>take-out restaurants</i> with associated <i>drive through service facilities</i>)
<i>Retail Stores, Personal Service Shops, Service and Repair Shops, and Department Stores</i> (See Section 5.4.2 for multiple uses on a lot.)	1/20 m ² unless otherwise described
<i>School, Private</i>	4/classroom
<i>Schools, Public</i>	4/classroom
<i>Supermarkets</i>	1/13.8 m ²
<i>Theatres</i>	1/ 4 seats
<i>Trade or Convention Centre</i>	1/20 m ² plus the parking requirement for <i>accessory restaurants and banquet halls</i>
<i>Warehousing</i>	a) If associated office or retail <i>net floor areas</i> are 15% or less of the total <i>net floor area</i> - up to 7,000 m² – 1/90 m² 7,000 to 20,000 m² – 78 <i>parking spaces</i> plus 1/145 m² of <i>net floor area</i> - over 20,000 m² – 168 spaces plus 1/170 m² of <i>net floor area</i> or portion thereof over 20,000 m²;

Use	Minimum Parking Space Requirement (net floor area unless otherwise noted)
	b) If associated office or retail <i>net floor area</i> is more than 15% of the total <i>net floor area</i> , the standards for office and retail <i>uses</i> apply.
Other <i>uses</i> not listed above	1/ 30 m ²

5.4.2 Multiple Uses in an Urban Commercial Zone

Notwithstanding the minimum *parking space* requirements set out in Table 5.3, for those uses in the Table that are subject to this section, the minimum number of required *parking spaces* in a *building* containing four or more *premises* is 1 *parking space* per 30 square metres of *net floor area*.

5.4.3 Multiple Uses in Urban Employment Zones

Notwithstanding the minimum *parking space* requirements set out in Table 5.3, for those uses in the Table that are subject to this section, the minimum number of required *parking spaces* in a *building* containing four or more *premises* is 1 *parking space* per 40 square metres of *net floor area*.

5.5 LOADING

5.5.1 Restriction on Use of Land, Buildings and Structure

No *person* shall *use* any land, *building* or *structure* in any Commercial or Employment *Zone* for any purpose permitted by this By-law, unless *loading spaces* are provided in accordance with the provisions of this Section of the By-law.

5.5.2 Loading Space Requirements

The minimum number of *loading spaces* required shall be calculated in accordance with the standards set out in Table 5.4, below:

Table 5.4 – Loading Space Requirements

Gross Floor Area (square metres)	Minimum Loading Space Requirement
0-300	0
301 - 1,850	1
1,851 - 3,700	2
3,701 – 9,250	3
9,251 – 14,800	4
14,801 – 22,220	5
For each additional 3,700 sq.m.	1 additional <i>loading space</i>

5.5.3 Calculation of Loading Requirements

Where the minimum number of *loading spaces* is calculated on the basis of a rate or ratio, the required number of *loading spaces* shall be rounded to the next higher whole number.

5.5.4 More than One Use on a Lot

The *loading space* requirements for more than one *use* on a single *lot* or for a *building* containing more than one *use*, shall be the sum total of the *loading space* requirements for each of the component *uses*, unless otherwise noted.

5.5.5 Exclusive Use of a Loading Space

Any *loading space* shall be unobstructed and available for loading purposes and used exclusively for that purpose at all times, unless otherwise specified in this By-law.

5.5.6 Location of Required Loading Spaces

All *loading spaces* shall:

- a) Be located on the same *lot* for the *use* or *building* for which it is required;
- b) Be located within 15.0 metres of the *use* or *building* for which is it required;
- c) Not be located in a *required yard*;
- d) Not be permitted in the *front yard* or *exterior side yard*; and,
- e) Not be located closer than 7.5 metres from any *streetline* or Residential Zone boundary but may be permitted within this area if the *loading space* is located entirely within a *structure* above or below *established grade*.

5.5.7 Loading spaces for Cannabis Analytical Testing Facilities, Cannabis Cultivation - Indoor, Cannabis Drug Production Facilities, Cannabis Processing Facilities and Cannabis Research Facilities

Notwithstanding Section 5.5.6 b), c) and d), *loading spaces* for *Cannabis Analytical Testing Facilities*, *Cannabis Cultivation - Indoor*, *Cannabis Drug Production Facilities*, *Cannabis Processing Facilities* and *Cannabis Research Facilities* shall be located entirely within the *main building* on the *lot*.

5.5.8 Surface Treatment

All *loading spaces* and all *driveways* to any *loading space* shall be surface treated with *asphalt*, concrete, concrete pavers or similar material.

5.5.9 Size of Loading Spaces

Each *loading space* shall be a minimum of 12.0 metres long, 3.5 metres wide and have a minimum vertical clearance of 4.2 metres.

5.6 QUEUING LANE REQUIREMENTS

Where *drive through service facilities* are permitted, *queuing lanes* are required and shall be exclusive of any other *parking space* and *loading space* and *aisle* requirements contained within this By-law and shall be provided in accordance with the provisions of this Section.

5.6.1 Queuing Space Requirements

The minimum *queuing space* requirements within a designated *queuing lane* shall be as described in Table 5.5, below:

Table 5.5 – Queuing Space Requirements

Use Associated with Drive-Through Service Facility	Minimum Required Ingress Spaces	Minimum Required Egress Spaces
<i>Financial Institution</i>	4	1
<i>Restaurant, Restaurant Take-Out</i>	12	2
<i>Motor Vehicle Service Station or Gas Bar</i>	3	1
<i>Motor Vehicle Washing Establishment</i>	10	2
<i>All Other Uses</i>	3	1

5.6.2 Location of Ingress and Egress Spaces

The first required ingress space shall be located adjacent to the product pick-up window or dispensing machine and the required egress spaces shall be located after the product pick-up window or dispensing machine. In addition to the above, a minimum of 4 ingress spaces for a *restaurant* or *restaurant take-out* shall be located in that portion of the *queuing lane* that begins at the order box if an order box exists.

5.6.3 Length of Queuing Lane

The length of the *queuing lane* associated with the *drive-through service facility* shall be the total number of required ingress spaces and egress spaces.

5.6.4 Multiple Queuing Lane Requirements

Where multiple *queuing lanes* are required on a *lot*, the *queuing space* requirements shall be provided for each individual *queuing lane* in compliance with the provisions of Section 5.6.1 of this By-law.

5.6.5 Size of Queuing Space

All *queuing spaces* shall be rectangular in shape, with a minimum length of 6.0 metres and a minimum width of 3.0 metres.

5.6.6 Setbacks from Residential Zone Boundary

All order boxes using voice communication to order shall be located no closer than 10.0 metres from any Residential Zone boundary.

5.6.7 Delineation of Queuing Lane Requirements

Queuing lanes shall be unobstructed and shall be clearly delineated by pavement markings or physical barriers and shall be independent of the balance of the *parking area* and *loading area*.

5.6.8 Location of Queuing Lanes, Order Boxes, and Wall Openings Associated with a Drive Through Service Facility in Relation to Front and Exterior Side Lot Lines

No *queuing lanes*, order boxes, and wall openings associated with a *drive through service facility* shall be located in the *front yard*. No *queuing lanes*, order boxes and wall openings associated with the *drive through service* shall be located in the wall facing the *exterior side lot line* unless all of the components of a *drive through service facility* are located no closer than 6.0 metres from the *exterior side lot lines*.

5.7 BICYCLE PARKING REQUIREMENTS

Bicycle *parking spaces* are required for the *uses* listed in Table 5.6, below in addition to any required *parking spaces* for *motor vehicles*:

(See Table 5.6)

Table 5.6 – Bicycle Parking Requirements

Use	Required Parking Standards
Retail, service commercial, institutional	2 spaces plus 1 space /1000 m ² gfa
Industrial	2 spaces plus 0.25 spaces/1000 m ² gfa
Elementary and Secondary School	1 space/10 students & 1 space/35 employees
School, Post Secondary	1 space/20 students

PART 6

URBAN RESIDENTIAL ZONES

6.1 GENERAL PROHIBITION

No *person* shall, within any Urban Residential Zone, *use* or permit the *use* of any land, or *erect, alter*, enlarge, *use* or maintain any *building* or *structure* for any *use* other than as permitted in Tables 6.1 and in accordance with the standards contained in Tables 6.2, 6.3 and 6.4 and 6.5, the General Provisions contained in Part 4 and the Parking and Loading provisions contained in Part 5 of this By-law.

6.2 PERMITTED USES

An *Additional Residential Unit* (formerly *Accessory Dwelling Unit*) is permitted in all Residential Zones in which a Single Detached, Semi-Detached, or Townhouse Dwelling is permitted.

Uses permitted in an Urban Residential Zone are denoted by the symbol 'X' in the column applicable to that Zone and corresponding with the row for a specific permitted *use* in Table 6.1. A number(s) following the symbol 'X', or identified permitted *use*, indicates that one or more conditions apply to the *use* noted or, in some cases, to the entire Zone. Conditions are listed below on the Permitted Use Table, Table 6.1.

Table 6.1 – Permitted Uses (Urban Residential Zones)	LDR1	LDR2	MDR1	MDR2	HDR	RCO	UR	MU1	MU2
USE									
<i>Single Detached Dwellings</i>	X					X	X		
<i>Semi-Detached Dwellings</i>	X (4)(9)	X (9)	X (4)(9)			X	X		
<i>Duplex Dwellings</i>		X				X	X		
<i>Triplex Dwellings</i>		X(15)	X				X		
<i>Street Townhouse Dwellings</i>			X (9)				X	X	
<i>Multiple Dwellings</i>	X (8)	X(8)		X			X	X	
<i>Apartment Dwellings</i>	X (8)		X(8)	X (8)	X			X	X
<i>Additional Residential Units</i>	X (1) (14)	X (1) (14)	X (1) (14)	X (1) (14)		X(1) (14)	X (1) (14)	X (1) (14)	

Table 6.1 – Permitted Uses (Urban Residential Zones)	LDR1	LDR2	MDR1	MDR2	HDR	RCO	UR	MU1	MU2
USE									
<i>Home Occupations</i>	X (7)	X (7)	X (6)(7)	X (6)(7)	X (6)(7)	X (7)	X (6)(7)	X (6)(7)	X (6)(7)
<i>Private Home Daycares</i>	X	X	X	X	X	X	X	X	X
<i>Group Homes Type 1</i>	X (11)						X (11)		
<i>Bed and Breakfast Establishments</i>	X (2)					X (2)	X (2)		
<i>Business Offices</i>						X (4)			
<i>Day Nurseries</i>			X (5)	X (5)	X (5)		X (5)	X (5)	X (5)
<i>Long Term Care Facilities</i>			X	X	X			X	X
<i>Medical Offices</i>						X (4)		X (3)	X (3)
<i>Retirement Homes</i>			X	X	X			X	X
<i>Retail Stores</i>						X (4)		X (3)	X (3)
<i>Restaurants, Restaurants take-out</i>								X (3)	X (3)
<i>Second Level Lodging Homes</i>	X (13)	X (13)	X (13)	X (13)					
<i>Service Commercial Uses</i>						X (4)		X (3)	X (3)
<i>Treatment Centres</i>	X (10)(12)						X (10)(12)		

SPECIAL PROVISIONS

1. Permitted within, or in a *building* detached from a Single Detached, Semi-Detached or Townhouse dwelling. All *dwelling units* must share a common *driveway*.

A total of two *additional residential units* may be permitted on a lot, in one of the following scenarios:

- i) Up to two *additional residential units* within the *main residential building*, where the combined *floor area* of the units occupies no more than 60 per cent of the total *floor area* of the *main residential building*; or up to 220 square metres of *floor area*, whichever is lesser; or,
- ii) One *additional residential unit* within the *main residential building*, occupying no more than 40 per cent of the *floor area* of the *main residential building*, or 110 square metres of *floor area*, whichever is lesser; and/or one *additional residential unit* in a *building* detached from the *main residential building*, being no larger than 40 per cent of the *floor area* of the *main residential building*, or 90 square metres of *floor area*, whichever is lesser.

Notwithstanding the above, where an *additional residential unit* is completely contained within the basement of the *main residential building*, it may occupy its entire *floor area*.

2. Permitted only within a *single detached dwelling*.
3. Permitted only within the *first storey* of an *apartment building*.
4. Permitted only if existing on the effective date of this By-law.
5. Only permitted with *apartment* and *multiple unit buildings*.
6. Provided there is no need for additional *parking spaces* in accordance with the provisions of this By-law.
7. Provided the *use* occupies no more than 25% of the *floor area* of a *dwelling unit*, or a maximum of 45.0 square metres, whichever is the lesser.
8. Only the number of units and related *floor area* that existed on the effective date of this By-law are permitted.
9. *Semi-detached* and *townhouse dwellings* that legally existed on the effective date of this By-law and which do not conform to the definition of such in this By-law as it relates to the extent of the common wall are deemed to be a legal conforming *use* by this By-law.
10. Provided no more than 10 *persons* exclusive of staff reside in the *Treatment Centre* and provided the *use* is located on a *lot* that has frontage on a Provincial highway, a major, minor or multi-purpose arterial road or a collector road as shown on the applicable Schedules to the Town of Halton Hills Official Plan.
11. The minimum distance between a *Group Home Type 1* and any other *Group Home Type 1* or *Second Level Lodging Home*, located in any permitted *zone*, shall be 400 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum distance between a *Group Home Type 1* and a *Group Home Type 2* or a *Treatment Centre* located in any permitted *zone* shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum required *gross floor area* per resident is 23.0 square metres.
12. The minimum distance between a *Treatment Centre* and any other *Group Home Type 1*, *Group Home Type 2*, *Second Level Lodging Home*, or *Treatment Centre*, located in any permitted *Zone*, shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum *gross floor area* per resident is 23.0 square metres.
13. Only *Second Level Lodging Homes* that legally existed on the effective date of this By-law are permitted. In addition, the minimum required *gross floor area* per resident is 23 square metres.
14. For *additional residential units* detached from the *main residential building*, clear and unobstructed access must be provided into the *rear yard*, from the *front yard*, *interior* or *exterior side yards* of the same *lot*.
15. Only *Triplex Dwellings* that legally existed on the effective date of this By-law are permitted.

6.3 ZONE STANDARDS

No person shall within any Urban Residential Zone use or permit the use of any lot or erect, alter, use any building or structure except in accordance with the following Zone standards. A number(s) following the Zone standard, Zone heading or description of the standard, indicates an additional Zone requirement. These additional standards are listed at the end of Tables 6.2, 6.3, 6.4 and 6.5, and 6.6.

Table 6.2 – Standards for Single Detached Dwellings in the LDR1 Zone

ZONE	Minimum Lot Frontage Per Unit	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
LDR1-1	18.0m	6.0m	7.5m	1.2m	3.0m (3)	11.0m
LDR1-1(MN)	18.0m	6.0m	7.5m	(4)	4.5 m (3)	10.0m (2.5 storeys)
LDR1-2	15.0m	6.0m	7.5m	1.2m	3.0m (3)	11.0m
LDR1-2(MN)	15.0m	6.0m	7.5m	(4)	4.5 m (3)	10.0m (2.5 storeys)
LDR1-3	12.0m	4.5m (3)	7.5m	0.6m (1)	3.0m (3)	11.0m
LDR1-3(MN)	12.0m	4.5m (3)	7.5m	(5)	3.0m (3)	11.0m
LDR1-4	9.0m	4.5m (3)	7.5m	0.6m (1)	3.0m (3)	11.0m
LDR1-4(MN)	9.0m	4.5m (3)	7.5m	(5)	3.0m (3)	11.0m
LDR1-5(WS)	15.0m	4.0m (2)	7.5m	0.6m (1)	3.0m (2)	11.0m
LDR1-6(WS)	10.6m	4.0m (2)	7.5m	0.6m (1)	3.0m (2)	11.0m

SPECIAL PROVISIONS

1. Permitted on one side only. The minimum required *interior side yard* on the other side is 1.0 metre.
2. The wall of the *garage* facing the *lot line* the *driveway* crosses to access the *garage* is to be located no closer than 5.5 metres from that *lot line*. Notwithstanding this provision, the wall of the *garage* facing the *lot line* the *driveway* crosses shall not be located more than 2.0 metres closer to that *lot line* than the wall of the *first storey* of the *main building* facing that same *lot line*.
3. The wall of the *garage* facing the *lot line* the *driveway* crosses to access the *garage* is to be located no closer than 6.0 metres from that *lot line*. Notwithstanding this provision, the wall of the *garage* facing the *lot line* the *driveway* crosses shall not be located more than 2.0 metres closer to that *lot line* than the wall of the *first storey* of the *main building* facing that same *lot line*.
4. The minimum *interior side yard setback* is 1.2 metres for the *first storey*, plus an additional 0.6 metres for each full *storey* above the *first storey*. For any two *storey dwelling*, a *balcony* or *deck* shall not be permitted on a second *storey* in the *interior side yard*.
5. The minimum *interior side yard setback* is 0.6 metres on one side and 1.0 metres on the other side, plus an additional 0.6 metres on each side for each full *storey* above the *first storey*. For any two *storey dwelling*, a *balcony* or *deck* shall not be permitted on a second *storey* in the *interior side yard*.

Table 6.3 - Lot Coverage Standards for Properties in the LDR1-1(MN), LDR1-2(MN), LDR1-3(MN), and LDR1-4(MN) Zones

ZONE	Maximum Lot Coverage
LDR1-1(MN)	40% for 1 and 1.5 storeys 35% for 2 and 2.5 storeys OR 45% where an additional residential unit is established
LDR1-2(MN)	
LDR1-3(MN)	40% OR 45% where an additional residential unit is established
LDR1-4(MN)	

Table 6.4 - Standards for Existing Semi-Detached Dwellings in the LDR1 Zone and all Dwelling Unit Types, Long Term Care Facilities and Retirement Homes in the LDR2, MDR1, MDR2 and HDR Zones

Dwelling Type or Use	Minimum Lot Frontage	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
<i>Semi-Detached Dwellings</i>	7.0 m	4.5m (1)	7.5 m	1.2 m (2)	3.0 m (1)	11.0 m
<i>Duplex Dwellings</i>	11.0 m	6.0 m	7.5 m	1.2 m	3.0 m (1)	11.0 m
<i>Triplex Dwellings</i>	16.5 m	6.0 m	7.5 m	1.2 m	3.0 m (1)	11.0 m

Dwelling Type or Use	Minimum Lot Frontage	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
<i>Street Townhouse Dwellings</i>	5.5 m	4.5 m (1)(9)	7.5 m (10)	1.2 m (3)	3.0 m (1)	11.0 m
<i>Multiple Dwellings (7)</i>	11.0 m (4)(8)	4.5 m (8)	4.5 m (8)	4.5 m (8)	4.5 m (8)	11.0 m
<i>Apartment Dwellings, Long Term Care Facilities and Retirement Homes (5)</i>	11.0 m	4.5 m	7.5 m (11)	7.5 m (11)	6.0 m	25.0 m

SPECIAL PROVISIONS

1. The wall of the *private garage* facing the *lot line* the *driveway* crosses to access the *private garage* is to be located no closer than 5.5 metres from that *lot line*.
2. Only required on one side.
3. Only required adjacent to end unit.
4. The maximum number of *dwelling units* permitted shall not exceed 50 units per 1.0 hectare of *lot area*.
5. The maximum number of *dwelling units* permitted shall not exceed 50 units per 1.0 hectare of *lot area* in the MDR1 and MDR2 Zone and shall not exceed 100 units per 1.0 hectare of *lot area* in the HDR Zone.
6. Reserved
7. If the *dwelling unit* includes an attached *private garage*, and does not front on a *public street*, the wall of the *private garage* containing the opening for *motor vehicle* access shall be located no closer than 6.0 metres from the edge of a *private road*.
8. These provisions shall not apply to internal *lot lines* within a common element condominium.
9. The minimum required *front yard* is 3.0 metres if the *motor vehicle* access to the *dwelling unit* is provided by a lane.
10. The minimum required *rear yard* for the *main building* is increased to 14.8 metres if the *motor vehicle* access for the *dwelling unit* is from a *lane*. In addition, any detached *private garage* accessed by a *lane* shall be located no closer than 1.5 metres from the edge of the *lane* property line.
11. The minimum *setback* from an *interior side* or *rear lot line* for *buildings* that have a *height* of greater than 13.4 metres is set out below:
 - a) For that portion of the *building* that has a *building height* of 13.4 metres or greater above grade – 13.4 metres;
 - b) For that portion of the *building* that has a *building height* of 4.6 metres or less above grade – 6.0 metres; and,
 - c) For that portion of the *building* that has a *building height* of between 4.6 metres and 13.4 metres above grade – a line that extends upwards at a 45-degree angle away from the *lot line*.

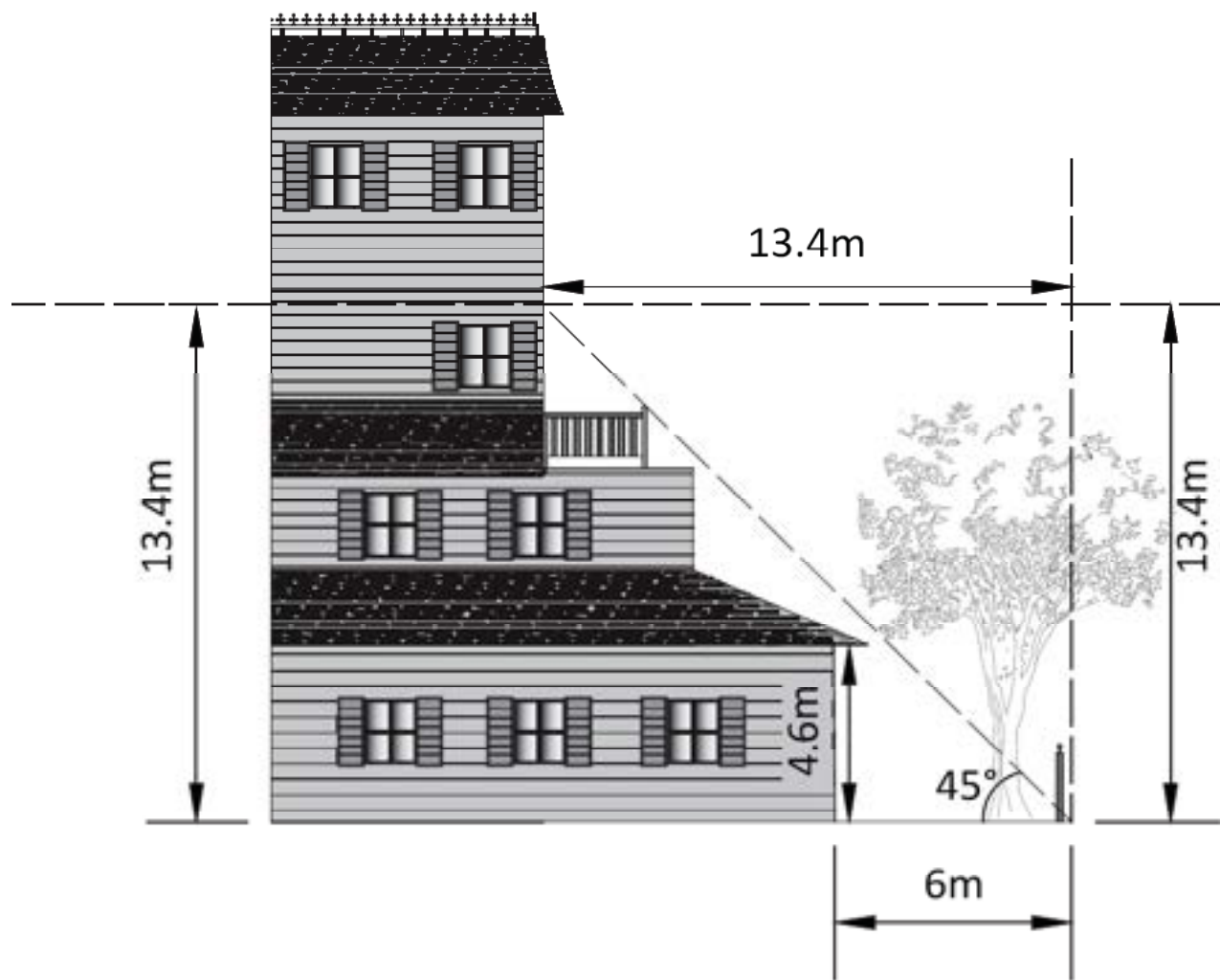


Table 6.5 - Standards for all Uses and Dwelling Types in the UR, MU1 and MU2 Zones

DWELLING TYPE	Minimum Lot Frontage	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
<i>Single Detached Dwellings</i>	7.0 m	3.0 m (8)	7.5 m (3)	1.2 m (6)	3.0 m (8)	11.0 m
<i>Semi-Detached Dwellings</i>	6.6 m per unit (4)	3.0 m (8)	7.5 m (3)	1.2 m (9)	3.0 m (8)	11.0 m

DWELLING TYPE	Minimum Lot Frontage	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
<i>Duplex Dwellings</i>	11.0 m	3.0 m (8)	7.5 m (3)	1.2 m	3.0 m (8)	11.0 m
<i>Street Townhouse Dwellings</i>	5.5 m per unit (5)	3.0 m (8)	7.5 m (3)	1.2 m for an end unit	3.0 m (8)	11.0 m
<i>Multiple Dwellings</i>	11.0 m	0.0 m (1)	7.5 m	3.0 m	0.0 m (1)	20.0 m (7)
<i>Apartment Dwellings, Long Term Care Facilities and Retirement Homes</i>	11.0 m	0.0 m (2)	7.5 m	3.0 m	0.0 m (2)	20.0 m (7)

SPECIAL PROVISIONS:

1. The required *yard* is increased to 2.5 metres in the UR Zone.
2. No less than 70% of the length of the *first storey* wall facing the *front lot line* or *exterior side lot line* shall be located no further than 2.0 metres from the *front lot line* or *exterior side lot line*.
3. The minimum required *rear yard* for the *main building* is increased to 14.8 metres if the *motor vehicle access* for the *dwelling unit* is from a *lane*. In addition, any detached *private garage* accessed by a *lane* shall be located no closer than 1.5 metres from the edge of the *lane* property line.
4. Increased to 7.8 metres for a unit on a *corner lot*.
5. Increased to 6.7 metres per end unit on an *interior lot* and 7.9 metres per end unit on a *corner lot*.
6. Reduced to 0.6 metres on one side only provided the *main building* on the abutting *lot* is located no less than 1.2 metres from the *interior side lot line*.
7. Increased to 30.0 metres in MU1 and MU2 Zone.
8. The wall of the *private garage* facing the *lot line* the *driveway* crosses to access the *private garage* is to be located no closer than 5.5 metres from that *lot line*.
9. Required on one side only.

Table 6.6 – Standards for all uses in the RCO Zone

Minimum Lot Frontage	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
15.0 m	4.0m	10 m	1.0 m on side and 3.0 m on the other side	4.0 m	11.0 m

PART 7

URBAN COMMERCIAL ZONES

7.1 GENERAL PROHIBITION

No *person* shall, within any Urban Commercial Zone, *use* or permit the *use* of any land, or *erect, alter, enlarge, use* or maintain any *building or structure* for any *use* other than as permitted in Tables 7.1 and 7.2, in accordance with the standards contained in Table 7.3, the General Provisions contained in Part 4 and the Parking and Loading provisions contained in Part 5 of this By-law.

7.2 PERMITTED USES

Uses permitted in an Urban Commercial Zone are denoted by the symbol 'X' in the column applicable to that Zone and corresponding with the row for a specific permitted *use* in Table 7.1 (Parts A and B). A number(s) following the symbol 'X' or identified permitted *use*, indicates that one or more conditions apply to the *use* noted or, in some cases, to the entire Zone. Conditions are listed below on the Permitted Use Tables 7.1 and 7.2 below:

Table 7.1 – Part A (Permitted Residential Uses in Urban Commercial Zones)

USE	DC1	DC2	GCN1	GCN2	GCN3	SNC	CC	LC
<i>Additional Residential Unit</i>	X (13) (20)	X (13)(20)						
<i>Dwelling Units in a Non-Residential Building</i>	X (17)	X (17)						
<i>Street Townhouse Dwelling Units</i>	X (15)	X (15)						
<i>Multiple Dwelling Units</i>	X (15)	X (15)						
<i>Apartment Dwelling Units</i>	X (15)	X (15)						
<i>Bed and Breakfast Establishments</i>	X (2)	X (2)						
<i>Group Homes Type 1</i>		X (16)						
<i>Home Occupations</i>	X (12)	X (12)						
<i>Long Term Care Facilities</i>	X (15)	X (15)						
<i>Retirement Homes</i>	X (15)	X (15)						
<i>Single Detached Dwellings</i>	X (11)	X (11)						

USE	DC1	DC2	GCN1	GCN2	GCN3	SNC	CC	LC
<i>Semi Detached Dwellings</i>	X(11)	X (11)						
<i>Second Level Lodging Home</i>	X (18)	X (18)						
<i>Treatment Centres</i>		X (14)						

Table 7.2 – Part B (Permitted Non-Residential Uses in Urban Commercial Zones)

USE	DC1	DC2	GCN1	GCN2	GCN3	SNC	CC	LC
<i>Adult Specialty Stores</i>	X (1)(10)		X	X	X	X	X	
<i>Adult Video Stores</i>							X (5)	
<i>Animal Clinics</i>	X		X	X	X	X	X	X (9)
<i>Art Galleries</i>	X	X (7)					X	
<i>Banquet Halls</i>	X		X	X				
<i>Business Offices</i>	X	X (7)	X (6)	X	X	X	X	X (9)
<i>Building Supply Outlets</i>							X	
<i>Commercial Fitness Centres</i>	X		X	X		X	X	X (9)
<i>Commercial Parking Lots</i>	X							
<i>Community Centres</i>						X		
<i>Day Nurseries</i>	X	X (7)	X	X	X	X	X	X (9)
<i>Department Stores</i>			X					
<i>Financial Institutions</i>	X (1)		X	X	X	X	X	
<i>Funeral Homes</i>	X							
<i>Gas Bars</i>						X	X	
<i>Hotels</i>	X	X (7)	X	X			X	
<i>Libraries</i>	X					X		
<i>Medical Offices</i>	X (1)	X (7)	X	X	X	X	X	X (9)

USE	DC1	DC2	GCN1	GCN2	GCN3	SNC	CC	LC
<i>Motor Vehicle Repair Establishments</i>				X (19)			X	
<i>Motor Vehicle Sales and/or Rental Establishments</i>				X			X	
<i>Motor Vehicle Washing Establishments</i>				X (19)		X	X	
<i>Museums</i>	X	X (7)						
<i>Open Air Farmers Markets</i>	X							
<i>Outdoor Display and Sales, Accessory</i>	X	X	X	X	X	X	X	X
<i>Parking Garages</i>	X							
<i>Parks, Public</i>	X	X	X	X	X	X	X	X
<i>Places of Amusement</i>			X					
<i>Places of Entertainment</i>	X		X			X	X	
<i>Places of Worship</i>	X	X (7)				X	X	
<i>Private Clubs</i>	X		X	X			X	
<i>Private Home Daycare</i>	X	X						
<i>Restaurants, Restaurants take-out</i>	X (1)	X (7)	X	X	X	X	X	X (9)
<i>Retail Stores</i>	X (1)	X(7)	X	X	X	X (8)	X	X (9)
<i>Schools, Commercial</i>	X	X (7)	X	X	X	X	X	X (9)
<i>Schools, Private</i>	X	X (7)	X	X	X	X	X	X (9)
<i>Service Commercial Uses</i>	X	X (7)	X	X	X	X	X	X (9)
<i>Service Shops</i>	X	X (7)	X	X	X	X	X	X (9)

USE	DC1	DC2	GCN1	GCN2	GCN3	SNC	CC	LC
<i>Specialty Food Stores</i>	X (3)		X	X	X	X	X	X (9)
<i>Supermarkets</i>	X (3)		X (4)	X (7)		X (7)	X (7)	X (3)
<i>Theatres</i>	X		X	X		X	X	
<i>Trade and Convention Centres</i>			X	X			X	

SPECIAL PROVISIONS

1. *Drive-through service facilities* associated with this *use* are not permitted.
2. Permitted only within a *single detached dwelling*.
3. Maximum permitted *net floor area* is 1,393.0 square metres
4. Only *uses* and related *floor area* that legally existed on the effective date of this By-law are permitted, with the exception that a *supermarket* is permitted on lands municipally known as 171 Guelph Street.
5. The minimum distance between an *Adult Video Store* and any other *Adult Video Store*, located in any permitted *Zone*, shall be 500 metres, measured in a straight line from *lot line* to *lot line*.
6. Only permitted within a *building* that existed on effective date of this By-law.
7. Only *uses* and related *floor area* that legally existed on the effective date of this By-law are permitted.
8. Maximum *net floor area* per *premises* that sell apparel and specialty goods and accessories is 279.0 square metres.
9. Maximum permitted *net floor area* per *premises* is 500 square metres.
10. Provided the *use* is located on a *lot* that:
 - a) Fronts or flanks on Main Street between Church Street and George Street in Georgetown;
 - b) Fronts of flanks on Mill Street between Main Street and John Street in Acton; or
 - c) Fronts or flanks on Main Street between Church Street and Knox Street and St. Albans Drive in Acton.
11. Permitted only on *lots* that existed on effective date of this By-law.
12. A *home occupation* in a *single detached dwelling* in Downtown Georgetown and Downtown Acton can occupy no more than 25% of the *floor area* of the *single detached dwelling* unit or a maximum of 45 square metres, whichever is lesser. For all other *dwelling unit* types, a *home occupation* cannot occupy more than 15 square metres.
13. Permitted within, or in a *building* detached from a Single Detached, Semi-Detached or Townhouse dwelling. All *dwelling units* must share a common *driveway*.

A total of two *additional residential units* may be permitted on a lot, in one of the following scenarios:

- i) Up to two *additional residential units* within the *main residential building*, where the combined *floor area* of the units occupies no more than 60 per cent of the total *floor area* of the *main residential building*; or up to 220 square metres of *floor area*, whichever is lesser.
- ii) One *additional residential unit* within the *main residential building*, being no larger than 40 per cent of the *floor area* of the *main residential building*, or 110 square metres of *floor area*, whichever is lesser; and/or one *additional residential unit* in a *building* detached from the *main residential building*, being no larger than 40 per cent of the *floor area* of the *main residential building*, or 90 square metres of *floor area*, whichever is lesser.

Notwithstanding the above, where an *additional residential unit* is completely contained within the basement of the *main residential building*, it may occupy its entire *floor area*.

- 14. Provided no more than 10 *persons* exclusive of staff reside in the *Treatment Centre* and provided the *use* is located on a *lot* that has frontage on a Provincial highway, a major, minor or multi-purpose arterial road or a collector road as shown on the schedules to the Town of Halton Hills Official Plan and provided the *use* is located within a *single detached dwelling*. The minimum distance between a *Treatment Centre* and other *Group Home Type 1*, *Group Home Type 2*, *Second Level Lodging Home*, or *Treatment Centre*, located in any permitted *Zone*, shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum *gross floor area* per resident is 23.0 square metres per resident.
- 15. Only the number of units and related *floor area* that legally existed on the effective date of this By-law are permitted and are deemed to be legally conforming *uses* and legal complying *buildings* by this By-law.
- 16. The minimum distance between a *Group Home Type 1* and any other *Group Home Type 1* or *second level lodging home*, located in any permitted *Zone*, shall be 400 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum distance between a *Group Home Type 1* and a *Group Home Type 2* or a *Treatment Centre* located in any permitted *Zone* shall be 1,000 metres measured in a straight line from *lot line* to *lot line*.
- 17. Permitted on any floor above the *first storey* where a non-residential *use* is located in the *first storey*. May also be permitted within the *first storey* provided no part of the *dwelling unit* is located within 9.0 metres of the *streetline*.
- 18. Only *Second Level Lodging Homes* that legally existed on the effective date of this By-law are permitted. In addition, the minimum required *gross floor area* per resident is 23 square metres.
- 19. Permitted only as an *accessory use* to a *Motor Vehicle Sales and/or Rental Establishment*.
- 20. For additional residential units detached from the main residential building, clear and unobstructed access must be provided into the rear yard, from the front yard, interior or exterior side yards of the same lot.

7.3 ZONE STANDARDS

No *person* shall within any Urban Commercial *Zone* use or permit the use of any *lot* or *erect, alter, use any building or structure* except in accordance with the following *Zone* standards. A number(s) following the *Zone* standard, *Zone* heading or description of the standard, indicates an additional *Zone* requirement. These additional standards are listed at the end of Table 7.3 below:

Table 7.3 – Standards for Urban Commercial Zones

ZONE	Minimum Lot Frontage	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
DC1(8)	0.0 m	0.0 m (5)	0.0 m (4) (5)	0.0 m (4) (5)	0.0 m (5)	13.0 m
DC2(8)	15.0 m	6.0 m (1)	7.5 m	1.2 m	3.0 m (1)	11.0 m
GCN1	0.0 m	0.0 m (2)(7)	0.0 m (4)	0.0 m (4) (6)	0.0 m (2)(7)	25.0 m (3)
GCN2	0.0 m	0.0 m (2)(7)	0.0 m (4)	0.0 m (4) (6)	0.0 m (2) (7)	25.0 m (3)
GCN3	0.0 m	0.0 m (2)(7)	0.0 m (4)	0.0 m (4) (6)	0.0 m (2) (7)	13.0 m (3)
SNC	0.0 m	0.0 m (7)	0.0 m (4)	0.0 m (4) (6)	0.0 m (7)	11.0 m
CC	0.0 m	0.0 m (7)	0.0 m (4)	0.0 m (4)(6)	0.0 m (7)	11.0 m
LC	0.0 m	0.0 m (7)	0.0 m (4)	7.5 m	0.0 m (7)	11.0 m

SPECIAL PROVISIONS:

1. *Minimum required yard* for buildings that exist on effective date of this By-law is the *yard* that exists adjacent to the *building*.
2. Maximum permitted *yard* is 3.0 metres for *buildings* that have a *gross floor area* of less than 464 square metres.
3. Minimum *height* is 6.0 metres for that portion of any *building* that is within 10.0 metres of any *streetline*.
4. *Minimum required yard* is increased to 7.5 metres from any Residential *Zone* boundary. In the SNC *Zone*, if the *yard* that legally existed on the effective date of this By-law is less than 7.5 metres, then the existing *yard* shall be considered the *minimum required yard* by this By-law.
5. *Single detached dwellings* are subject to the LDR1-3 *Zone* provisions on Table 6.2 of this By-law.
6. Minimum required side *yard* is 6.0 metres on one side.
7. Notwithstanding this provision, a 3.0 metre wide *planting strip* adjacent and parallel to the *streetline* is required for any portion of the required 3.0 metre wide area that is not the site of a *building*.

8. These standards do not apply to *single detached dwellings* or *semi-detached dwellings*. *Single detached dwellings* shall be subject to the LDR1-3 Zone provisions on Table 6.2 of this By-law. *Semi-detached dwellings* shall be subject to the LDR2 Zone provisions on Table 6.3 of this By-law.

PART 8

URBAN EMPLOYMENT ZONES

8.1 GENERAL PROHIBITION

No *person* shall, within any Urban Employment Zone, *use* or permit the *use* of any land, or *erect, alter*, enlarge, *use* or maintain any *building* or *structure* for any *use* other than as permitted in Table 8.1 and in accordance with the standards contained in Table 8.2, the General Provisions contained in Part 4 and the Parking and Loading Provisions contained in Part 5 of this By-law.

8.2 PERMITTED USES

Uses permitted in an Urban Employment Zone are denoted by the symbol 'X' in the column applicable to that Zone and corresponding with the row for a specific permitted *use* in Table 8.1. A number(s) following the symbol 'X', or identified permitted *use*, indicates that one or more conditions apply to the *use* noted or, in some cases, to the entire Zone. Conditions are listed below on the Permitted Use Table 8.1 below:

Table 8.1 – Permitted Uses (Urban Employment Zone)

USE	EMP1
<i>Aggregate Transfer Stations</i>	X (1)(6)(7)
<i>Banquet Halls</i>	X
<i>Body Rub Establishments</i>	X (4)
<i>Business Offices</i>	X (3)
<i>Bulk Storage Facilities</i>	X (5)
<i>Cannabis Analytical Testing Facilities, Cannabis Cultivation - Indoor, Cannabis Drug Production Facilities, Cannabis Processing Facilities and Cannabis Research Facilities</i>	X (8)
<i>Commercial Fitness Centres</i>	X (5)
<i>Commercial Self Storage Facilities</i>	X(5)
<i>Concrete Batching Plants</i>	X (1)(6)(7)
<i>Contractors' Establishments</i>	X (1)(6)(7)
<i>Day Nurseries</i>	X (5)

USE	EMP1
<i>Emergency Service Facilities</i>	X
<i>Industrial Uses</i>	X
<i>Motor Vehicle Body Shops</i>	X (5)
<i>Motor Vehicle Repair Establishments</i>	X (5)
<i>Outdoor Storage, Accessory</i>	X (1)
<i>Outdoor Storage Uses</i>	X (1)(6)(7)
<i>Printing and Photocopy Establishments</i>	X (3)
<i>Private Clubs</i>	X
<i>Retail Stores, Accessory</i>	X (2)
<i>Schools, Commercial</i>	X (5)
<i>Schools, Private</i>	X (5)
<i>Service Shops</i>	X
<i>Transport Terminals</i>	X (1)(7)

SPECIAL PROVISIONS:

1. Subject to the *outdoor storage* provisions of this By-law.
2. Maximum permitted *net floor area* is 15% of the *net floor area* of the principal *use*.
3. Is required to be *accessory* to an *industrial use* or if it is not an *accessory use*, it has to be located in a multi-unit *building* and occupy no more than 50% of the *net floor area* of a multi-unit *building*.
4. Permitted only in a multi-premises *building*. The maximum *gross floor area* for the *body rub establishment* shall be the lesser of 15% of the *gross floor area* of the *building* or 150.0 square metres. The *lot* on which the *use* is located is required to be *setback* a minimum of:
 - a) 500 metres from any other *body rub establishment*;
 - b) 100 metres from Guelph Street and Mountainview Road in Georgetown;
 - c) 200 metres from Wallace Street in Acton;
 - d) 100 metres from *Regional Road 25* in Acton; and,
 - e) in no case shall be closer than 200 metres from a residential *Zone* boundary.

5. Only *uses* that existed on effective date of this By-law are permitted.
6. This *use* is not permitted on a *lot* that abuts Guelph Street, Maple Avenue, Mountainview Road or River Drive in Georgetown and is not permitted on any of the properties listed below:
 - 303 Armstrong Avenue (Georgetown)
 - 305 Armstrong Avenue (Georgetown)
 - 307 Armstrong Avenue (Georgetown)
 - 309 Armstrong Avenue (Georgetown)
 - 311 Armstrong Avenue (Georgetown)
 - 313 Armstrong Avenue (Georgetown)
 - 315 Armstrong Avenue (Georgetown)
 - 317 Armstrong Avenue (Georgetown)
 - 36 Vimy Street (Acton)
 - 124 Guelph Street (Acton)
 - 122 Guelph Street (Acton)
 - 159 Perth Street (Acton)
 - 153 Perth Street (Acton)
 - 12 Wallace Street (Acton)
7. A *lot* containing this *use* shall have the lesser of a minimum *lot coverage* of 5% or a minimum *ground floor area* of all permitted *buildings* of 464 square metres.
8. Only permitted in a single - *premises* enclosed *building* and no outdoor cultivation, storage or processing permitted. In addition, the *lot* on which the use is located is required to be *setback* a minimum of 150 metres from a *lot* that is the site of:
 - a) An *arena*;
 - b) A *community centre*;
 - c) A *day nursery*;
 - d) A *dwelling unit*;
 - e) A *long-term care facility*;
 - f) A *park, public*;
 - g) A *park, private*;

- h) *A place of worship;*
- i) *A retirement home;*
- j) *A library;*
- k) *A school, public;*
- l) *A school, private; and*
- m) *A trade and convention centre.*

8.3 ZONE STANDARDS

No *person* shall within any Urban Employment *Zone* use or permit the use of any *lot* or *erect, alter, use* any *building* or *structure* except in accordance with the following *Zone* standards. A number(s) following the *Zone* standard, *Zone* heading or description of the standard, indicates an additional *Zone* requirement. These additional standards are listed at the end of Table 8.2 below:

Table 8.2 – Standards for Urban Employment Zone

ZONE	Minimum Lot Frontage	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
EMP1	30.0 m	7.5 m	7.5 m	3.0 m	7.5 m	11.0 m

8.4 401 CORRIDOR

No building, structure or land use shall be used, and no building or structure shall hereafter be erected, structurally altered, enlarged or maintained on the lands shown on Schedules “A8” attached to and forming part of this By-Law, except in accordance with the following provisions:

Holding Provision

- i) A Holding (H) Provision is hereby established and identified by the letter (H) in parenthesis, preceding each Zone symbol established on Schedule “A8”.
- ii) Where the Zone symbol is preceded by the letter (H) in parentheses, the provisions of the By-Law applicable to the Zone symbol shall apply only upon the removal of the letter (H) by an amending By -Law, as approved by Council in accordance with the provisions of Section 36 of the Planning Act.
- iii) Until the removal of the letter (H), no building, structure or land shall be used for any purpose other than that for which it was lawfully used prior to the date of passing of this By-Law with the exception of a use by a public authority. No new buildings or structures or extension or enlargements to existing buildings, structures or land uses shall be permitted while a Holding (H) provision is in effect except for a use by a public authority

8.4.1 401 Corridor Prestige Industrial (M7) Zone

8.4.1.1 Permitted Uses

- i) Accessory uses, building and structures
- ii) Accessory retail store
- iii) Banquet hall
- iv) Business and professional office
- v) Cannabis analytical testing facility within an enclosed single - premise building
- vi) Cannabis cultivation - indoor within a single - premise building
- vii) Cannabis drug production facility within an enclosed single - premise building
- viii) Cannabis processing facility within an enclosed single - premise building
- ix) Cannabis research facility within an enclosed single - premise building
- x) Catering service
- xi) Commercial or trade school
- xii) Computer, electronics or data processing establishment
- xiii) Convenience store
- xiv) Exhibition and conference facility
- xv) Financial institution
- xvi) Industrial mall
- xvii) Industrial use, conducted wholly within an enclosed building
- xviii) Manufacturing use, conducted wholly within an enclosed building
- xix) Medical offices
- xx) Nursery school
- xxi) Personal service store
- xxii) Photographers studio
- xxiii) Post secondary school
- xxiv) Printing or photocopy establishment
- xxv) Private park
- xxvi) Private club
- xxvii) Public park
- xxviii) Research use, conducted wholly within an enclosed building excluding those that produce biomedical wastes
- xxix) Restaurant and Convenience Restaurant
- xxx) Motor Vehicle Service Station with or without an automatic car wash
- xxxi) Telecommunication services
- xxxii) Uses legally existing at the date of adoption of this By-Law and expansions or alterations thereto which confirm to the By-Law

- xxxiii) Warehouse use, conducted wholly within an enclosed building
- xxxiv) Wholesale use, conducted wholly within an enclosed building

8.4.2 Zone Provisions

8.4.2.1 Minimum Lot Area

- i) Lots abutting Highway 401 or 407 1.0 ha
- ii) All other lots 0.5 ha

8.4.2.2 Minimum Lot Frontage on an accessible public road 45 metres

8.4.2.3 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, is permitted to be used and buildings and structures thereon be erected, enlarged, repaired or renovated provided the use conforms with the By-law and the buildings or structures comply with all of the other provisions of this By-law. In addition, where, as a result of the acquisition of part of a lot by a public authority, the lot, after the acquisition, does not meet the lot area and/or lot frontage requirements of the applicable zone, such lot may be used for any purpose permitted by this By-law within the zone in which the lot is located.

8.4.2.4 Minimum Depth of Front Yard

- i) Abutting Steeles Avenue 10 metres
- ii) Abutting Fifth Line North of Steeles Avenue 10 metres
- iii) All other front yards 7.5 metres

8.4.2.5 Minimum Side Yard

- i) Abutting Fifth line North of Steeles Avenue 10 metres
- ii) Abutting an O3-1 Zone 7.5 metres
- iii) Abutting the rights-of-way of Highway 401 & 407 25 metres
- iv) Abutting a residential, commercial or institutional lot 15 metres
- v) All Other Interior Side Yards 4 metres
- vi) Exterior
 - Abutting Steeles Avenue 10 metres
 - All other exterior side yards 7.5 metres

8.4.2.6 Minimum Rear Yard

- i) Abutting the rights-of-way or one-foot reserves adjacent to Highway 401 or 407 25 metres
- ii) Abutting Steeles Avenue 10 metres
- iii) Abutting a residential, commercial, or institutional lot 15 metres
- iv) Abutting Fifth Line North of Steeles Avenue 10 metres
- v) Abutting an O3-1 Zone 7.5 metres
- vi) All other rear yards 7 metres

8.4.2.7 Minimum lot line setback from O3-1 Zone 7.5 metres

8.4.2.8 Maximum Building Height

i) Main building and structure

- Within 150 m of the rights-of-way of Highway 401 and 407 6 storeys
- South of Steeles Avenue, beyond 150 metres of the rights-of-way of Highway 401 and 407 4 storeys
- North of Steeles Avenue 2 storeys to maximum total height of 14 metres

ii) A stair tower, elevator shaft, water tank, silo, mechanical penthouse or other heating, cooling or ventilating equipment may exceed the maximum building height by a maximum of 5 metres, provided that the aggregate horizontal area of such elements (including the fence or other enclosure) does not exceed 30% of the roof area, and the width of such elements (including the fence or other enclosure) does not exceed 30% of the width of the wall facing a street.

8.4.2.9 Minimum Landscaped Open Space 20% of lot area

8.4.2.10 Minimum Planting Strip Width

- i) Abutting Steeles Avenue 7 metres
- ii) Abutting Fifth Line 7 metres
- iii) Abutting Highway 401 and 407 7 metres
- iv) Abutting any other street 3 metres

8.4.2.11 Outdoor Storage Prohibited

8.4.2.12 Loading Spaces

- i) Minimum Loading space dimensions 3.5 metres x 12 metres with 4.2 metres of unobstructed height.

ii) Loading spaces shall not be located in any required yard abutting Highway 401, Steeles Avenue, Winston Churchill Boulevard, Trafalgar Road, or a residential or institutional lot.

iii) Loading spaces must be located adjacent to loading bays. Additional on-site designed commercial vehicle waiting space may be provided to the greater of two loading bays or 20% of the provided designated loading spaces for buildings with a gross floor area of less than 9,290 square metres. Buildings with a gross floor area of 9,290 square metres or greater are permitted additional on-site designed commercial vehicle waiting space to the greater of two loading bays or 100% of the provided designated loading spaces. All other commercial vehicle parking is not permitted as it would be considered as outdoor storage.

- iv) Loading space requirements As per Table B

v) Loading spaces for cannabis analytical testing facilities, cannabis cultivation - indoor, cannabis drug production facilities, cannabis processing facilities and cannabis research facilities shall be located entirely within the main building on the lot.

8.4.2.13 Off-street Parking Requirements

- i) Minimum Parking space dimension 2.75 metres x 5.5 metres
- ii) Parking shall not be located in any required yard abutting a residential or institutional lot.

iii) Not more than 20% of required parking spaces shall be located in any yard abutting Steeles Avenue.

iv) Parking space requirements

As per Table C

8.4.2.14

Accessory Retail Uses

i) A maximum of 10% of the gross floor area of the building devoted to the permitted manufacturing, warehousing or wholesaling use can be used for an accessory retail store.

ii) A maximum of 25% of the gross floor area of the building devoted to the permitted manufacturing, warehousing or wholesaling use, where the total floor area of the building is less than 1,000 square metres, can be used for an accessory retail store.

8.4.2.15

Accessory Buildings and Structures

i) The maximum lot coverage of all accessory buildings and structures shall be 2% to a maximum of 55 square metres.

ii) The maximum height (as measured from the finished grade level to the highest point) of an accessory building or structure shall be 6 metres

iii) No accessory building or structure, excluding a gate house, shall be located within a required front yard or required exterior side yard

iv) No accessory building or structure, excluding a gate house, shall be located within a required planting strip

v) No accessory building or structure, excluding a gate house, shall be located within 3 metres of the main building or structure on the lot

vi) Minimum rear yard and minimum interior side yards of an accessory building:

- Abutting a residential or institutional lot 9 metres

- All other lot lines 1 metre

vii) A gate house shall not exceed 3 metres in height or 12.0 square metres in gross floor area

8.4.2.16

Outdoor play space for a nursery school shall not be located in a required front yard or required exterior side yard and may be located within the landscaped open space.

8.4.2.17

Restaurant drive-through facilities shall be prohibited in a building elevation which faces a street.

8.4.2.18

Cannabis analytical testing, Cannabis cultivation – indoor, Cannabis drug production, Cannabis processing, and Cannabis research facilities are required to be setback a minimum of 150 metres from a lot that is the site of:

- a) An arena;
- b) A community centre;
- c) A day nursery;
- d) A dwelling unit;
- e) A long term care facility;
- f) A park, public;
- g) A park, private;
- h) A place of worship;

- i) A retirement home;
- j) A library;
- k) A school, public;
- l) A school, private; and
- m) A trade and convention centre.

8.4.3 401 Corridor Gateway (G) Zone

8.4.3.1 Permitted Uses

- i) Accessory uses, buildings and structures
- ii) Business or professional offices
- iii) Catering service
- iv) Commercial recreational establishment
- v) Commercial or trade school
- vi) Computer, electronics or data processing establishment
- vii) Convenience store
- viii) Financial institution
- ix) Gas bar
- x) Hotel
- xi) Industrial service office
- xii) Museum
- xiii) Nursery School
- xiv) Personal service store
- xv) Printing or photocopy establishment
- vx) Private Park
- xvii) Private club
- xviii) Research use, conducted wholly within an enclosed building excluding those that produce biomedical waste
- xix) Restaurant and Convenience Restaurant
- xx) Retail store
- xxi) Service or repair shop
- xxii) Motor Vehicle Service Station with or without a car wash
- xxiii) Telecommunications service
- xxiv) Theatres, cinemas and similar places for entertainment, but not an adult entertainment establishment
- xxv) Uses legally existing at the date of adoption of this By-Law and expansions or alterations thereto which conform to the By-law
- xxvi) Veterinary clinic

8.4.4	Zone Provisions	
8.4.4.1	Minimum Lot Area	0.4ha
8.4.4.2	Minimum Lot Frontage on an accessible road	30 metres
8.4.4.3	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, is permitted to be used and buildings and structures thereon be erected, enlarged, repaired or renovated provided the use conforms with the By-law and the buildings or structures comply with all of the other provisions of this By-law. In addition, where, as a result of the acquisition of part of a lot by a public authority, the lot, after the acquisition, does not meet the lot area and/or lot frontage requirements of the applicable zone, such lot may be used for any purpose permitted by this By-law within the zone in which the lot is located.	
8.4.4.4	Minimum Depth Front Yard	
	i) Abutting Steeles Avenue	10 metres
	ii) Abutting Trafalgar Road and Winston Churchill Boulevard	10 metres
	iii) All other front yards	3 metres
8.4.4.5	Minimum Side Yard	
	i) Abutting an O3-1 Zone	7.5 metres
	ii) Abutting the rights-of-way of Highway 401 & 407	25 metres
	iii) All Other Interior Side Yards	3 metres
	iv) Exterior	
	- Abutting Steeles Avenue	10 metres
	- Abutting Trafalgar Road and Winton Churchill Boulevard	10 metres
	- All other exterior side yards	3 metres
8.4.4.6	Minimum Rear Yard	
	i) Abutting a residential or institutional lot	9 metres
	ii) Abutting Steeles Avenue	10 metres
	iii) Abutting the rights-of-way of Highway 401 & 407	25 metres
	iv) Abutting an O3-1 Zone	7.5 metres
	v) All other rear yards	3 metres
8.4.4.7	Minimum lot line setback from O3-1 Zone	7.5 metres
8.4.4.8	Lot Coverage	
	ii) Minimum	25% of lot area
8.4.4.9	Maximum Building Height	
	i) Main buildings and structures	
	- Within 150 m of the rights-of-way of Highway 401 and 407	6 storeys
	- South of Steeles Avenue, beyond 150 metres of the rights-of-way of Highway 401 and 407	4 storeys
	ii) A stair tower, elevator shaft, water tank, silo, mechanical penthouse or other heating, cooling or ventilating equipment may exceed the maximum building height by a maximum of 5 metres,	

provided that the aggregate horizontal area of such elements (including the fence or other enclosure) does not exceed 30% of the roof area, and the width of such elements (including the fence or other enclosure) does not exceed 30% of the width of the wall facing a street.

8.4.4.10 Retail Store

Maximum Floor Space 2,750 square metres per unit

8.4.4.11 Minimum Landscaped Open Space

10% of lot area

8.4.4.12 Minimum Planting Strip Width

- i) Abutting Steeles Avenue 3 metres
- ii) Abutting Highway 401 and 407 7 metres
- iii) Abutting any other street 3 metres

8.4.4.13 Outdoor Storage

Prohibited

8.4.4.14 Loading Spaces

- i) Minimum Loading space dimensions 3.5 metres x 12 metres with 4.2 metres of unobstructed height
- ii) Loading spaces shall not be located in any required yard abutting Steeles Avenue, Winston Churchill Boulevard, Trafalgar Road, or a residential or institutional lot.
- iii) Loading spaces must be located adjacent to loading bays. Additional on-site designed commercial vehicle waiting space may be provided to the greater of two loading bays or 20% of the provided designated loading spaces for buildings with a gross floor area of less than 9,290 square metres. Buildings with a gross floor area of 9,290 square metres or greater are permitted additional on-site designed commercial vehicle waiting space to the greater of two loading bays or 100% of the provided designated loading spaces. All other commercial vehicle parking is not permitted as it would be considered as outdoor storage.
- iv) Loading space requirements As per Table B

8.4.4.15 Off-street Parking Requirements

- i) Minimum Parking space dimensions 2.75 metres x 5.5 metres
- ii) Parking shall not be located in any required yard abutting a residential or institutional lot.
- iii) Not more than 20% of required parking spaces shall be located in any yard abutting Steeles Avenue.
- iv) Parking space requirements As per Table C

8.4.4.16 Accessory Buildings and Structures

- i) The maximum lot coverage of all accessory buildings and structures shall be 2% to a maximum of 55 square metres
- ii) The maximum height (as measured from the finished grade level to the highest point) of an accessory building or structure shall be 6 metres
- iii) No accessory building or structure, excluding a gate house, shall be located within a required front yard or required exterior side yard
- iv) No accessory building or structure, excluding a gate house, shall be located within a required planting strip.
- v) No accessory building or structure, excluding a gate house, shall be located within 3

metres of the main building or structure on the lot

vi) Minimum rear yard and minimum interior side yards of an accessory building:

- Abutting a residential or institutional lot 9 metres

- All other lot lines 1 metre

vii) A gate house shall not exceed 3 metres in height or 12.0 square meters in gross floor area

8.4.4.17 Restaurant drive-through facilities shall be prohibited in a building elevation which faces a street.

8.4.4.18 Convenience Restaurant shall be incorporated into larger developments and be accessory to the primary use.

8.4.4.19 A service station shall not be located within 200 metres of either of the intersections of Steeles Avenue with Trafalgar Road, or Steeles Avenue with James Snow Parkway.

8.4.4.20 Outdoor play space for a nursery school shall not be located in a required front yard or required exterior side yard and shall be located within the landscaped open space.

8.4.5 401 Corridor Development (MD) Zone

8.4.5.1 Permitted Uses

i) Uses legally existing at the date of passing of this By-Law

ii) Use by a public authority

8.4.6. Zone Provisions

8.4.6.1 Minimum Lot Area

i) Existing lot of record

8.4.6.2. Minimum Lot Frontage on an Accessible Public Road 30 metres

8.4.6.3 Minimum Front Yard 5 metres

8.4.6.4 Minimum Side Yard

i) Interior

- Abutting a residential or institutional lot 9 metres

- All other interior side yards 3 metres

ii) Exterior 9 metres

8.4.6.5 Minimum Rear Yard

i) Abutting a residential or institutional lot 9 metres

ii) All other rear yards 3 metres

8.4.6.6 Lot Coverage

i) Maximum 50% of lot area

ii) Minimum 10% of lot area

8.4.6.7 Maximum Building Height 12 metres

8.4.6.7 Minimum Landscaped Open Space 50% of lot area

8.4.6.9 Planting Strips

i) Abutting Winston Churchill Boulevard 15 metres

ii) Abutting any other road and lot lines

3 metres

8.4.6.10

Outdoor Storage

Prohibited

8.4.7

Conservation Special Zone (O3-1)

In a Conservation Special (O3-1) Zone, as shown on Schedule A8 attached to and forming part of this By-Law, the uses and zone provisions of the Conservation (O3) Zone shall apply except that no buildings, or structures, or parking areas shall be permitted, other than buildings and structures necessary for flood and/or erosion control purposes, and/or a fence.

8.4.8

Definitions

The following definitions shall apply to the 401 Corridor Prestige Industrial (M7) Zone, the Gateway (G) Zone, the "401 Corridor Special (GS-1) Zone", and the 401 Corridor Development (MD) Zone:

- i) "Accessory buildings or structures" means buildings or structures normally incidental and subordinate to a permitted use such as a gate house, refuse storage enclosure and property maintenance structure.
- ii) "Accessory retail store" means a retail store where goods, materials or things produced on the premises are sold to the general public subject to all other provisions of this By-Law.
- iii) "Banquet Hall" means a building or part of a building used for the purpose of entertaining a large group of people where food and liquor are generally provided.
- iv) "Business and professional office" means a building, or portion thereof, used as an office of a profession, occupation, business, or non-profit organization.
- v) "Cannabis analytical testing facility" means a facility where the alteration of the chemical or physical properties of cannabis by any means is carried out, subject to regulations under the Cannabis Act, as amended.
- vi) "Cannabis cultivation - indoor" means the growing of cannabis within a wholly enclosed building or structure, for medical or recreational purposes, subject to regulations under the Cannabis Act, as amended.
- vii) "Cannabis drug production facility" means a facility where the production or manufacturing of a drug containing cannabis is carried out, subject to regulations made under the Cannabis Act, as amended and the Food and Drugs Act, as amended.
- viii) "Cannabis processing facility" means a facility where the extraction of cannabis oil for the purpose of producing or manufacturing cannabis oils, gels or other edibles is carried out, subject to regulations under the Cannabis Act, as amended.
- ix) "Cannabis research facility" means a facility used for activities in accordance with a licence for research, subject to regulations under the Cannabis Act, as amended.
- x) "Catering service" means the preparation of food and beverages for consumption off the premises and does not include a restaurant.
- xi) "Commercial or trade school" means a building, or portion thereof, providing instruction for profit or gain in subjects such as: business, computer, secretarial skills, driving, language or similar subjects.
- xii) "Commercial recreational establishment" means a building or part of a building where entertainment is offered for a fee including such uses as an arena, stadium, banquet hall, ice or roller rink, tennis/squash club and indoor swimming pool.

- xiii) “Convenience Restaurant” means a building or structure or part thereof where food is prepared and offered for sale to the public for consumption within the building or structure or off the premises, and includes a drive-through window.
- xiv) “Convenience Store” means an establishment where food stuffs, tobacco, patent medicines, periodicals and other similar items of household conveniences are kept for retail sale to the public.
- xv) “Exhibition and Conference Facility” means an establishment used for the holding of conventions, seminars, workshops or similar activities, including dining facilities for the use of participants.
- xvi) “Financial Institution” means the premises of a bank, trust company, finance company, mortgage company, or investment company.
- xvii) “Floor Area, Gross” means the aggregate of the areas of each floor of a building or structure above or below established grade, measured between the exterior faces of the exterior walls of the building or structure excluding the sum of the areas of each floor used, or designed or intended for use for the parking of motor vehicles, unless the parking of motor vehicles is the principal use of the building or structure.
- xviii) “Floor Area, Net” means the aggregate of the floor areas of a building above or below established grade, but excluding car parking areas within the building, stairways, elevator shafts, service or mechanical rooms and penthouses, washrooms, garbage or recycling rooms, staff locker and lunch rooms, loading areas, any space with a floor to ceiling height of less than 1.8 metres and any part of a basement that is unfinished, is used solely for storage purposes and is not accessible to the public.
- xix) “Industrial mall” means a building, or group of buildings, developed and managed as a unit in which each building contains two or more units or spaces for separate industrial use occupancy for which common parking and loading spaces and other common services are provided.
- xx) “Industrial rental establishment” means a building, or portion thereof, where industrial equipment is stored and rented or leased, and may include as an accessory use, the repair and service of such equipment.
- xxi) “Industrial use” means a lot and a building, structure or portion thereof, used for a manufacturing use, warehouse use, wholesale use, or research use, as herein defined.
- xxii) “Industrial service offices” means a building, or portion thereof, used for the office of one or more of the following: architect, computer, electronic or data processor, engineer, data services, industrial designer, interior designer, land surveyor, land use planner, marketing establishment, or real estate broker.
- xxiii) “Landscaped open space” means space on a lot which is unoccupied by buildings and structures above ground level and open to the sky and which shall be comprised of lawn, ornamental shrubs, flowers or trees, and may include paths, sidewalks, courtyards, patios, fences, free-standing decorative walls, retaining walls, and decks (of less than 1.2 metres in height), but shall exclude parking areas, traffic aisles, driveways, ramps, and loading areas.
- xxiv) “Manufacturing use” means a lot and a building, or structure, or portion thereof, conducting production, fabrication, compounding, processing, packaging, bottling, or assembling of unprocessed, semi-processed or fully-processed goods and materials.
- xxv) “Museum” means an institution that is established for the purpose of acquiring, conserving, studying, interpreting, assembling and exhibiting to the public for its instruction and enjoyment, a collection of artifacts of historical interest.
- xxvi) “Noxious use” shall mean a use which, from its nature or operation, creates a nuisance, or is liable to become a nuisance due to air pollution, offensive odour, ground or surface water

pollution, or noise in excess of Provincial regulations, guidelines or Certificates of Approval, where required.

- xxvii) “Outdoor storage” means the placement or collection of goods, materials, machinery, equipment or motor vehicles on a lot, not covered by a building or structure.
- xxviii) “Personal service store” means a lot and a building, or portion thereof, used for a hair stylist, dry cleaning depot, tailor or shoe repair, but shall not include a convenience store.
- xxix) “Photographer’s studio” means a lot and a building, or portion thereof, used for portrait and commercial photography, including developing and processing of film, sale of film and photographic equipment and repair or maintenance of photographic equipment.
- xxx) “Planting strip” means a continuous strip of landscaped open space abutting a lot line, which may be interrupted for driveways required for vehicular access, and which comprises part of the landscaped open space requirements.
- xxxi) “Private park” means any lot, other than a public park, owned and operated or maintained in whole or in part for profit by a private company or fraternal organization, and may include playing fields, picnic area, and gardens.
- xxxii) “Printing or photocopy establishment” means a building, or portion thereof, wherein printing, photocopying, blueprinting, duplicating, publishing or lithographing are conducted.
- xxxiii) “Private Club” means a premise or building utilized only by an organization catering exclusively to members and their guests wherein social, recreational and athletic functions are carried out principally by and for the organization, its members and their guests, and may include the temporary leasing of the facility on an occasional basis.
- xxxiv) “Required” means the minimum or maximum regulation, provision or standards established by this By-Law.
- xxxv) “Research use” means a lot and a building or structure, or portion thereof, used for systematic research, data collection and manipulation, and/or technical development of information, devices or products.
- xxxvi) “Restaurant” means a building or structure or part thereof where food is prepared and offered for sale to the public for consumption within the building or structure or off the premises, and does not include a drive-through window or a drive-in restaurant.
- xxxvii) “Service industry” means a building, or portion thereof, associated with the provision of a service or trade, including a plumber’s shop, a painter’s shop, a courier service, a carpenter’s shop, an electrician’s shop, and a machine shop.
- xxxviii) “Service or repair shop” means a building, or portion thereof, used for a business which installs, repairs or services goods, equipment or materials, but shall not include the manufacturing of such goods, equipment or materials and shall not include an autobody repair shop or an automobile service station.
- xxxix) “Telecommunications service” means an industry providing telephone or other telecommunications services to the public and may include satellite communication, telephone communication, telephoto, teletype, and similar communication service.
- xxxx) “Veterinary clinic” means a building, or portion thereof, wherein a licensed veterinarian practices veterinary medicine and may include accessory services such as grooming, boarding, and sale of goods used by or for animals, but shall not include outdoor facilities for the boarding or keeping of such animals.
- xxxxi) “Warehouse use” means a lot and a building, or structure, or portion thereof, which stores and distributes goods or materials.

xxxxii) “Wholesale use” means a lot and a building, or structure, or portion thereof, which stores and sells goods or materials not intended for sale to the general public and does include a retail store.

8.4.9 Surface Treatment

All required parking spaces, parking areas, driveways and aisles shall be surface treated with asphalt, concrete, concrete pavers or similar material. The use of similar materials that provide for the infiltration of water into the ground is also permitted.

8.4.10 Width of Parking Aisles

The minimum width of an aisle providing access to a parking space within a parking area shall be 6.7 metres, except as set out in Table A below in the case of angled off-street parking accessed by a one- way aisle.

Table A

Angle of Parking (Degrees)		Minimum Parking Aisle Width (Metres)
Equal to	Less Than	
0	45	4.0
45	56	4.8
56	70	6.5
70	90	6.7

8.4.11 Width of Access Ramps and Driveways

Access ramps and driveways accessing a parking area or parking lot shall be a minimum of 3.0 metres in width for one-way traffic and a minimum of 6.0 metres in width for two-way traffic.

8.4.12 Loading

The following minimum requirements shall apply to the 401 Corridor Prestige Industrial (M7) Zone, the Gateway (G) Zone and the 401 Corridor Development (MD) Zone

Table B

Gross Floor Area (sm – square metres)	Loading Spaces Required
0-300 sm	0
301-1,850 sm	1
1,851-3,700 sm	2
3,701-9,250 sm	3
9,251-14,800 sm	4
14,801-22,220 sm	5
For each additional 3,700	1 additional

8.4.13 Parking

The following minimum parking requirements shall apply to the 401 Corridor Prestige Industrial (M7) Zone, the Gateway (G) Zone and the 401 Corridor Development (MD) Zone:

Table C

Use	Required Parking Space (per square metre (sm) of Net Floor Area, unless otherwise noted)
Accessory retail sales	1/30sm
Accessory general office	1/30sm
Accessory uses, building or structures	1/30sm
Banquet Hall	¼ persons permitted capacity
Business or professional office	1/30sm
Cannabis Analytical Testing Facility, Cannabis Cultivation – Indoor, Cannabis Drug Production Facility, Cannabis Processing Facility and Cannabis Research Facility	1/100sm
Catering Service	1/30sm
Commercial or Trade School	1/50sm
Commercial recreational establishment	1/30sm
Computer/Electronics/Data processing Establishment	1/25sm for the first 500sm, plus 1/40sm for the remainder
Convenience Store	1/30sm
Exhibition or convention centre	1/5sm of exhibition area of conference rooms
Financial Institution	1/18sm
Gas Bar	1/30sm
Hotel	1.2 spaces per hotel room 1 space per 5sm of conference or meeting rooms
Industrial mall	1/40sm
Industrial service office	130sm
Industrial Use	1/30sm for the first 1,000sm, 1/100sm for the floor area between 1,000 and 5,000sm, plus 1/200sm in excess of 5,000sm
Manufacturing use	1/30sm for the first 1,000 sm., 1/100sm for the floor area between 1,000 and 5,000sm plus 1/200sm in excess of 5,000sm
Museum	1/40sm
Nursery School	1/28sm playroom space
Personal service store	1/30sm

Post Secondary School	1/100sm
Printing or Photocopying establishment	1/100sm
Private sports club	1/20sm
Private Park	Min. 10 spaces
Public Park	Min. 10 spaces
Research Use	1/30sm
Restaurant	
-Take-out	1/16.6sm
-Full service	¼ persons permitted capacity
Retail store	1/20sm
Service or repair shop	1/30sm
Services Station	1/30sm
Telecommunication service	1/30sm
Veterinary Clinic	1/15sm excluding kennels and runs
Warehouse use	a) If associated office or retail net floor areas are 15% or less of the total net floor area - up to 7,000 sm. - 1/90 sm. 7,000 to 20,000 sm. - 78 parking spaces plus 1 /145 sm. of net floor area - over 20,000 sm. - 168 spaces plus 1 / 170 sm. of net floor area or portion thereof over 20,000 sm.; b) If associated office or retail net floor area is more than 15% of the total net floor area, the standards for office and retail uses apply
Wholesale Use	a) If associated office or retail net floor areas are 15% or less of the total net floor area - up to 7,000 sm. - 1/90 sm. 7,000 to 20,000 sm. - 78 parking spaces plus 1 /145 sm. of net floor area - over 20,000 sm. - 168 spaces plus 1 / 170 sm. of net floor area or portion thereof over 20,000 sm.; b) If associated office or retail net floor area is more than 15% of the total net floor area, the standards for office and retail uses apply.
All other uses not specified	1/30sm

8.4.14 Parking Area Location on a Lot in Relation to Buildings and Structures

Notwithstanding any other provisions of this By-law, parking areas shall be set back a minimum of 1.2 metres from any building or structure.

8.4.15 Parking Garages

Above grade parking garages shall be permitted in the 401 Corridor Prestige Industrial (M7) and Gateway (G) Zone and shall have a maximum height of two storeys. Parking garages shall comply with the provisions for the main building in accordance with this By-law. No setbacks or yards shall be required for any portion of a parking garage if it is constructed completely below the established grade. This exemption shall also apply to ventilation shafts and housings, stairways and other similar facilities associated with below grade parking garages that extend from below established grade.

8.4.16 Parking Required for Outdoor Patios

Parking spaces are not required for any outdoor patio that occupies an area of less than 40% of the net floor area of the restaurant it serves.

8.4.17 Illumination

Where parking areas are illuminated, the lighting fixtures shall be provided in accordance with the following provisions:

- a) No part of the lighting fixture shall be more than 9.5 metres above grade; and,
- b) They shall be installed in such a manner that all light emitted by the fixture, either directly from the lamp or a diffusing element, or indirectly by reflection or refraction from any part of the fixture is projected below the lamp and onto the lot the lighting is intended to serve.

8.4.18 Queuing Lane Requirements

Where drive through service facilities are permitted, queuing lanes are required and shall be exclusive of any other parking space and loading space and aisle requirements contained within this By-law and shall be provided in accordance with the provisions of this Section.

8.4.19 Queuing Space Requirements

The minimum queuing space requirements within a designated queuing lane shall be as described in Table D below:

Table D

Use Associated with Drive Through Service Facility	Minimum Required Ingress Spaces	Minimum Required Egress Spaces
Financial Institution	4	1
Restaurant of Convenience Restaurant	12	2
Service Station or Gas Bar	3	1
Car Wash	10	2
All other Uses	3	1

8.4.20 Location of Ingress and Egress Spaces

The first required ingress space shall be located adjacent to the product pick-up window or dispensing machine and the required egress spaces shall be located after the product pick-up

window or dispensing machine. In addition to the above, a minimum of 4 ingress spaces for a restaurant or restaurant take-out shall be located in that portion of the queuing lane that begins at the order box, if an order box exists.

8.4.21 Length of Queuing Lane

The length of the queuing lane associated with the drive-through service facility shall be the total number of required ingress spaces and egress spaces.

8.4.22 Multiple Queuing Lane Requirements

Where multiple queuing lanes are required on a lot, the queuing space requirements shall be provided for each individual queuing lane in compliance with the provisions of Section 8.4.19 of this By-law.

8.4.23 Size of Queuing Space

All queuing spaces shall be rectangular in shape, with a minimum length of 6.0 metres and a minimum width of 3.0 metres.

8.4.24 Setbacks From Residential Zone Boundary

All order boxes using voice communication to order shall be located no closer than 10.0 metres from any Residential Zone boundary.

8.4.25 Delineation of Queuing Lane Requirements

Queuing lanes shall be unobstructed and shall be clearly delineated by pavement markings or physical barriers, and shall be independent of the balance of the parking area and loading area.

8.4.26 Location of Queuing Lanes, Order Boxes, and Wall Openings Associated with a Drive Through Service Facility in Relation to Front and Exterior Side Lot Lines

No queuing lanes, order boxes, and wall openings associated with a drive through service facility shall located in the front yard. No queuing lanes, order boxes and wall openings associated with the drive through service shall be located in the wall facing the exterior side lot line unless all of the components of a drive through service facility are located no closer than 6.0 metres from the exterior side lot lines.

8.4.27 Bicycle Parking

Bicycle parking spaces are required for the uses listed in Table E below in addition to any required parking spaces for motor vehicles:

Table E

Use	Required Parking Standards (per square metres (sm) of Gross Floor Area, unless otherwise noted)
Retail, service commercial, institutional	2 spaces plus 1 space/1,000sm
Industrial	2 spaces plus 0.25 spaces/1,000sm
Elementary and Secondary School	1 space/10 students & 1 space/35 employees
Psot Secondary School	1 space/20 students

8.4.28 2104742 Ontario Inc. (North American Property), and shown as (GS-1) on Schedule A8 Parts of Lot 15, Concession 5 Town of Halton Hills (401 Corridor)

8.4.28.1 Holding Provision

- (i) A Holding (H) Provision is hereby established and identified on Schedule A8 attached hereto, by the letter “H” in parentheses preceding a zoning symbol established in this By-law.
- (ii) Where a zoning symbol is preceded by the letter “H” in parentheses, the provisions of the By-law applicable to the zone symbol shall apply only upon the removal of the letter “H” by an Amending By-law as approved by Council in accordance with the provisions of Section 36 of the Planning Act.
- (iii) Until the removal of the letter “H”, no land, building or structure shall be used for any purpose other than that for which it was lawfully used prior to the passing of this By-law with the exception of a use by a public authority, and no new buildings or structures or extensions or enlargements to existing buildings or structures will be permitted while a Holding (H) Provision is in effect excepting a use by a public authority.
- (iv) The (H) Holding provision shall only be lifted when:
 - a) The Town of Halton Hills and the Region of Halton are satisfied that the subject site has received an adequate servicing allocation (SDE);
 - b) The Owner submits a Phasing Plan to the satisfaction of the Town of Halton Hills which includes plans for all on-site and off-site works including roads, services and phasing of uses and the incorporation of the Phasing Plan into the applicable site plan agreement(s);
 - c) The Owner obtains Site Plan Approval for the proposed development;
 - d) The Owner obtains approval of a condominium plan that appropriately addresses the Region of Halton’s applicable Servicing Policies; and,
 - e) The Region of Halton and Town of Halton Hills have approved a Traffic Impact Study for the site/development.

8.4.28.2 Permitted Uses

- i) All uses permitted by the 401 Corridor Gateway (G) Zone in accordance with Section 8.4.3.1
- ii) A Home Improvement Retail Warehouse and an accessory Garden Centre, subject to the provisions set out in Sections 8.4.28.3 and 8.4.28.4 of this By-law.

8.4.28.3 Zone Provisions

The provisions of Section 8.4.4 shall apply to the uses permitted in Section 8.4.28.2 of this By-law save and except for the following provisions:

- a) That notwithstanding Section 8.4.4.4i); the Minimum Depth Front Yards Abutting Steeles Avenue is 7m.
- b) That notwithstanding definition of a Retail Store; a Retail Store shall not include a Supermarket or a Department Store.
- c) That Notwithstanding the definition of “Building Lot”, the provisions of this By-law shall apply collectively to the lands zoned (H)GS-1 identified in Schedule A8 attached hereto in their entirety but nothing in this By-law shall preclude the lands from being divided into individual lots within the meaning of the Planning Act.
- d) the accessory Garden Centre must be fenced and screened but may not be enclosed in a building.
- e) In addition to the provisions of 8.4.4, the following provisions shall apply:
 - a) Maximum Retail Gross Floor Space Area:

- i) Home Improvement Retail Warehouse to a maximum of 13,935 square metres (150,000 square feet)
- ii) Garden Centre to a maximum of 3,000 square metres (32,300 sq. ft.).
- iii) All other retail stores to a maximum of 17,465 square metres (188,000 sq. ft.) in accordance with Section 8.4.4.10.
- iv) A minimum 5388 square metres (58,000 sq. ft.) of the total 17,465 square metres (188,000 sq. ft.) retail space must be in retail stores greater than 278 square metres (3,000 sq. ft.).

f) Phasing:

The permitted uses are subject to the following phasing provisions which shall govern the timing of the occupancy of the buildings and which provisions shall also be incorporated into the applicable site plan agreement(s):

i) Prior to January 1, 2011:

- 1) Home Improvement Retail Warehouse to a maximum of 13,935m² (150,000 sq. ft.);
- 2) Garden Centre to a maximum of 3,000m² (32,300 sq. ft.);
- 3) All other retail stores to a maximum of 12,542m² (135,000 sq. ft.); and,
- 4) Any other non-retail store use permitted in accordance with section 8.4.28.2

ii) Subsequent to January 1, 2011:

- 1) The remaining retail stores to a maximum of 4,924m² (53,000 sq. ft.)

8.4.28.4 Definitions

a) “Home Improvement Retail Warehouse” shall mean a building or part thereof where home furnishings and home improvement products are displayed, stored and sold in a warehouse format. Such products may include but are not limited to furniture, appliances, electrical fixtures, lumber, plumbing fixtures and building supplies, hardware, carpets and floor coverings, home décor items, landscape and garden supplies.

b) “Department Store” means a retail store that sells the following general lines of merchandise:

- i) Clothing and apparel – at least six commodity lines (as defined by Stats Canada) in this group, comprising at least 20% of the store’s total sales;
- ii) Furniture appliances and home furnishings – at least four commodity lines (as defined by Stats Canada) in this group, comprising at least 10% of the store’s total sales;
- iii) All other – at least three commodity lines (as defined by Stats Canada) in this group, comprising at least 10% of the store’s total sales; and,
- iv) With no one commodity line (as defined by Stats Canada) comprising more than 50% of the stores total sales.

c) “Garden Centre” means a designated area adjacent to the Home Improvement Retail Warehouse where plants, nursery stock, flowers, garden supplies, ornaments and hardware related to the Garden Centre are stored or kept for sale.

8.4.29 First Gulf Corporation

Part of Lot 15, Concession 6, NS,
7951 Fifth Line, 12144 Steeles Avenue,

and Part of 7870 Sixth Line,
Town of Halton Hills (401 Corridor)

No building, structure or land shall be used and no building, shall hereafter be erected, structurally altered, enlarged or maintained on lands described as Part of Lot 15, Concession 6, NS, 7951 Fifth Line, 12144 Steeles Avenue, and Part of 7870 Sixth Line, Town of Halton Hills (401 Corridor), as shown on Schedule A8 attached to and forming part of this By-law, except in accordance with the following provisions:

8.4.29.1 Zone Provisions

Notwithstanding, Section 8.4.2.12 iii) of Zoning, which states:

Loading spaces must be located adjacent to loading bays. Additional on-site designated commercial vehicle waiting space may be provided to the greater of two loading bays or 20% of the provided designated loading spaces. All other commercial vehicle parking is not permitted as it would be considered as outdoor storage.

The following new provisions apply:

Loading spaces must be located adjacent to loading bays. A maximum of 3.5 commercial vehicle waiting spaces per loading bay are permitted. All other commercial vehicle parking is not permitted as it would be considered as outdoor storage.

8.4.30 Municipally known as “12144 Steeles Ave” and shown as (M7-1) on Schedule A8 Part lot 15, Concession 6 Town of Halton Hills (401 Corridor)

8.4.30.1 Holding Provision (H6)

(i) Until the removal of the (H6) Holding Provision, no land, building or structure shall be used for any purpose other than that for which it was lawfully used prior to the passing of this By-law with the exception of a use by a public authority, and no new building or structures will be permitted while a Holding (H6) provisions is in effect excepting a use by a public authority.

(ii) The (H6) Holding provision shall only be lifted when:

- i. An appropriate Site Plan agreement has been executed;
- ii. Payment of the required securities has occurred;
- iii. The appropriate studies and actions have been undertaken to address the requirements of the Region’s Protocol for Reviewing Development Applications with Respect to Contaminated or Potentially Contaminated Sites, to the satisfaction of the Region of Halton; and,

iv. Municipal water and wastewater capacity and the ability to connect to Regional services is confirmed by the Region of Halton.

8.4.30.2 Permitted Uses

(i) All uses permitted by the 401 Corridor Prestige Industrial (M7) Zone in accordance with Section 8.4.1.1

(ii) outdoor storage that is accessory to a permitted manufacturing and business office use and only located in a rear and/or interior yard.

8.4.30.3 Zone Provisions

(i) The lot lines for the lands zoned 401 Corridor Prestige Industrial Special (M7-1) Zone are defined as follows;

- a) Front Lot Line: Steeles Avenue

b) Rear Lot Line: furthest away from and opposite the front lot line, i.e. the lot line abutting Highway 401

c) Interior Side lot line: all other lot lines

(ii) That notwithstanding Section 8.4.2.13 iii) there shall not be a restriction on the percentage of required parking provided in a yard abutting Steeles Avenue.

8.4.31 Municipally known as “11450 Steeles Avenue” and shown as (M7-2) on Schedule A8 Part of Lot 15, Concession 5 Town of Halton Hills (Premier Gateway Employment Area)

8.4.31.1 Zone Provisions

The Provisions of Section 8.4.2 shall apply except for the following provisions:

- (i) That notwithstanding Section 8.4.2.5 ii) no minimum side yard shall apply abutting an O3-1 Zone.
- (ii) That notwithstanding Section 8.4.2.7 no minimum lot line setback shall apply from an O3-1 Zone.
- (iii) That notwithstanding Section 8.4.2.9 the minimum landscaped open space shall be 15%
- (iv) That notwithstanding Section 8.4.2.13 iii) there shall not be a restriction on the percentage of required parking provided in a yard abutting Steeles Avenue

8.4.32 Municipally known as “0 Steeles Avenue & 8154, 8170, 8178 and 8192 Eighth Line” and shown as (H7)(M7-3) on Schedule A1, Part of Lot 1, Concession 8 Town of Halton Hills (Premier Gateway Employment Area)

8.4.32.1 Holding Provision (H7)

(i) Until the removal of the (H7) Holding Provision, no land, building or structure shall be used for any purpose other than that for which it was lawfully used prior to the passing of this By-law with the exception of a use by a public authority, and no new building or structures will be permitted while a Holding (H7) provisions is in effect excepting a use by a public authority other than as noted below.

(ii) The (H7) Holding provision shall only be lifted when:

- i. The owner shall dedicate, gratuitously through the site plan process, their portion of the lands for the E/W collector road, from Trafalgar Road to Eighth Line and the necessary lands for the widening of Eighth Line in accordance with the Town’s Environmental Assessment (EA). The land dedication is to include, as a minimum, the lands for the road allowance, SWM features, and sightline triangles. If the land dedication is unable to be fully completed until after a conditional building permit is ready to be issued, the ‘H’ Holding Provision will be removed from the lands intended for the first and second buildings so long as the appropriate reference plans and limits for the E/W Collector roadway have been identified to the Town’s satisfaction.

ii. That the owner shall post securities, through an Agreement with the Town of Halton Hills, for their portion of the E/W collector road. The securities will be based on 100% of the estimated value of the road construction (material, labour, design, fees, etc.) and verified through a final cost estimate.

iii. That the owner shall provide the Town with confirmation that satisfactory arrangements have been made with the adjacent landowners to the north for the entire construction of the E/W collector road.

iv. That the owner shall enter into a development agreement with the Town for the upgrades and/or the restoration of Eighth Line. If execution of the development agreement is unable to occur until after a conditional building permit is ready to be issued, the 'H' Holding Provision will be removed from the lands intended for the first and second buildings so long as the development agreement process has been initialized and the fees have been paid.

v. That the owner shall pursue and acquire final approval of the Sub-watershed Impact Study (SIS) from Conservation Halton, the Region of Halton and the Town of Halton Hills. This may include amendments, as required, to support Site Plan approval.

vi. That the owner agrees to include the following into the Site Plan drawings and agreement to the Town's satisfaction to address concerns related to privately owned stormwater management features:

a. Monitoring and reporting measures.

b. Perpetual permission for Town and Conservation Halton staff to access for site review.

c. Commitment by the owner for perpetual maintenance and upgrades to stay in compliance.

8.4.32.2 Zone Provisions

The Provisions of Section 8.4.2 of Zoning By-law 2010-0050, as amended, shall apply except for the following provisions:

- (i) That notwithstanding Section 8.4.2.8 i) a maximum building height of two-storeys to a maximum of 17 metres is permitted.
- (ii) That notwithstanding Section 8.4.2.13 iii) not more than 23% of required parking spaces shall be located in any yard abutting Steeles Avenue.

8.4.33 Municipally known as "8049 Hornby Road" as shown as (H8)(M7-4) on Schedule A15, Part of Lot 1, Concession 8 Town of Halton Hills (Premier Gateway Employment Area)

8.4.33.1 Holding Provision (H8)

- (i) Until the removal of the (H8) Holding Provision, no land, building or structure shall be used for any purpose other than that for which it was lawfully used prior to passing this By-law with the exception by a public authority, and no new building or structures will be permitted while a (H8) Holding Provision is in effect except a use by a public authority other than noted below:
- (ii) The (H8) Holding Provision shall only be lifted when:
 - i. Water and wastewater services have been secured and all corresponding Service permits, MECP approvals and Regional Servicing agreements have been executed to the satisfaction of Halton Region.

8.4.33.2 Zone Provisions

The provisions of Section 8.4.2 of Zoning By-law 2010-0050, as amended shall apply except for the following provisions:

- (i) That notwithstanding Section 8.4.2.9, minimum landscaped open space shall be 12% of the lot area.
- (ii) That notwithstanding Section 8.4.10 – Table A, minimum parking aisle width accessing a parking space that is a 90-degree angle shall be 6.0 metres.

8.4.34 Municipally known as “8250 Eighth Line” and shown as (H9)(M7-5) on Schedule A1, Part of Lot 1, Concession 8 Town of Halton Hills (Premier Gateway Employment Area)

8.4.34.1 Holding Provision (H9)

- (i) Until the removal of the (H9) Holding Provision, no land, building or structure shall be used for any purpose other than that for which it was lawfully used prior to the passing of this By-law with the exception of a use by a public authority, and no new building or structure will be permitted while a Holding (H9) provisions is in effect except for use by a public authority other than as noted below.
- (ii) The (H9) Holding provision shall only be lifted when:
 - i. The Town is in receipt of an addendum to the Transportation Impact Study (TIS) demonstrating that the minimum required parking ratio for a Warehouse Use is an appropriate ratio for on-site parking requirements to the satisfaction of the Commissioner of Transportation and Public Works.
 - ii. The Town is in receipt of confirmation of the satisfactory completion of the Sub-Watershed Impact Study, including a letter of reliance from a qualified Design Engineer

pertaining to the modeling component of the Sub-Watershed Impact Study validating that the model, data and results can be relied upon by the Town for subsequent engineering designs;

- iii. The Town is in receipt of a satisfactory design package for the E/W Collector Road;
- iv. A satisfactory agreement for the construction of the E/W Collector Road has been executed with the Town prior to issuance of any Conditional Building Permits or Site Plan Approval, with such agreement providing for but not limited to:
 - a. Design and construction of the E/W Collector Road from Trafalgar Road to Eighth Line;
 - b. provisions for phasing and a completion date of the E/W Collector Road in its entirety from Trafalgar to Eighth Line to the satisfaction of the Commissioner of Transportation and Public Works;
 - c. Payment of the administration fee and the posting of securities satisfactory to the Town. The administration fee will be calculated using the estimated construction cost at a rate of 6.5% of value up to \$500,000, plus 5.5% of the value from \$500,001 to \$1,500,000, plus 4.5% for the value greater than \$1,500,001. The securities amount will be based on 100% of the estimated road construction costs, plus a 20% contingency and estimated taxes;
 - d. the gratuitous dedication of the appropriate lands for the E/W Collector Road, free and clear of all encumbrances and contamination; and
 - e. arrangements, efforts and reasonable costs for the conveyance by the Region of Halton to the Town of Halton Hills the lands from the Coulson Tract that are deemed by the Commissioner of Transportation and Public Works to be necessary to construct the East/West Collector Road and its intersection at Trafalgar Road.

8.4.34.2 Zone Provisions

The Provisions of Section 8.4.2 of Zoning By-law 2010-0050, as amended, shall apply except for the following provisions:

- (i) That notwithstanding Section 8.4.2.8 i) a maximum building height of two-storeys to a maximum of 17 metres is permitted except that a Frozen Cold Storage Warehouse is permitted a maximum building height of 33.5 metres but only for the portion of a building located a minimum of 33.5 metres from any lot line.

- (ii) That notwithstanding Section 8.4.2.9 a minimum landscaped open space of 18% of the lot area shall be provided.
- (iii) That notwithstanding Section 8.4.13 that for the purposes of minimum required parking for a Warehouse Use within Table C that the number of minimum required parking spaces shall be 168 plus 1 / 190 m² of net floor area for the portion of the combined buildings that exceeds 20,000 m².

8.4.35 Municipally known as “8131 Hornby Road” as shown as (H10)(M7) on Schedule A15, Part of Lot 1, Concession 8 Town of Halton Hills (Premier Gateway Employment Area)

8.4.35.1 Holding Provision (H10)

- (i) Until the removal of the (H10) Holding Provision, no land, building or structure shall be used for any purpose other than that for which it was lawfully used prior to passing this By-law with the exception by a public authority, and no new building or structures will be permitted while a (H10) Holding Provision is in effect except a use by a public authority other than noted below:
- (ii) The (H10) Holding Provision shall only be lifted when:
 - i. Water and wastewater services have been secured and all corresponding Service permits, MECP approvals and Regional Servicing agreements have been executed to the satisfaction of Halton Region.
 - ii. The owner submits an environmental audit which indicates that the environmental condition of the site is suitable for the proposed land use and any supplementary remediation/risk assessments (as required) to ensure there are no inherent contaminations within the lands prior to any site alteration. The Owner is required to comply with Ontario Regulation 153/04 and Halton’s Protocol for Reviewing Development Applications with respect to Contaminated or Potentially Contaminated Sites.

8.4.36 Municipally known as “12635 and 12689 Steeles Avenue” and shown as (M7-6) on Schedules A1 and A8 Part Lot 1, Concession 7 Esquesing, Part 1, Plan 20R-22157 Town of Halton Hills (Premier Gateway Employment Area)

8.4.36.1 Zone Provisions

- (i) Notwithstanding Section 8.4.2.2, the minimum lot frontage for Block 1, as shown on Schedule “B” attached to and forming part of this By-law, shall be 25 metres.
- (ii) Notwithstanding Section 8.4.2.8 i), the maximum building height shall be 2 storeys to a maximum total height of 17 metres.
- (iii) Notwithstanding Section 8.4.2.4 iii), the minimum front yard setback for Blocks 2 and 3, as shown on Schedule “B” attached to and forming part of this By-law, shall be as follows:
 - (a) Block 2 – 6.0 metres; and
 - (b) Block 3 – 4.5 metres.

(iv) Notwithstanding Section 8.4.2.9, the minimum landscaped open space for Blocks 1 to 4, as shown on Schedule “B” attached to and forming part of this By-law, shall be as follows:

- (a) Block 1 – 15% of lot area;
- (b) Block 2 – 14.5% of lot area;
- (c) Block 3 – 10% of lot area; and
- (d) Block 4 – 14% of lot area.

(v) Notwithstanding Section 8.4.2.10 iv), the minimum planting strip width for Block 4, as shown on Schedule “B” attached to and forming part of this By-law, shall be 1.3 metres.

(vi) Notwithstanding Section 8.4.11, the minimum driveway width for two-way traffic providing access to a loading area on Block 2, as shown on Schedule “B” attached to and forming part of this By-law, shall be 0.0 metres

(vii) Notwithstanding Section 8.4.2.12 iii), buildings with a gross floor area of 9,290 square metres or greater on Block 1, as shown on Schedule “B” attached to and forming part of this By-law, are permitted additional on-site designated commercial vehicle waiting spaces to the greater of two loading bays or 180% of the provided designated loading spaces.

PART 9

NON-URBAN ZONES

9.1 GENERAL PROHIBITION

No *person* shall, within any Non-Urban Zone, *use* or permit the *use* of any land, or *erect, alter, enlarge, use* or maintain any *building or structure* for any *use* other than as permitted in Table 9.1 and in accordance with the standards contained in Table 9.2, the General Provisions contained in Part 4 and the Parking and Loading Provisions contained in Part 5 of this By-law.

9.2 PERMITTED USES

An *Additional Residential Unit* (formerly *Accessory Dwelling Unit*) is permitted in all Non-Urban Zones in which a Single Detached, Semi-Detached, or Townhouse Dwelling is permitted.

Uses permitted in a Non-Urban Zone are denoted by the symbol 'X' in the column applicable to that Zone and corresponding with the row for a specific permitted *use* in Table 9.1. A number(s) following the symbol 'X', or identified permitted *use*, indicates that one or more conditions apply to the *use* noted or, in some cases, to the entire Zone. Conditions are listed below on the Permitted Use Table 9.1 below:

Table 9.1 – Permitted Uses (Non-Urban Zones)

USE	A	PC	HR1 HR2	HCC HC	HI	HRO	RCR1 RCR2	RCC	RCI	CR	MAR	RU- EMP
<i>Additional Residential Units</i>	X (19) (22)	X (19) (22)	X (19) (22)	X (19) (22)		X (19)(22))	X (19)(22))	X (19) (22)		X (19) (22)	X (19) (22)	
<i>Aggregate Transfer Stations</i>											X	X (1) (16)
<i>Agricultural Uses</i>	X (4)	X (4)									X	
<i>Animal Clinics</i>	X(2)	X		X (3)				X (3)				
<i>Art Galleries</i>	X (12)	X (12)		X (3)				X (3)				
<i>Bed and Breakfast Establishments</i>	X	X	X	X		X	X	X		X		
<i>Business Offices</i>	X (15) (12)	X (15) (12)		X (3)		X		X (3)				X (2)
<i>Cannabis cultivation - outdoor</i>	X (21)	X (21)										

USE	A	PC	HR1 HR2	HCC HC	HI	HRO	RCR1 RCR2	RCC	RCI	CR	MAR	RU- EMP
<i>Cannabis Analytical Testing Facilities,</i> <i>Cannabis Cultivation - Indoor,</i> <i>Cannabis Drug Production Facilities,</i> <i>Cannabis Processing Facilities and</i> <i>Cannabis Research Facilities</i>												X (20) X (20)
<i>Community Centres</i>					X (13)				X			
<i>Concrete Batching Plants</i>												X (1) (16)
<i>Conservation Uses</i>	X	X									X	
<i>Contractors' Establishment</i>												X (1) (16)
<i>Cottage Industries</i>	X	X	X	X		X	X	X		X		
<i>Cottage Industries in an Accessory Building</i>	X (2)	X (2)										
<i>Custom Workshops</i>	X (15) (12)	X (15) (12)		X (3)				X (3)				
<i>Day Nurseries</i>				X (13)	X (13)			X	X			
<i>Dry Industrial Uses</i>				X (6)				X (6)				X (1)
<i>Dwelling Unit in a Non-Residential Building</i>				X (18)		X						
<i>Emergency Service Facilities</i>					X (13)				X			X

USE	A	PC	HR1 HR2	HCC HC	HI	HRO	RCR1 RCR2	RCC	RCI	CR	MAR	RU- EMP
<i>Equestrian Centres</i>	X	X										
<i>Farm Employee Accommodation, Accessory</i>	X	X										
<i>Farm Related Tourism Establishments</i>	X (5)	X (5)										
<i>Gas Bars</i>								X (6)				
<i>Group Homes Type 1</i>	X (7)	X (7)	X (7) (13)	X (7) (13)		X (7) (13)	X (7)	X (7)		X (7)		
<i>Group Homes Type 2</i>	X (10)	X (10)										
<i>Home Industries</i>	X (11)	X (11)										
<i>Home Industries in an Accessory Building</i>	X(2)	X(2)										
<i>Home Occupations</i>	X	X	X	X		X	X	X		X		
<i>Home Occupations in an Accessory Building</i>	X (2)	X (2)										
<i>Industrial Uses</i>	X (14)	X (14)										
<i>Kennels</i>	X (12)	X (12)										
<i>Medical Office</i>				X(3) (17)								
<i>Mineral Aggregate Resource Operations</i>											X	
<i>Motor Vehicle Repair Garages</i>	X (12)	X (12)						X (6)				
<i>Museums</i>				X (3)				X (3)				
<i>Outdoor Display and Sales, Accessory</i>				X				X				

USE	A	PC	HR1 HR2	HCC HC	HI	HRO	RCR1 RCR2	RCC	RCI	CR	MAR	RU- EMP
<i>Outdoor Storage, Accessory</i>												X
<i>Outdoor Storage Uses</i>												X (1) (16)
<i>Parks, Private</i>	X (12)	X (12)										
<i>Places of Worship</i>	X (2)	X (2)			X (13)				X			
<i>Private Clubs</i>												X (3)
<i>Private Home Daycares</i>	X	X	X (13)	X (13)		X (13)	X	X		X		
<i>Restaurants, Restaurants Take-Out</i>				X (3) (9)				X (3)				
<i>Retail Stores</i>	X (15) (12)	X (15) (12)		X (3) (9)				X (3)				
<i>Service Commercial Uses</i>	X (15) (12)	X (15) (12)		X (3) (9)				X (3)				
<i>Service Shops</i>	X (15) (12)	X (15) (12)		X (3)				X (3)				
<i>Schools, Public</i>					X (13)				X			
<i>Single Detached Dwellings</i>	X	X	X	X		X	X	X		X	X	
<i>Specialty Food Store</i>				X(3) (17)								
<i>Studios</i>	X (15) (12)	X (15) (12)		X (3)				X (3)				
<i>Treatment Centres</i>		X (8)										

USE	A	PC	HR1 HR2	HCC HC	HI	HRO	RCR1 RCR2	RCC	RCI	CR	MAR	RU- EMP
Transport Terminals												X (1)(1 6)

SPECIAL PROVISIONS:

1. Subject to the *outdoor storage* provisions of this By-law.
2. Only *uses* and related *floor area* that legally existed on the effective date of this By-law are permitted.
3. Provided the maximum *net floor area* per *premises* is 500.0 square metres. For properties within the Hamlet of Norval, a maximum *net floor area* of 500 square metres per *lot* is permitted.
4. The retail component of any commercial *use* on a *commercial farm* shall not occupy more than 500.0 square metres of *gross floor area*
5. Provided the *use* occupies no more than 250.0 square metres of *gross floor area* .
6. Only *uses* that legally existed on the effective date of this By-law are permitted. The maximum *net floor area* per *premises* is 500.0 square metres. For properties within the Hamlet of Norval, a maximum *net floor area* of 500 square metres per *lot* is permitted.
7. The minimum distance between a *Group Home Type 1* and any other *Group Home Type 1*, located in any permitted *Zone*, shall be 400 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum distance between a *Group Home Type 1* and a *Group Home Type 2* or a *Treatment Centre* located in any permitted *zone* shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum required *gross floor area* per resident is 23.0 square metres.
8. The minimum distance between a *Treatment Centre* and other *Group Home Type 1*, *Group Home Type 2*, or *Treatment Centre*, located in any permitted *Zone*, shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum *gross floor area* per resident is 23.0 square metres per resident.
9. *Drive-through service facilities* associated with this *use* are not permitted.
10. The minimum distance between a *Group Home Type 2* and any other *Group Home Type 1*, *Group Home Type 2* or *Treatment Centre*, located in any permitted *Zone*, shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the *minimum gross floor area* per resident is 23.0 square metres.
11. Provided the maximum *net floor area* is 200.0 square metres.
12. Only *uses* that legally existed on the effective date of this By-law are permitted. The establishment of new *buildings* and/or the expansion of any *buildings* or *structures* for any *use* subject to this Special Provision is not permitted.

13. Only the *uses* and the related *floor area* that legally existed on the effective date of this By-law are permitted on those lands in Glen Williams that are subject to the Regulatory Floodplain Overlay “F” as set out in Section 4.10 and shown in Schedule 19 of this By-law.
14. Only *industrial uses* that were legally permitted by the zoning in effect on the day before the effective date of this By-law are permitted. The establishment of new *buildings* and/or the expansion of any *buildings* or *structures* for an *industrial use* is not permitted.
15. All forms and types of this *use* in terms of the services offered and/or products that are sold as defined by the By-law are permitted.
16. A *lot* containing this *use* shall have the lesser of a minimum *lot coverage* of 5% or a minimum *ground floor area* of all permitted *buildings* of 464 square metres.
17. Permitted in the Hamlet of Norval only.
18. Permitted in the Hamlet of Norval only. Only *uses* that legally existed on the effective date of this By-law are permitted.
19. Permitted within, or in a *building* detached from a Single Detached, Semi-Detached or Townhouse dwelling.

A total of two *additional residential units* may be permitted on a lot, in one of the following scenarios:

- i) Up to two *additional residential units* within the *main residential building*, where the combined *floor area* of the units occupies no more than 60 per cent of the total *floor area* of the *main residential building*; or up to 220 square metres of *floor area*, whichever is lesser; or,
- ii) One *additional residential unit* within the *main residential building*, being no larger than 40 per cent of the *floor area* of the *main residential building*, or 110 square metres of *floor area*, whichever is lesser; and/or one *additional residential unit* in a *building* detached from the *main residential building*, being no larger than 45 per cent of the *floor area* of the *main residential building*, or 140 square metres of *floor area*, whichever is lesser.

Notwithstanding the above, where an *additional residential unit* is completely contained within the basement of the *main residential building*, it may occupy its entire *floor area*.

20. Only permitted in a single - *premises* enclosed *building* and no outdoor cultivation, storage or processing permitted. In addition, the *lot* on which the *use* is located is required to be *setback* a minimum of 150 metres from a *lot* that is the site of:
 - a) An *arena*;
 - b) A *community centre*;
 - c) A *day nursery*;
 - d) A *dwelling unit*;
 - e) A *long term care facility*;

- f) *A park, public;*
- g) *A park, private;*
- h) *A place of worship;*
- i) *A retirement home;*
- j) *A library;*
- k) *A school, public;*
- l) *A school, private; and*
- m) *A trade and convention centre.*

- 21. Outdoor cultivation shall be set back a minimum of 50 metres from *lot lines*.
- 22. Any Additional Residential Unit must share the same driveway as the main residential building and be located within 30 meters of the main residential building.

9.3 ZONE STANDARDS

No *person* shall within any Non-Urban *Zone* use or permit the *use* of any *lot* or *erect, alter, use any building or structure* except in accordance with the following *Zone* standards. The standards applicable to the Hamlet of Glen Williams are contained in Table 9.3. A number(s) following the *Zone* standard, *Zone* heading or description of the standard, indicates an additional *Zone* requirement. These additional standards are listed at the end of Table 9.2 and Table 9.3, below:

(see next page for Table 9.2)

Table 9.2 – Standards for Non-Urban Zones

ZONE	Minimum Lot Frontage	Minimum Lot Area	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
A (4)	180.0 m	4.0 ha	15.0 m (1)	15.0 m (1)	15.0 m (1)	15.0 m (1)	11.0 m
PC	180.0 m	4.0 ha	15.0 m (1)	15.0 m (1)	15.0 m (1)	15.0 m (1)	11.0 m
HR1	30.0 m	0.2 ha	4.5 m (2)	7.5 m	2.25 m	4.5 m (2)	11.0 (3)
HR2	30.0 m	0.4 ha	7.5 m	7.5 m	4.5 m	7.5 m	11.0 (3)
HCC	30.0 m	0.2 ha	4.5 m (2)	7.5 m	2.25 m	4.5 m (2)	11.0 (3)

ZONE	Minimum Lot Frontage	Minimum Lot Area	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
HC	30.0 m	0.2 ha	7.5 m	7.5 m	4.5 m	7.5 m	11.0 (3)
HI	30.0 m	0.2 ha	7.5 m	7.5 m	4.5 m	7.5 m	11.0 m
HRO	30.0 M	0.2 ha	4.5 (2)	7.5	2.25	4.5 (2)	11.0 (3)
RCR1	30.0 m	0.2 ha	7.5 m	7.5 m	4.5 m	7.5 m	11.0 m
RCR2	30.0 m	0.4 ha	7.5 m	7.5 m	4.5 m	7.5 m	11.0 m
RCC	30.0 m	0.2 ha	7.5 m	7.5 m	4.5 m	7.5 m	11.0 m
RCI	30.0 m	0.2 ha	7.5 m	7.5 m	4.5 m	7.5 m	11.0 m
CR	30.0 m	0.4 ha	9.0 m	9.0 m	4.5 m	9.0 m	11.0 m
MAR	0.0 m	20.0 ha	15.0 m	15.0 m	15.0 m	15.0 m	11.0 m
RU-EMP	30.0 m	0.2 ha	7.5 m	7.5 m	2.4 m	2.4 m	11.0 m

SPECIAL PROVISIONS:

1. *Single detached dwellings* are subject to the provisions of the Country Residential (CR) Zone.
2. The wall of the *private garage* facing the *lot line* the *driveway* crosses to access the *private garage* is to be located no closer than 5.5 metres from that *lot line*.
3. For properties in the Hamlet of Norval the maximum *height* shall not exceed the lesser of 2 *storeys* or 11.0 metres.
4. Minimum *lot area* for a *building* or *structure* used for agricultural purposes is 4 hectares.

Table 9.3 – Standards for Non-Urban Zones in the Hamlet of Glen Williams

ZONE	Minimum Lot Frontage	Minimum Lot Area	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height	Maximum Lot Coverage
HR1	30,0m	0.2ha	4.5m (5)	7.5m	2.25m	4.5m(5)	9.0m	N/A
HR1 (MN1)	30.0m	0.2ha	4.5m (3)	7.5m	2.25m (1)(2)	4.5m(5)	9.0m	35% for 1 and 1.5 <i>storeys</i> and 30% for 2 and 2.5 <i>storeys</i> (4)(6)
HR1 (MN2)	30.0m	0.2ha	4.5m (5)	7.5m	2.25m	4.5m(5)	9.0m	15% (4)

ZONE	Minimum Lot Frontage	Minimum Lot Area	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height	Maximum Lot Coverage
HR2	30.0m	0.4ha	7.5m	7.5m	4.5m	7.5m	9.0m	N/A
HR2 (MN2)	30.0m	0.4ha	7.5m	7.5m	4.5m	7.5m	9.0m	15% (4)
HCC (MN1)	30.0m	0.2ha	4.5m (3)	7.5m	2.25m (1)(2)	4.5m(5)	9.0m	35% for 1 and 1.5 storeys and 30% for 2 and 2.5 storeys (4)(6)

SPECIAL PROVISIONS

1. The minimum *interior side yard* is 2.25m for the *first storey*, plus an additional 1.2m for each full *storey* above the *first storey*. A *balcony* or *deck* shall not be permitted on the second floor of the interior side yard elevations of any two *storey dwelling*.
2. For existing *lots* with *lot frontages* of less than 18 metres, the existing minimum *interior side yard* for *single detached dwellings* existing prior to the passing of the by-law shall be permitted.
3. For *dwellings* with attached *private garages*, the wall of the *private garage* facing the *lot line* the *driveway* crosses to access the *private garage* must be recessed by at least 1 m from the main wall of the house facing that same *lot line*.
4. Detached *rear yard* garages are exempt from the maximum *lot coverage* provisions of this by-law.
5. The wall of the *private garage* facing the *lot line* the *driveway* crosses to access the *private garage* is to be located no closer than 5.5 metres from that *lot line*.
6. Applicable only to *single-detached dwellings*.

PART 10

ENVIRONMENTAL AND OPEN SPACE ZONES

10.1 GENERAL PROHIBITION

No *person* shall, within any Environmental and Open Space Zones, *use* or permit the *use* of any land, or *erect, alter, enlarge, use* or maintain any *building* or *structure* for any *use* other than as permitted in Table 10.1 and in accordance with the standards contained in Table 10.2, the General Provisions contained in Part 4 and the Parking and Loading Provisions contained in Part 5 of this By-law.

10.2 PERMITTED USES

An *Additional Residential Unit* is permitted in the Protected Countryside Natural Heritage System Two (PC-NHS2) zone, on lots where a *Single Detached Dwelling* has been established, and subject to any assigned provisions for the use.

Uses permitted in the Environmental and Open Space Zones are denoted by the symbol 'X' in the column applicable to that Zone and corresponding with the row for a specific permitted *use* in Table 10.1. A number(s) following the symbol 'X', or identified permitted *use*, indicates that one or more conditions apply to the *use* noted or, in some cases, to the entire Zone. Conditions are listed below on the Permitted Use Table 10.1:

Table 10.1– Permitted Uses (Environmental and Open Space Zones)

USE	PC-NHS1	PC-NHS2	EP1	EP2	OS1	OS2	OS3	OS4
Acton Wastewater Treatment Plant Georgetown Wastewater Treatment Plants and <i>Stormwater Management Facilities</i>							X	
<i>Additional Residential Units</i>		X (15) (16)						
<i>Agricultural Uses</i>	X (1)	X (2)	X (1)	X (1)				
<i>Animal Clinics</i>		X						
<i>Art Galleries</i>		X (9)						
<i>Bed and Breakfast Establishments</i>		X		X				
<i>Business Offices</i>		X (12) (9)						
<i>Cemeteries</i>					X			X (5)
<i>Community Centres</i>					X			

USE	PC-NHS1	PC-NHS2	EP1	EP2	OS1	OS2	OS3	OS4
<i>Conservation Uses</i>	X (6)	X	X (6)	X (6)	X	X(6)	X	X
<i>Cottage Industries</i>		X		X				
<i>Cottage Industries in an Accessory Building</i>		X (3)						
<i>Cross Country Ski Facility</i>								X (5)
<i>Custom Workshops</i>		X (9)						
<i>Emergency Service Facilities</i>					X			
<i>Equestrian Centre</i>		X						
<i>Farm Employee Accommodation, Accessory</i>		X						
<i>Farm Related Tourism Establishments</i>		X (4)						
<i>Golf Courses</i>								X (5)
<i>Golf Driving Ranges</i>								X (5)
<i>Group Homes Type 1</i>		X (13)						
<i>Group Homes Type 2</i>		X (14)						
<i>Home Industries</i>		X (8)						
<i>Home Industries in an Accessory Building</i>		X (3)						
<i>Home Occupations</i>		X		X				X (5)
<i>Home Occupations in an Accessory Building</i>		X (3)						
<i>Industrial Uses</i>		X (11)						
<i>Kennels</i>		X (9)						
<i>Motor Vehicle Repair Garages</i>		X (9)						
<i>Mountain Biking Facility</i>								X (5)
<i>Parks, Private</i>		X (9)						X (5)

USE	PC-NHS1	PC-NHS2	EP1	EP2	OS1	OS2	OS3	OS4
<i>Parks, Public</i>					X	X		
<i>Places of Worship</i>		X (3)						
<i>Private Home Daycare</i>		X		X				
<i>Retail Stores</i>		X (12) (9)						
<i>Service Commercial Uses</i>		X (12) (9)						
<i>Service Shops</i>		X (12) (9)						
<i>Single Detached Dwellings</i>	X (7)	X (7)		X (7)				
<i>Studios</i>		X (12) (9)						
<i>Treatment Centres</i>		X (10)						

SPECIAL PROVISIONS:

1. Only *agricultural uses* and *buildings* that existed on the effective date of this By-law are permitted.
2. The retail component of any commercial *use* on a *commercial farm* shall not occupy more than 500 square metres of *net floor area*.
3. Only *uses* and related *floor area* that legally existed on the effective date of this By-law are permitted.
4. Provided the *use* occupies no more than 250.0 square metres of *net floor area*.
5. Only *uses* that legally existed on the effective date of this By-law are permitted, unless the *use* was legally permitted on the date prior to the effective date of this By-law.
6. No *buildings* or *structures* are permitted, unless for flood or erosion control.
7. Only permitted on *lots* that existed on the effective date of this By-law.
8. Provided the maximum *net floor area* is 200 square metres.
9. Only *uses* that legally existed on the effective date of this By-law are permitted. The establishment of new *buildings* and/or the expansion of any *buildings* or *structures* for any *use* subject to this Special Provision is not permitted.
10. The minimum distance between a *Treatment Centre* and other *Group Home Type 1*, *Group Home Type 2*, or *Treatment Centre*, located in any permitted *Zone*, shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum *gross floor area* per resident is 23.0 square metres per resident.

11. Only *industrial uses* that were legally permitted by the zoning in effect on the day before the effective date of this By-law are permitted. The establishment of new *buildings* and/or the expansion of any *buildings* or *structures* for an *industrial use* is not permitted.
12. All forms and types of this *use* in terms of the services offered and/or products that are sold as defined by the By-law are permitted.
13. The minimum distance between a *Group Home Type 1* and any other *Group Home Type 1*, located in any permitted *Zone*, shall be 400 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum distance between a *Group Home Type 1* and a *Group Home Type 2* or a *Treatment Centre* located in any permitted *Zone* shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum required *gross floor area* per resident is 23.0 square metres.
14. The minimum distance between a *Group Home Type 2* and any other *Group Home Type 1*, *Group Home Type 2* or *Treatment Centre* located in any permitted *Zone* shall be 1,000 metres measured in a straight line from *lot line* to *lot line*. In addition, the minimum *gross floor area* per resident is 23.0 square metres.
15. Permitted within, or in a *building* detached from a single detached, semi-detached or townhouse dwelling.

A total of two *additional residential units* may be permitted on a lot, in one of the following scenarios:

- i) Up to two *additional residential units* within the *main residential building*, where the combined *floor area* of the units occupies no more than 60 per cent of the total *floor area* of the *main residential building*; or up to 220 square metres of *floor area*, whichever is lesser; or,
- ii) One *additional residential unit* within the *main residential building*, being no larger than 40 per cent of the *floor area* of the *main residential building*, or 110 square metres of *floor area*, whichever is lesser; and/or one *additional residential unit* in a *building* detached from the *main residential building*, being no larger than 45 per cent of the *floor area* of the *main residential building*, or 140 square metres of *floor area*, whichever is lesser.

Notwithstanding the above, where an *additional residential unit* is completely contained within the basement of the *main residential building*, it may occupy its entire *floor area*.

16. Any *Additional Residential Unit* must share the same *driveway* as the *main residential building* and be located within 30 meters of the *main residential building*.

10.3 ZONE STANDARDS

No *person* shall within any Environmental and Open Space *Zone* use or permit the use of any *lot* or *erect, alter, use* any *building* or *structure* except in accordance with the following zone standards.

Table 10.2 – Standards for Environmental and Open Space Zones

ZONE	Minimum Lot Frontage	Minimum Lot Area	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
PC-NHS1	0.0 m	0.0 m ²	9.5 m (1)	9.5 m (1)	9.5 m (1)	9.5 m (1)	11.0 m
PC-NHS2	0.0 m	0.0 m ²	9.5 m (1)	9.5 m (1)	9.5 m (1)	9.5 m (1)	11.0 m
EP1	0.0 m	0.0 m ²	9.5 m	9.5 m	9.5 m	9.5 m	11.0 m
EP2 (1)	0.0 m	0.0 m ²	9.5 m(1)	9.5 m(1)	9.5 m(1)	9.5 m(1)	11.0 m
OS1	0.0 m	0.0 m ²	7.5 m	7.5 m	7.5 m	7.5 m	11.0 m
OS2	0.0 m	0.0 m ²	7.5 m	7.5 m	7.5 m	7.5 m	11.0 m
OS3	0.0 m	0.0 m ²	7.5 m	7.5 m	7.5 m	7.5 m	11.0 m
OS4	0.0 m	0.0 m ²	7.5 m	7.5 m	7.5 m	7.5 m	11.0 m

SPECIAL PROVISIONS:

1. *Single detached dwellings* are subject to the provisions of the Country Residential (CR) Zone.

PART 11

INSTITUTIONAL ZONE

11.1 GENERAL PROHIBITION

No *person* shall, within any Institutional Zone, *use* or permit the *use* of any land, or *erect, alter, enlarge, use* or maintain any *building or structure* for any *use* other than as permitted in Table 11.1 and in accordance with the standards contained in Table 11.2, the General Provisions contained in Part 4 and the Parking and Loading Provisions contained in Part 5 of this By-law.

11.2 PERMITTED USES

Uses permitted in an Institutional Zone are denoted by the symbol 'X' in the column applicable to that Zone and corresponding with the row for a specific permitted *use* in Table 11.1. A number(s) following the symbol 'X', or identified permitted *use*, indicates that one or more conditions apply to the *use* noted or, in some cases, to the entire Zone. Conditions are listed below on the Permitted Use Table 11.1:

Table 11.1 – Permitted Uses (Institutional Zone)

USE	I
<i>Cemeteries</i>	X
<i>Community Centres</i>	X
<i>Day Nursery, Accessory</i>	X
<i>Day Nurseries</i>	X (2)
<i>Dwellings, Accessory</i>	X (1)
<i>Dwellings, Apartment</i>	X (2)
<i>Dwellings, Multiple</i>	X (2)
<i>Emergency Service Facilities</i>	X
<i>Hospitals</i>	X
<i>Libraries</i>	X
<i>Long Term Care Facilities</i>	X (2)
<i>Museums</i>	X
<i>Parks, Public</i>	X
<i>Places of Worship</i>	X (2)

USE	I
<i>Retirement Homes</i>	X (2)
<i>Schools, Private</i>	X (2)
<i>Schools, Public</i>	X

SPECIAL PROVISIONS:

1. Permitted only as an *accessory use* to a *place of worship*.
2. Only *uses* that legally existed on effective date of this By-law are permitted.

11.3 ZONE STANDARDS

No *person* shall within any Institutional *Zone* use or permit the use of any *lot* or *erect, alter, use any building or structure* except in accordance with the following *Zone* standards. A number(s) following the *Zone* standard, *Zone* heading or description of the standard, indicates an additional *Zone* requirement. These additional standards are listed at the end of Table 11.2 below:

Table 11.2– Standards for Institutional Zone

ZONE	Minimum Lot Frontage	Minimum Lot Area	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
I (2)	15.0 m	0.0 m	7.5 m	7.5 m	3.0 m (1)	7.5 m	11.0 m

SPECIAL PROVISIONS:

1. Increased to 7.5 metres abutting any Residential *Zone* boundary.
2. *Buildings* and *structures* that legally existed on the effective date of this By-law are deemed to comply with this By-law.

PART 12

OTHER ZONES

12.1 GENERAL PROHIBITION

No *person* shall, within any Transportation (T) or Development (D) *Zone*, *use* or permit the *use* of any land, or *erect, alter, enlarge, use* or maintain any *building* or *structure* for any *use* other than as permitted in Table 12.1 and in accordance with the standards contained in Table 12.2, the General Provisions contained in Part 4 and the Parking and Loading Provisions contained in Part 5 of this By-law.

12.2 PERMITTED USES

Uses permitted in a Transportation (T) or Development (D) *Zone* are denoted by the symbol 'X' in the column applicable to that *Zone* and corresponding with the row for a specific permitted *use* in Table 12.1. A number(s) following the symbol 'X', or identified permitted *use*, indicates that one or more conditions apply to the *use* noted or, in some cases, to the entire *Zone*. Conditions are listed below on the Permitted *Use* Table 12.1 below:

Table 12.1 Permitted Uses (Other Zones)

USE	T	D
Activities related to the principal <i>use</i> of the lands as a rail-corridor	X	
Legally existing <i>uses</i> as of the effective date of this By-law.		X

12.3 ZONE STANDARDS

No *person* shall within any Transportation (T) or Development (D) *Zone* *use* or permit the *use* of any *lot* or *erect, alter, use* any *building* or *structure* except in accordance with the following *Zone* standards.

Table 12.2: Standards for Other Zones

ZONE	Minimum Lot Frontage	Minimum Lot Area	Minimum Required Front Yard	Minimum Required Rear Yard	Minimum Required Interior Side Yard	Minimum Required Exterior Side Yard	Maximum Height
T	n/a	n/a	n/a	n/a	n/a	n/a	13.0 m
D	Only <i>buildings</i> and <i>structures</i> that existed on effective date of this By-law. (1)(2)						

SPECIAL PROVISIONS:

1. Existing *single detached dwellings* are permitted *accessory buildings* and *structures* in accordance with the standards for the Urban Residential Zones contained in Section 4.1.2 of this By-law.
2. Additions to existing *single detached dwellings* are permitted provided they apply with the following provisions:
 - i) Minimum Required *Front Yard*: 6.0 m
 - ii) Minimum Required *Rear Yard*: 7.5 m
 - iii) Minimum Required *Interior Side Yard*: 1.2 m
 - iv) Minimum Required *Exterior Side Yard*: 3.0 m
 - v) Maximum *Height*: 11.0 m

PART 13

EXCEPTIONS

13.1 EXCEPTIONS

13.1 The provisions of this By-law are modified as set out in Table 13.1, below.

13.2 In Table 13.1:

13.2.1 Column 1 sets out the exception number of each *Zone* exception which corresponds to an area of the Town identified on the Zoning Schedules by the same number, contained within a set of brackets following a *Zone* symbol, denoting an exception;

13.2.2 Column 2 identifies the *Zone* subject to the exception;

13.2.3 Column 3 identifies the municipal address, legal description or other geographic identifier of the lands subject to the exception;

13.2.4 Column 4 sets out the additional *uses* permitted in the *Zone* exception, if applicable;

13.2.5 Column 5 sets out the only *uses* permitted in the *Zone* exception, if applicable;

13.2.6 Column 6 sets out the prohibited *uses* in the *Zone* exception, if applicable;

13.2.7 Column 7 sets out the new or modified standards for the *Zone* exception, if applicable;

13.2.8 All other provisions of the *Zone*, unless specifically modified or amended by this Part, continue to apply to the lands subject to this Section.

Table 13.1: Exceptions

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
1 94-033 94-034 Acton	EMP1	Commerce Crescent Employment Lands (Acton)				(i) Notwithstanding any <i>use</i> permission in this By-law, any permitted <i>industrial use</i> shall be a <i>dry industrial use</i> only.
2 95-006 Acton	LDR1-1	70 Main Street North (Acton)	(i) <i>Apartment dwelling unit</i> ; (ii) <i>Specialty food store</i> .			(i) Minimum required <i>rear yard</i> – 0.95 metres; (ii) Maximum <i>net floor area</i> – 355.0 square metres; (iii) Minimum required number of <i>parking spaces</i> – 7; (iv) Maximum number of <i>apartment dwelling units</i> – 1.
3 96-120 Acton	MDR1	301 Queen Street East (Acton)				(i) Maximum <i>height</i> – 10.66 metres; (ii) <i>Minimum required rear yard</i> – 15.0 metres; (iii) Maximum <i>net floor area</i> – 200.0 square metres; (iv) Minimum required number of <i>parking spaces</i> – 6; (v) Maximum number of <i>apartment dwelling units</i> – 4.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
4 97-152 98-064 Acton	DC2	12 Church Street East (Acton)	(i) <i>Funeral home.</i>			(i) Maximum <i>height</i> – 7.5 metres; (ii) <i>Minimum required side yards</i> – 0.3 metres on one side, 14.0 metres on the other side; (iii) <i>Minimum required rear yard</i> – 9.2 metres; (iv) The <i>front lot line</i> shall be deemed to be the Church Street <i>streetline</i> .
5 99-122 Acton	LDR2	113 Main Street North (Acton)	(i) <i>Home occupation</i> within an <i>accessory building</i> .			
6 2002-0150 Acton	LDR1-4	97 Bower Street (Acton)		(i) <i>Single detached dwellings</i> ; (ii) <i>Semi-detached dwellings</i> ; and, (ii) <i>Home occupation</i> .		(i) <i>Semi-detached dwellings</i> shall be constructed in accordance with the provisions of Table 6.4 of this By-law; (ii) Maximum number of <i>dwelling units</i> – 13.
7 2007-0080 2008-0107 OP D2.5.1.7.1 Acton	D	163 Church Street East (Acton)	(i) <i>Medical office</i> ; (ii) <i>Pharmacy</i> ; (iii) <i>Cafe</i> .			(i) <i>Minimum required front yard</i> – zero; (ii) <i>Minimum required side yard</i> , east side – 4.0 metres; (iii) <i>Minimum required interior side yard</i> , west side – zero;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iv) <i>Minimum required rear yard</i> – 3.0 metres; (v) <i>Maximum height</i> – 12.5 metres; (vi) <i>Maximum lot coverage</i> – 35%; (vii) <i>Maximum net floor area</i> – 2,000.0 square metres; (viii) <i>Maximum net floor area</i> for a pharmacy – 150.0 square metres; (ix) <i>Maximum net floor area</i> for a <i>restaurant</i> – 150.0 square metres; (x) <i>Maximum lot coverage</i> for <i>accessory buildings</i> – 1%; (xi) <i>Minimum required number of parking spaces</i> for a medical clinic – 1 space per 20.0 square metres <i>net floor area</i>; (xii) <i>Minimum required number of parking spaces</i> for a <i>restaurant</i> – 1 space per 20.0 square metres <i>net floor area</i>; (xiii) <i>Maximum number of required parking spaces</i> that may be provided on Part of <i>Lot 308</i>, Plan 1098, being shown as Parts 1, 3, 4, 5 and 6, Reference Plan 20R-12240 – 50% of the minimum required number of <i>parking spaces</i>.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xiv) For the purposes of this <i>Zone</i>, “Pharmacy” means a <i>premises</i> in which prescription drugs are dispersed to the public and which, as an <i>accessory use</i>, sells non-prescription medicine, health and beauty products and associated sundry including tobacco and specialty food products to the public; (xv) For the purposes of this <i>Zone</i>, “Café” means a <i>restaurant</i> where the primary business is the sale of non-alcoholic beverages.
8 2007-0053 Acton	DC1	89 Mill Street East (Acton)		(i) <i>Business office</i>; (ii) <i>Single detached dwelling</i>.		(i) <i>Minimum required front yard</i> – 1.6 metres; (ii) <i>Minimum required interior side yard</i>, west side – 2.3 metres; (iii) <i>Minimum required rear yard</i> – 23.0 metres; (iv) <i>Maximum lot coverage</i> – 30%; (v) <i>Maximum net floor area</i> – 220.0 square metres; (vi) Minimum required number of <i>parking spaces</i> for a <i>business office</i> – 3.3 spaces per 100.0 square metres of <i>net floor area</i>.
9 94-122 00-147 OP E1.6.2 Esquesing	A	9094 25 Highway	(i) <i>Day use activity centre</i>; (ii) <i>Driving range</i>.			(i) Maximum permitted number of <i>single detached dwellings</i> – 2; (ii) Minimum required number of <i>parking spaces</i> for a <i>day use activity centre</i> – 1 space per employee,

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						plus 0.25 spaces per day <i>use</i> activity centre participant; (iii) For the purposes of this Section, “Day <i>Use</i> Activity Centre” means a <i>building</i> that accommodates programs for developmentally delayed <i>persons</i> for the purpose of providing temporary care, guidance or activities for a period not exceeding twelve hours; (iv) Notwithstanding any other provision of this By-law, a second <i>dwelling unit</i> is permitted on a <i>lot</i>.
10 98-164 Esquesing	PC	11549 10 th Line (Georgetown)	(i) Driving range; (ii) <i>Miniature golf course, accessory.</i>			(i) Maximum <i>height</i> – 10.66 metres; (ii) <i>Minimum required front yard</i> – 200.0 metres; (iii) <i>Minimum required interior side yard</i> – 50.0 metres; (iv) <i>Minimum required rear yard</i> – 350.0 metres; (v) Maximum permitted <i>net floor area</i> – 100.0 square metres; (vi) Minimum required number of <i>parking spaces</i> – 2 spaces per tee off area; (vii) No <i>parking area</i> shall be permitted in any required <i>yard</i>.
11	OS4	9503 Dublin Line				(i) Required <i>parking spaces</i> may be provided for on

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
99-067 Esquesing		(Milton)				an adjacent <i>lot</i> .
12 00-028 2003-0054 E1.6.1 Esquesing	A	Parts of 9086 and 9118 Winston Churchill Blvd.	The following additional <i>use</i> is permitted only in the A(12-A) Zone: (i) <i>Place of worship</i> .	(i) <i>Agricultural use</i> ; (ii) <i>Dwelling unit, accessory</i> ; (iii) <i>Business Office, accessory</i> ; (iv) <i>Park, private limited to the following recreational facilities: -6 soccer fields and accessory change rooms; -1 swimming pool and accessory washrooms; -1 basketball court; -1 volleyball court; -1 grand stand; -1 picnic shelter; -1 bocce court; -1 children's playground; -1 outdoor bar stand; -1 barbecue pit; and,</i>	(i) <i>Commercial use of the private park</i> ; (ii) <i>Commercial uses accessory to a private club</i> .	(i) <i>Minimum required interior side yard</i> – 30.0 metres; (ii) <i>Minimum required rear yard</i> – 30.0 metres; (iii) <i>Minimum required rear yard</i> for a grandstand – 157.0 metres; (iv) <i>Minimum required rear yard</i> for a <i>private club</i> – 170.0 metres; (v) Minimum required number of <i>parking spaces</i> to be provided within the A(12) Zone – 500. Such <i>parking spaces</i> are to be provided in addition to the minimum required number of <i>parking spaces</i> for lands within the A(12-A) Zone. (vi) No <i>parking space</i> shall be located within a required <i>yard</i> ; (vii) For the purposes of this Zone, “Grandstand” means an open stage or platform associated with a <i>private park</i> used for social, cultural and recreational purposes.
						The following additional standards apply in the A(12-A) Zone:

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
				-1 private club.		(i) Maximum area of the A(12-A) Zone – 2.43 hectares; (ii) Minimum required front yard – 130.0 metres measured to the lot line; (iii) Minimum required exterior side yard – 310.0 metres measured to the lot line; (iv) Minimum required interior side yard – 50.0 metres measured to the lot line; (v) Minimum required rear yard – 300.0 metres measured to the lot line; (vi) Maximum permitted net floor area – 2,536.17 square metres; (vii) Maximum height – 16.8 metres; (viii) Maximum seating capacity – 750; (ix) Minimum required number of parking spaces to be provided within the A(12-A) Zone – 300, plus 8 spaces dedicated as accessible parking spaces. Such parking spaces are to be provided in addition to the minimum required number of parking spaces for lands within the A(12) Zone.
13 2000-028	EP1	Parts of 9086 and 9118			(i) All buildings and structures,	

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
2003-0054 E1.6.1 Esquesing		Winston Churchill Blvd.			except for a fence.	
14 01-034 Esquesing	RU-EMP	15391 and 15479 Steeles Avenue (Hornby)		(i) <i>Business Office, accessory;</i> (ii) <i>Dry industrial use</i> (iii) <i>Light manufacturing use;</i> (iv) <i>Outdoor storage, accessory;</i> (v) <i>Public use;</i> (vi) <i>Retail store, accessory;</i> (vii) <i>Service industrial use;</i> (viii) <i>Warehousing.</i>		(i) Minimum <i>setback</i> from any residential <i>building</i> or <i>structure</i> – 30.5 metres; (ii) Minimum <i>height</i> of opaque fence screening – 2.5 metres.
15 2004-0121 Esquesing	A	Part of 16406 5 Side Road (Norval)	(i) <i>Animal clinic.</i>			(i) Minimum required <i>interior side yard</i> , east side – 60.0 metres; (ii) Maximum <i>net floor area</i> – 500.0 square metres.
16 2006-0104 Glen Williams	HR1	Part of Lot 20, Concession 10		(i) <i>Single detached dwelling;</i> (ii) <i>Home occupation.</i>		(i) Minimum <i>lot frontage</i> – 10.0 metres; (ii) Minimum <i>lot area</i> – 1,011.0 square metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iii) Maximum number of <i>lots</i> – 91; (iv) <i>Minimum required side yard</i> – 2.44 metres; (v) <i>Minimum required side yard</i> where an attached <i>garage</i> is provided – 1.22 metres; (vi) Maximum <i>lot coverage</i> – 40%; (vii) Maximum <i>lot coverage</i> for detached <i>private garage</i> – 5% provided that a private detached garage has a <i>floor area</i> that does not exceed 60 square metres and provided the total <i>floor area</i> for all other detached <i>accessory buildings</i> does not exceed 20 square metres; (viii) Minimum <i>driveway</i> width – 3.0 metres; (ix) <i>Motor vehicles</i> may be parked parallel to the <i>streetline</i> that a <i>driveway</i> crosses provided such parking is not located in the required <i>yard</i> that abuts the <i>lot line</i> the <i>driveway</i> crosses; (x) There is no maximum <i>driveway</i> width provided a minimum of 40% of the <i>front yard</i> or <i>exterior side yard</i> in which the <i>driveway</i> is located is the site of <i>soft landscaping</i>; (xi) All <i>driveways</i> are required to be set back no closer

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						than 1.0 metres from the <i>interior side lot line</i>. (xii) A retaining wall that has a <i>height</i> of 1.5 metres or less is not considered to be a <i>structure</i> as defined by this By-law. The following additional provisions apply to lands zoned HR1(16-A), described as <i>Lot 1</i> on Appendix C of OMB Order No. 2618, Sept. 18, 2006: (i) <i>Minimum required front yard</i> – 4.0 metres; (ii) The southernmost <i>lot line</i> shall be deemed to be the <i>rear lot line</i>. The following additional provisions apply to lands zoned HR1(16-B), described as <i>Lot 11</i> on Appendix C of OMB Order No. 2618, Sept. 18, 2006: (i) <i>Minimum required rear yard</i> – 24.0 metres. The following additional provisions apply to lands zoned HR1(16-C), described as <i>Lots 2 through 8 and 88 through 91</i> on Appendix C of OMB Order No. 2618, Sept. 18, 2006 (i) <i>Minimum required rear yard</i> – 7.62 metres.
17 2006-0104 Glen Williams	EP2	Part of <i>Lot 20</i> , Concession 10				(i) <i>No buildings and structures</i>, except for a fence along the <i>rear lot line</i>.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
18 2006-0125 E1.6.3 Esquesing	A	Part of 9238 Highway 25	(i) <i>Place of worship.</i>			(i) <i>Minimum required yard, all yards – 12.0 metres;</i> (ii) <i>An accessory building shall not be located in the front yard;</i> (iii) <i>Maximum height – 12.5 metres;</i> (iv) <i>Maximum height of an accessory building – 4.5 metres;</i> (v) <i>Maximum lot coverage for accessory buildings and structures within the A(18) Zone – 1% of all lands;</i> (vi) <i>Maximum net floor area for a place of worship – 1,250.0 square metres;</i> (vii) <i>Minimum required number of parking spaces – 1 space per 8.3 square metres of net floor area.</i>
19 2010-0050 Stewarttown	HR2	13219 15 Side Road (Georgetown)	(i) <i>Medical office.</i>			
20 96-014 Esquesing	PC-NHS1 PC-NHS2	12203 Highway 25	(i) <i>Farm welding business;</i> (ii) <i>Business office, accessory.</i>			(i) <i>Maximum gross floor area for an accessory building – 30.0 square metres;</i> (ii) <i>For the purposes of this Zone, “Farm Welding business” means a use conducted entirely within an enclosed building and shall be restricted to welding,</i>

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						repair and maintenance of vehicles and equipment used for agricultural activities related to farming and the domestic needs of residents in the rural area of the Town of Halton Hills, and shall not include the commercial repair or painting of <i>motor vehicles</i> .
21 OP E4.6.4 Ashgrove	RCC	Part of Concession 8 and Part of Lot 10				(i) Maximum <i>net floor area</i> for a commercial use – 929.0 square metres; (ii) Maximum number of <i>buildings</i> permitted – 1; (iii) Maximum number of commercial <i>uses</i> permitted – 1.

22, 22-A E4.6.1 Henderson's Corners	RCC, EP1	13376 & 13394 Hwy 7 (Henderson's Corners)	The following uses are also permitted within the RCC(22) and RCC(22-A) zones: (i) Commercial self-storage facility; and (ii) Outdoor storage, accessory.			The following provisions apply to lands zoned RCC(22) and lands zoned RCC(22-A): (i) Maximum building height – 6.0 metres. The maximum height may be increased to 9.5 metres for the Existing Office and to 10.6 metres for Building I, as shown on Schedule A; (ii) The locations and maximum building envelopes of Building B and Building I shall be in accordance with the locations and dimensions of these buildings as shown on Schedule A; (iii) Maximum gross floor area for a commercial self-storage facility – 8,000 square metres; (iv) Maximum lot area for accessory outdoor storage – 3,716.0 square metres; (v) Minimum rear yard setback for accessory outdoor storage – 3.0 metres; (vi) Notwithstanding Section 4.23, on-site screening of a minimum height of 3.0 metres along the rear lot line is only required for the portion of the rear lot line within 68.0 metres of the southern corner of the lands, as shown on Schedule A, and on-site screening may be provided by opaque building(s) that are a minimum height of 3.0 metres; (vii) No loading spaces are required for the additional permitted uses (commercial self-storage facility and accessory outdoor storage) except for Building I, as shown on Schedule A, which shall require a minimum of 1 loading space; and
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1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(viii) A solid-screen wooden privacy fence that is a minimum height of 2.13 metres along the rear and southern interior side lot lines and a minimum height of 3.0 metres along the northern interior side lot line shall be provided in accordance with Schedule A. The following provision applies to lands zoned RCC(22-A): (i) Maximum height for accessory outdoor storage – 7.6 metres. The following provision applies to lands zoned EP1(22): (i) Notwithstanding the definition of structure, a fence is not permitted.
23 E4.6.3 Henderson's Corners	RCC	13451 Highway 7 (Georgetown)	(i) <i>Dry industrial use;</i> (ii) <i>Gas bar;</i> (iii) <i>Motor vehicle repair garage;</i> (iv) <i>Place of worship;</i> (v) <i>Private club;</i> (vi) <i>School,</i>			(i) <i>Minimum required yard for outdoor storage</i> – 9.0 metres; (ii) Maximum total <i>net floor area</i> for all permitted <i>uses</i> – 500.0 square metres; (iii) Maximum <i>height</i> for <i>outdoor storage</i> – 6.0 metres.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			<i>commercial;</i> (vii) <i>School, private;</i> (viii) <i>Service shop;</i> (ix) <i>Outdoor storage, accessory;</i> (x) <i>Building supply outlet, small scale;</i> (xi) <i>Motor vehicle sales, rental and repair establishment, including recreational vehicles, trailers</i>			
24 2003-0077 E4.6.2 Hornby	D	13329 Steeles Ave West (Hornby)	(i) <i>Industrial use of products for the horse and equestrian community;</i>			(i) Minimum required <i>setback</i> for any <i>building, structure</i> or <i>outdoor storage use</i> from any residential <i>use</i> – 6.0 metres; (ii) Maximum <i>net floor area</i> – 1,861.0 square metres.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			(ii) <i>Outdoor storage, accessory;</i> (iii) <i>Repair shop for the horse and equestrian community;</i> (iv) <i>Retail store for the horse and equestrian community;</i> (v) <i>Service shop for the horse and equestrian community.</i>			(iii) <i>Minimum required front yard – 9.0 metres;</i> (iv) <i>Minimum required interior side yard – 4.5 metres;</i> (v) <i>Minimum required rear yard – 7.5 metres;</i> (vi) <i>Maximum height – 11.0 metres;</i> (vii) <i>Outdoor storage shall only be permitted within a rear yard.</i>
25 88-124 01-105 2008-0135 Georgetown	LDR1-2	79 and 83 Main Street North (Georgetown)	(i) <i>Day nursery.</i> (ii) <i>In the LDR1-2(25-A) Zone, business office.</i>			(i) <i>Minimum required interior side yards – 0.5 metres on one side, 2.5 metres on the other side;</i> (ii) <i>Minimum required rear yard – 10.0 metres.</i>
26 67-62 95-172 Georgetown	DC1	Park Avenue (Georgetown)	(i) <i>Apartment building;</i> (ii) <i>Multiple-unit building;</i> (iii) <i>Street townhouse</i>		(i) <i>Accessory buildings.</i>	(i) <i>Minimum required front yard – 7.6 metres;</i> (ii) <i>Minimum required interior side yards – 3.0 metres on one side, 28.6 metres on the other side;</i> (iii) <i>Minimum required rear yard – 8.2 metres;</i>

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			<i>dwelling.</i>			(iv) Maximum <i>lot coverage</i> by <i>buildings</i> – 371.6 sq.m; (v) Minimum required landscaped open space – 35%; (vi) Maximum <i>height</i> – 7 <i>storeys</i>; (vii) Minimum required number of <i>parking spaces</i> – 59, of which 33 shall be located in an underground <i>parking garage</i>; (viii) <i>Multiple-unit buildings</i> shall be subject to the standards of the MDR2 Zone; (ix) <i>Street townhouse dwellings</i> shall be subject to the standards of the MDR1 Zone.
27 2004-0107 2007-0059 Georgetown	HDR	200 Princess Anne Drive (Georgetown)		(i) <i>Apartment building</i>; (ii) <i>Long term care facility</i>; (iii) <i>Business Office, accessory</i>; (iv) <i>Private club</i>; (v) <i>Retail store, accessory</i>.		(i) The <i>front lot line</i> shall be deemed to be the Princess Anne Drive <i>streetline</i>; (ii) Maximum <i>height</i> for a <i>long-term care facility</i> – 2 <i>storeys</i>; (iii) Maximum <i>height</i> for a supportive care facility – 8 <i>storeys</i>; (iv) Maximum <i>height</i> for an <i>apartment building</i> – 12 <i>storeys</i>; (v) <i>Minimum required front and exterior side yards</i> – 7.5 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vi) <i>Minimum required interior side and rear yards</i> along that portion of the <i>lot</i> not adjacent to another <i>lot</i> in an HDR Zone – 6.0 metres; (vii) <i>Minimum required interior side yard</i> adjacent to the railway tracks – 30.0 metres; (viii) <i>Minimum required yard, all yards, for an accessory building or structure</i> – 5.0 metres; (ix) <i>Minimum required setback</i> between <i>buildings</i> on the same <i>lot</i> – An amount equal to 50% of the <i>height</i> of the taller applicable <i>building</i>; (x) <i>Minimum required setback</i> between a <i>building</i> and any at-grade <i>parking area</i> – 3.0 metres; (xi) <i>Maximum lot coverage</i> – 50%; (xii) <i>Maximum lot coverage for accessory buildings and structures</i> – 5%; (xiii) <i>Maximum net floor area</i> for all permitted <i>uses</i> – 38,000 square metres; (xiv) <i>Maximum net floor area</i> for an <i>apartment building</i> – 20,000 square metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xv) Maximum <i>net floor area</i> for permitted non-residential <i>uses</i> – 1,500.0 square metres; (xvi) Maximum <i>net floor area</i> for an <i>accessory building or structure</i> – 60.0 square metres; (xvii) Maximum permitted number of long-term care beds – 128; (xviii) Maximum permitted number of supportive care units – 100; (xix) Maximum permitted number of <i>apartment dwelling units</i> – 200; (xx) Minimum required landscaped open space – 30%; (xxi) Minimum required width of <i>landscaping</i> to be provided along and abutting a <i>streetline</i> – 4.0 metres; (xxii) Minimum required number of <i>parking spaces</i> for a <i>long-term care facility</i> – 1 space per three beds; (xxiii) Minimum required number of <i>parking spaces</i> for a supportive care facility – 1 space per three beds;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xxiv) Minimum required number of <i>parking spaces</i> for a permitted non-residential <i>use</i> – 1 space per 20.0 square metres of <i>net floor area</i> .
28 2006-0086 Georgetown	I	89 Mountainview Road South (Georgetown)	(i) <i>Apartment dwelling</i> ; (ii) <i>Multiple dwelling</i> .			(i) Maximum <i>height</i> – 15.5 metres; (ii) <i>Minimum required front yard</i> – 20.0 metres; (iii) <i>Minimum required exterior side yard</i> – 6.0 metres; (iv) <i>Minimum required interior side yard</i> – 3.0 metres; (v) <i>Minimum required rear yard</i> – 40.0 metres; (vi) Minimum required outdoor <i>amenity</i> space – 100.0 square metres; (vii) Maximum number of <i>apartment dwelling units</i> – 53; (viii) Maximum number of <i>apartment dwelling units</i> permitted to have a dedicated entrance from outside – 3; (ix) Minimum required number of <i>parking spaces</i> for an <i>apartment dwelling</i> – 0.5 spaces; (x) Minimum required number of <i>parking spaces</i> for an <i>apartment dwelling</i> having a dedicated entrance from outside – 1 space;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xi) For the purposes of this Section, “Outdoor <i>Amenity Space</i> ” means an area comprised of on-site common or private outdoor space, designed for active or passive recreational <i>use</i> .
29 2008-0098 Georgetown	I	14400 Argyll Road West (Georgetown)	(i) <i>Art gallery</i> ; (ii) <i>Day nursery</i> ; (iii) Office, accessory to a <i>place of worship</i> ; (iv) <i>School, commercial</i> .			(i) Maximum <i>height</i> – 20.0 metres; (ii) <i>Minimum required front yard</i> – 4.5 metres; (iii) <i>Minimum required exterior side yard</i> – 4.5 metres; (iv) <i>Minimum required interior side yard</i> – 4.5 metres; (v) <i>Minimum required rear yard</i> – 4.5 metres; (vi) Maximum <i>height</i> – 20.0 metres; (vii) Minimum required width of a <i>planting strip</i> adjacent to a residential or commercial <i>use</i> – 2.0 metres; (viii) Minimum required width of a <i>planting strip</i> adjacent to a street – 4.0 metres; (ix) Maximum <i>lot coverage</i> – 25%; (x) Minimum required number of <i>parking spaces</i> – 300 spaces.
30 2004-0075	LDR1-2	10449 8 th Line (Georgetown)	(i) <i>Medical office</i> .			(i) The <i>front lot line</i> is deemed to be the Main Street (Eight Line) <i>streetline</i> ;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
2004-0083 Georgetown						(ii) Maximum <i>net floor area</i> for a <i>medical office</i> – 200.0 square metres.
31 2008-0081 Georgetown	MDR1	Concession 11, Part Lots 12 to 14 MacFarlane Drive				(i) Minimum <i>lot frontage, interior lot</i> – 6.0 metres; (ii) Minimum <i>lot frontage</i> , end unit on an <i>interior lot</i> – 7.5 metres; (iii) Minimum <i>lot frontage, corner lot</i> – 9.0 metres; (iv) Minimum <i>lot area, interior lot</i> – 180.0 square metres; (v) Minimum <i>lot area</i> , end unit on an <i>interior lot</i> – 225.0 square metres; (vi) Minimum <i>lot area, corner lot</i> – 264.0 square metres; (vii) <i>Minimum required exterior side yard</i> for an attached <i>garage</i> where the associated <i>driveway</i> crosses the <i>exterior side lot line</i> – 6.0 metres; (viii) <i>Minimum required interior side yard</i> for an end unit – 1.5 metres; (ix) Maximum <i>lot coverage</i> for an <i>interior lot</i> – 58%;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(x) Maximum <i>lot coverage</i> for a <i>corner lot</i> – 40%; (xi) A minimum 0.8 metre-wide maintenance access from the <i>front yard</i> to the <i>rear yard</i> must be provided for each unit that is free and clear of utilities and encroachments and does not pass through a <i>habitable room</i> .
32 2008-0081 Georgetown	LDR1-3	Concession 11, Part Lots 12 to 14 MacFarlane Drive				(i) Minimum <i>lot frontage, interior lot</i> – 12.2 metres; (ii) Minimum <i>lot frontage, corner lot</i> – 15.0 metres; (iii) Minimum <i>lot area, interior lot</i> – 366.0 square metres; (iv) Minimum <i>lot area, corner lot</i> – 444.0 square metres; (v) Minimum required exterior side yard – 4.0 metres; (vi) Minimum required exterior side yard for an attached <i>garage</i> where the associated <i>driveway</i> crosses the exterior <i>side lot line</i> – 6.0 metres; (vii) Minimum required interior side yard – 1.2 metres; (viii) Maximum <i>lot coverage</i> for an <i>interior lot</i> – 47%; (ix) Maximum <i>lot coverage</i> for a <i>corner lot</i> – 38%.
33	LDR1-4	Concession 11,				(i) Minimum <i>lot frontage, interior lot</i> – 9.15 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
2008-0081 Georgetown		Part Lots 12 to 14 MacFarlane Drive				(ii) Minimum <i>lot frontage, corner lot</i> – 11.9 metres; (iii) Minimum <i>lot area, interior lot</i> – 274.5 square metres; (iv) Minimum <i>lot area, corner lot</i> – 353.0 square metres; (v) <i>Minimum required exterior side yard</i> – 4.0 metres; (vi) <i>Minimum required exterior side yard</i> for an attached <i>garage</i> where the associated <i>driveway</i> crosses the <i>exterior side lot line</i> – 6.0 metres; (vii) <i>Minimum required interior side yard</i> – 1.2 metres on one side, 0.6 metres on the other; (viii) Maximum <i>lot coverage</i> for an <i>interior lot</i> – 47%; (ix) Maximum <i>lot coverage</i> for a <i>corner lot</i> – 38%.
34 2002-0108 Esquesing	OS4 PC- NHS1	10365 Highway 7	(i) <i>Agricultural use</i>; (ii) <i>Conservation use</i>; (iii) <i>Golf course</i>; (iv) <i>Golf driving</i>			(i) Minimum required number of <i>parking spaces</i> for a <i>golf course</i> – 50 spaces per 9 holes.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			<i>range;</i> (v) <i>Dwelling, single detached, accessory;</i> (vi) In the PC-NHS1(34) Zone, golf course crossing and associated paths.			
35 2010-0050 Esquesing	PC	11553 Tenth Line	(i) <i>Industrial uses.</i>			(i) <i>A building having a maximum ground floor area of 4645 square metres shall be permitted to be erected after the effective date of this By-law.</i>
36 2007-0119 Georgetown	RCO	78 Guelph Street	(i) <i>Multiple dwelling.</i>			(i) <i>Maximum number of dwelling units – 4.</i>
37 2007-0030 2008-0100 Acton	CC	391-395 Queen Street East, at Tanners Drive	(i) <i>Motor vehicle gas bar;</i> (ii) <i>Printing and publishing establishment;</i> (iii) <i>Restaurant.</i>		(i) <i>Adult entertainment use;</i> (ii) <i>Retail store greater than 279.0 square metres that primarily sells apparel and accessories</i>	(i) <i>All lands within this zone are deemed to be one lot for the purposes of this By-law;</i> (ii) <i>Minimum lot area – 0.6 hectares;</i> (iii) <i>Minimum lot frontage – 50.0 metres;</i> (iv) <i>Minimum required front yard – 4.5 metres;</i> (v) <i>Minimum required exterior side yard – 6.0 metres;</i>

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vi) <i>Minimum required interior side yard</i> – 3.0 metres; (vii) <i>Minimum required rear yard</i> – 6.0 metres; (viii) <i>Maximum height</i> – 11.5 metres; (ix) <i>Maximum lot coverage</i> – 30%; (x) A 4.5 metre-wide <i>planting strip</i> adjacent and parallel to the <i>streetline</i> is required; (xi) A 3.0 metre-wide <i>planting strip</i> adjacent and parallel to any <i>lot line</i> abutting a <i>residential use</i> is required; (xii) Minimum required number of <i>parking spaces</i> for the following <i>uses</i>: a. <i>Retail store</i>: 1/20 sq.m <i>net floor area</i>; b. <i>Restaurant</i>: 1/8.7 sq.m <i>net floor area</i>; c. <i>Business office</i>: 1/30.3 sq.m <i>net floor area</i>; d. <i>Financial Institution</i>: 1/30.3 sq.m <i>net floor area</i>; e. <i>Medical office</i>: 1/25 sq.m <i>net floor area</i>; f. All other <i>uses</i>: 1/20 sq.m <i>net floor area</i>. (xiii) Minimum required number of <i>loading spaces</i> – 1/2,000.0 sq.m <i>net floor area</i>; (xiv) <i>Minimum required interior side and rear yard</i> for a

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						<i>loading space – 3.0 m;</i> (xv) Maximum number of <i>drive-through service facilities</i> – 1; (xvi) Minimum required number of ingress <i>queuing spaces for a financial institution</i> – 5.
38 2009-0055 Georgetown	EMP1	21 Armstrong Avenue				(i) Maximum <i>net floor area</i> for a <i>business office</i> – 74.3 square metres.
39 2010-0050 Esquesing	PC-NHS2	13970 Eighth Line	(i) <i>Day nursery, accessory;</i> (ii) <i>Equestrian centre;</i> (iii) <i>School, private.</i>		(i) Overnight accommodation of the students and/or staff; (ii) Industrial and commercial use and human habitation of the land, <i>buildings and structures used</i> for the <i>equestrian centre.</i>	(i) Maximum <i>net floor area</i> for a <i>private school</i> and <i>accessory day nursery</i> – 929.0 square metres; (ii) Maximum <i>height</i> for a <i>private school</i> and <i>accessory day nursery</i> – 10.67 metres; (iii) <i>Minimum required front yard</i> for a <i>private school</i> and <i>day nursery accessory</i> – 206.0 metres; (iv) <i>Minimum required interior side yard</i> for a <i>private school</i> and <i>accessory day nursery</i> measured to the north <i>lot line</i> – 205.0 metres; (v) <i>Minimum required interior side yard</i> for a <i>private school</i> and <i>accessory day nursery</i> measured to the south <i>lot line</i> – 199.0 metres; (vi) <i>Minimum required rear yard</i> for a <i>private school</i> and <i>accessory day nursery</i> – 204.0 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vii) The whole of the <i>basement</i> shall not be counted as part of the <i>net floor area</i> .
40 2010-0050 Henderson's Corners	RCR1		(i) <i>Animal clinic.</i>			
41 2008-0048 Acton	MDR2	Wallace Street/Doctor Moore Court	(i) <i>Semi-detached dwelling;</i> (ii) <i>Street townhouse dwelling.</i>			(i) Maximum total number of <i>dwelling units</i> – 23; (ii) Maximum number of <i>semi-detached dwelling units</i> – 4; (iii) Maximum <i>height</i> – 6.5 metres; (iv) Maximum number of <i>storeys</i> – 1; (v) Maximum number of <i>dwelling units</i> in a <i>townhouse building</i> – 6; (vi) Minimum <i>lot area</i> per <i>dwelling unit</i> – 200.0 sq.m.; (vii) Maximum <i>lot coverage</i> – 55% (viii) Minimum <i>lot frontage</i> on a <i>public street</i> or <i>road</i> per <i>dwelling unit</i> – 7.0 metres; (ix) The face of the <i>private garage</i> shall not project beyond the front face of the <i>dwelling</i> or <i>porch</i> ;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(x) <i>Minimum required front yard on a public street or a private road:</i> a. To the <i>dwelling unit</i> – 4.0 metres; b. To the <i>private garage</i> on a <i>public street</i> – 6.0 metres; c. To the <i>private garage</i> on a <i>private road</i> – 6.5 metres; (xi) <i>Minimum required side yards:</i> a. Interior unit – zero; b. End unit – 1.5 metres; c. End unit adjacent to a <i>private road</i> – 1.5 metres; d. End unit adjacent to Doctor Moore Court – 3.0 metres; e. End unit <i>porch</i> adjacent to Doctor Moore Court – 1.9 metres; f. End unit adjacent to Wallace Street – 5.0 metres; g. End unit adjacent to a <i>public park</i> or private <i>amenity area</i> – 1.5 metres; (xii) <i>Minimum required rear yard</i> - 7.0 metres; (xiii) <i>Minimum required rear yard</i> abutting a <i>public park</i> – 6.0 metres; (xiv) A minimum 0.8 metre maintenance access to the <i>rear yard</i> shall be provided for each <i>multiple</i> and

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						<i>street townhouse dwelling unit</i>, free and clear of utilities, from the <i>front yard</i> without passing through a <i>habitable room</i>; (xv) No <i>building</i> or <i>structure</i> shall encroach within a <i>required yard</i>, save and except for architectural features such as eaves or gutters, chimney breasts, pilasters, roof overhangs, which may encroach 0.5 metres into a <i>required yard</i>.
42 2009-0029 Georgetown	MDR2	60 Main Street (Georgetown)		i) Group Townhouse <i>dwelling</i>s ii) Uses, <i>buildings</i> and <i>structures</i> accessory thereto		(i) Maximum number of <i>multiple dwelling units</i> – 142; (ii) Minimum <i>lot frontage</i> per <i>dwelling unit</i> – 5.3 metres; (iii) Minimum <i>lot area</i> per <i>dwelling unit</i> – 123.0 square metres; (iv) <i>Minimum required front yard</i> for <i>lots</i> fronting on a <i>private road</i>: a. To the <i>dwelling unit</i> – 4.5 metres; b. To the <i>private garage</i> – 6.5 metres; (v) <i>Minimum required front yard</i> for <i>lots</i> having frontage on a <i>public street</i> – 2.5 metres; (vi) Maximum <i>front yard</i> for <i>lots</i> fronting on a <i>public street</i> – 3.0 metres; (vii) <i>Minimum required rear yard</i> for <i>lots</i> having frontage

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						on a <i>private street</i> – 6.0 metres; (viii) <i>Minimum required rear yard</i> for lots having frontage on a <i>public street</i>: a. To the <i>dwelling unit</i> – 4.5 metres; b. To the <i>private garage</i> – 6.5 metres; (ix) <i>Minimum required side yards</i>: a. Interior unit – zero; b. End unit – 1.2 metres, but shall not be located in a <i>sight triangle</i>; c. End unit abutting a <i>public street</i> – 2.5 metres; (x) A minimum 0.8 metre maintenance access to the <i>rear yard</i> shall be provided for each <i>dwelling unit</i>, free and clear of utilities, from the <i>front yard</i> without passing through a <i>habitable room</i>. For the purposes of this By-law such maintenance access may be provided through a <i>side yard</i> associated with an end unit and shall not be required if the <i>front</i> and <i>rear yards</i> each abut a <i>public street</i> or <i>private road</i>. (xi) Minimum <i>setback</i> between <i>townhouse buildings</i> – 2.4 metres; (xii) Maximum <i>height</i> – 11.0 metres; (xiii) Minimum <i>setback</i> to a <i>sight triangle</i> – zero;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xiv) Minimum required number of <i>parking spaces</i> – 2 spaces per <i>dwelling unit</i>, plus 0.3 spaces per <i>dwelling unit</i> for visitor <i>parking spaces</i>; (xv) <i>Motor vehicle</i> access to a <i>private garage</i> shall be from a <i>private road</i>; (xvi) Minimum rear <i>balcony</i> dimensions for <i>dwelling units</i> facing a <i>public street</i> – 2.4 metres by 3.0 metres; (xvii) Minimum required common <i>amenity area</i> – 1,200 square metres; (xviii) No <i>building</i> or <i>structure</i> shall encroach within a <i>required yard</i>, save and except the following: - Architectural features such as eaves or gutters, chimney breasts, pilasters, roof overhangs may encroach to a maximum of 0.5 metres into a <i>required yard</i>. - Covered or uncovered, unenclosed <i>porches</i> are permitted to 1.8 metres into a <i>front yard</i>, <i>rear yard</i> or <i>side yards</i> adjacent to a <i>public street</i> or <i>private road</i>; - Stairs may encroach to a maximum of 2.3 metres into a <i>required yard</i>. (xix) For the purposes of this <i>Zone</i>, "<i>Multiple-unit</i>

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						<i>Building</i>” means a <i>building</i> that is vertically divided into a minimum of three and a maximum of nine <i>dwelling units</i>, each of which has an independent entrance at grade to the front and rear of the <i>building</i> and each of which shares a common wall that has a minimum <i>height</i> of 2.4 metres and a depth of 6.0 metres above grade. Such <i>dwelling units</i> shall be located within a Plan of Condominium, such as a Common Element Condominium, with each <i>dwelling unit</i> being accessed by a private condominium road. (xx) For the purposes of this <i>Zone</i>, “<i>Private Road</i>” shall mean a road having a minimum width of 6.0 metres within a condominium form of development that is privately managed and maintained. (xxi) For the purposes of this <i>Zone</i>, “<i>Lot</i>” shall mean a parcel of (tied) land within the subject lands containing a <i>dwelling unit</i> with private <i>front</i> and <i>rear yard</i> exclusive use areas with frontage on either a <i>public street</i> or <i>private road</i>. (xxii) For the purposes of this <i>Zone</i>, “<i>Front Lot Line</i>” shall mean the shortest line that separates a <i>lot</i> from a <i>public street</i> or a <i>private road</i>. In cases where a <i>lot</i> abuts both a <i>public street</i> and <i>private road</i>, and where those <i>lot lines</i> are approximately parallel to each other, the <i>front lot line</i> shall be

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						deemed to be along the <i>public street</i>. (xxiii) For the purposes of this Zone, "<i>Rear Lot Line</i>" shall mean the <i>lot line</i> that is opposite to the <i>front lot line</i>. (xxiv) For the purposes of this Zone, "<i>Side Lot Line</i>" shall mean a <i>lot line</i> other than a <i>front lot line</i> or <i>rear lot line</i>.
43 99-126 Esquesing	PC	11106 Winston Churchill Blvd.	(i) Abattoir.			(i) Minimum <i>lot frontage</i> – 60.9 metres; (ii) Minimum <i>lot area</i> – 19,000 square metres; (iii) Maximum <i>lot coverage</i> – 17.2%; (iv) Minimum required <i>front yard</i> – 62.5 metres; (v) Minimum required <i>interior side yard</i>, north side – 5.8 metres; (vi) Minimum required <i>interior side yard</i>, south side – 5.9 metres; (vii) Minimum required <i>rear yard</i> – 100.0 metres; (viii) Maximum <i>ground floor area</i> – 3,251 square metres; (ix) Maximum second <i>storey floor area</i> – 63.3 square metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(x) Maximum <i>height</i> – 6.1 metres; (xi) Minimum required number of <i>parking spaces</i>: 1 space per employee during the regular work period; (xii) <i>Loading spaces</i> and storage and parking for trucks shall be located at the rear of the <i>building</i>; (xiii) A <i>planting strip</i> shall be provided to fully obstruct the view of the truck parking and storage areas from adjacent land <i>uses</i>; (xiv) For the purpose of this <i>Zone</i>, “Abattoir” means a <i>building, structure</i> or <i>use</i> of land or part thereof 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 <i>premises</i>.
44 2010-0050 Georgetown	GCN3	158 Guelph Street				(i) <i>Minimum required interior side yard</i>, one side only – 3.96 metres; (ii) <i>Minimum required rear yard</i> abutting a Residential <i>Zone</i> – 6.12 metres.
45 89-127	I	13893 Highway 7		(i) <i>A building or buildings used for</i>		(i) Minimum <i>lot frontage</i> – 457.2 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
Esqueasing As amended by By-law No. 2022-0055				educational/ religious instruction and administrative offices; (ii) <i>A building or buildings for the preparation, production, distribution and storage of literature and programs;</i> (ii) <i>Place of worship, accessory;</i> (iv) <i>Residential building;</i> (v) <i>Industrial use, accessory including the servicing of goods and equipment to carry out any permitted use.</i>		(ii) For the purpose of this <i>Zone</i>, the <i>front lot line</i> shall be the line dividing the <i>lot</i> from Highway 7; (iii) Minimum <i>lot area</i> – 34.0 hectares; (iv) <i>Minimum required front yard</i> for any <i>main building</i> – 152.4 metres; (v) <i>Minimum required front yard</i> for any agricultural or <i>accessory building or structure</i> – 30.4 metres; (vi) <i>Minimum required interior side yard or rear yard</i> for any <i>main building</i> – 45.7 metres; (vii) <i>Minimum required interior side or rear yard</i> for any agricultural or <i>accessory building or structure</i> – 15.2 metres; (viii) Maximum <i>lot coverage</i> – 12%; (ix) Maximum <i>height</i> – 12.1 metres; (x) Maximum <i>net floor area</i> – 74,320 square metres; (xi) Minimum required number of parking spaces for residential buildings – 292 spaces (xii) Minimum required number of <i>parking spaces</i> for an administrative office, <i>place of worship, place of</i>

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						<i>assembly or private school</i> – 1 space per 27.9 square metres of <i>net floor area</i>; (xiii) Minimum required number of <i>parking spaces</i> for a <i>building</i> for the production, manufacture, storage and distribution of literature and programs, including associated offices – 1 space per 232.3 square metres of <i>net floor area</i>; (xiv) For the purposes of this Zone, “Residential Building” means a <i>building or buildings iassociated with the primary institutional uses in which not more than 292 private rooms and/or dwelling units are provided for human habitation, and for which recreational facilities are provided for residents of the buildings</i>; (xv) For the purposes of this Zone, “Private Room” means a room that provides sleeping, laundry and personal sanitary facilities and has a private entrance from a common hallway. (xvi) A maximum of 10 accessory buildings are permitted, each with a maximum height of 7.5 metres.
46 2010-0050 Georgetown	LC	221 Miller Drive				(i) Minimum required number of <i>parking spaces</i> – 40.
47 2010-0050	DC1	15 Main Street South	(i) <i>Multiple dwelling units.</i>			(i) Minimum required number of <i>parking spaces</i> – 4.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
Georgetown						
48 2010-0050 Georgetown	DC1	19 Main Street South	(i) <i>Multiple dwelling units.</i>			(i) Minimum required number of <i>parking spaces</i> – 8.
49 2010-0050 Henderson's Corners	RCR2	Part of <i>Lot 23</i> , Concession 8				a) For lands in the RCR2(49-A) <i>Zone</i> : a. Minimum <i>lot area</i> – 3,702.6 square metres; b. Minimum <i>lot frontage</i> for lands– 31.62 metres; b) Minimum <i>lot frontage</i> for lands in the RCR2(49-B) <i>Zone</i> – 14.83 metres; c) For lands in the RCR2(49-C) <i>Zone</i> : a. Minimum <i>lot area</i> – 3,369.3 square metres; b. Minimum <i>lot frontage</i> – 28.0 metres.
50 2010-0050 Glen Williams	HCC	586 Main Street	(i) <i>Accessory dwelling unit</i> within a <i>building</i> that existed on the effective date of this By-law.			(i) Special Provision 3 of Table 9.1 of this By-law shall not apply.
51 2010-0050 Esquesing	A	9178 Sixth Line				(i) One <i>building</i> having a maximum <i>gross floor area</i> of 300 square metres shall be permitted to be <i>erected</i> after the effective date of this By-law.
52 76-95 78-6 Esquesing	PC-NHS1 PC-NHS2	Part of Lots 12, 13, 14 and 15 Concession 11	(i) Outdoor education uses			(i) For the purposes of this <i>Zone</i> , “Outdoor Education” means an educational institution designed to provide learning opportunities in a natural environment through activities such as, but not limited to geographical, biological and ecological

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						and other scientific field studies, conservation studies, aesthetic studies and related class room and laboratory studies, and includes <i>accessory buildings</i> or <i>structures</i> providing overnight accommodation including, but not limited to, a dormitory.
53 83-25 Esquesing	PC-NHS1 PC-NHS2	Part of <i>Lot 25</i> , Concession 1		(i) <i>Agricultural use</i> ; (ii) Seasonal tent and <i>trailer</i> park; (iii) Campground; (iv) <i>Single detached dwelling</i>		(i) <i>Minimum required front yard</i> – 15.2 metres; (ii) Minimum required <i>setback</i> from any <i>Zone</i> boundary, excluding the PC-NHS1 <i>Zone</i> – 6.0 metres; (iii) Maximum number of designated tent and <i>trailer</i> sites – 225; (iv) For the purposes of this <i>Zone</i> “Campground” means land and facilities used for the purpose of camping, and may include a camp-ground area for cabins, tents, tent <i>trailers</i> , <i>recreational vehicles</i> , truck campers and other <i>accessory buildings</i> and <i>structures</i> . (v) For the purposes of this <i>Zone</i> “Seasonal Tent and <i>Trailer</i> Park” means an area of land used as a campground or for camping facilities or for the temporary parking of tent <i>trailers</i> , <i>recreational vehicles</i> or truck campers, which contains designated tent and <i>trailer</i> sites. (vi) For the purposes of this <i>Zone</i> “Designated Tent and

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						<i>Trailer Site</i>” means an area of land used for siting of tent <i>trailers</i>, <i>recreational vehicles</i>, truck campers, each site having a minimum area of 92 square metres and a minimum width of 7.62 metres. (vii) For the purposes of this <i>Zone</i> “Campground Area” means an area of land within a campground where more than one tent, tent <i>trailer</i>, truck camper, or <i>recreational vehicles</i> may locate without need for individual identifiable sites.
54 2010-042. Bannockburn	RCC	13383 Fourth Line (Esquesing)	(i) <i>Apartment dwelling units</i> .			(i) Maximum number of <i>dwelling units</i> – 2; (ii) <i>Minimum required interior side yard</i> – 7.5 metres; (iii) Minimum required number of <i>parking spaces</i> for an <i>animal clinic</i> – 1 space per 25.0 square metres <i>net floor area</i>; and, (iv) For the purposes of this <i>Zone</i>, “<i>Animal Clinic</i>” means a <i>building</i> where one or more licensed veterinarians and associated staff provides medical, surgical or similar treatment services to animals. This may include overnight recovery areas for animals but shall not include a <i>kennel</i>, outdoor dog pens or a fenced exercise area for dogs.
55 96-025 Acton	LDR1-2 EP1	62 Mill Street West and 45 Church Street	(i) Flour mill (ii) <i>Business office</i> ,			(i) Maximum <i>net floor area</i> for an <i>accessory business office</i> on the second <i>storey</i> of a <i>single detached dwelling</i> – 27.5 square metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			<i>accessory</i>			(ii) Maximum <i>net floor area</i> for a flour mill – 115.0 square metres; (iii) Maximum permitted increase of the area of the roof beyond that which existed on February 26, 1996 – 255.0 square metres; (iv) In-ground weigh scales are permitted to be located to the south-east of the <i>main building</i>; (v) An additional two silos beyond the number that existed on February 26, 1996 are permitted to be erected, and shall be comparable in size and <i>height</i> to the silos that existed on February 26, 1996; (vi) Minimum required number of <i>parking</i> spaces for the expansions of <i>buildings</i> provided for in subsections (i) and (ii) – 8.
56 2010-0050 Glen Williams	HC	533 Main Street	(i) <i>Place of worship.</i>			
57 78-72 Esquesing	PC	11582 Trafalgar Road	(i) <i>Funeral home</i>; (ii) One <i>dwelling unit accessory</i> to the <i>funeral home</i>.			(i) Minimum number of <i>parking spaces</i> required for the <i>funeral home</i> – 1 <i>parking space</i> for each five chapel seating spaces or fraction thereof with a minimum of 10 <i>parking spaces</i>; (ii) Minimum <i>lot frontage</i> – 30.48 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iii) Minimum <i>lot area</i> – 0.186 hectares; (iv) Minimum required <i>front yard</i> – 9.144 metres; (v) Minimum required <i>rear yard</i> – 7.62 metres; (vi) Minimum required <i>interior side yard</i> – 4.572 metres; (vii) Maximum <i>lot coverage</i> – 30%.
58 Georgetown	LC	400 Guelph Street			(i) Notwithstanding any other provision of this by-law, a <i>motor vehicle body shop</i> is prohibited.	
59 Acton 2011-0008	LDR1-4	Part of the west half of <i>Lot 26 Con 4</i> (Esquesing) and Part of the unopened road allowance between Concessions 3 and 4 and Part of Churchill Road, (Acton), Town of Halton				Notwithstanding the provisions of Section 4.33, minimum <i>rear yard setback</i> - 15 m - from the right of way owned by a federally regulated railway company.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
		Hills				
60	Reserved					
61 By-law 2011-0033 (OMB Approved)	I	Part of <i>Lot 11</i> , Concession 10, Town of Halton Hills (Georgetown)				(i) Special provision 2 of Table 11.1 shall not apply to schools, public.
62 By-law 2011-0068	CR	Part of <i>Lots 19 and 20</i> , Concession 7 Town of Halton Hills (Esquesing)				(i) Maximum number of <i>lots</i> – 20 (ii) Minimum <i>lot area</i> - 0.787ha.
63 By-law 2011-0033 (OMB Approved)	LDR1-4	Part of <i>Lot 11</i> , Concession 10, Town of Halton Hills (Georgetown)				(i) The wall of the <i>garage</i> facing the <i>lot line</i> the <i>driveway</i> crosses shall not be located more than 3.0 metres closer to that <i>lot line</i> than the wall of the <i>first storey</i> of the <i>main building</i> facing the same <i>lot line</i> .
64 By-law 2017-0047	HR1	Part of Park <i>Lot 3</i> and Ann Street Cavanagh's Unregistered Plan and Part of the East Half of <i>Lot 20</i> Concession 9 shown as Parts				i) Minimum <i>lot frontage</i> – 21 metres ii) Minimum <i>lot area</i> - 1000 sq metres iii) Maximum number of <i>lots</i> – 31 iv) Maximum <i>lot coverage</i> - 350 square metres v) <i>Setbacks</i> a. Minimum <i>front yard setback</i> – 4.5 metres b. Maximum <i>front yard setback</i> - 10 metres c. No more than two consecutive houses shall be sited at the same distance from the front property line after which subsequent houses

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
		1 to 7, 20R18596				shall be sited at a minimum variation of 2.0 m d. Minimum of 8 houses fronting onto Street A (Draft Plan 24T-08001H) shall be sited at the minimum <i>front yard setback</i> of 4.5 m vi) Minimum required <i>rear yard</i> measured from the rear property line or EP1 <i>Zone</i> per Schedule B - 10 metres vii) Maximum <i>height</i> – 2 <i>Storeys</i> and 11 metres viii) <i>Decks</i> less than 0.6 m above the grade adjacent to the <i>deck</i> a. No closer than 3 m from measured from the rear property line or EP1 <i>Zone</i> per Schedule B ix) Main wall means any exterior wall of a <i>building</i> or <i>structure</i> x) <i>Decks</i> 0.6 m or more above the grade adjacent to the <i>deck</i> a. Shall not be permitted above the first floor b. Shall not project more than 2 metres from the furthest rear or side main wall relative to the adjacent <i>yard</i> xi) <i>Balconies</i> a. Shall not be permitted above the first floor b. Shall not project more than 2 metres from the furthest rear or side main wall relative to the adjacent <i>yard</i>. xii) <i>Garages</i> a. The wall of the <i>private garage</i>, the entrance of which faces the <i>lot line</i> the <i>driveway</i> crosses to access the <i>private garage</i>, is to be recessed a

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						minimum of 1.0 m from the face of the house and shall be no closer than 5.5 metres from the front <i>lot line</i> b. The interior dimensions of the garage fronting the street shall not exceed 50% of the exterior width of the house c. No more than eight 3 car garages fronting onto Street A (Draft Plan 24T-08001H) shall be front facing garages. The following additional provisions apply to lands zoned HR1 (64-A) (H1) described as <i>Lot 8</i> on Schedule C Plan 24T-08001/H and Exhibit 2F of OMB Order No. PL150128, April 3, 2017 i) Minimum <i>lot frontage</i> - 10 metres ii) Minimum front yard <i>setback</i> - 45 metres The following additional provisions apply to lands zoned HR1 (64-B) (H1) described as <i>Lot 9</i> on Schedule C Plan 24T-08001/H and Exhibit 2F of OMB Order No. PL150128, April 3, 2017 i) Minimum <i>lot frontage</i> - 10 metres ii) Minimum <i>front yard setback</i> – 80 metres The following additional provisions apply to lands zoned HR1 (64-C) (H1) described as <i>Lot 14</i> on Schedule C Plan 24T-08001/H and Exhibit 2F of OMB Order No.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						PL150128, April 3, 2017 i) Minimum <i>front yard setback</i> – 4.5 metres ii) Maximum <i>front yard setback</i> – 6.5 metres The following additional provisions apply to lands zoned HR1 (64-D) (H1) described as <i>Lot 15</i> on Schedule C Plan 24T-08001/H and Exhibit 2F of OMB Order No. PL150128, April 3, 2017 i) Minimum <i>front yard setback</i> – 4.5 metres ii) Minimum <i>front yard setback</i> – 6.5 metres The following additional provisions apply to lands zoned HR1 (64-E) (H1) described as <i>Lot 16</i> on Schedule C Plan 24T-08001/H and Exhibit 2F of OMB Order No. PL150128, April 3, 2017 i) Minimum <i>front yard setback</i> – 4.5 metres ii) Maximum <i>front yard setback</i> – 6.5 metres The following additional provisions apply to lands zoned HR1 (64F) (H1) described as <i>Lot 31</i> on Schedule C Plan 24T-08001/H and Exhibit 2F of OMB Order No. PL150128, April 3, 2017 i) The <i>rear lot line</i> shall be defined as that <i>lot line</i> extending west from the adjacent <i>rear lot line</i> of <i>Lot 30</i> to the point where that line terminates at Street A.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
65 By-law 2012-0022, amended by By-law 2014-0005	MDR2	Northwest quadrant of Mountainview & Danby Roads (Georgetown South)				(i) Minimum <i>lot frontage</i> per dwelling on a <i>private road</i> 7m. (ii) Minimum <i>Front Yard Setback</i> from a <i>private road</i> 3m. (iii) Minimum <i>Front Yard Setback</i> from a <i>private road</i> to the <i>garage</i> 6m. (iv) Minimum <i>rear yard setback</i> 7m. (v) Minimum Interior <i>Side Yard Setback</i> 1.2m for interior end units. (vi) Minimum Exterior (corner) <i>Side Yard Setback</i> 3m. (vii) Front <i>Porches</i> will be permitted to extend into the required <i>Front yard Setback</i> no closer than 2m to the <i>private road</i>. (viii) For the purpose of this Zone "<i>Private Road</i>" shall mean a road within a condominium form of development that is privately managed and maintained. (ix) For the purposes of this Zone, "<i>Front Lot Line</i>" shall mean the shortest line that separates a <i>lot</i> from a <i>private road</i>. (x) For the purposes of this Zone, "<i>Rear Lot Line</i>" shall mean the <i>lot line</i> that is opposite to the <i>front lot line</i>.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
66 By-law 2013-0054 (OMB Approved)	HC	11410 Trafalgar Road & 12995 17 Side Road (Hamlet of Stewarttown)		<i>Gas Bar, Retail Store</i>	A Restaurant, including a take-out restaurant and <i>drive- through service facilities</i> , both as primary and assessor <i>use</i>	17 Sideroad is deemed to be the <i>Front Lot Line</i> Minimum Required <i>Lot Area</i> : 0.12 ha Minimum Required <i>Front Yard</i> : 6.0 m Minimum Required <i>Rear Yard</i> : 4.5 m Minimum Required <i>Interior Side Yard</i> : 1.5 m

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						A loading space is not required.
67 (previously 62) By-law 2011-0033 (OMB Approved)	LDR1-3 (H1)	Part of Lot 11, Concession 10, Town of Halton Hills (Georgetown)				(i) The wall of the <i>garage</i> facing the <i>lot line</i> the <i>driveway</i> crosses shall not be located more than 3.0 metres closer to that <i>lot line</i> than the wall of the first <i>storey</i> of the <i>main building</i> facing the same <i>lot line</i> .
68 By-law No. 2012-0057	PC-NHS2	14109 Fourth Line	(i) Seasonal overnight accommodation (ii) Dining Hall			(i) One <i>building</i> having a maximum <i>gross floor area</i> of 435 square metres shall be permitted to be erected after the effective date of this By-law.
69 By-law No. 2019-0019	MDR2	12 Church Street East (Acton)		(i) Three (3) <i>storey</i> townhouse <i>dwelling units</i> not exceeding eleven (11) units accessed by a Private Lane, wherein the Private Lane is owned by a Condominium Corporation. (ii) <i>Home Occupations</i> subject to the policies in Section 4.12 and subject to Special Provisions (6) and (7) of Table 6.1 in By-law 2010-0050 (iii) <i>Private Home</i>		(i) Minimum Required <i>Front Yard</i> – as shown on Schedule 3 to this By-law; (ii) Minimum Required <i>Rear Yard</i> – as shown on Schedule 3 to this By-law; (iii) Minimum Required <i>Interior Side Yard</i> (East) – as shown on Schedule 3 to this By-law; (iv) Minimum Required <i>Interior Side Yard</i> (West) – as shown on Schedule 3 to this By-law; (v) <i>Porches</i> may encroach into the Minimum <i>Front Yard</i> , provided that no part of the <i>porch</i> is closer than 1.1 m from the <i>front lot line</i> . (vi) <i>Balconies</i> located in the <i>Interior Side Yard</i> (East) for <i>Building 'C'</i> , as shown on Schedule 3 to this By-law, are only permitted to encroach a distance of 1.5 m into the required <i>interior side yard</i> . (vii) <i>Balconies</i> shall only be permitted on the 2nd <i>storey</i> for <i>Buildings 'A', 'B' and 'C'</i> , as shown on Schedule 3 to this By-law.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
				Daycares		
70 By-law No. 2013-0029 (OMB Approved May 01/13 PL980132)	LDR1-2	Part of <i>Lot 11</i> Concession 9 (Esquensing) Fernbrook Phase 3				(i) Minimum <i>Lot Frontage</i> - 14.5 m (ii) <i>Dwellings</i> shall be oriented such that the front elevation generally faces the roundabout (iii) Minimum Required <i>Rear Yard</i> adjacent to an attached <i>garage</i> - 1.2 m (iv) Minimum Required <i>Rear Yard</i> adjacent to the <i>dwelling unit</i> – 3.5 m
71 By-law NO. 2013-0029 (OMB Approved May 01/13 PL980132)	LDR1-4	Part of <i>Lot 11</i> Concession 9 (Esquensing) Fernbrook Phase 3				(i) Minimum Required <i>Rear Yard</i> – 7.0 m
72 By-law No. 2013-0029 (OMB Approved May 01/13 PL980132)	LDR1-5(W5)	Part of <i>Lot 11</i> Concession 9 (Esquensing) Fernbrook Phase 3				(i) Minimum Required <i>Rear Yard</i> – 7.0 m

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
73 By-law No. 2013-0029 (OMB Approved May 01/13 PL980132)	MDR1	Part of <i>Lot 11</i> Concession 9 (Esquering) Fernbrook Phase 3		(i) <i>Street Townhouse Dwelling</i> (ii) Townhouse <i>Dwelling</i> accessed by a Private Lane, wherein the Private Lane is owned by a Common Element Condominium Corporation and the lot containing the Townhouse <i>Dwelling</i> is a freehold Parcel of Tied Land (ii) <i>Home Occupations</i> subject to the provisions in Section 4.11 and subject to Notes (6) and (7) of Table 6.1 in By-law 2010-0050 (iii) <i>Private Home Daycares</i>		i) Minimum Required <i>Rear Yard</i> adjacent to a <i>dwelling</i> with an attached <i>garage</i> with access from the <i>front yard</i> – 6.0 m (ii) Minimum Required <i>Front Yard</i> – 3.0 m (iii) Minimum <i>Rear Yard Amenity Area</i> – 24.0 m ² (iv) Attached <i>Private Garage</i> accessed by a <i>lane</i> shall be located no closer than 1.0 m from the <i>Rear Lot Line</i> (v) Attached <i>Private Garage</i> may be located 0.0 m from one interior <i>side lot line</i> (vi) For <i>lots</i> where both the <i>rear lot line</i> and the <i>side lot line</i> abut a lane, the Minimum Required <i>Side Yard</i> and <i>Setback</i> to an attached <i>Private Garage</i> , shall be measured from the hypothetical extension of the <i>rear lot line</i> and <i>side lot line</i> , and shall disregard the radius connecting those two <i>lot lines</i> (vii) For the purpose of this zone <i>Rear Yard Amenity Area</i> shall mean a contiguous outdoor area, absent of <i>structures</i> , and which is only occupied by hard or <i>soft landscaping</i> . This area shall be located between main <i>dwelling structure</i> and the <i>rear lot line</i> .

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
74 By-law No. 2013-0039	MDR1	32 Eastern Avenue and 160 Church Street, (Acton)				(ii) For semi-detached units a minimum <i>lot frontage</i> of 6.7m is required. (iii) A minimum 0.8 metre maintenance access to the <i>rear yard</i> shall be provided for each <i>dwelling unit</i> free and clear from utilities, from the front room without passing through a <i>habitable room</i> . For the purposes of this By-law such maintenance access may be provided through a <i>side yard</i> associated with an end unit.
75 By-law No. 2013-0041	CR	Lots 14 & 15, Concession 11, (Esquesing)				Notwithstanding the provisions of Table 9.2 – Minimum Required <i>Rear Yard</i> 30m - from the right of way owned by a federally regulated railway company
76 By-law No. 2014-0011 (OMB Approved January 28/14 PL130140)	CC	388 Queen Street East (Acton), (Part of Lot 27, Concession 4)		A <i>Supermarket</i> not exceeding 2,650 m ² in <i>gross leasable floor area</i>		Minimum required <i>Rear Yard</i> : 5.0 m; Minimum required width of a <i>Planting Strip</i> within a <i>Rear Yard</i> : 5.0 m; Minimum required <i>Interior Side Yard</i> abutting a <i>Residential Zone</i> boundary: 6.5 m; Minimum required width of a <i>Planting Strip</i> within an <i>Interior Side Yard</i> abutting a <i>Residential Zone</i> boundary: 5.0 m; Maximum <i>Height</i> : 8.0 m; and Minimum required number of <i>parking spaces</i> for a <i>Supermarket</i> – 1 space per 26.4 m ² <i>gross floor area</i>

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
77 By-law No. 2014-0005	SNC	Block 2, Plan 20M-1124 Northwest corner of Mountainview Road S. & Danby Road (Georgetown South)	<i>Drive-through Service Facility</i> associated with a <i>Financial Institution</i>		(i) <i>drive-through service facility</i> NOT associated with a <i>Financial Institution</i> (ii) <i>gas bars</i> (iii) <i>motor vehicle washing establishment</i> (iv) <i>place of entertainment</i> (v) <i>theatres</i>	(i) Maximum Gross Leasable Floor Area 3000m ² (ii) <i>Queuing Lanes</i> for <i>Drive-through Service Facilities</i> associated with a <i>Financial Institution</i> may provide 3 Ingress Spaces. (iii) The <i>Queuing Lane</i> be permitted no closer than 3m from the exterior <i>side lot line</i> and the site triangle.
78 By-law No. 2014-0021	HC	546/548 Guelph St., Norval		(i) <i>Single Detached Dwelling</i> (ii) <i>Bed and Breakfast Establishments</i> (iii) <i>Home Occupation</i> (iv) <i>Motor Vehicle Repair Establishment</i> (v) <i>Accessory Motor Vehicle Sales</i>		A maximum <i>net floor area</i> of 500 square metres is permitted. For the purposes of this Zone, an “ <i>Accessory Secured Parking Area</i> ” means a fenced area for the parking of <i>motor vehicles</i> under repair, <i>accessory</i> to a <i>Motor Vehicle Repair Establishment</i> . This area cannot be used for <i>Outdoor Storage</i> . A maximum area of 200 square metres is permitted for the <i>Accessory Secured Parking Area</i> . A limit of 130 square metres is permitted for the <i>Accessory Secured Parking Area</i> in the <i>front yard</i> .

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
				(vi) <i>Accessory Secured Parking Area</i> (vii) <i>Business Offices</i> (viii) <i>Service Commercial Uses</i> (ix) <i>Animal Clinic</i> (x) <i>Custom Workshop</i> (xi) <i>Specialty Food Store</i> (xii) <i>Retail Stores</i>		
79 By-law No. 2015-0043	HC	16 Adamson St. N., Norval (front portion of property)		(i) <i>Retail store</i> (ii) <i>Business office</i> (iii) <i>Service commercial use</i> (iv) <i>Commercial self-storage facility</i>	(i) <i>Restaurants</i> (ii) <i>Restaurants Take-Out</i>	(i) Uses permitted only within existing <i>building</i> . (ii) A maximum <i>net floor area</i> of 500 square metres is permitted. (iii) All <i>parking spaces</i> shall be located on the <i>lot</i> in front of the existing <i>building</i> . (iv) Notwithstanding Special Provision (iii), a maximum of 5 <i>parking spaces</i> for employees may be provided at the rear of the <i>lot</i> in the area subject to Exception 87.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iv) The definition of a <i>Business Office</i> shall also include an office for one professional mental health counselor/therapist and does not include any other <i>Medical Office</i> use.
80 By-law No. 2014-0021	HC	488/490/492 Guelph St., Norval	(i) <i>Motor Vehicle Body Shop</i> (ii) <i>Motor Vehicle Repair Establishment</i> (iii) <i>Accessory Motor Vehicle Sales</i>			A maximum <i>net floor area</i> of 500 square metres per <i>premises</i> is permitted.
81 By-law No. 2014-0021	HC	481 Guelph St., Norval	(i) <i>Motor Vehicle Sales and/or Rental Establishment</i>			A maximum <i>net floor area</i> of 500 square metres per <i>lot</i> is permitted.
82 By-law No. 2014-0021	HC	559 Guelph St., Norval		(i) <i>Single Detached Dwelling</i> (ii) <i>Bed and Breakfast Establishments</i> (iii) <i>Home Occupation</i>		A maximum <i>net floor area</i> of 500 square metres for non-residential uses per <i>lot</i> is permitted.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
				(iv) <i>Motor Vehicle Repair Establishment</i> (v) <i>Retail Stores</i> (vi) <i>Business Offices</i> (vii) <i>Service Commercial Uses</i> (viii) <i>Animal Clinic</i> (ix) <i>Custom Workshop</i> (x) <i>Specialty Food Store</i>		
83 By-law No. 2014-0021	HC	521/523 Guelph St., 3/5 Adamson Street N., Norval	<i>Dwelling Units in a Non-Residential Building</i>			A maximum of two <i>dwelling units</i> are permitted on the property.
84 By-law No. 2014-0060	MDR1	125 McDonald Blvd. (Acton), (Part Lot 242, Parts 1, 2, 4 to 7, Registered Plan 1098)				(i) Maximum <i>Height</i> : 9 m (ii) Maximum number of <i>Street Townhouse Dwellings</i> : 94

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
85 By-law No. 2014-0060	MDR1	125 McDonald Blvd. (Acton), (Part Lot 242, Parts 1, 2, 4 to 7, Registered Plan 1098)				(i) Maximum <i>Height</i> : 7 m (ii) Maximum number of <i>Street Townhouse Dwellings</i> : 15
86 By-law No. 2014-0021 (OMB Approved March 3/15 PL140456)	HC	525 Guelph St., Norval			(i) <i>Outdoor Storage Uses</i> ; (ii) <i>Outdoor Storage Accessory</i> ; (iii) <i>Motor Vehicle Repair Establishment</i> ; (iv) <i>Motor Vehicle Body Shop</i> ; (v) <i>Motor Vehicle Sales/Rental Establishment</i> ; (vi) <i>Drive Through Service Facility</i> ; (vii) <i>Adult Entertainment Establishment</i>	(i) Maximum total <i>net floor area</i> for all <i>Restaurants and Restaurants, Take-Out uses</i> on the <i>lot</i> – 250 square metres; (ii) Maximum total <i>ground floor area</i> for all <i>uses</i> on the <i>lot</i> – 700 square metres; (iii) Maximum total <i>net floor area</i> for all <i>uses</i> on the <i>lot</i> , including any second <i>floor area</i> – 975 square metres; (iv) Maximum <i>net floor area</i> per <i>premises</i> on the <i>lot</i> – 500 square metres; (v) <i>Minimum required yard</i> abutting Guelph St. – 0.0 m; (vi) Maximum required <i>yard</i> abutting Guelph St. – 1.0 m; (viii) <i>Minimum required yard</i> abutting Adamson St. N. – 0.0 m; (ix) Maximum required <i>yard</i> abutting Adamson St. N. – 1.0 m.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
87 By-law No. 2015-0043	HC	16 Adamson St. N., Norval (rear portion of property)		(i) <i>Commercial self-storage facility</i>	(i) <i>Transport Terminal</i> (ii) <i>Contractors Establishment</i> (iii) <i>Construction/Landscaping Contractors Yard</i> (iv) <i>Salvage Yard, Motor Vehicle</i> (v) <i>Outdoor Display and Sales, Accessory</i> (vi) <i>Outdoor Storage Uses</i>	(i) A maximum <i>net floor area</i> of 500 square metres is permitted. (ii) For the purposes of this Zone, a <i>Commercial Self-Storage Facility</i> also includes as an <i>accessory use</i> , the temporary indoor and/or outdoor storage of <i>Recreational Trailers, Vehicles or Boats</i> , and antique/classic <i>Motor Vehicles</i> . The storage and/or parking of shipping containers, truck/van/coach bodies, rail cars, dismantled and/or inoperable <i>Motor Vehicles, Commercial Motor Vehicles</i> including transport trucks and/or transport <i>Trailers</i> , and the outdoor storage of any other materials or goods shall not be permitted.
88 By-law No. 2015-0033 (Joint Board Approved October 11/16)	MAR	Part of Lot 22, Concession 3 Acton Quarry				Minimum required <i>Rear Yard</i> and Interior <i>Side yard</i> of 0.0m

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
89 By-law No. 2015-0033 (Joint Board Approved October 11/16)	MAR	Part of <i>Lots</i> 21 and 22, Concession 3 Acton Quarry				Exempt from the <i>Zone</i> Standards in table 9.2
90 By-law No. 2015-0033 (Joint Board Approved October 11/16)	PC- NHS2	Part of <i>Lots</i> 21 and 22, Concession 3 Acton Quarry				Lands may be included within the license area approved under the Aggregate Resources Act, and may be used for berming, screening, temporary stockpiling of earthen material, <i>accessory structures</i> and facilities normally associated with a mineral extraction operation, and facilities and servicing for, and related to the water management and monitoring system for the quarry extension. Extraction shall be prohibited in this area. Furthermore, the <i>Zone</i> Standards in table 10.2 do not apply.
91 By-law No. 2015-0033 (Joint Board Approved October 11/16)	PC- NHS1	Part of <i>Lots</i> 20, 21 and 22, Concession 3 Acton Quarry				Development related to the installation of, access to, facilities and servicing for related to the water management and monitoring system associated with the quarry located in the MAR <i>zone</i> may be permitted.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
92 By-law No. 2015-0026 (Amended by By-law 2017-0045 and By-law 2020-0028)	HDR	26, 28, 30, 34, 36, 38 & 42 Mill Street and 3 & 11 Dayfoot Drive (Part of Lot 19, Concession 9; Lot 1 and Part Lot 2, Lots 3, 4, 5, 6, Plan 341)	(i) <i>Animal Clinics</i> ; (ii) <i>Commercial Fitness Centres</i> ; (iii) <i>Community Centres</i> ; (iv) Day Nurseries; (v) <i>Medical Offices</i> ; (vi) <i>Restaurants, Restaurants take-out</i> ; (vii) <i>Retail Stores</i> ; (viii) <i>Service Commercial Uses</i> ; (ix) <i>Service Shops</i> ; (x) <i>Specialty Food Stores</i> ; (xi) <i>Multiple Dwelling Units</i> ;			(i) All lands within this <i>zone</i> are deemed to be one <i>lot</i> for the purposes of this By-law; (ii) All <i>setback</i> and <i>FSI</i> requirements are calculated prior to any dedications to the municipality for road widening and parkland; (iii) Maximum <i>floor space index (FSI)</i> – 1.45; (iv) Maximum combined <i>gross floor area</i> for all non-residential uses – 900.0 m ² ; (v) For the purposes of this <i>zone</i> non-residential uses are only permitted on the <i>first storey</i> ; (vi) Maximum <i>height</i> – as shown on Schedule 3 to this By-law. The <i>height</i> for <i>Building 1</i> is contingent upon the provision of a significant public benefit, as outlined in Schedule 4 to this By-law. Otherwise, the maximum <i>height</i> for <i>Building 1</i> shall not exceed 5 <i>storeys</i> or 17.0 m. (vii) No portion of the <i>building</i> or <i>structure</i> , excluding parapets, guard rails, railing and dividers, trellises, eaves, screens, stairs, roof drainage, window washing equipment, lightning rods, garbage chute overruns, plumbing vents, electrical panel with enclosure, architectural features and/or <i>landscaping</i> elements of a green roof is to have a <i>height</i> greater than the <i>height</i> in metres specified by provision iv) of this By-law;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			(xii) Ground Related Apartment Units.			(viii) For the purposes of this zone Mill Street is defined as the <i>front yard</i>; (ix) Minimum required <i>front yard</i> – as shown on Schedule 3 to this By-law; (x) Minimum required <i>rear yard</i> – as shown on Schedule 3 to this By-law; (xi) Minimum required <i>interior side yard</i> – as shown on Schedule 3 to this By-law; (xii) Minimum required <i>exterior side yard</i> – as shown on Schedule 3 to this By-law; (xiii) The portions of the <i>building</i> or <i>structure</i> above ground must be located within the areas delineated by heavy lines as shown on Schedule 3 of this By-law except that balconies, cornices, light fixtures, ornamental elements, parapets, art and landscape features, eaves, window sills, planters, ventilations and exhaust shafts, guardrails, balustrades, railings, stairs, stair enclosures, <i>doors</i>, wheelchair ramps, fences, screens, site servicing features, awnings and canopies, window washing equipment and underground garage ramps and associated <i>structures</i> may extend beyond. (xiv) For the purposes of this zone “<i>Ground Related Apartment Units</i>” shall be defined as a two <i>storey</i> unit within an <i>apartment building</i> that has direct access to street level.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						Refer to Schedules 3 and 4 of By-law No. 2020-0028. That Schedule 4 to By-law 2017-0045 is hereby amended by applying only to <i>Building 1</i> .
93 By-law No. 2016-0002	HDR	224 Maple Avenue (Georgetown), Part of West Half Lot 18, Concession 9		<i>Retirement Home and accessory uses, buildings and structures</i>		(i) Maximum number of <i>Suites</i> – 147; (ii) Maximum <i>height</i> – 30.0 metres or 7 <i>storeys</i>; (iii) Minimum required <i>rear yard</i> – 3.0 metres; (iv) Minimum required interior <i>side yard</i> (north property line) – 7.0 metres; (v) Minimum required number of <i>loading spaces</i> for a <i>Retirement Home</i> – 1 <i>loading space</i>; (vi) Minimum required number of <i>parking spaces</i> for a <i>Retirement Home</i> – 0.5 spaces per <i>Suite</i>, <i>Independent Living</i> and 0.5 spaces per bed within a <i>Suite</i>, <i>Assisted Living</i>; (vii) For the purposes of this <i>Zone</i> “<i>Suite</i>, <i>Independent Living</i>” means a living <i>suite</i> in a residence that provides accommodation for <i>persons</i> who, by virtue of their advanced age, prefer to live in a facility where 24-hour care is available. Each living <i>suite</i> has a private bedroom and bathroom and a separate entrance from a common hall. Common facilities for the preparation and consumption of food are provided and common

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						lounges, recreational rooms and medical care facilities are also provided; (viii) For the purposes of this <i>Zone</i> “<i>Suite</i>, Assisted Living” means a living <i>suite</i> in a residence that provides accommodation primarily for <i>persons</i> who, by virtue of their advanced age and their emotional, mental or physical condition, require a supervised living arrangement where 24-hour care is available. Each living <i>suite</i> has a private bedroom and bathroom and a separate entrance from a common hall. Common facilities for the preparation and consumption of food are provided and common lounges, recreational rooms and medical care facilities are also provided.
94 By-law No. 2016-0020 (OMB Approved April 8, 16 PL141462)	MDR2	8, 10 & 12 Lindsay Court and 13758 & 13764 Highway 7 (Georgetown)		(i) <i>Multiple Dwelling Units</i> as defined in this Zoning By-law. ii) <i>Home occupations</i> subject to provisions in Section 4.11 and subject to Notes (6) and (7) of Table 6.1 in By-law 2010-0050. iii) <i>Private Home Daycares</i>		(i) Maximum number of <i>multiple dwelling units</i>: a) <i>Private Road Townhouse</i> – 65 units b) <i>Dual-frontage Townhouse</i> – 26 units c) <i>Back-to-Back Townhouse</i> – 18 units d) TOTAL number of units - 109 (ii) Minimum <i>lot frontage per multiple dwelling unit</i> – 5.3 metres (iii) <i>Minimum required front yard for multiple dwelling units</i> fronting on a <i>private road</i>: a) To <i>dwelling unit</i> – 4.5 metres b) To the <i>private garage</i> – 6 metres

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iv) Minimum required rear yard for multiple dwelling units fronting on a public street or town owned block – 1.50 metres (v) Minimum required rear yard for Private Road Townhouse dwelling unit fronting on a private road – 6 metres (vi) Minimum required side yards; a) Interior unit – zero b) End unit -1.5 metres, but shall not be located in a <i>sight triangle</i> c) End unit abutting a <i>private road</i> - 3 metres (vii) A minimum 0.8 metre wide maintenance access to the <i>rear yard</i> shall be provided for each <i>Private Road Townhouse dwelling unit</i>, free and clear of obstructions, from the <i>front yard</i> without passing through a <i>habitable room</i>. For the purposes of this By-law such maintenance access may be provided through a <i>side yard</i> associated with an end unit and shall not be required if the <i>front yard</i> and <i>rear yard</i> each abut a <i>public street</i> or <i>private road</i>. Minimum distance between multiple unit buildings – 3 metres

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(viii) Maximum <i>height</i> – 11.0 metres (ix) Minimum required number of <i>parking spaces</i> – 2 per <i>dwelling unit</i> plus .50 spaces per <i>dwelling unit</i> for visitor <i>parking spaces</i> Minimum off-street parking space dimension - 2.75 metres by 5.5 metres Motor vehicle access to a private garage shall be from a private road (x) Minimum required <i>balcony</i> area for all <i>Back-to-Back Townhouse Units</i> and <i>Dual-Frontage Townhouse Units</i>, 7.2m² (xi) No <i>building</i> or <i>structure</i> shall encroach within a required <i>yard</i>, save and except the following: a) Architectural features such as eaves or gutters, chimney breasts, pilasters, roof overhangs may encroach to a maximum of 0.5 metres into a required <i>yard</i>. b) Covered or uncovered, unenclosed <i>porches</i> and/or stairs are permitted to encroach up to 1.5 metres into a required <i>front yard</i>, <i>rear yard</i> or <i>side yard</i> adjacent to a <i>public street</i> or <i>private road</i>. (xii) For the purposes of this Zone, “<i>Multiple-unit Building</i>” means a <i>building</i> that is vertically divided into a minimum of three <i>dwelling units</i>, each of which has

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						an independent entrance to the front of the <i>building</i> and each of which shares a common wall that has a minimum <i>height</i> of 2.4 metres and a depth of 6.0 metres above grade. Such <i>dwelling units</i> shall be tied to a Plan of Condominium, such as a Common Element Condominium, with each <i>dwelling unit</i> being accessed by a <i>private road</i>. (xiii) For the purposes of this Zone, “<i>Dwelling Unit</i>” shall mean any one of the following: a) <i>Private Road</i> Townhouse Unit shall mean a <i>dwelling unit</i> in a <i>multiple unit building</i> with each unit having direct access to a <i>private road</i> and a <i>rear yard amenity area</i>. b) <i>Dual-Frontage</i> Townhouse Unit shall mean a <i>dwelling unit</i> in a <i>multiple unit building</i>; with each unit having a pedestrian access adjacent to or facing a <i>public street</i> or a Town owned block, with a <i>garage</i> and pedestrian access via a <i>private road</i> and a private <i>amenity area</i> in the form of a <i>balcony</i> facing a <i>private road</i>. c) <i>Back-to-Back</i> Townhouse Unit shall mean a <i>dwelling unit</i> in a <i>multiple unit building</i>, with each unit divided vertically by common walls, including a common rear wall, with each unit having direct access to a <i>private road</i> and a private <i>amenity area</i> in the form of a <i>balcony</i> facing a <i>private road</i>. (xiv) For the purposes of this Zone, “<i>Private Road</i>” shall mean a road having a minimum width of 7.0 metres within a condominium that is privately owned, managed and maintained.

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xv) For the purposes of this Zone, “<i>Lot</i>” shall mean a parcel of (tied) land within the subject lands containing a <i>dwelling unit</i> with a private front and/or <i>rear yard</i> exclusive <i>amenity area</i> with frontage on a <i>private road</i>. (xvi) For the purposes of this Zone, “<i>Front Lot Line</i>” shall mean the shortest line that separates a <i>lot</i> from a <i>public street</i> or a <i>private road</i>. In cases where a <i>lot</i> abuts both a <i>public street</i> and <i>private road</i>, and where those <i>lot lines</i> are parallel to each other, the <i>front lot line</i> shall be deemed to be along the <i>private road</i>. (xvii) For the purposes of this Zone, “<i>Rear Lot Line</i>” shall mean the <i>lot line</i> that is opposite to the <i>front lot line</i>. (xviii) For the purposes of this Zone, “<i>Side Lot Line</i>” shall mean a <i>lot line</i> other than a <i>front lot line</i> or <i>rear lot line</i>.
95 By-law No. 2016-0038	LDR1-2	159 Churchill Road South (Acton)				(i) Minimum Required <i>Front Yard</i> measured from the centre point of the front wall of the <i>dwelling</i> – 7.5 m. Notwithstanding this requirement, no portion of the <i>dwelling</i> shall have a Minimum Required <i>Front Yard</i> of less than 6 m (ii) Minimum Required <i>Rear Yard</i> for a 1-storey <i>dwelling</i> – 25 m (iii) Minimum Required <i>Rear Yard</i> for a 2-storey <i>dwelling</i> – 30 m

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iv) Maximum <i>Building Height</i> for a 1-storey dwelling – 7.5 m (v) Maximum <i>Building Height</i> for a 2-storey dwelling – 9.5 m (vi) Maximum <i>Lot Frontage</i> – 16 m (vii) Maximum <i>Lot Coverage</i> for a 1-storey dwelling – 35% (viii) Maximum <i>Lot Coverage</i> for a 2-storey dwelling – 25% (ix) Maximum <i>Floor Space Index</i> for a 1-storey dwelling – 0.31 (x) Maximum <i>Floor Space Index</i> for a 2-storey dwelling – 0.38 (xi) For the purposes of calculating <i>Floor Space Index</i>, the <i>Gross Floor Area</i> of any dwelling shall be calculated as the <i>aggregate</i> of the areas of each floor of a <i>building</i> or <i>structure</i> above <i>established grade</i>, measured between the exterior faces of the exterior walls of the <i>building</i> or <i>structure</i>, excluding the sum of the areas of each floor used, designed or intended for <i>use</i> for the parking of <i>motor vehicles</i>

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xii) A <i>Balcony</i> or <i>Deck</i> shall not be permitted on the second floor of the <i>Rear Yard</i> or <i>Side Yard</i> elevations of any 2-storey dwelling
96 By-law No. 2016-0039	MDR2	167-171 Mountainview Road North (Georgetown), Part of Lots 9 & 10, Registered Plan 182				(i) Maximum <i>height</i> – 9 metres or one-and-a-half storeys; (ii) Minimum required <i>front yard</i> for any <i>building</i> adjacent to Mountainview Road North – 1.5 metres; (iii) The wall of the <i>private garage</i> containing the opening for <i>motor vehicle</i> access shall be located no closer than 5.0 metres from the edge of the <i>private road</i> for any <i>dwelling unit</i> adjacent to the cul-de-sac; and (iv) A <i>deck</i> that has an average floor <i>height</i> of 1.0 m above the adjacent grade shall encroach into a <i>rear</i> or <i>side yard</i> no more than 2.0 metres.
97 By-Law No. 2016-0074	HDR	193. 195, 197 Mountainview Road North & 111 John Street (Georgetown)	(i) Off-site Loading (ii) Off-site Parking (iii) A <i>residential patio</i> in a required <i>front yard</i>	<i>Retirement Home</i> and <i>accessory uses, buildings and structures</i>		(i) Maximum number of <i>Suites</i> – 115; (ii) Maximum <i>height</i> – 25 m or 6 storeys, unless the maximum <i>height</i> and storeys are otherwise shown on Schedule 3 to this By-law;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			(iv) An <i>uncovered platform</i> in a required <i>side yard</i>			(iii) For the purposes of <i>setback</i>, the <i>front lot line</i> is considered to be the Mountainview Road North frontage. (iv) Minimum required <i>rear yard</i> 83 metres; (v) Minimum required <i>interior side yard</i> (north) <i>storeys</i> 1 and 2 – 7.5 metres, underground <i>parking garage</i> – 3.0 metres; (vi) Minimum required <i>interior side yard</i> (south) <i>storeys</i> 1 and 2 – 7.5 m, underground <i>parking garage</i> – 2.0 metres (vii) Minimum required number of <i>loading spaces</i> – 1; (viii) Minimum required number of <i>parking spaces</i> -0.8 spaces per <i>Suite, Independent Living</i> and 0.5 spaces per <i>Suite, Assisted Living</i>; 13 <i>parking spaces</i> are permitted off-site on the lands municipally known as 115 John Street; (ix) For the purposes of this zone, “<i>Suite Independent Living</i>” means a living <i>suite</i> in a residence that provides accommodation for <i>persons</i> who by virtue of their advanced age, prefer to live in a facility where care is available. Each living <i>suite</i> has a private bedroom and bathroom and a separate entrance from a common hall. Common facilities for the preparation and consumption of food are provided and common lounges, recreational rooms and medical care may also be provided; (x) For the purposes of this zone “<i>Suite, Assisted Living</i>” means a living <i>suite</i> in a residence that provides accommodation primarily for <i>persons</i> who, by virtue of their advanced age and their emotional, mental or physical conditions, require a supervised living

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						arrangement where care is available. Each living <i>suite</i> has a private bedroom and bathroom and a separate entrance for a common hall. Common facilities for the preparation and consumption of food are provided and common lounges, recreational rooms and medical care may also be provided. (xi) Minimum required <i>setback</i> of private patio from <i>Front Lot Line</i> – 2.0 metres (xii) Minimum required <i>setback</i> for an <i>uncovered platform</i> from an interior <i>Side Lot Line</i> – 4.5 metres
98 By-Law No. 2016-0074	HDR	115 John Street (Georgetown)	Off-site Parking			12 <i>parking spaces</i> off-site on lands 111 John Street
99 By-Law No. 2017-0064	DC1	69-79 Main Street South and 94-98 Mill Street (Georgetown), (Part <i>Lots</i> 1, 2 & 3, Registered Plan 37, Part of <i>Lot</i> 18, Concession 9)	<i>Apartment Dwelling Units</i>			(i) Maximum number of <i>Apartment Dwelling Units</i> – 169; (ii) Maximum <i>height</i> – as shown on Schedule 3 to this By-law. No portion of the <i>building</i> or <i>structure</i>, excluding parapets, guard rails, railing and dividers, trellises, eaves, screens, stairs, roof drainage, window washing equipment, lightning rods, garbage chute overruns, make up air unit to a maximum <i>height</i> of 3.5 metres, roof drains, plumbing vents, electrical panel with enclosure, architectural features and/or <i>landscaping</i> elements of a green roof is to have a <i>height</i> greater than the <i>height</i> in metres specified by the number following the H symbol as shown on Schedule 3;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iii) The Mechanical Penthouse shall not project more than 3.6 metres above the highest point of the roof of the building and other freestanding mechanical equipment, such as cooling towers, shall not project more than 6.0 metres above the highest point of the roof of the building; (iv) For the purposes of this zone “<i>Storey</i>” means the portion of a <i>building</i> between the surface of a floor and the floor, ceiling or roof immediately above. Any loft or mezzanine space on the tenth <i>storey</i> shall not be considered as a separate <i>storey</i>; (v) Main Street South is defined as the <i>front yard</i>; (vi) Minimum required <i>front yard</i> – as shown on Schedule 3 to this By-law; (vii) Minimum required <i>rear yard</i> – as shown on Schedule 3 to this By-law; (viii) Minimum required <i>interior side yard</i> – as shown on Schedule 3 to this By-law; (ix) Minimum required <i>exterior side yard</i> – as shown on Schedule 3 to this By-law; (x) The portions of the <i>building</i> or <i>structure</i> above ground must be located within the areas delineated by heavy lines as shown on Schedule 3 of this By-law except that cornices, light fixtures, ornamental elements, parapets, art and landscape features, eaves,

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						window sills, planters, ventilation and exhaust shafts, guardrails, balustrades, railings, stairs, stair enclosures, <i>doors</i>, wheelchair ramps, fences, screens, site servicing features, awnings and canopies, window washing equipment and underground garage ramps and associated <i>structures</i> may extend beyond; (xi) Minimum required number of <i>loading spaces</i> – 1 <i>loading space</i>; (xii) Minimum width of an <i>aisle</i> providing access to <i>parking space</i> within a <i>parking area</i> – 6.0 metres; (xiii) Minimum required number of <i>parking spaces</i> for residents – 1.25 spaces per <i>dwelling unit</i>, 4 of which can be auto-share parking space (xiv) Minimum required number of <i>parking spaces</i> for visitors and retail/commercial– 0.15 <i>parking spaces</i> per <i>dwelling unit</i>, (xv) For the purposes of this Zone “Auto-Share Parking Space” means a parking space that accommodates a vehicle offered for short-term rental for use by the public. Each Auto-Share Parking Space shall be equal to 4 spaces for residents when calculating the on-site parking supply (xvi) <i>Height</i> and Density Bonusing Requirements as per Schedule 4 to this By-law.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
100 By-law No. 2017-0044	MDR1 (H24)	3 Halton Hills Drive, 11421-11431 Trafalgar Road (Georgetown), Part of West Half Lot 18, Concession 8				(i) Maximum <i>Height</i> – 12.5 metres; (ii) Minimum Required <i>Front Yard</i> to Face of <i>Garage</i> – 5.5 metres; (iii) A <i>deck</i> that has an average floor <i>height</i> of 1.0 metres above the adjacent grade shall be permitted to encroach into a <i>Rear Yard</i> no more than 2.0 metres; (iv) A minimum of 25% of the <i>Front Yard</i> shall be <i>soft landscaping</i>; (v) Notwithstanding Section 5.2.10.c, each <i>parking space</i> within a single <i>private garage</i> shall have a width of not less than 3.5 metres and length of not less than 7.0 metres and a vertical clearance of not less than 2.1 metres. A minimum area of 2.9 metres wide by 5.3 metres long by 2.1 metres high of this space shall be unobstructed by any component of any <i>structure</i>, including stairs. The following additional provisions apply to lands zoned MDR1 (100-A), described as Blocks 1-7, 10, 14 & 15 on the Plan of Subdivision: (i) Minimum Required <i>Front Yard</i> – 3.75 metres except for a corner unit where a minimum <i>Front Yard</i> to a daylight triangle or rounding of 1.5 metres shall be required; (ii) Minimum <i>Exterior Side Yard</i> - 2.70 metres to a 0.3 metre <i>reserve</i>;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iii) Notwithstanding Section 4.24.2, a minimum <i>Exterior Side Yard</i> of 1.25 metres for a <i>porch</i> or <i>uncovered platform</i> shall be required to a 0.3 metre <i>reserve</i>; (iv) Notwithstanding the residential parking requirements contained in Table 5.2, <i>Street Townhouse Dwelling units</i> shall provide 2 <i>parking spaces</i> per <i>dwelling unit</i>. The following additional provisions apply to lands zoned MDR1 (100-B), described as Blocks 8, 9 & 11 on the Plan of Subdivision: (i) Minimum Required <i>Front Yard</i> – 3.75 metres except for a corner unit where a minimum <i>Front Yard</i> to a daylight triangle or rounding of 1.5 metres shall be required; (ii) Notwithstanding the residential parking requirements contained in Table 5.2, <i>Street Townhouse Dwelling units</i> shall provide 2 <i>parking spaces</i> per <i>dwelling unit</i>; (ii) Minimum Required <i>Rear Yard</i> – 6.85 metres. The following additional provisions apply to lands zoned MDR1 (100-C), described as Blocks 12 & 13 on the Plan of Subdivision: (i) Minimum Required <i>Front Yard</i> – 3.75 metres except for a corner unit where a minimum <i>Front Yard</i> to a

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						daylight triangle or rounding of 1.5 metres shall be required; (ii) Minimum <i>Exterior Side Yard</i> - 2.70 metres to a 0.3 metre <i>reserve</i>; (iii) Notwithstanding Section 4.24.2, a minimum <i>Exterior Side Yard</i> of 1.25 metres for a <i>porch</i> or <i>uncovered platform</i> shall be required to a 0.3 metre <i>reserve</i>; The following additional provisions apply to lands zoned MDR1 (100-D), described as Block 16 on the Plan of Subdivision: (i) Minimum Required <i>Lot Frontage</i> – 5.0 metres; (ii) Minimum Required <i>Front Yard</i> – 3.75 metres; (iii) Minimum Required <i>Rear Yard</i> – 7.5 metres except for an end unit adjacent to an OS1 <i>Zone</i> where a minimum <i>Rear Yard</i> of 7.0 metres shall be required.
101 By-law No. 2018-0042	GCN2 (H1)	249-251 Guelph Street (Georgetown)				(i) A minimum 1.5 metre wide <i>planting strip</i> adjacent and parallel to the <i>streetline</i> is required for any portion of the required 1.5 metre wide area that is not the site of a <i>building</i> .
102 By-law No. 2018-0040	DC2	25 James Street (Georgetown)		(i) <i>Townhouse dwelling units</i> accessed by a <i>Private Lane</i> , wherein the <i>Private Lane</i> is owned by a Common Element Condominium Corporation, and <i>accessory uses</i> ,		(i) Maximum number of <i>townhouse dwelling units</i> – 6 units; (ii) Maximum <i>Height</i> – 11 metres and 3-<i>storeys</i>; (iii) Minimum Required <i>Front Yard</i> – 1.87 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
				<i>buildings and structures.</i>		(iv) Maximum Required <i>Front Yard</i> – 3.0 metres; (v) Minimum Required <i>Rear Yard</i> – 5.5 metres; (vi) For the purposes of this Zone, “<i>Interior Side Yard</i>” and “<i>Lot Frontage</i>” shall not apply to internal <i>lot lines</i> within a Common Element Condominium; (vii) Minimum Private <i>Lane</i> Width – 5.5 metres; (vii) Minimum Required Visitor <i>Parking Spaces</i> – 7 spaces.
103 By-law No. 2020-0041	MDR2	11571-11605 Trafalgar Road (Georgetown)				(i) Minimum required <i>lot frontage</i> per <i>dwelling unit</i> – 5 metres; (ii) Maximum number of <i>dwelling units</i> – 131; (iii) Minimum required <i>front yard</i> on a <i>public street</i> or Town owned block – 2.50 metres; (iv) Minimum required <i>front yard</i> on a <i>private road</i>: a) To the <i>dwelling unit</i> where it is an end unit to a rounding – 2.5 metres; b) To the <i>dwelling unit</i> – 4.5 metres; c) To the <i>private garage</i> – 6.0 metres; and d) To the <i>dwelling unit</i> where it is an end unit to a <i>site triangle</i> – 0 metres; (v) Minimum required <i>rear yard</i> fronting on a <i>private road</i> – 6.0 metres; (vi) Minimum required <i>rear yard</i> fronting on a <i>public street</i> or Town owned block: a) To the <i>dwelling unit</i> – 4.5 metres; and b) To the <i>private garage</i> – 6.0 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vii) Minimum required <i>side yards</i>: a) Interior unit – 0 metres; b) End unit – 1.5m, but shall not be located in a <i>sight triangle</i>; and c) End unit abutting a <i>private road</i> – 2.5 metres; (viii) Minimum distance between <i>multiple unit buildings</i> – 3.0 metres; (ix) Maximum <i>height</i> – 11.0 metres; (x) Minimum required number of <i>parking spaces</i> – 2 spaces per <i>dwelling unit</i>, plus 40 <i>parking spaces</i> for visitors; (xi) <i>Motor vehicle</i> access to a <i>private garage</i> shall be from a <i>private road</i>; (xii) No <i>building</i> or <i>structure</i> shall encroach within a required <i>yard</i>, save except for the following: a) Architectural features such as eaves, gutters, chimney breasts, pilasters, and roof overhangs may encroach to a maximum of 0.5 metres into a required <i>yard</i>; and b) Covered or uncovered, unenclosed <i>porches</i>, <i>decks</i> or stairs are permitted to encroach a maximum of 1.9 metres into a required <i>front</i> or <i>rear yard</i>; (xiii) A minimum 0.8 metre maintenance access to the <i>rear yard</i> shall be provided for each <i>dwelling unit</i> free and clear from utilities, from the <i>front yard</i> without passing through a <i>habitable room</i>. For the purposes of this By-law, such maintenance access may be provided through a <i>side yard</i> associated with an end unit; (xiv) For the purposes of this Zone, "<i>Multiple Unit Building</i>" shall mean a <i>building</i> that is vertically divided

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						into a minimum of three <i>dwelling units</i>, each of which has an independent entrance to the front of the <i>building</i> which shares a common wall that has a minimum <i>height</i> of 2.4 metres and a depth of 6.0 metres above grade. Such <i>dwelling units</i> shall be located within a Plan of Condominium, with each <i>dwelling unit</i> being accessed by a private condominium road; (xv) For the purposes of this Zone, “<i>Dwelling Unit</i>” shall mean the following: a) <i>Private Road</i> Townhouse Unit shall mean a <i>dwelling unit</i> in a <i>multiple unit building</i> with each unit having direct access to a <i>private road</i> and a <i>rear yard amenity area</i>; b) Dual-Frontage Townhouse Unit shall mean a <i>dwelling unit</i> in a <i>multiple unit building</i>, with each unit having access to both a <i>public street</i> or Town owned block, and a garage and access via a <i>private road</i> and <i>amenity area</i> in the form of a <i>porch</i> facing a <i>private road</i>; and c) Back-to-back Townhouse Unit shall mean a <i>dwelling unit</i> in a <i>multiple unit building</i>, with each unit divided vertically by common walls, including a common rear wall, with each unit having direct access to a <i>private road</i> and <i>amenity area</i> in the form of a <i>porch</i> facing a <i>private road</i>; (xvi) For the purpose of this Zone, “<i>Private Road</i>” shall mean a road having a minimum width of 6.7 metres, within a condominium that is privately owned, managed and maintained; (xvii) For the purposes of this Zone, “<i>Lot</i>” shall mean a parcel of tied land within the subject lands containing a <i>dwelling unit</i> with a private <i>front</i> and/or <i>rear yard</i> exclusive <i>use</i> area with frontage on a <i>private</i> and/or <i>public road</i>;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xviii) For the purposes of this Zone, “<i>Front Lot Line</i>” shall mean the shortest line that separates a <i>lot</i> from a <i>public street</i> or <i>private road</i>. In the case where a <i>lot</i> abuts both a <i>public street</i> and a <i>private road</i>, and where those <i>lot lines</i> are parallel to each other, the <i>front lot line</i> shall be deemed to be along the <i>public street</i>; (xix) For the purposes of this Zone, “<i>Rear Lot Line</i>” shall mean the <i>lot line</i> that is opposite to the <i>front lot line</i>; (xx) For the purposes of this Zone, “<i>Side Lot Line</i>” shall mean a <i>lot line</i> other than a <i>front lot line</i> or <i>rear lot line</i>; and (xxi) For the purposes of this Zone, the minimum required parking for a Back-to-Back Townhouse Unit located in a <i>multiple unit building</i> containing 8 or fewer Back-to-Back Townhouse Units shall be 2 <i>parking spaces</i>.
104 By-law No. No.2019-0039	MDR2	284 Queen Street East (Acton), Part of Block A, Registered Plan 670		(i) 1.5-storey Private Townhouse <i>Dwelling Unit</i> not exceeding sixteen (16) units accessed by a private lane; (ii) <i>Home Occupations</i> subject to the provisions in Section 4.12 and subject to Special Provisions (6) and (7) of Table 6.1 in By-law 2010-0050		(i) For the purposes of this zone Private Townhouse <i>Dwelling Unit</i> means a <i>multiple dwelling unit</i> in a <i>townhouse building</i>, with each unit having direct access to a <i>private road</i>; (ii) Minimum required garage <i>setback</i> to a <i>private road</i> – 6 metres; (iii) Minimum Required <i>Setback</i> from the rear wall of a Private Townhouse <i>Dwelling Unit</i> to a <i>lot line</i> – as shown on Schedule 3 to this By-law; (iv) Minimum Required <i>Setback</i> from the side wall of a Private Townhouse <i>Dwelling Unit</i> to a <i>lot line</i> – as shown on Schedule 3 to this By-law; (v) Maximum <i>height</i> – 8.5 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vi) Minimum required number of <i>parking spaces</i> – 2 <i>parking spaces</i> per Private Townhouse Dwelling Unit, 5 visitor <i>parking spaces</i> and 3 additional surplus spaces; (vii) Minimum <i>setback</i> for surface <i>parking spaces</i> from a <i>public street</i> – as shown on Schedule 3 to this By-law; (viii) Minimum <i>setback</i> for surface parking from a <i>lot line</i> – as shown on Schedule 3 to this By-law; (ix) <i>Porches, decks</i> and/or stairs may encroach into a <i>front, rear, interior</i> or <i>exterior side yard</i> no more than 3 metres; (x) Features including but not limited to, eaves or gutters, chimney breasts, pilasters and roof overhangs may encroach into a <i>front, rear, interior</i> or <i>exterior side yard</i> no more than 3 metres. (xi) Minimum required width of an <i>aisle</i> providing access to a <i>parking space</i> – 6.4 metres
105 By-law No. 2020-0058	LDR1-3	11801 Trafalgar Road (Part of Lot 19, Concession 8 and Block 187, Registered Plan 20M-734)				(i) Maximum <i>height</i> for Parcel A as shown on Schedule 3 to this By-law – 7.0 m and 1.5 <i>storeys</i>.

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
106 (Approved April 6, 2022 by OLT case OLT-22-002179)	MDR2	20 Ransom Street (Acton), All of Lot 1 and Part of Lot 16, Registered Plan 53		(i) Maximum 9 Townhouse Dwelling Units accessed by a private road; (ii) Home occupations subject to the provisions in Section 4.12 and subject to Special Provision (6) and (7) of Table 6.1 in By-law 2010-0050; (iii) Private Home Day cares		(i) For the purposes of this zone Townhouse Dwelling Unit means a multiple dwelling unit in a townhouse building, with each unit have direct access to a private road; (ii) Maximum height – 10.5 metres and 2 storeys; (iii) Minimum required garage setback to a private road – 6 metres; (iv) Minimum required Interior Side Yard Setback – 7.5 metres; (v) Minimum Required Rear Yard Setback – 1.4 metres; (vi) Minimum Required Front Yard Setback – 3.3 metres (vii) Porches, decks and/or stairs may encroach into a front or interior side yard no more than 3 metres; (viii) Features including but not limited to: eaves or gutters, chimney breasts, pilasters and roof overhangs may encroach into a front, rear or interior side yard no more than 1 metre; (ix) Minimum required width of an aisle providing access to a parking space – 6.4 metres; (x) Minimum private road width – 6.0 metres (xi) Parking areas shall be setback a minimum of 1.0 metre from any building or structure; (xii) Second storey decks and balconies are prohibited; (xiii) Minimum of 9 visitor parking spaces;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						For the purpose of this site-specific zone, the exterior limits of the zone boundary shall be deemed to be one lot for the purpose of applying zone provisions. Zoning provisions shall not apply to any interior boundaries creates as a result of the Common Element Condominium
107 By-law No. 2021-0023	MDR2	37 King Street (Georgetown) Lots 8,9 and 10 Plan 37	(i) Semi-detached dwellings			(i) Minimum required number of parking spaces – 11 parking spaces (ii) Maximum Height – 10.0 metres (iii) For the purpose of this zone “multiple unit building” means a building that is vertically divided into a maximum of 4 units, each of which has independent entrance at grade to the front and rear of the building and each of wish shares a common wall that has a minimum height of 2.4 metres and a depth of 6.0 metres above grade; (iv) Minimum required front yard setback – as shown on schedule 3 of this by-law (v) Minimum required interior side yard setback as shown on Schedule 3 of this By-law (vi) Minimum required exterior side yard setback as shown on Schedule 3 of this By-law; (vii) Minimum required rear yard setback – as shown on Schedule 3 of this By-law; (viii) Porches, decks and/or stairs may encroach into any required yard setback no more than 2.0 metres; (ix) Features including but not limited to eaves or gutters, chimney breasts, pilasters and roof overhangs may encroach into any required yard setback no more than 1.5 metres.

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
108 By-law No. 2022-0007	MDR1	17 Guelph Street (Georgetown Lot 16, Registered Plan 32)	(i) Apartment Dwelling			(i) Maximum number of apartment dwelling units – 14 (ii) Maximum height – as shown on Schedule 3 of this By-law. No portion of the building or structure, excluding parapets, guard rails, railing and dividers, trellises, eaves, screens, stairs, roof drainage, window washing equipment, lightning rods, garbage chute overruns, make up air unit to a maximum height of 3.5 metres, roof drains, plumbing vents, electrical panel with enclosure, architectural features and/or landscaping elements of green roof is to have a greater height in metres specified by the number following the H symbol as shown on Schedule 3; (iii) Minimum required number of parking spaces – 21 parking spaces; (iv) All setback requirements are calculated prior to any dedications to the municipality for road widening (v) Minimum required rear yard – as shown on Schedule 3 to this By-law; (vi) Minimum required interior side yard – as shown on Schedule 3 to this By-law;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vii) Minimum required exterior side yard – as shown on Schedule 3 to this By-law; (viii) The portions of the building or structure above ground must be located within the areas delineated by heavy lines as shown on Schedule 3 of this By-law except that cornices, light fixtures, ornamental elements, parapets, art and landscape features, eaves, window sills, planters, ventilation and exhaust shafts, guardrails, balustrades, railings, stairs, stair enclosures, doors, wheelchair ramps, fences, screens, site servicing features, awnings, canopies and above grade parking garage; (ix) Sight triangle – 4.5 metres
109 By-law no. 2022-0012	RCO	94 Guelph Street	Medical office and business office			(i) Net Floor Area for Medical Office uses will be limited to a maximum of 50 m²; (ii) Maximum Net Non-Residential Floor Area of 133 m²; and, (iii) Access to parking in the rear yard will be provided by two aisles, each with a minimum width of 2.8 m

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
110 By-law 2022-0035	EMP1	1 Elgin Street Lots 22 & 23, Plan 37			(i) Aggregate Transfer Station (ii) Concrete Batching Plant (iii) Contractor's Establishments (iv) Outdoor Storage Uses (v) Transportation Terminals	
111 By-law 2022-0046	MDR2	47 Maria Street (Acton)		(i) Supportive Housing Apartment Dwelling; and (ii) Home Occupations subject to the provisions in Section 4.12 and Special Provisions (6) and (7) of Tables 6.1		(i) Maximum number of dwelling units – 1 (ii) Maximum number of bedrooms – 1 per dwelling unit (iii) Maximum height – 9.5 metres; (iv) Maximum number of storeys – 2; (v) Minimum required front yard – 2.0 metres except a minimum required front yard to a daylight triangle shall be 0 metres; (vi) Minimum required interior side yard – 5.0 metres

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vii) Minimum required exterior side yard – 0 metres; (viii) Minimum width of an aisle providing access to a parking space with a parking area – 6.0 metres; (ix) Minimum setback for parking areas from any building or structure – 0.6 metres; (x) Minimum required number of parking spaces – 6; and (xi) For the purpose of this Zone, “Supportive Housing Apartment Dwelling” means an apartment dwelling that is owner, operated or funded by the Region of Halton, or the Province of Ontario, that contains independent dwelling units and provides on-site support services for residents, including administration office for support staff.
112 By-law 2022-0047	MDR1	9 Caroline St (Georgetown), Lot 3, Registered Plan 29				(i) Maximum Number of storeys – 2; and (ii) A minimum of 19% of the front yard for the interior unit shall be soft landscaping

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
113 By-law 2023-0034	UR	Block 290, Plan 20M-1208, Part of Lot 11, Concession 10, ESQ (Georgetown)	(i) Dwelling Unit, Rear Lane Townhouse (ii) Dwelling Unit, Private Road Townhouse			(i) Maximum number of dwelling units – 88; (ii) Minimum required number of parking spaces – 2 parking spaces per dwelling unit, plus 0.3 spaces per dwelling unit for visitor parking; (iii) Notwithstanding Section 5.2.14b), the maximum driveway width is 7.0 m provided a minimum of 30% of the front or exterior side yard in which the driveway is located shall be soft landscaping; (iv) Motor vehicle access to a private garage shall be from a private road; (v) The following additional provisions apply to lands zoned UR (112-A), UR (112-B), UR(112-C) and UR(112-D) described as Lots 1 to 46 on Schedule 3 to this By-law: a. Maximum Height – 9.0 metres; b. Minimum Front Yard – 5.0 metres; c. The wall of the private garage facing the lot line where the driveway crosses to access the private garage is to be located no closer than 5.5 metres from that lot line;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						d. When abutting a sidewalk, the minimum exterior side yard shall be 2.0 metres to the sidewalk; e. Minimum interior side yard – 0.6 metres on one side, 1.2 metres on the other side; f. Covered or uncovered, unenclosed porches, decks and/or stairs are permitted to encroach up to 2.0 metres into a required front or rear yard; g. Covered or uncovered, unenclosed porches and/or stairs are permitted to encroach into the exterior side yard provided they are setback 1.2 metres from the exterior side lot line; h. Covered or uncovered, unenclosed porches and/or stairs are permitted to encroach into the interior side yard provided they are setback 1.0 metres from the interior side lot line; i. Minimum rear yard for lands zoned UR(112-A) described as Lots 26 to 35 on Schedule 3 to this By-law – 7.0 metres

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						j. Minimum rear yard for lands zoned UR(112-B) described as Lots 24 and 25 on Schedule 3 to this By-law – 6.0 metres; k. Minimum rear yard for lands zoned UR(112-C) described as Lots 36 to 46 on Schedule 3 to this By-law – 4.5 metres; l. Minimum rear yard for lands zoned UR(112-D) described as Lots 1 to 23 on Schedule 3 to this By-law – 7.5 metres (vi) The zoning requirements for Street Townhouse Dwelling Units in the Urban Residential zone shall apply to Private Road Townhouse Dwelling Units; (vii) Notwithstanding any provisions to the contrary for Private Road Townhouse Dwelling Units the following additional provisions apply to lands zoned UR(112-E) described as blocks 47-50 on schedule 3 to this By-law: a. Maximum height – 9.0 metres; b. Minimum required front yard – 6.0 metres except for a corner unit where a minimum front yard to a corner

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						rounding of 2.3 metres shall be required; c. The wall of the private garage facing the lot line where the driveway crosses to access the private garage is to be located no closer than 5.5 metres from that lot line; d. Minimum exterior side yard – 2.0 metres; e. Covered or uncovered, unenclosed porches, decks and/or stairs are permitted to encroach up to 2.5 metres into a required front or rear yard; f. A minimum rear yard – 4.5 metres; g. A minimum 1.2 metres maintenance access to the rear yard shall be provided for each private Road Townhouse Dwelling Unit, free and clear of utilities, from the front yard without passing through a habitable room. The 1.2 metre maintenance access may be shared between two dwelling units. For the purpose of this by-law such maintenance access may be provided through a side yard associated with an end unit;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						h. Air conditioners are required to be located a minimum of 1 metre from the interior side lot line and no closer than the required exterior side yard setback for the main building (viii) Notwithstanding any provisions to the contrary, for Rear Lane Townhouse Dwelling Units, the following additional provisions apply to lands zoned UR(112-F) described as blocks 51-54 on Schedule 3 to this By-law: a. Minimum number of dwelling units – 21; b. Minimum lot frontage – 6.0 metres c. Maximum height – 12.0 metres d. Minimum front yard – 1.9 metres e. Minimum exterior side yard – 2.5 metres; f. When abutting a corner rounding, the minimum exterior side yard shall be 0.5 metres; g. Minimum interior side yard (interior unit) - 0.0 metres;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						h. Minimum interior side yard (end unit) - 0.8 metres; i. Minimum distance between rear land townhouse dwelling block – 3 metres; j. Minimum rear yard – 0.5 metres; k. A covered or uncovered, unenclosed porch is permitted to encroach into a required front or side yard but at no time shall be closer than 0.5 metres to the lot line; l. The minimum setback to a front lot line for stairs used to access a porch is 0.0 metres; m. Air conditioners are required to be located a minimum of 0.3 metres from the interior side lot line and no closer than the required exterior side yard setback from the main building; (ix) For the purpose of this by-law, a “unit” within a plan of condominium, on which a dwelling unit is situated, shall be considered a lot for administering the Zoning By-law; (x) For the purpose of this Zone, for Single Detached Dwelling Units and Private Road Townhouse Dwelling Units, “Front Lot Line”

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						shall mean the shortest line that separates a lot from a private road; (xi) For the Purpose of this Zone, for Rear Lane Townhouse Dwelling Units, "Front Lot Line" shall mean the shortest line that separates a lot from the public street or private amenity area" (xii) For the purpose of this Zone, the "Rear Lot Line" is considered the lot line opposite the front lot line; (xiii) For the purpose of this Zoned, 'Rear Lane Townhouse Dwelling Unit" shall mean a dwelling unit in a multiple-unit building wish each unit fronting onto a public road, or private amenity area, with private garage and driveway access from the rear yard via a private road; and, (xiv) For the purpose of this Zone, "Private Road Townhouse Dwelling Unit" shall mean a dwelling unit in a multiple-unit building with each unit having direct access to a private road.
114 By-law No. 2023-0016	HR1	Part of Lot 21, Concession 9 (Glen Williams)				(i) Minium lot frontage – 21 metres (ii) Minimum lot area – 1000 square metres (iii) Maximum number of lots – 32

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iv) Maximum lot coverage – 360 square metres (v) Setbacks: (a) Maximum front yard setback – 10 metres (b) No more than two consecutive houses shall be sited at the same distance from the front property line after which subsequent houses shall be sited at a minimum variation of 2.0 m (c) Minimum of 10 houses fronting onto Street A (Plan 24T-09001/H) shall be sited at the minimum front yard setback of 4.5 metres (vi) Minimum required rear yard measured from the rear property line as per Schedule B – 20 metres for Lots 1 to 16 (Plan 24T-09001/H) (vii) Minimum required rear yard measured from the rear property line as per Schedule B – 10 metres for Lots 17 to 32 (Plan 24T-09001/H) (viii) Maximum height – 2 storeys and 10 metres. A construction tolerance of an additional 0.3 metres is permitted for Lots 17 to 32 (Plan 24T-09001/H)

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(ix) Decks less than 0.6 m above grade adjacent to the deck (a) No closer than 3 m measured from the rear property line as per Schedule B (x) Main wall means any exterior wall of a building or structure (xi) No main front wall of a house shall be set further back than half the length of the adjacent house (xii) Decks 0.6 m or more above the grade adjacent to the deck (a) Shall not be permitted above the first floor (b) Shall not project more than 2 metres from the furthest rear or side main wall relative to the adjacent yard (xiii) Balconies (a) Shall not be permitted above the first floor (b) Shall not project more than 2 metres from the furthest rear or side main wall relative to the adjacent yard.

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(xiv) Garages (a) The wall of the private garage facing the lot line the driveway crosses to access the private garage is to be recessed a minimum of 1.0 metre from the face of the house and shall be no closer than 5.5 metres from the front lot line (b) The interior dimensions (width) of the garage fronting the street shall not exceed 50% of the exterior width of the house (xv) Minimum interior side yard setback and rear yard setback for an accessory building or structure – 3 metres (xvi) Minimum rear yard setback for an accessory building or structure containing a dwelling unit – 10 metres (xvii) Maximum floor area for a detached private garage – 45 square metres -----

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						The following provisions apply to lands zoned HR1 (114-A)(H1) described as Lot 7 on Schedule C (Plan 24T-09001/H): (i) Minimum lot frontage – 12 metres (ii) Maximum front yard setback – 23 metres The following provisions apply to lands zoned HR1 (114-C)(H1) described as Lot 8 on Schedule C (Plan 24T-09001/H): (i) Maximum front yard setback – 12.5 metres The following provisions apply to lands zoned HR1 (114-C)(H1) described as Lot 16 on Schedule C (Plan 24T-09001/H): (i) Minimum lot frontage – 10 metres (ii) Minimum front yard setback – 25 metres (iii) Maximum front yard setback – 40 metres

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(iv) The requires that no main front wall or a house shall be set further back than half th length of the adjacent house shall not apply ----- The following provisions apply to lands zoned HR1(114-D)(H1) described as Lot 17 on Schedule C (Plan 24T-09001/H): (i) Minimum lot frontage – 18 metres (ii) Maximum front yard setback – 16 metres ----- The following provision applied to lands zoned HR1 (114-E)(H1) described as Lot 18 on Schedule C (Plan 24T-09001/H): (i) Maximum front yard setback – 20 metres ----- The following provision applies to lands zoned OS2(114-F) described as Block 34 on Schedule C (Plan 24T-09001/H): (i) Minimum lot frontage – 6 metres

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
115 By-law no. 2024-0003	UR	59 & 61 King Street (Georgetown)				(i) Maximum number of <i>dwelling units</i> – a) Single detached dwelling – 1 unit b) Multiple dwellings – 4 units c) Street townhouse dwellings – 4 units; (ii) Minimum required number of parking spaces – 16 parking spaces; (iii) Maximum height – 10.0 metres; (iv) Maximum number of storeys for the townhouse dwellings - 2; (v) Minimum required rear yard to the single detached dwelling – 1.2 metres; (vi) Minimum required exterior side yard – 1.7 metres; and, (vi) Minimum required interior side yard – 2.3 metres.
116 By-law no. 2024-0118	HR1	102 Confederation Street (Glen Williams)				i) Minimum lot frontage – 16 metres ii) Minimum lot area – 0.10 ha iii) Maximum number of lots – 31 iv) Maximum lot coverage – 360 square metres v) Setbacks

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						a. Minimum front yard setback – 4.5 metres except for porches which may have a setback of 3.0 metres b. No more than two consecutive houses shall be sited at the same distance from the front property line after which subsequent houses shall be sited at a minimum variation of 2.0 m vi) Maximum height – 2 storeys and 9.1 metres measured at the highest point of the finished grade outside the walls of the building or structure vii) For the purposes of this by-law a main wall means any exterior wall of a building or structure viii) Decks 0.6 m or more above the grade adjacent to the deck a. Shall not be permitted above the first floor b. Shall not project more than 3.0 metres from the furthest rear or side main wall ix) Balconies shall not project more than 3.0 metres from the furthest rear or side main wall relative to the adjacent yard x) Garages

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						a. The wall of the private garage, the entrance of which faces the lot line the driveway crosses to access the private garage, is to be recessed a minimum of 0.5 m from the face of the house and shall be no closer than 5.5 metres from the front lot line b. The interior dimensions of the garage width fronting the street shall not exceed 50% of the exterior width of the house c. Special provisions x) a. and b. shall not apply to a corner lot on which a dwelling is situated with an attached garage facing a front lot line and the principal front door of the dwelling facing a side lot line xi) Maximum floor area for a detached private garage – 65 square metres xii) Notwithstanding the provisions of Section 4.15 a), a maximum of 5 model homes is permitted.
117 By-law no. 2024-0021	HDR	12, 22 & 24 Dayfoot Drive (Georgetown) Part of Lot 19, Concession 9				(i) Maximum number of Apartment Dwelling Units – 163; (ii) Maximum number of storeys – 6;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
		(Esquesing) and Part of Lot 17, Registered Plan 341				(iii) Minimum required parking spaces for residents – 1.4 spaces per dwelling unit; (iv) Minimum required visitor parking spaces – 0.24 spaces per dwelling unit; (v) Minimum required bicycle parking spaces – 0.36 spaces per dwelling unit; (vi) Maximum height – as shown on Schedule 3 of this By-law; (vii) Minimum required yard setbacks – as shown on Schedule 3 to this By-law; (viii) Minimum setback from a building or structure containing a dwelling unit to a railway right-of-way-as shown on Schedule 3 to this By-law; (ix) An accessory waste storage area may be located outside of the main building; (x) The vertical clearance of a parking space may be obstructed by such facilities intended to be used for a suspended bicycle parking space for the exclusive use of the owner of the parking space, whereas the By-law requires a minimum vertical clearance of 2.1 metres. (xi) The height (in addition to the elements listed in Section 4.9) and setback requirements of this By-law shall not apply to:

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						a. Any mechanical features, including structures containing a mechanical penthouse or the equipment necessary to control an elevator, stairs, stair enclosures, elevators and elevator lobbies/vestibules for the purpose of accessing rooftop, provided that such features do not project more than 5.5 metres above the highest point of the roof and does not occupy greater than 50% of the area of the roof; b. Window washing equipment, antenna, lightning rods, and satellite dishes, which may project above the highest point of the roof to a maximum of 5.0 metres; c. Parapets, railings, planters, balustrades, bollards, stairs, safety or guard railings, chimneys, retaining walls, wheelchair ramps, structures and elements related to outdoor patios or terraces, roofing assembly, landscape features, garbage chutes and associated vents or roofs may project above the highest point of the roof to a maximum of 1.5 metres; d. Ornamental or architectural elements, intake/exhaust vents or stacks,

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						fences, wind, noise or privacy screens/mitigation measures, chimneys or flues, access roof hatches, trellises, private terrace dividers, cabanas or outdoor furniture, may project above the highest point of the roof to a maximum of 3.0 meters; and, e. Elements of the roof of the building or structure used for green roof technology, thermal insulation, roof ballast, and skylights may project above the highest point of the roof to a maximum of 1.0 metres.
118 By-law no. 2024-0072	EMP1	12 Armstrong Avenue (Hold for after Sept 16 Council)	(i) Commercial Fitness Centre			(i) A Commercial Fitness Centre shall be subject to the following provisions: a. Maximum gross floor area – 1,182.0 m² b. Minimum required number of parking spaces – 33; and, c. Parking spaces shall be setback 0.9m from the building

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
119 By-law no. 2024-0099	HR2	Bishop Court – Part of Lot 23, Concession 10 (Esquesing)				(i) Notwithstanding any other provision of this By-law, where, as a result of the acquisition of part of a lot by a public authority, the lot, after the acquisition, is a non-complying lot, such non-complying lot may be used for any purpose permitted by this By-law within the Zone in which the lot is located and the lands so acquired shall be deemed to continue to form part of the lot in determining compliance with the minimum lot area requirement in this By-law; (ii) Maximum Height – 11.0 metres; (iii) Maximum number of storeys – 2; (iv) Minimum Lot Frontage for Lots 2 and 3 on Schedule 3 of this By-law – 7.5 metres; (v) Minimum Lot Frontage for Lots 13 to 16 on Schedule 3 to this By-law – 17.5 metres; (vi) No more than two consecutive houses shall be sited at the same distance from the front property line after which subsequent houses shall be sited at a minimum variation of 2.0 metres; (vii) Minimum driveway setback from the interior side lot line for Lots 2 and 3 and Lots 13 to 16 on Schedule 3 to this By-law – 1.0 metre;

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(viii) For the purposes of this By-law, a main wall means any exterior wall of a building or structure; (ix) Balconies/Decks a) Shall not be permitted above the first floor; b) Shall not project more than 4.0 metres measured from the furthest rear or side main wall relative to the adjacent yard provided the balcony or deck is no closer than 3.0 metres to an interior side lot line; (x) Garages a) The wall of the private garage, the entrance of which faces the lot line the driveway crosses to access the private garage, is to be recessed a minimum of 1.0 metre from the face of the house and shall be no closer than 7.5 metres from the front lot line; b) The interior dimensions (width) of the garage fronting the street shall not exceed 50% of the exterior width of the house.
120 By-law No. 2025-0052	HDR	1 Rosetta Street, 6 and 8 Saint Michaels Street	(i) Community Event Spaces (ii) Retail Stores, Accessory			(i) All lands within this zone are deemed to be one lot for the purposes of this By-law; (ii) Maximum height – as shown on Schedule C to this By-law;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
			(iii) Service Commercial Uses, Accessory			(iii) No portion of the building or structure, excluding guard rails, railing and dividers, trellises, eaves, screens, stairs, roof drainage, window washing equipment, lightning rods, garbage chute overruns, plumbing vents, electrical panel with enclosure, architectural features and/or landscaping elements of a green roof is to have a height greater than the height in metres shown on Schedule C to this By-law; (iv) Notwithstanding Section 4.8 – Encroachments into Required Yards, balconies are permitted to encroach into the required front yard along Rosetta Street and the required exterior side yard along Caroline Street a distance of no more than 4.2 metres provided the balcony does not encroach within a 45-degree angular plane measured at the lot line 16 metres above established grade; (v) Maximum number of dwelling units – 659; (vi) For the purposes of this zone, Rosetta Street is defined as the front lot line;

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						(vii) Minimum front yard (Rosetta Street) – as shown on Schedule C to this By-law; (viii) Minimum rear yard – as shown on Schedule C to this By-law; (ix) Minimum interior side yard (southern lot line) – as shown on Schedule C to this By-law; (x) Minimum exterior side yard (Caroline Street and River Drive) – as shown on Schedule C to this By-law; (xi) Notwithstanding Section 5.2.11 - Minimum Width of Aisles, the minimum width of an aisle providing access to a surface parking space and/or below-grade parking space shall be 6.0 metres; (xii) Notwithstanding Table 5.2 - Residential Parking Requirements, minimum residential parking shall be provided for the following phases, as shown on Schedule E to this By-law: Phase 1: 1.3 resident and visitor spaces (combined) per dwelling unit; Phase 2: 1.4 resident and visitor spaces (combined) per dwelling unit; and (xiii) Parking spaces will not be required for Community Event

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						Spaces, Day Nurseries, Accessory Retail Stores, and/or Accessory Service Commercial Uses; (xiv) Minimum bicycle parking for an apartment dwelling – 0.77 spaces per dwelling unit, consisting of 0.70 spaces per unit for residents plus 0.07 spaces per unit for visitors; (xv) Section 4.3.4 - Special Railway Right of Way Setbacks shall not apply; and (xvi) For the purposes of this zone, “Community Event Space” means public or private space within an apartment building, long term care facility and/or retirement home used for recreational, leisure, business (i.e., office hoteling), cultural and/or community service programs/activities.
121 By-law No.2025-0075	MDR2	16 and 18 Mill Street (Georgetown)		(i) Multiple Dwellings; (ii) Apartment Dwellings; (iii) (Additional Residential Units subject to the provisions of Section 4.1.4		(i) All lands within this zone are deemed to be one lot for the purposes of this By-law; (ii) For the purposes of this zone, “Purpose-Built Rental Dwelling” means a building or part of a building containing dwelling units that are available for rent and held in common ownership such that the dwelling units cannot be severed or sold individually, are not legally described in accordance with a condominium

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Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
				and Special Provisions 1 and 14 to Table 6.1 – Permitted Uses (Urban Residential Zones); (iv) Home Occupations subject to the provisions of Section 4.12 and Special Provisions 6 and 7 to Table 6.1 – Permitted Uses (Urban Residential Zones); (v) Private Home Daycares; (vi) Day Nurseries subject to Special Provision 5 to Table 6.1 – Permitted Uses (Urban Residential Zones); and (vii) Purpose-Built Rental Dwellings		registered under the Condominium Act or any successor legislation, and are not organized as a life lease project; (iii) Special Provision 8 to Table 6.1 – Permitted Uses (Urban Residential Zones) restricting the number of units and related floor area to what existed on the effective date of the By-law shall not apply; (iv) Maximum total number of dwelling units – 34; (v) Minimum number of Purpose-Built Rental Dwelling Units – 12; (vi) Maximum height – 15.7 metres and 4 storeys, to a maximum of 17 metres for the height exceptions contained within Section 4.9 - Exceptions to Height Requirements; (vii) Minimum front yard – 2.9 metres; (viii) Minimum rear yard – 5.0 metres; (ix) Minimum interior side yard (northeastern lot line) – 3.5 metres; (x) Minimum interior side yard (southwestern lot line) for buildings that have a height of greater than 13.4 metres: (a) For that portion of the building that has a height of 13.4 metres or greater above grade – 11.0 metres; (b) For that portion of the building that has a height of 4.6 metres or less above grade – 6.0 metres; and (c) For that portion of the building that has a height of between 4.6 metres

1	2	3	4	5	6	7
Exception Number	Zone	Municipal Addresses	Additional Permitted Uses	Only Permitted Uses	Uses Prohibited	Special Provisions
						and 13.4 metres above grade – 9.0 metres; (xi) Minimum setback for parking areas from any building or structure – 0 metres; and Minimum bicycle parking – 0.77 spaces per dwelling unit, consisting of 0.70 spaces per unit for residents plus 0.07 spaces per unit for

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PART 14

HOLDING PROVISIONS

- 14.1 Notwithstanding any other provision in this By-law, where a *Zone* symbol is followed by the letter “H” and a number – for example EMP1(H1) – no *person* shall *use* or permit the *use* of the land to which the letter (H) applies for any *use* other than the *use* which legally existed on the date the By-law applying the holding provision came into effect until the Hold (H) is removed in accordance with the policies of the Official Plan and the Planning Act, as amended.
- 14.2 *Council* may pass a By-law pursuant to Section 36 of the Planning Act, as amended to remove the Holding (H) Symbol, thereby placing the lands in the *Zone* indicated by the *Zone* symbol, when all of the applicable requirements have been met. For the purposes of this By-law, a number of distinct holding provisions have been applied as set out in Table 14.1, below:

Table 14.1: Holding Zones

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H1	Lands where an agreement and servicing allocation or private servicing approvals are required	Multiple properties	The Holding (H1) provision may be lifted once Council is satisfied that an appropriate subdivision agreement and/or site plan agreement and/or development agreement has been executed, and that an allocation of servicing has been approved by the Region of Halton or that the subject lands can be appropriately serviced through adequate private, on-site services to the satisfaction of Council.	May 11, 2010

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H2	PC-NHS1	Multiple properties	This Holding (H2) provision only applies to: • construction of new single detached dwellings; • replacement or expansion of existing permitted <i>buildings</i> and <i>structures</i> where the <i>ground floor area</i> that existed on the effective date of this By-law is proposed to be increased by greater than 50%; and, • construction of <i>accessory buildings and structures</i>, if any part of the <i>accessory building</i> or structure is located more than 20 metres from the main building on the lot. The Holding (H2) provision may be lifted once a scoped Environmental Impact Study has been completed which demonstrates to the satisfaction of <i>Council</i> that the applicable policies in Section E2.5.3.3 of the Official Plan have been met.	July 9, 2012
H3	Reserved			
H4	GCN2 GCN3	Multiple properties	The Holding (H4) provision may be lifted once Council is satisfied that the policies in Sections D2.5.2.5.3 and D2.5.2.4.3 of the Official Plan, as applicable, have been met.	May 11, 2010
H5	Multiple Zones in Glen Williams	Multiple properties in Glen Williams	The Holding (H5) provision may be lifted in a circumstance where the expansion or replacement of existing uses or permitted buildings is proposed once Council is satisfied that the policies of sub-sections 9.2.3 and 9.2.4 of the Glen Williams Secondary Plan are met.	May 11, 2010 Removed as part of the Housekeeping Amendment Process (By-law 2025-0070)

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H6	MDR2(103)	11571-11605 Trafalgar Road (Georgetown)	g (H6) provision may be lifted upon: (i) — The Owner demonstrating, by way of reports and drawings that are prepared by appropriate professional(s), that the development achieves a ground water balance (infiltration) that meets the CTC Source (Water) Protection Plan policy requirements and can be accommodated without MECP approval for permanent dewatering, to the satisfaction of the Region of Halton and the Town of Halton Hills; (ii) — The Owner submitting to the Region of Halton an MECP-acknowledged Record of Site Condition, along with all supporting environmental documentation such as Phase I and II Environmental Site Assessments and Remediation Reports, etc., prior to any servicing or grading of the site taking place; (iii) — The Town of Halton Hills and the Region of Halton being satisfied that the subject site has received the necessary servicing allocation (SDE); and (iv) — The Owner demonstrating an adequate implementation strategy for an external sanitary sewer system required to support the proposed development to the satisfaction of Halton Region.	July 27, 2020 Removed September 7th, 2023 by By-law 2023-0081 and 2024-0023
H7	HDR	Part Lots 18 and 19, Concession 8 (Georgetown)	The Holding (H7) provision may be lifted once <i>Council</i> is satisfied that an appropriate site plan agreement has been executed, that an agreement has been entered into to the satisfaction of Canadian National Rail with respect to the portion of the subject property adjacent to the railway, and that an allocation of servicing has been approved by the <i>Region</i> of Halton.	Oct.18, 2004
H8	Reserved			

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H9	PC	11106 Winston Churchill Blvd.	The Holding (H9) provision may be lifted once <i>Council</i> is satisfied that an appropriate site plan agreement has been executed and contains sufficient securities to ensure the completion of site works within one year of the issuance of a <i>Building</i> Permit, that a letter is received from the Ontario Ministry of Agriculture, Food and Rural Affairs or its successor that advises that required compliance with the <u>Ontario Meat Inspection Act</u> and Standard of Compliance has been satisfactorily obtained, and that <i>Building</i> and Zoning and Enforcement Services Staff report to <i>Council</i> regarding the obtaining of securities to ensure the completion of <i>building</i> improvements.	Nov.23, 1999
H10	MDR2	60 Main Street NE Corner of Main/Rail line (Georgetown)	The Holding (H10) provision may be lifted once <i>Council</i> is satisfied that an appropriate site plan agreement has been executed, that an allocation of servicing has been approved by the <i>Region</i> of Halton, that Urban Design and Architectural Design Guidelines are prepared and submitted to the satisfaction of the Director of Planning, Development & Sustainability, that two Vehicle Activated Traffic Calming Signs (VATCS) are provided to the satisfaction of the Director of <i>Infrastructure</i> Services and the Town Engineer, and that securities are provided for their portion of the cost of the possible future signalization of the Carruthers Road/Ewing Street and Main Street North intersection for a ten year period to the satisfaction Director of <i>Infrastructure</i> Services and the Town Engineer.	Apr.27, 2009
H11	MDR1 LDR1-3 LDR1-4	Concession 11, Part <i>Lots</i> 12 to 14 (Georgetown)	The Holding (H11) provision may be lifted once <i>Council</i> is satisfied that an appropriate subdivision agreement has been executed, that an allocation of servicing has been approved by the <i>Region</i> of Halton, that the Environmental Study Report prepared for the Class Environmental Assessment for the proposed Drainage Area 10 storm water management facility is approved, and that payment for the proportionate share and relevant administration fee for the traffic signalization of Highway 7 and Hall Road/McFarlane Drive is received.	July 14, 2008

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H12	LDR1-4(59) 2011-0008	Part of the west half of <i>Lot 26 Con 4</i> (Esquesing) and Part of the unopened road allowance between Concessions 3 and 4 and Part of Churchill Road, (Acton), Town of Halton Hills	The Holding (H12) provision may be lifted when; i) The Town of Halton Hills and the <i>Region</i> of Halton are satisfied that the subject site has received an adequate servicing allocation (SDE); ii) The Owner obtains subdivision draft approval and enters into a Subdivision Agreement, in order to create the proposed <i>lots</i> and satisfying the Town with regards to certain items including, but not limited to the following: stormwater management, traffic, noise, geotechnical, servicing, tree inventory reports, siltation control, environmental assessment, <i>lot</i> grading, lighting, fencing and other items as deemed necessary by the Town. iii) The Owner undertake, to the satisfaction of Halton <i>Region</i>, gas monitoring on the subject property, given the proximity of the subject site to the closed Acton Landfill. iv) The Owner undertake, to the satisfaction of Halton <i>Region</i>, air quality analysis given the proximity of the subject property to the existing Acton Wastewater Treatment Facility. v) The Owner undertake and comply with CN Rail impact mitigation measures as outlined in their Secondary Main Line Requirements.	Jan. 24, 2011
H13	Reserved			
H14	Reserved			

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H15	CC(76) (OMB Approved January 28/14 PL130140)	Part of Lot 27, Concession 4, Town of Halton Hills, <i>Regional Municipality of Halton</i>	The Holding (H15) provision may be lifted when; 1. Approval of a Site Plan application and execution of a Site Plan Agreement in accordance with Section 41 of the Planning Act i) Urban Design considerations including appropriate <i>building</i> elevations, <i>landscaping</i> and pedestrian and vehicle connections to the satisfaction of the Town's Administration; ii) The provision of appropriate access to Queen Street in keeping with the recommendations set out in the Hatch Mott McDonald transportation peer review dated September 21, 2013; and, iii) The provision of a pedestrian access to Tanners Drive Across Block 210, Plan 20M838 to the satisfaction of Town Administration; 2. The Owner enters into an Agreement with the Town with respect to funding and construction of off-site transportation improvements, including, but not limited to, the construction of a right turn auxiliary <i>lane</i> onto Queen Street together with the construction of a pedestrian walkway and associated <i>landscaping</i> across Block 210, to the satisfaction of Town Administration; and, 3. Adequate municipal services are available for the lands to the satisfaction of the <i>Region</i> of Halton and allocated by <i>Town Council</i>.	Removed June 9, 2014 by 2014-0037
H16	EP1 HR1	Multiple properties in Norval	The Holding (H16) Provision may be lifted once the Environmental Assessment has been completed for the Norval By-pass identified in the Halton Peel Boundary Area Transportation Study and it is determined that the lands in question are not required for the By-pass.	2014

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H17	MDR1(84)	125 McDonald Blvd. (Acton), (Part Lot 242, Parts 1, 2, 4 to 7, Registered Plan 1098)	The Holding (H17) provision may be lifted when: i) Approval of a Site Plan application and execution of a Site Plan Agreement in accordance with Section 41 of the Planning Act for the development that additionally secures: a. The design of one and a <i>half storey</i> townhouse units with no windows located above the ground floor at the rear of the units for Blocks 17, 18 and 19, as shown on proposed Plan of Subdivision revised by Wellings Planning Consultants Inc. dated July 28, 2014, to the satisfaction of the Director, Planning, Development & Sustainability; ii) The Town of Halton Hills and the <i>Region</i> of Halton are satisfied that the subject site has received the necessary servicing allocation (SDE); and iii) Submission to the <i>Region</i> of Halton, a Ministry of Environment (MOE) acknowledged Record of Site Condition (RSC) that is certified by a Qualified <i>Person</i> as defined in Ontario Regulation 153/04 and indicates that the environmental condition of the site is suitable for the proposed land use(s). The Owner shall also submit all supporting environmental documentation such as a Phase One and Phase Two Environmental Site Assessment and Remediation reports, etc. to the <i>Region</i> of Halton for review.	September 8, 2014
H18	HDR(92)	26, 28, 30, 34, 36 & 38 Mill Street and 3 & 11 Dayfoot Drive (Part Lot 19, Concession 9; Lot 1 and Part Lot 2, Lots 3, 4, 5, 6, Plan 341)	The Holding (H18) provision may be lifted upon: i) Approval of a Site Plan application and execution of a Site Plan Agreement in accordance with Section 41 of the Planning Act, for any future development; ii) The Town of Halton Hills and the <i>Region</i> of Halton being satisfied that the subject site has received the necessary servicing allocation (SDE). A Water Usage and Sanitary Discharge Report shall be submitted to the <i>Region</i> of Halton for review; iii) Approval by Town Administration of a Construction Management Plan. iv) Approval by Town Administration of a Transportation Impact Study (TIS).	July 26, 2015 Removed October 5, 2023 by By-law 2023-0095

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H19	HC	525 Guelph Street	The Holding (H19) provision may be lifted once <i>Council</i> is satisfied that an appropriate site plan agreement has been executed, and that a design study meeting the Hamlet Design and Heritage Protection Guidelines has been prepared and submitted to the satisfaction of the Director of Planning, Development and Sustainability.	February 26, 2015
H20	HDR(93)	224 Maple Avenue (Georgetown), Part of West Half Lot 18, Concession 9	The Holding (H20) provision may be lifted upon: i) The Owner satisfies the <i>Region</i> of Halton's Protocol for Review of Contaminated and Potential Contaminated sites, by submitting a Ministry of the Environment and Climate Change acknowledged Record of Site Condition in accordance with Ontario Regulation 153/04, or the Owner provides documentation prepared by a Qualified Professional that demonstrates that the lands are or will be suitable for the intended <i>use</i> , both of which is to the satisfaction of the <i>Region</i> of Halton; and ii) The Town of Halton Hills and the <i>Region</i> of Halton are satisfied that the subject site has received the necessary servicing allocation (SDE).	January 11, 2016

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H21	MDR2(94)	8, 10 & 12 Lindsay Court and 13758 & 13764 Highway 7 (Georgetown)	The Holding (H21) provision may be lifted upon: 1) Approval of a single comprehensive Site Plan application and execution of a single comprehensive Site Plan Agreement in accordance with Section 41 of the Planning Act, as well as execution of such development agreements as may be required by Halton <i>Region</i> to secure the matters required for the lifting of the Holding Provisions, for all of the lands subject to the MDR2(94) zone. The site plan and agreements shall incorporate, among other matters: a) Urban Design considerations, including appropriate <i>building</i> elevations, <i>landscaping</i>, internal road layout and pedestrian connections to the satisfaction of the Town; b) A road widening along the frontage of the site as per the Town's Official Plan (OP). Lindsay Court has been designated as a 20 metre wide road allowance in the OP and the widening required will be based on 10 metres from the original centreline of the road allowance; c) The design and construction of drainage and storm water management works servicing the Lindsay Court road allowance to the satisfaction of the Town. Such design shall consider all flows from the existing Lindsay Court road allowance and all external flows received by the Lindsay Court road allowance and shall accommodate the increase in imperviousness within the road allowance. The construction costs of such works shall be secured through the agreement. d) Design and construction of a secondary access for emergency vehicles to Highway 7, to the satisfaction of MTO and the Town. Should MTO not support a secondary access to their road allowance (Hwy 7), the Owner shall design and re-construct the Lindsay Court road allowance to provide a divided road cross-section to provide the required secondary access to this development (the construction costs of such works shall be secured through the agreement) or the Owner shall provide any other secondary emergency access which is acceptable to the Town. For greater certainty, it is agreed that no emergency access to McCullough Crescent shall be permitted.	April 8, 2016

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
			e) Design and construction of any intersection improvements and/or a southbound left turn <i>lane</i> on Trafalgar Road as may be required to lift the Holding Provisions on the subject lands pursuant to items 5) and/or 6) below. The construction costs of such works shall be secured through the agreement. f) Conformity with the Town's current Green Development Standards. g) Implementation of the recommendations of the approved noise and vibration study(ies) prepared in accordance with items 9) and 10) below relating to noise barriers, warning clauses and <i>building</i> construction requirements. h) Consideration of the impact of the proposed development as it relates to groundwater recharge, including a water balance assessment to evaluate the pre-development groundwater recharge rates and the impact of the development on this rate, the implementation of low impact design (LID) initiatives to improve groundwater recharge and a development design that minimizes the need to apply road salt. 2) Approval by the Town and <i>Region</i> of an updated TIS, which reflects traffic data no more than 12 month old, reflects the resolution of sight line issues in accordance with items 4) and 5) below and includes evaluation of site access and circulation, integration of both off-site and on-site pedestrian walkways and cycling paths, confirmation that the proposed site access location and design comply with TAC standards. All site access points shall be evaluated in terms of capacity, safety and sight distance & adequacy of queue storage capacity, considering existing and/or proposed Lindsay Court road allowance configuration. 3) The Town of Halton Hills and the <i>Region</i> of Halton being satisfied that the subject site has received the necessary servicing allocation (SDE). A Water Usage and Sanitary Discharge Report shall be submitted to the <i>Region</i> of Halton for review.	

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
			4) The Town of Halton Hills and the <i>Region</i> of Halton each being satisfied that the construction of realigned Trafalgar Road has been carried out in accordance with the Trafalgar Road (<i>Regional</i> Road No. 3) Transportation Corridor Improvements Steeles Avenue (<i>Regional</i> Road 8) to Highway 7 Class Environmental Assessment, to such an extent that all sight line and turning issues at the intersection of realigned Trafalgar Road and Lindsay Court have been resolved to the satisfaction of both the Town and <i>Region</i>. 5) Should the owner wish to lift the Holding Provision in advance of item (4) being satisfied, or in the event that the aforementioned Class EA is not approved, or is not approved for the relevant portion of Trafalgar Road, the Holding Provision may be lifted once the Town of Halton Hills and the <i>Region</i> of Halton are each satisfied that all sight line and turning issues at the intersection of Trafalgar Road and Lindsay Court have been resolved by other intersection improvements, other modifications and/or other measures to their respective satisfaction. 6) In the event that the sight line issues have been addressed to the satisfaction of the <i>Region</i> of Halton, subject to the provision of a phasing plan to the satisfaction of the Town and subject to all other preconditions to the lifting of the Holding Provision set out herein, the Holding Provision may be lifted on a portion of the subject lands to permit a maximum of 50 units without the provision of a southbound left turn <i>lane</i> on Trafalgar Road. The Holding Provision shall not be lifted on the remainder of the subject lands until a southbound left turn <i>lane</i> on Trafalgar Road has been provided to the satisfaction of the Town and <i>Region</i>. 7) The <i>Region</i> of Halton having advised that the Ministry of Tourism, Culture and Sport acknowledgement that the site is free and clear of any archaeological resources has been received prior to any development or site <i>alteration</i> approval being granted.	

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
			8) Submission to the <i>Region</i> of Halton, a Ministry of Environment (MOE) acknowledged Record of Site Condition (RSC) that is certified by a Qualified <i>Person</i> as defined in Ontario Regulation 153/04 and indicates that the environmental condition of the site is suitable for the proposed land <i>use(s)</i>. All supporting environmental documentation such as a Phase One and Phase Two Environmental Site Assessment and Remediation reports, etc. shall also be submitted to the <i>Region</i> of Halton for review. 9) An updated Noise Study, to the satisfaction of Halton <i>Region</i>, that takes into account the improvements proposed by the Trafalgar Road Class EA. 10) An updated Noise Study respecting the rail line and registration of an environmental <i>easement</i> on title to the subject lands, to the satisfaction of Metrolinx.	

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H22	HDR(97)	193-197 Mountainview road North, 111 John Street (Georgetown)	The Holding (H22) provision may be lifted upon: i) Approval of a Site Plan application and execution of a Site Plan Agreement in accordance with Section 41 of the Planning Act, for any future development that, among other matters, incorporates; a) Urban Design considerations, including appropriate <i>building</i> elevations, <i>landscaping</i>, fencing, internal road layout, parking and pedestrian connections to the satisfaction of the Town's Administration; b) Appropriate <i>easements</i> and operating agreements for the share access, cross parking and service arrangements between the proposed development located at 193-197 Mountainview/111 John Street and the existing <i>building</i> located at 115 John Street. c) Conformity with the Town's current Green Development Standards. d) Submission of an approved Construction Management Plan. e) Provision of securities for completion of off-site works including but not limited to construction, at the applicant's expense, of a continuous <i>sidewalk</i> connecting the Mountainview frontage of the development from a point to be determined by the Town to the existing John Street <i>sidewalk</i> located at the corner of Mountainview Road and John Street. ii) Receipt of allocation from the Town of Halton Hills of sufficient servicing allocation and confirmation of this to the <i>Region</i> of Halton; iii) Satisfaction by the owner of the <i>Region</i> of Halton's Protocol for Review of Contaminated and Potential Contaminated Sites, including but not limited to the completion of a Phase 2 Environmental Site Assessment and any other assessments recommended therein;	

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H23	DC1(99)	69-79 Main Street South and 94-98 Mill Street (Georgetown), (Part Lots 1, 2 & 3, Registered Plan 37, Part of Lot 18, Concession 9)	The Holding (H23) provision may be lifted upon: i) Execution of agreement under Section 37 of the Planning Act providing for the public benefits referenced in SCHEDULE 4 of this Bylaw; ii) Payment of the \$500,000 contribution as set out in SCHEDULE 4 of this Bylaw and in the agreement under Section 37 of the Planning Act; iii) Approval of a Site Plan application and execution of a Site Plan Agreement in accordance with Section 41 of the Planning Act, for any future development; iv) Approval by Town Administration of a Heritage Reconstruction and Restoration Plan, prior to the issuance of any Demolition Permit(s); v) The Owner satisfies the Region of Halton's Protocol for Review Contaminated and Potential Contaminated sites, by submitting a Ministry of the Environment and Climate Change acknowledged Record of Site Condition in accordance with Ontario Regulation 153/04, or the Owner provides documentation prepared by a Qualified Professional that demonstrates that the lands are or will be suitable for the intended use, both of which shall be to the Region of Halton's satisfaction; vi) The Town of Halton Hills and the Region of Halton being satisfied that the subject site has received the necessary servicing allocation (SDE). A Water Usage and Sanitary Discharge Report shall be submitted to the Region of Halton for review; vii) Arrangements for the securing of an easement over the Back Street parking lot, to the satisfaction of Town Administration; viii) Arrangements for the relocation of existing utilities located on the subject lands, to the satisfaction of Town Administration; and ix) Approval by Town Administration of a Construction Management Plan.	November 1, 2017 Removed November 28, 2023 by By-law 2023-0104

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H24	MDR1(100)	3 Halton Hills Drive, 11421-11434 Trafalgar Road (Georgetown), Part of West Half Lot 18, Concession 8	The Holding (H24) provision may be lifted upon: (i) Fulfilment of any and all off site requirements including but not limited to servicing, storm water management, road construction and any other external works as required to the satisfaction of the Town of Halton Hills and Halton Region; (ii) Execution of a respective Subdivision Agreement, External Servicing Agreement (if applicable) and Site Plan Agreement, as required, to the satisfaction of the Town of Halton Hills and Halton Region; (iii) Fulfilment of all urban and architectural design requirements specified by the Town to the satisfaction of the Town of Halton Hills.	July 10, 2017 Removed September 20, 2021 by By-law 2021-0042
H25	MDR2(106) (Approved April 6, 2022 by OLT case OLT-22-002179)	20 Ransom Street (Acton), All of Lots 1 and Part of Lot 16, Registered Plan 5	The Holding (H25) provision may be lifted upon: i. The Town of Halton Hills and the Region of Halton being satisfied that the subject site has received the necessary servicing allocation (SDE). ii. The Town of Halton Hills being satisfied that access to any private amenity space for yard maintenance purposes for each townhouse units is secured without passing through habitable space for the units through Site Plan Control approval.	April 6, 2022 By-law 2025-0029 removed this Holding Provision
H26	MDR1(108)	17 Guelph Street (Georgetown), Lot 16 Registered Plan 32	The Holding (H26) provision may be lifted upon: I) The Town of Halton Hills and the Region of Halton being satisfied that the subject site has received the necessary servicing allocation (SDE). II) The Region of Halton being satisfied that an Environment, Conservation and Parks (MECP) acknowledged Record Site Condition (RSC) is received.	February 28, 2022. By-law 2025-0091 removed this Holding Provision

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H27	MDR2(111)	47 Maria Street (Acton)	The Holding (H27) provision may be lifted once: (i) The Region of Halton confirms that servicing capacity is available and the applicant obtains the required servicing allocation from the Town of Halton Hills, to the Region's satisfaction; and (ii) The Region of Halton confirms that the required Environmental Site Assessment (ESA) has been done to Regional Standards and the author of the ESA extends third party reliance to Halton Region through a letter that also confirms the ESA has been completed to O. Reg. 153/04 standards, and that the site is suitable for its intended use, to the satisfaction of Halton Region.	July 4, 2022 Holding removed June 1, 2023 by By-law 2023-0049
H29		59 & 61 King Street	• Signed and executed Site Plan Agreement with the Town of Halton Hills • Implementation of the recommendations of the Noise Impact Study through the Site Plan Control process by way of a letter of commitment to the satisfaction of the Town of Halton Hills • Signed and executed CN Development Agreement • Grant CN an environmental easement for operational noise and vibration emissions, registered against the property in favour of CN • Approval of the allocation of servicing by Halton Region	January 22, 2024

	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
H30	HDR(117)	12, 22 & 24 Dayfoot Drive (Georgetown) Part of Lot 19, Concession 9 (Esquering) and Part of Lot 17, Registered Plan 341	The Holding (H30) provision may be lifted upon: (i) The Town of Halton Hills and Halton Region are satisfied that the subject site has received the necessary servicing allocation (SDE); (ii) The remaining analysis with respect to potential site contamination be undertaken to the Region of Halton's satisfaction, following the direction of the Region's Protocol for Reviewing Development Applications with Respect to Contaminated or Potentially Contaminated Sites. (iii) The applicant shall prepare and execute a monitoring plan of the proposed infiltration gallery to ensure that it is functioning as intended without adverse effects to the groundwater, to the satisfaction of the Region of Halton and Town of Halton Hills and without negatively impacting the surrounding properties to the satisfaction of the Town of Halton Hills. (iv) Appropriate screening through a combination of fencing and landscaping between the subject lands and abutting lots containing single detached dwelling is secured through the Site Plan Control process.	March 25, 2024
H31	RCC(22), RCC(22-A)	13394 and 13376 Highway 7	The Holding (H31) provision may be lifted upon: Once the Town is satisfied that an appropriate site plan agreement has been executed and that the subject lands can be appropriately serviced through adequate private, on-site services.	December 9, 2024

H32	HDR(120)	1 Rosetta Street, 6 and 8 Saint Michaels Street	The Holding (H32) provision may be lifted upon: (i) Approval of a Site Plan application and execution of a Site Plan Agreement in accordance with Section 41 of the Planning Act, for any future development; (ii) The Town of Halton Hills and the Region of Halton being satisfied that the proposed development has received the necessary servicing allocation from the Town of Halton Hills; (iii) The Owner submitting to the Town of Halton Hills and Halton Region an MECP-acknowledged Record of Site Condition, along with all supporting environmental documentation such as Phase I and II Environmental Site Assessments and Remediation Reports, etc., prior to any servicing or grading of the site taking place. Third party reliance shall be extended to the Town of Halton Hills and Halton Region through a Reliance Letter, following the direction found in the Region's Protocol for Reviewing Development Applications with Respect to Contaminated or Potentially Contaminated Sites; (iv) The Owner demonstrating that any potential impacts to groundwater and Halton Region's Wellhead Protection Areas have been studied and that the proposed development can be accommodated without the need for permanent dewatering, to the satisfaction of Halton Region; (v) The Owner updating the submitted Natural Heritage Characterization Letter during the appropriate season to confirm that its findings are still accurate and can be relied upon by the Town and to address ecologically appropriate compensation in coordination with the Town, to the satisfaction of the Town. The drawing should detail lane configurations, and the proposed traffic signage and pavement markings; (vi) The Owner making a cash contribution to the Town of Halton Hills which shall be allocated and expended by the Town as	June 16, 2025
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			the Owner's portion for the costs of intersection improvements at Mountainview Road North and River Drive, as identified in the Transportation Impact Study approved by the Town, associated with the estimated increased traffic generated from the proposed development. The amount of such cash contribution is for the reconfiguration of the existing lanes in the form of modifying existing pavement markings and additional signage; (vii) Approval of a Construction Management Plan by the Town; (viii) Subject to Council approval and prior to final site plan approval, the Owner agreeing to enter into an agreement with the Town for the sale of a portion of Saint Michaels Street. In exchange, as total compensation for the sale and transfer of these lands, the Owner at their own expense shall design and construct the Saint Michaels Street extension from John Street through to Caroline Street, as well as a multi-use pathway from Caroline Street through to the Metrolinx lands (i.e., GO Station lands south of the development site). The technical details related to the design and construction of these works have been documented in a Memorandum of Understanding between the Town and the Owner. All these works shall be completed to the satisfaction of the Commissioner of Transportation and Public Works; (ix) The Owner entering into an agreement with the Town for the design and construction of right-of-way roadway improvements for Caroline St. and Rosetta St., at the Owner's expense to the satisfaction of the Commissioner of Transportation and Public Works; (x) (x) The Owner entering into an agreement prior to the commencement of any site works with the Town to address any temporary encroachments within Town owned lands (e.g., crane swing and tie backs) and to mitigate any temporary	
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	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
			construction impacts to the satisfaction of the Commissioner of Transportation and Public Works; (xi) The Owner demonstrating that the development meets the Town of Halton Hills Green Development Standards, to the satisfaction of the Town; and (xii) The Owner updating the submitted Natural Heritage Characterization Letter during the appropriate season to confirm that its findings are still accurate and can be relied upon by the Town and to address ecologically appropriate compensation in coordination with the Town, to the satisfaction of the Town.	

H33	MDR2(121)	16 and 18 Mill Street (Georgetown)	The Holding (H33) provision may be lifted upon: (i) Approval of a Site Plan application and execution of a Site Plan Agreement in accordance with Section 41 of the Planning Act, for any future development; (ii) The Owner updating the Functional Servicing Report prepared by Egmond Associates Ltd., dated October 31, 2024, to provide an analysis of Halton Region's 300mm diameter sanitary wastewater sewer receiving the development flows including sanitary sewer design sheets to determine if any downstream capacity constraints exist, to the satisfaction of Halton Region; (iii) The Town of Halton Hills and Halton Region being satisfied that the proposed development has received the necessary servicing allocation from the Town of Halton Hills (e.g., 20 SDEs based on 34 apartment dwelling units); (iv) The Owner submitting to the Town of Halton Hills and Halton Region an MECP-acknowledged Record of Site Condition, along with all supporting environmental documentation such as Phase I and II Environmental Site Assessments and Remediation Reports, etc., prior to any servicing or grading of the site taking place. Third party reliance shall be extended to the Town of Halton Hills and Halton Region through a Reliance Letter, following the direction found in the Region's Protocol for Reviewing Development Applications with Respect to Contaminated or Potentially Contaminated Sites; (v) The Owner providing to Halton Region a letter stating that the Owner and/or future condominium corporation will be providing private waste collection to the 16 and 18 Mill Street development and agreeing through	August 25, 2025
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	Zone Designation	Property/Legal Description	Conditions for Removal	Date Enacted
			the inclusion of a clause within the Site Plan Agreement that the Owner will provide confirmation to Halton Region that all agreements of purchase and sale and/or rental agreements include a notice letter/acknowledgement informing prospective purchasers that the site will be serviced by private waste collection; or, the Owner redesigning the development through the approval of a Site Plan application to meet the Region's Development Design Guidelines for Source Separation of Solid Waste and municipal waste collection requirements, to the satisfaction of Halton Region; (vi) The Owner agreeing through a site plan agreement, condominium agreement and/or other agreement registered on title to the subject lands that until a minimum rental housing vacancy rate of 3% is being maintained in the Town in accordance with the Town's Official Plan, a minimum of 12 of the 34 permitted dwelling units shall consist of Purpose-Built Rental Dwelling Units, all to the satisfaction of the Town; and (vii) Approval of a Construction Management Plan by the Town of Halton Hills.	

PART 15

TEMPORARY USE ZONES

15.1 TEMPORARY USE ZONES

Where on Schedules to this By-law, a *Zone* symbol is followed by a set of brackets containing the letter “T” and a number, 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 15.1, below, identifies the *Temporary Use Zones* within the Municipality.

15.2 LIST OF TEMPORARY USE ZONES

Table 15.1: Temporary Use Zones

	Zone Designation	Property/Legal Description	Temporary Uses	Date Enacted	Date Expires
	EMP1 (110)(T1)	1 Elgin Street Lots 22 & 23, Plan 37	(i) Microbrewery For the purposes of this By-law a Microbrewery shall mean a place used for: the small scale and independent manufacturing of specialty or craft beer or spirits produced for retail sale and consumption on or off-site as well as the accessory preparation, service and consumption of food. On-site manufacturing, retail sale and consumption of beverages or food shall only occur within an enclosed building. The Microbrewery is permitted to have the following provisions: a) Minimum width of an aisle providing access to a parking space within a parking area – 6.0 m	May 29, 2023	May 29, 2026

			b) Minimum required number of parking spaces – 16 c) Minimum parking space width of not less than 2.6 m and length of not less than 5.5m (ii) Patio to allow for the consumption of food and beverages outdoors between the months of March and October. a) Notwithstanding (i)(b) minimum required number of parking spaces – 0 on Saturday between March and October, subject to off-site parking arrangements having been secured at the beginning of each year, to the Town's satisfaction. (iii) Amplified music is not permitted outdoors. (iv) Notwithstanding Section 5.5.5 a loading space is permitted to be shared with the patio.		
	EMP1(118) (T2)	12 Armstrong Ave (Part of Lots 49 and 50 and Part of Block B)	(i) Retail Store A retail store shall be subject to the following provisions: a) Maximum gross floor area – 594.0m² b) Minimum required number of parking spaces – 12; and, c) Parking spaces shall be setback 0.9m from the building	Sept. 16, 2024	Sept. 16, 2027

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PART 16

INTERIM CONTROL ZONES

16.1 INTERIM CONTROL ZONES

Where on Schedules to this By-law, a *Zone* symbol is followed by a dash, the letters "ICB" and a number, no change in *use* and no construction of any *buildings* or *structures* is permitted until the expiry of the Interim Control By-law affecting the lands. Lands affected by Interim Control By-laws are catalogued on Table 16.1, below.

16.2 LIST OF INTERIM CONTROL ZONES

Table 16.1: Interim Control Zones

	Zone Designation	Property/Legal Description	Applicable Provisions	Date Enacted	Date Expires
ICB1					

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PART 17
ENACTMENT

BY-LAW READ AND PASSED THIS 19th DAY OF July, 2010.

MAYOR: _____

Rick Bonnette

(Municipal Seal)

ACTING CLERK: _____

Dennis Y. Perlin

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SCHEDULES

Schedule 'A' schedules:

Schedule A1:	Rural Lands
Schedule A2:	Greenbelt Plan Area
Schedule A3-1:	Georgetown
Schedule A3-2:	Georgetown
Schedule A3-3:	Georgetown
Schedule A3-4:	Georgetown
Schedule A4:	Georgetown Downtown
Schedule A5:	Georgetown Community Node
Schedule A6:	Acton
Schedule A7:	Acton Downtown
Schedule A8:	NOT USED
Schedule A9:	Stewarttown
Schedule A10:	Ashgrove
Schedule A11:	Ballinafad
Schedule A12:	Bannockburn
Schedule A13:	Crewsons Corners
Schedule A14:	Henderson's Corners
Schedule A15:	Hornby
Schedule A16:	Limehouse
Schedule A17:	Silvercreek
Schedule A18:	Terra Cotta
Schedule A19:	Glen Williams
Schedule A20:	Norval

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4. IMPLEMENTATION GUIDELINES

The following outlines the specific Implementation Guidelines which shall be executed during the application of the *Minimum Distance Separation (MDS) Formulae* to calculate setbacks.

MDS I	MDS II
#1. Referencing MDS in Municipal Planning Documents	
In accordance with the Provincial Policy Statement, 2014, this MDS Document shall apply in <i>prime agricultural areas</i> and on <i>rural lands</i>. Consequently, the appropriate parts of this MDS Document shall be referenced in municipal official plans, and detailed provisions included in municipal comprehensive zoning by-laws such that, at the very least, MDS setbacks are required in all designations and zones where <i>livestock facilities</i> and <i>anaerobic digesters</i> are permitted. Sections 1, 2, 6, 7 and 8 of this document are primarily provided for information purposes, and are not required for inclusion in municipal planning documents; however, Sections 3, 4 and 5 comprise the <i>Minimum Distance Separation Formulae</i> as referenced in the PPS, and as such shall form the basis for MDS provisions enshrined in local land use planning documents. To exercise the various options available to municipalities under Implementation Guidelines #7, #9, #35 and #38, appropriate references must be included in the appropriate implementing land use planning document (official plan and/or comprehensive zoning by-law depending on the trigger for MDS); otherwise, the default approaches outlined in Implementation Guidelines #7, #9, #35 and #38 shall apply as written in this MDS Document.	
#2. For What, and When, is an MDS Setback Required?	
The MDS I setback distances shall be met prior to the approval of: proposed <i>lot creation</i> in accordance with Implementation Guidelines #8 and #9; rezonings or re-designations in accordance with Implementation Guideline #10; <i>building permits</i> on a lot which exists prior to March 1, 2017 in accordance with Implementation Guideline #7; and as directed by municipalities for local approvals for <i>agriculture-related uses</i> or <i>on-farm diversified uses</i> in accordance with Implementation Guideline #35. The information used to carry out an MDS I calculation must reflect the circumstances at the time that the municipality deems the planning or building permit application to be complete.	The MDS II setback distances shall be met prior to the approval of the building permit application for a <i>first or altered livestock facility</i> occupying an area greater than 10 m² or any <i>anaerobic digester</i>. The information used to carry out an MDS II calculation must reflect the circumstances at the time that the municipality deems the building permit application to be complete.

MDS I	MDS II
#3. For What, and When, is an MDS Setback <u>NOT</u> Required?	
Certain proposed uses are not reasonably expected to be impacted by existing livestock facilities or anaerobic digesters and as a result, do <u>NOT</u> require an MDS I setback. Such uses may include, but are not limited to: • extraction of minerals, petroleum resources and mineral aggregate resources; • infrastructure; and • landfills. However, if one of the uses exempted from MDS I by this Implementation Guideline is later proposed to be rehabilitated or redeveloped to a use that is not an agricultural use, then MDS I setbacks shall be met prior to the approval of any required planning or building permit application. In addition, MDS I setbacks are <u>NOT</u> required from: • livestock barns occupying an area less than 10 m²; • certain unoccupied livestock barns in accordance with Implementation Guideline #20; • certain unused manure storages in accordance with Implementation Guideline #21; • apiaries; • aquaculture facilities; • deadstock handling facilities; • fairground buildings; • feed storages; • field shade shelters; • greenhouses; • kennels; • machinery sheds; • meat plants (including abattoirs and slaughterhouses); • mushroom facilities; • pastures; • poultry hatcheries; • stockyards; • temporary field nutrient storage sites (as defined under the <i>Nutrient Management Act, 2002</i>); • veterinary clinics with housing for livestock; and • zoos.	Certain things that may or may not be associated with agriculture do <u>NOT</u> require MDS II setbacks. Such things may include, but are not limited to: • apiaries; • aquaculture facilities; • deadstock handling facilities; • fairground buildings; • feed storages; • field shade shelters; • greenhouses; • kennels; • machinery sheds; • meat plants (including abattoirs and slaughterhouses); • mushroom facilities; • pastures; • poultry hatcheries; • stockyards; • temporary field nutrient storage sites (as defined under the <i>Nutrient Management Act, 2002</i>); • veterinary clinics with housing for livestock; and • zoos. In addition, MDS II setbacks are <u>NOT</u> required from: • extraction of minerals, petroleum resources and mineral aggregate resources; • infrastructure; and • landfills.

MDS I	MDS II
#4. MDS Setbacks for Manure Transfer Facilities	
Some <i>livestock facilities</i> and <i>anaerobic digesters</i> require transfer facilities that store manure for less than 14 days before transfer to a longer-term permanent storage, or transfer to field spreading areas, or transfer off the farm. Transfer facilities include, but are not limited to: areas for settling sand out of liquid manure, small sumps for collection or mixing of liquid manure from several areas of a <i>livestock barn</i>, or outside concrete pads where solid manure is temporarily stored awaiting pickup by a custom manure broker. Manure transfer facilities are not considered permanent <i>manure storages</i> and instead will receive the same MDS setbacks as the <i>livestock barn</i>. In other words, the MDS setback for a transfer facility is the same as Building Base Distance 'F', and shall not generate its own separate Storage Base Distance 'S'.	
#5. MDS Setbacks for Earthen Manure Storages	
MDS setbacks are applied to <i>first or altered livestock facilities</i> (MDS II) and, reciprocally, from existing <i>livestock facilities</i> (MDS I), which in both cases includes earthen <i>manure storages</i>, despite these storages not being considered 'buildings' and, consequently, not requiring building permits at the time of construction. Simply because earthen <i>manure storages</i> do not require building permits does not exclude them from MDS setbacks, as these <i>livestock facilities</i> are permanent <i>manure storages</i> with defined boundaries and represent an odour source with the highest odour potential according to Table 5.	
#6. Required Investigation Distances for MDS	
A separate MDS I setback shall be required to be measured from all existing <i>livestock facilities</i> and <i>anaerobic digesters</i> on lots in the surrounding area that are reasonably expected by an approval authority to be impacted by the proposed application. As part of municipal consideration of planning or building permit applications, all existing <i>livestock facilities</i> or <i>anaerobic digesters</i> within a 750 m distance of a proposed Type A land use and within a 1,500 m distance of a proposed Type B land use shall be investigated and MDS I setback calculations undertaken where warranted. In circumstances where large <i>livestock facilities</i> (e.g., >1,200 <i>Nutrient Units</i>) exist beyond the 750 m or 1,500 m study area, MDS I setbacks from these facilities should also be calculated.	When investigating the surrounding area for applications to permit a <i>first or altered livestock facility</i> or <i>anaerobic digester</i>, MDS II setbacks shall be required to be measured from all existing and approved sensitive receptors reasonably expected by an approval authority to be impacted by the proposed <i>first or altered livestock facility</i> or <i>anaerobic digester</i>, including all existing and approved development and all dwellings on lots in the surrounding area.

MDS I	MDS II
#7. MDS I Setbacks for Building Permits on Existing Lots	
MDS I setbacks are not required for <i>dwelling</i> additions and renovations proposed on existing <i>lots</i>, even where an addition results in the existing <i>dwelling</i> being closer to a surrounding <i>livestock facility</i> or <i>anaerobic digester</i>. However, MDS I setbacks are required for all other building permit applications for <i>dwellings</i> on <i>lots</i> that existed prior to March 1, 2017, unless otherwise specified in a municipality's zoning by-law or where otherwise not required by this MDS Document. For <i>lots</i> created after March 1, 2017, MDS I setbacks shall be required for building permit applications for <i>dwellings</i> unless otherwise not required by this MDS Document. Where a setback is required, MDS I measurements shall be taken as the shortest distance between the proposed building to be constructed and either the <i>manure storages</i>, or <i>anaerobic digesters</i>, or the <i>livestock occupied portions</i> of the <i>livestock barns</i>. While municipalities have the option to exempt buildings proposed through building permit applications on <i>lots</i> which exist prior to March 1, 2017, they are strongly discouraged from exempting these applications. If local exemptions are supported for building permits on existing <i>lots</i>, a municipality shall adopt provisions in their comprehensive zoning by-law which clearly state the details for such exemptions. Examples of such provisions may include, but are not limited to, those which only require an MDS I setback for building permit applications: • on existing <i>lots</i> that are in a particular land use zone or designation (e.g., rural residential, estate residential); • on existing <i>lots</i> that are above or below a certain size threshold (e.g., 4 ha);	Not applicable

MDS I	MDS II
• on existing lots which are vacant (e.g., no existing dwellings or other buildings); • on existing lots, but where the MDS I setback cannot be met, then through a planning application, allow a dwelling provided that it be located as far as possible from the existing livestock facility from which the setback cannot be met; • on lots which exist prior to a specific date (e.g., March 1, 2017 or the date of adoption of comprehensive zoning by-law); or, • for certain types of buildings (e.g., dwellings).	
#8. MDS I Setbacks for Lot Creation	
Where lot creation is proposed, including new lots for agricultural uses, an MDS I setback is required for both the severed and retained lot. However, an MDS I setback is not required: • for a severed or retained lot for an agricultural use when that lot already has an existing dwelling on it; • for purposes such as easements, corrections of deeds, quit claims and minor boundary adjustments which do not result in the creation of a new lot; • for a severed or retained lot for infrastructure in accordance with Implementation Guideline #3; • for a severed or retained lot for an existing non-agricultural use; • for a severed or retained lot for agriculture-related uses, except where required by a municipality in accordance with Implementation Guideline #35; or • where noted in Implementation Guideline #9. NOTE: The lot creation policies contained in the PPS, provincial plans and other local lot creation policies continue to apply despite any exemptions from MDS I setbacks.	Not applicable

MDS I	MDS II
#9. MDS I Setbacks and Lot Creation for a Residence Surplus to a Farming Operation	
For a proposed severance of a residence surplus to a farming operation: 1. Where the existing dwelling to be severed and the nearby livestock facility or anaerobic digester are located on separate lots prior to the consent, an MDS I setback is not required for the consent application (or associated rezoning) unless otherwise required by a municipal official plan policy. This is because a potential odour conflict may already exist between those surrounding livestock facilities or anaerobic digesters and the existing dwelling. 2. An MDS I setback is always required for a proposed lot with an existing dwelling when prior to the consent, that dwelling is located on the same lot as an existing livestock facility or anaerobic digester and after the consent, the dwelling would be on a lot separate from that same existing livestock facility or anaerobic digester. This is because such a proposal could create a potential odour conflict as the dwelling and the livestock facility or anaerobic digester will be on separate conveyable lots if the severance is approved. This is the case regardless of how a municipality chooses to treat existing livestock facility on lots separate from the dwelling prior to the consent. 3. Where a new lot is proposed with an existing dwelling <u>AND</u> an existing livestock facility or anaerobic digester on it, an MDS I setback is not required for that livestock facility or anaerobic digester in accordance with Implementation Guideline #14. Refer to Figure 3 in Section 7 of this MDS Document for a drawing illustrating these three scenarios. NOTE: For severances of a residence surplus to a farming operation, an MDS I setback shall only be required for the newly created surplus dwelling lot and shall not be required for the remnant farm parcel nor for any associated rezonings of the severed or retained parcels.	Not applicable

MDS I	MDS II
#10. MDS I Setbacks for Zoning By-Law Amendments and Official Plan Amendments	
An MDS I setback is required for all proposed amendments to rezone or redesignate land to permit development in <i>prime agricultural areas</i> and <i>rural lands</i> presently zoned or designated for <i>agricultural use</i>. This shall include amendments to allow site-specific exceptions which add <i>non-agricultural uses</i> or <i>residential uses</i> to the list of <i>agricultural uses</i> already permitted on a lot, but shall exclude applications to rezone a lot for a <i>residence surplus to a farming operation</i> (e.g., to a rural residential zone) in accordance with Implementation Guideline #9 above. Amendments to rezone or redesignate land already zoned or designated for a <i>non-agricultural use</i>, shall only need to meet the MDS I setbacks if the amendment(s) will permit a more sensitive land use than existed before. In other words, if the proposal is to change an existing Type A land use (e.g., industrial use outside of a settlement area) to a Type B land use (e.g., commercial) in accordance with Implementation Guidelines #33 and #34, then an MDS I setback shall be required.	Not applicable
#11. MDS Setbacks for Reconstruction	
Where a municipality explicitly requires MDS I setbacks for building permit applications on lots which exist prior to March 1, 2017, in accordance with Implementation Guideline #7, an MDS I setback is <u>NOT</u> required for building reconstruction provided <u>ALL</u> of the following conditions are met: - the building which existed before the application was habitable; - the proposed building is for the same or less sensitive land use type (i.e., Type A or Type B in accordance with Implementation Guidelines #33 and #34) than the former building; and	MDS II setbacks are <u>NOT</u> required for livestock facility reconstruction provided the resulting livestock facility is built no closer to the surrounding existing or approved development or dwelling than the livestock facility which existed before the building permit application. However, MDS II setbacks shall be required if the proposed reconstruction includes an anaerobic digester or a livestock facility that meets at least <u>ONE</u> of the following conditions: will house a different livestock type(s) which is more odorous than existed before reconstruction (resulting in a greater value for Factor A); or

MDS I	MDS II
the proposed building is built no closer to the surrounding <i>livestock facilities</i> or <i>anaerobic digesters</i> than the former building.	- will house a greater number or area of <i>livestock</i> or store a greater volume of imported manure than existed before reconstruction (resulting in a greater value for Factor B); or - will change from a solid to a liquid manure system (resulting in a greater value for Factor D); or - will have a new <i>manure storage</i> with an increased relative odour potential (based on Table 5) than existed before reconstruction (e.g., going from a 'Very Low' to a 'Low' odour potential).
#12. Existing Uses that Do Not Conform to MDS	
An MDS I setback is required for proposed development or dwellings, even though there may be existing or approved development or dwellings nearby that do not conform to MDS I requirements. However, a reduced MDS I setback may be permitted provided there are four, or more, <i>non-agricultural uses, residential uses</i> and/or <i>dwellings</i> closer to the subject <i>livestock facility</i> than the proposed development or dwellings and those four or more <i>non-agricultural uses, residential uses</i> and/or <i>dwellings</i> are: - located within the intervening area (120° field of view shown in Figure 4 in Section 7 of this MDS Document) between the closest part of the proposed development or dwelling and the nearest <i>livestock facility</i> or <i>anaerobic digester</i>; - located on separate lots; and - of the same or greater sensitivity (i.e., Type A or Type B in accordance with Implementation Guidelines #33 and #34) as the proposed development or dwelling.	Even though there may be a portion of the existing <i>livestock facility</i> or existing <i>anaerobic digester</i> that does not conform to the MDS II setbacks, building permit applications for any altered <i>livestock facility</i> or <i>anaerobic digester</i> are still required to meet the MDS II setbacks.

MDS I	MDS II
If <u>ALL</u> of the above conditions are met, the MDS I setback for the proposed development or dwelling may be reduced such that it is located no closer to the livestock facility or anaerobic digester than the furthest of the four non-agricultural uses, residential uses and/or dwellings as shown in Figure 4.	
#13. Non-Application of MDS to Accessory Structures	
When an MDS I setback is required by a municipality for building permit applications on a lot which existed prior to March 1, 2017, in accordance with Implementation Guideline #7, an MDS I setback shall <u>NOT</u> be required for proposed structures accessory to a dwelling, including, but not limited to: decks, garages, gazebos, greenhouses, outbuildings, patios, picnic areas and sheds.	MDS II setbacks shall <u>NOT</u> be required from existing structures accessory to a dwelling, including, but not limited to: decks, garages, gazebos, greenhouses, outbuildings, patios, picnic areas and sheds.
#14. Uses Located on the Same Lot	
An MDS I setback is <u>NOT</u> required to be met for proposed development, dwelling, agriculture-related use, or on-farm diversified use from an existing livestock facility or anaerobic digester located on the same lot as the proposal.	MDS II setbacks are <u>NOT</u> required to be met for the first or altered livestock facility or anaerobic digester to any existing or approved development, dwelling, agriculture-related use, or on-farm diversified use located on the same lot.
#15. Same Ownership	
An MDS I setback is required for proposed development or dwellings even if the lot on which they are proposed is held by the same owner as the existing livestock facility or anaerobic digester nearby. This recognizes that a lot may be sold to a new owner, possibly resulting in a potential future land use conflict.	MDS II setbacks are required for a proposed first or altered livestock facility or anaerobic digester even if the lot on which they are proposed is held by the same owner as the existing or approved development or dwellings nearby. This recognizes that a lot may be sold to a new owner, possibly resulting in a potential future land use conflict.

MDS I	MDS II
#16. Obtaining Required Information to Calculate MDS Setbacks	
The preferred method for obtaining information (e.g., livestock and manure type as well as design capacity) to be used in MDS I calculations for a complete planning application is visiting the site and getting information directly from the farm operator(s) or owner(s) of the property where the livestock facilities or anaerobic digesters are located. If cooperation is not forthcoming, or there is concern about the accuracy of the information available, it may be helpful to obtain independent information by consulting other sources, including, but not limited to: • aerial photography; • best professional judgement about the past/most recent use of building(s); • current farm owner or operator (if different than the original information source); • existing municipal building permits on record; • Municipal Property Assessment Corporation (MPAC) records; • neighbouring landowners; • qualified consultant(s) knowledgeable about livestock facilities; or • OMAFRA staff. NOTE: Even though information may be provided by the applicant or their agent, ultimately, it is the responsibility of the municipality to determine if information used for an MDS I calculation is reasonably accurate and reflects existing conditions.	The only method for obtaining information (e.g., livestock and manure type as well as design capacity) to be used in MDS II calculations for the first or altered livestock facility is from the owner(s) or their agent with the application for the proposed construction. In some circumstances where information is missing, or there is a concern about the accuracy of the information available, it may be helpful to obtain independent information by carrying out a site visit or consulting other sources, including, but not limited to: • aerial photography; • best professional judgement about the past/most recent use of building(s); • current farm operator (if different than the owner/agent); • existing municipal building permits on record; • Municipal Property Assessment Corporation (MPAC) records; • neighbouring landowners; • qualified consultant(s) knowledgeable about livestock facilities; or • OMAFRA staff. NOTE: Even though information may be provided by the applicant or their agent, ultimately, it is the responsibility of the municipality to determine if information used for an MDS II calculation is reasonably accurate and reflects the proposed construction.

MDS I	MDS II
#17. Fewest Number of Nutrient Units Used when Calculating MDS	
The fewest number of <i>Nutrient Units</i> used in calculating MDS I setbacks is 5 <i>Nutrient Units</i>, even if the actual <i>design capacity</i> is fewer than 5 <i>Nutrient Units</i>. Accordingly, the MDS software will automatically round-up to the minimum of 5 <i>Nutrient Units</i>.	MDS II setbacks are required for all <i>first or altered livestock facilities</i>; however, the fewest number of <i>Nutrient Units</i> used in calculating MDS II setbacks is 5 <i>Nutrient Units</i>, even if the actual <i>design capacity</i> is fewer than 5 <i>Nutrient Units</i>. Accordingly, the MDS software will automatically round-up to the minimum of 5 <i>Nutrient Units</i>.
#18. MDS II for Building Permit Applications to Renovate Existing <i>Livestock Facilities</i>	
Not applicable	An MDS II setback is required prior to the approval of a building permit application to renovate <i>existing livestock facilities</i> that would result in an <i>altered livestock facility</i>. This is true even if the renovation results in the same <i>design capacity</i>, or a lower <i>design capacity</i> than what existed before. For example, an <i>existing livestock facility</i> to be renovated is more than 3 years old and has a <i>design capacity</i> of 150 <i>Nutrient Units</i> for swine feeders on a liquid manure system with an outside, uncovered, straight-walled liquid manure storage (M1 storage in Table 5). After the proposed renovation, the <i>altered livestock facility</i> will instead have a <i>design capacity</i> of 50 <i>Nutrient Units</i> for chicken broilers on a solid manure system with an outside, uncovered, solid manure storage (V3 storage in Table 6). NOTE: This would result in fewer <i>Nutrient Units</i> than before the renovation. - Factor A = 0.7 for chicken broilers (just for those <i>livestock</i> being added) - Factor B = 260 for 50 <i>Nutrient Units</i> - Factor C = 0.5 for a -66.7% increase (or 66.7% decrease), but Factor C always equals 0.5 for any decrease in <i>Nutrient Units</i> - Factor D = 0.7 for solid manure (just for those <i>livestock</i> being added)

MDS I	MDS II
Not applicable	• Building Base Distance ('F') = $0.7 \times 260 \times 0.5 \times 0.7 = 63.7$ m • Storage Base Distance ('S') = 63.7 m (for a V3 storage) Likewise, an MDS II setback is also required prior to the approval of a building permit application to renovate existing anaerobic digesters in accordance with Implementation Guideline #22.
#19. Cumulative Design Capacity of Livestock Facilities on a Lot	
MDS calculations shall be based on the combined design capacity for all livestock barns on a lot, even if they are unoccupied livestock barns or separated by a substantial distance on the lot. Where there are no livestock barns on a lot, MDS calculations shall be based on the combined design capacity for all manure storages on a lot, even if they are unused manure storages or separated by a substantial distance on the lot.	
#20. MDS Setbacks for Unoccupied Livestock Barns	
Design capacity for an MDS I calculation shall include all unoccupied livestock barns on a lot in accordance with this Implementation Guideline. First and foremost, the number of livestock or the area of livestock housing of unoccupied livestock barns should be based on information supplied by the farm operator(s) and/or owner(s). Only after concerted, documented effort has been made to obtain information from the farm operator(s) and/or owner(s), but obtaining information was not possible, then the following default Factors apply for unoccupied livestock barns: • Factor A = 1.0 • Factor B is based on 1 Nutrient Unit/ 20 m² of area of livestock housing (NOTE: Assume the barn is only one-story high if using aerial photography.) • Factor D = 0.7	Design capacity for an MDS II calculation shall include all unoccupied livestock barns on a lot. However, buildings deemed by a municipal building official, with input from a professional engineer or a consultant knowledgeable about livestock facilities where appropriate, as no longer being structurally sound, or reasonably capable of housing livestock shall not be included in an MDS II calculation.

MDS I	MDS II
However, an MDS I setback is not required when: - the building has been deemed by a municipal building official, with input from a professional engineer or a consultant knowledgeable about livestock facilities where appropriate, as no longer being structurally sound or reasonably capable of housing livestock; or - the portion of the lot on which the unoccupied livestock barn is located is zoned such that the building shall not be used for housing livestock; or - the floor area of the unoccupied livestock barn is $<100 \text{ m}^2$.	
#21. MDS Setbacks for Unused Manure Storages	
Design capacity for an MDS I calculation shall include all manure storages on a lot in accordance with this Implementation Guideline, even if those storages are unused and not storing manure at the time of the MDS I application. First and foremost, the volume of unused manure storages should be based on information supplied by the farm operator(s) and/or owner(s). Unused manure storages for <u>SOLIDS</u>: Only after concerted, documented effort has been made to obtain information from the farm operator(s) and/or owner(s), but obtaining information was not possible, then the following Factors apply for unused manure storages for <u>SOLIDS</u>: - Factor A = 1.0 - Factor B is based on 1 Nutrient Unit/19.8 m^3 of volume for storages with two or more walls (NOTE: Assume manure is stored 1 m deep over the area enclosed by the two or more walls if using aerial photography). - Factor D = 0.7	Design capacity for an MDS II calculation shall include all manure storages on a lot, even if those storages are unused and not storing manure at the time of an MDS II application. However, structures deemed by a municipal building official, with input from a professional engineer or a consultant knowledgeable about livestock facilities where appropriate, as no longer being structurally sound, or reasonably capable of storing manure, shall not be included in an MDS II calculation.

MDS I	MDS II
However, an MDS I setback is not required when: • there is only one, or no, walls; or, • the structure has been deemed by a municipal building official, with input from a professional engineer or a consultant knowledgeable about livestock facilities where appropriate, as no longer being structurally sound or reasonably capable of storing manure; or, • the portion of the lot on which the <i>unused manure storage</i> is located is zoned such that the structure shall not be used for storing manure; or, • the floor area of the <i>unused manure storage</i> is <100 m². <i>Unused manure storages for LIQUIDS:</i> Only after concerted, documented effort has been made to obtain information from the farm operator(s) and/or owner(s), but obtaining information was not possible, then the following Factors apply for <i>unused manure storages for LIQUIDS:</i> • Factor A = 1.0 • Factor B is based on 1 Nutrient Unit/19.8 m³ of design capacity (NOTE: Assume manure is stored 2.5 m deep and level over the area enclosed by storage walls if using aerial photography). • Factor D = 0.8 However, an MDS I setback is not required when: • the structure has been deemed by a municipal building official, with input from a professional engineer or a consultant knowledgeable about livestock facilities where appropriate, as no longer being structurally sound or reasonably capable of storing manure; or, • the portion of the lot on which the <i>unused manure storage</i> is located is zoned such that the structure shall not be used for storing manure; or, • the floor area of the <i>unused manure storage</i> is <40 m².	

MDS I	MDS II
#22. MDS Setbacks for Anaerobic Digesters	
There is no calculation for an MDS I setback from an anaerobic digester. Instead, the required MDS I setbacks are fixed as follows: • 200 m to proposed Type A land uses • 450 m to proposed Type B land uses • 200 m to proposed dwellings Refer to Figure 5 in Section 7 of this MDS Document. Secondary elements related to the anaerobic digester such as gas and water pipes and electrical generator buildings or wires are not subject to MDS I setbacks. MDS I setbacks are measured from the closest associated component of the existing anaerobic digester.	There is no calculation for an MDS II setback for an anaerobic digester. Instead the required MDS II setbacks are fixed as follows: • 200 m from existing Type A land uses • 450 m from existing Type B land uses • 200 m from existing dwellings on a separate lot • 20 m from a rear and side lot line • 40 m from the edge of a road allowance Refer to Figure 6 in Section 7 of this MDS Document. Secondary elements related to the anaerobic digester such as gas and water pipes and electrical generator buildings or wires are not subject to MDS II setbacks. MDS II setbacks are measured to the closest associated component of the proposed anaerobic digester. MDS II setbacks for anaerobic digesters cannot be reduced through Implementation Guideline #43.
#23. Calculating Building Base Distance ('F')	
The MDS I formula for calculating Building Base Distance ('F') is: $F = \text{Factor A} \times B \times D \times E$. NOTE: Factor C is <u>NOT</u> used in MDS I.	The MDS II formula for calculating Building Base Distance ('F') is: $F = \text{Factor A} \times B \times C \times D$. NOTE: Factor E is <u>NOT</u> used in MDS II.
#24. Determining Storage Base Distance ('S')	
Storage Base Distance ('S') is <u>NOT</u> calculated, but read directly from Table 6. First calculate the Building Base Distance ('F') in accordance with Implementation Guideline #23, then select the manure storage type from Table 5 that best matches the manure storage type on the lot and use this information to determine the corresponding value on Table 6. If there are multiple manure storage types on the lot, the storage type with the highest relative Storage Odour Potential is selected from Table 5.	

MDS I	MDS II
#25. Factor A: Odour Potential Factor (Table 1)	
Factor A is determined by selecting the value aligned with the applicable livestock/manure description on Table 1. Factor A is based on the relative potential for emanating offensive odours. The greater the value of Factor A, the higher the odour potential and the further the resulting MDS setbacks, all other things being equal.	
#26. Factor B: Nutrient Units Factor (Table 2)	
Factor B used in MDS I setbacks for settlement area expansions shall only be based on the design capacity for all livestock facilities on a lot. In addition, for other MDS I setbacks where the livestock facilities are located on lots ≤5 ha, Factor B is also only based on the design capacity for all livestock facilities on the lot. For all other MDS I setbacks where the livestock facilities are located on lots >5 ha, Factor B is based on the possible future expansion of the existing livestock facilities on the lot, known as the 'potential' design capacity. More specifically, the potential design capacity for MDS I is determined by knowing the design capacity for all livestock facilities on the lot, and the total area of the lot. With both of these pieces of information, use the table below to determine the appropriate potential design capacity. This value should then be used to find the value of Factor B for the purposes of calculating an MDS I setback where the livestock facilities are located on a lot >5 ha.	For MDS II, Factor B is based on the design capacity for all livestock facilities on a lot. In accordance with Table 2, the more Nutrient Units, the greater the value for Factor B and the further the resulting MDS II setbacks, all other things being equal. While using Table 2, it may be necessary to interpolate a value for Factor B. When interpolating, do not include more than two decimal places, rounded accordingly.

MDS I					MDS II
Design Capacity (NU)	Total Lot Size ≤5 ha	Total Lot Size >5 ha, but ≤25 ha	Total Lot Size >25 ha, but ≤50 ha	Total Lot Size >50 ha	
≤5 NU	Factor B based on design capacity only	Factor B based on design capacity only	Factor B based on design capacity only	Factor B based on design capacity only	
>5 NU, but ≤25 NU	Factor B based on design capacity only	Factor B based on 2 x design capacity	Factor B based on 2 x design capacity	Factor B based on 2 x design capacity	
>25 NU, but ≤125 NU	Factor B based on design capacity only	Factor B based on 2 x design capacity	Factor B based on 3 x design capacity	Factor B based on 3 x design capacity	
>125 NU	Factor B based on design capacity only	Factor B based on 2 x design capacity, to max of 300 NU	Factor B based on 3 x design capacity, to max of 450 NU	Factor B based on 3 x design capacity, to max of 600 NU	
NOTE: To determine design capacity for unoccupied livestock barns or unused manure storages, see Implementation Guidelines #20 and #21 respectively. In accordance with Table 2, the more Nutrient Units, the greater the value for Factor B and the further the resulting MDS I setbacks, all other things being equal. While using Table 2, it may be necessary to interpolate a value for Factor B. When interpolating, do not include more than two decimal places, rounded accordingly.					

MDS I	MDS II
#27. Factor C: Expansion Factor (Table 3)	
Not applicable	Factor C only applies for MDS II, and is based on the percentage increase in the number of Nutrient Units for the proposed construction of a first or altered livestock facility, compared to the Nutrient Units of all existing livestock facilities on the lot. The greater the percentage increase, the greater the value for Factor C and the further the resulting MDS II setbacks, all things being equal. Expansion of a livestock facility is a necessary and typical process for most farm operations, and can reasonably be expected over time. Factor C is 1.14 (Table 3) for the first livestock facility on a lot, resulting in a building location that will allow for future expansion of most subsequent livestock facilities within a reasonable building envelope. Factor C is 0.5 (Table 3) for no increase in Nutrient Units (0% increase) and for decreases in Nutrient Units. Where an existing livestock facility is to be expanded, the percentage increase shall be calculated using the total additional Nutrient Units proposed as the numerator and the total existing Nutrient Units as the denominator, with the result multiplied by 100. For example, if an existing livestock facility currently has a design capacity of 200 Nutrient Units and proposes to increase design capacity by 100 additional Nutrient Units, the percentage increase is calculated as 100 Nutrient Units (numerator) divided by 200 Nutrient Units (denominator) and multiplied by 100 for a value of 50% $(100/200) \times 100 = 50\%$. From Table 3, Factor C = 0.8100. Where a livestock facility is to be expanded, and one or more building permits to establish or expand that livestock facility were already issued within the previous 3 years, the percentage increase shall be calculated using the total additional Nutrient Units established or added by building permit(s) issued during the previous 3-year period, plus the proposed expansion, as the numerator, and the total existing

MDS I	MDS II
	Nutrient Units prior to the previous 3-year period as the denominator. For example, an existing livestock facility currently has a design capacity of 200 Nutrient Units and proposes to increase design capacity by 100 additional Nutrient Units. A building permit for this livestock facility was issued 2 years ago which increased the size of the operation at that time from 100 Nutrient Units to 200 Nutrient Units. In this case, the percentage increase is calculated as 200 Nutrient Units (numerator) (100 Nutrient Units for this expansion plus 100 Nutrient Units for expansion 2 years ago) divided by 100 Nutrient Units (denominator) (the design capacity of the livestock facility 3 years ago) and then multiplied by 100 for a value of 200% $[(100+100)/100] \times 100 = 200\%$. From Table 3, Factor C = 1.0000. In using Table 3, it may be necessary to interpolate a value for Factor C. When interpolating, do not include more than four decimal places, rounded accordingly.
#28. Factor D: Manure Type (Table 1)	
Factor D is determined by selecting the value aligned with the applicable manure type (liquid manure or solid manure) in Table 1. Factor D is based on the physical state of manure (liquid or solid) on the lot and its relative potential for emanating offensive odours. The greater the value for Factor D, the higher the odour potential and the further the resulting MDS setbacks, all other things being equal.	
#29. Factor E: Encroaching Land Use Factor (Table 4)	
Factor E is determined by selecting the encroaching land use factor in Table 4 (Type A Land Use or Type B Land Use) that best matches the descriptions in Implementation Guidelines #33 and #34. Factor E is based on the relative sensitivity of an encroaching land use as it relates to odour from an existing livestock facility. The more sensitive the land use (based on an anticipated higher density of human occupancy, habitation or activity), the greater the value (1.1 or 2.2) of the encroaching land use factor and the further the resulting MDS setbacks, all other things being equal.	Not applicable

MDS I	MDS II
#30. Determining Factor A When More Than One Type of Livestock are Housed and/or More Than One Type of Manure are Stored, With Differing Values for Factor A	
In MDS I, Factor A will require a weighted average when there is more than one type of livestock housed and/or more than one type of manure stored on a lot with differing values for Factor A. For example, if a livestock facility on a lot has 50 Nutrient Units of chicken broilers (Factor A = 0.7), as well as 100 Nutrient Units of swine feeders (Factor A = 1.2), then the weighted average Factor A is: $[(50 \times 0.7) + (100 \times 1.2)] \div (50 + 100) = 1.03$ When calculating a weighted average, the value of Factor A should not include more than two decimal places, rounded accordingly.	In MDS II, Factor A will require a weighted average when there is more than one type of livestock proposed to be added and/or more than one type of manure proposed to be added at the same time with differing values for Factor A. For example, if a farmer proposes to expand a livestock facility by adding 50 Nutrient Units of chicken broilers (Factor A = 0.7), as well as adding 100 Nutrient Units of swine feeders (Factor A = 1.2) at the same time, then the weighted average Factor A is: $[(50 \times 0.7) + (100 \times 1.2)] \div (50 + 100) = 1.03$ When calculating a weighted average, the value of Factor A should not include more than two decimal places, rounded accordingly.
#31. Determining Factor D When <u>BOTH</u> Solid and Liquid Manure are Stored on a Lot	
In MDS I, Factor D will require a weighted average when <u>BOTH</u> solid and liquid manure are being stored on a lot. For example, if a livestock facility has 50 Nutrient Units of chicken broilers with a solid manure system (Factor D = 0.7) <u>AND</u> 100 Nutrient Units of swine feeders with a liquid manure system (Factor D = 0.8) then the weighted average Factor D is: $[(50 \times 0.7) + (100 \times 0.8)] \div (50 + 100) = 0.77$ When calculating a weighted average, the value of Factor D should not include more than two decimal places, rounded accordingly.	In MDS II, Factor D will require a weighted average when <u>BOTH</u> solid and liquid manure storages are being proposed as part of the same building permit application. For example, if a farmer proposes to add 50 Nutrient Units of chicken broilers with a solid manure system (Factor D = 0.7) <u>AND</u> 100 Nutrient Units of swine feeders with a liquid manure system (Factor D = 0.8) then the weighted average Factor D is: $[(50 \times 0.7) + (100 \times 0.8)] \div (50 + 100) = 0.77$ When calculating a weighted average, the value of Factor D should not include more than two decimal places, rounded accordingly.

MDS I	MDS II
#32. Rounding of MDS Calculations	
All resulting calculated separation distances are rounded <u>UP</u> to the nearest metre. For example, if the final MDS setback is 364.72 m, round up to 365 m.	
#33. Type A Land Uses (Less Sensitive)	
For the purposes of MDS I, proposed Type A land uses are characterized by a lower density of human occupancy, habitation or activity including, but not limited to: • industrial uses outside a settlement area; • open space uses; • building permit applications on existing lots outside a settlement area for dwellings, unless otherwise specified in a municipality's zoning by-law in accordance with Implementation Guideline #7; • the creation of lots for agricultural uses, in accordance with Implementation Guideline #8; and • the creation of one or more lots for development on land outside of a settlement area that would <u>NOT</u> result in four or more lots for development in immediate proximity to one another (e.g., sharing a common contiguous boundary, across the road from one another, etc.), regardless of whether any of the lots are vacant.	For the purposes of MDS II, existing Type A land uses are characterized by a lower density of human occupancy, habitation or activity including, but not limited to: • industrial uses outside a settlement area; • open space uses; and, • dwellings on lots which are located outside of a settlement area and are not recognized through an official plan designation for development; includes dwellings that are located on lots zoned for agriculture uses, residential uses or non-agricultural uses (such as zones for general agriculture, rural residential, estate residential, etc.), provided the lot remains in a prime agricultural area or rural lands type designation.
#34. Type B Land Uses (More Sensitive)	
For the purposes of MDS I, proposed Type B land uses are characterized by a higher density of human occupancy, habitation or activity including, but not limited to: • new or expanded settlement area boundaries;	For the purposes of MDS II, existing Type B land uses are characterized by a higher density of human occupancy, habitation or activity including, but not limited to: • settlement area boundaries; and • existing development outside of a settlement area which is recognized through an official plan designation.

MDS I	MDS II
- an official plan amendment to permit development, excluding industrial uses, on land outside a settlement area; - a zoning by-law amendment to permit development, excluding industrial uses or dwellings, on land outside a settlement area; and - the creation of one or more lots for development on land outside a settlement area, that results in four or more lots for development, which are in immediate proximity to one another (e.g., sharing a common contiguous boundary, across the road from one another, etc.), regardless of whether any of the lots are vacant. Because of the increased sensitivity of these uses, a new or expanding Type B land use will generate an MDS I setback that is twice the distance as the MDS I setback for a Type A land use. This is reflected in the value of Factor E which is 2.2 for Type B versus 1.1 for Type A.	Because of the increased sensitivity of these uses, an MDS II setback from existing Type B land uses is twice the distance from existing Type A land uses.
#35. MDS Setbacks for Agriculture-Related Uses and On-Farm Diversified Uses	
MDS I setbacks from existing livestock facilities and anaerobic digesters will generally not be needed for land use planning applications which propose agriculture-related uses and on-farm diversified uses. However, some proposed agriculture-related uses and on-farm diversified uses may exhibit characteristics that could lead to potential conflicts with surrounding livestock facilities or anaerobic digesters. Therefore, it may be appropriate for municipalities to require an MDS I setback to permit certain types of these uses. Typically, this subset of uses may be characterized by a higher density of human occupancy or activity or will be uses that may generate significant visitation by the broader public to an agricultural area. Examples include, but are not limited to: food service, accommodation, agri-tourism uses and retail operations.	MDS II setbacks to existing agriculture-related uses and on-farm diversified uses will generally not be needed for building permit applications for first or altered livestock facilities and anaerobic digesters. However, some existing agriculture-related uses and on-farm diversified uses may exhibit characteristics that could lead to potential conflicts with first or altered livestock facilities or anaerobic digesters. Therefore, it may be appropriate for municipalities to require MDS II setbacks to certain types of these uses. Typically, this subset of uses may be characterized by a higher density of human occupancy or activity, or are uses that generate significant visitation by the broader public to an agricultural area. Examples include, but are not limited to: food service, accommodation, agri-tourism uses and retail operations. Surrounding land uses and geographic context can also play a role in determining the

MDS I	MDS II
Surrounding land uses and geographic context can also play a role in determining the suitability of applying MDS I setbacks to proposed <i>agriculture-related uses, on-farm diversified uses and agricultural uses</i>. For these reasons, and in keeping with the intent of this MDS Document, municipalities may choose to require an MDS I setback for proposals, including lot creation, to permit certain types of <i>agriculture-related uses or on-farm diversified uses</i>. In these circumstances, <i>agriculture-related uses and on-farm diversified uses</i> shall be considered as Type A land uses. Municipalities shall include specific provisions in their comprehensive zoning by-law to clearly indicate the types of <i>agriculture-related uses and on-farm diversified uses</i> that will be required to meet MDS I setbacks, including provisions related to the measurement of MDS I setbacks from existing <i>livestock facilities and anaerobic digesters</i>. Otherwise, MDS I setbacks will <u>NOT</u> be required for these types of uses. Municipalities are strongly encouraged to develop policies in their official plans and provisions in their comprehensive zoning by-law to provide consistent direction on this issue.	suitability of applying MDS II setbacks from existing <i>agriculture-related uses, on-farm diversified uses and agricultural uses</i>. For these reasons, and in keeping with the intent of this MDS Document, municipalities may choose to require MDS II setbacks for <i>new or altered livestock facilities and anaerobic digesters</i> to certain types of existing <i>agriculture-related uses or on-farm diversified uses</i>. In these circumstances, <i>agriculture-related uses and on-farm diversified uses</i> shall be considered as Type A land uses. Municipalities shall include specific provisions in their comprehensive zoning by-law to clearly indicate the types of <i>agriculture-related uses and on-farm diversified uses</i> that MDS II setbacks are applied to and how they are measured. Otherwise, MDS II setbacks will <u>NOT</u> be required to these types of uses. Municipalities are strongly encouraged to develop policies in their official plans and provisions in their comprehensive zoning by-law to provide consistent direction on this issue.
#36. Non-Application of MDS Within Settlement Areas	
MDS I setbacks are <u>NOT</u> required for proposed land use changes (e.g., consents, rezonings, redesignations, etc.) within approved settlement areas, as it is generally understood that the long-term use of the land is intended to be for non-agricultural purposes.	MDS II setbacks are <u>NOT</u> required where municipalities permit <i>first or altered livestock facilities</i> (e.g., urban agriculture) or <i>anaerobic digesters</i> within approved settlement area designations, as MDS II was not designed to be used in an urban setting. However, because other issues could be considered when raising <i>livestock</i> in settlement areas, municipalities may choose to establish local approaches governing urban agriculture.

MDS I	MDS II
#37. MDS Setbacks for Churches, Schools and Cemeteries Used Primarily by a Community Reliant on Horse-Drawn Transportation	
Normally churches, schools and cemeteries are considered Type B land uses as they are institutional uses; however, existing, new and expanding churches, schools and cemeteries intended to primarily serve a community which relies on horse-drawn vehicles as a predominate mode of transportation, shall be considered as Type A land uses for the purposes of both MDS I and MDS II.	
#38. MDS Setbacks for Cemeteries	
Except where noted in Implementation Guideline #37, for the purposes of MDS I, new cemeteries and expansion to existing cemeteries are considered Type B land uses, as they are institutional uses.	For the purposes of MDS II, existing cemeteries are considered Type B land uses, as they are institutional uses. However, certain cemeteries may be treated as Type A land uses at the discretion of the municipality. For example, those cemeteries which are closed, or receive low levels of visitation, or where no place of worship is present, in addition to where noted in Implementation Guideline #37. NOTE: Cemeteries meeting the above criteria shall be clearly identified in the municipality's planning documents on a comprehensive basis in order to be treated as Type A land uses. Otherwise all cemeteries will continue to be treated as Type B land uses, except where noted in Implementation Guideline #37.
#39. MDS II Setbacks for Rear Lot Lines, Side Lot Lines and Road Allowances	
Not applicable	In addition to setbacks from surrounding Type A and Type B land uses, <i>first or altered livestock facilities</i> shall also meet the following MDS II setbacks: Rear and side lot line MDS II setbacks are calculated as 0.1 multiplied by the Building Base Distance 'F' and Storage Base Distance 'S' to a maximum of <u>30 m</u>.

MDS I	MDS II
Not applicable	For example, if an MDS II calculation yields values of 100 m for Building Base Distance 'F' and 123 m for Storage Base Distance 'S', the MDS II setback for the <i>livestock barn</i> from the rear and side lot lines would be 10 m ($100 \text{ m} \times 0.1 = 10 \text{ m}$). The MDS II setback for the <i>manure storage</i> from the rear and side lot lines would be 12.3 m ($123 \text{ m} \times 0.1 = 12.3 \text{ m}$). This value is rounded to the nearest whole number, so in this instance, the setback for the <i>manure storage</i> would be 12 m. As another example, if an MDS II calculation yields values of 350 m for Building Base Distance 'F' and 400 m for Storage Base Distance 'S', the MDS II setback for the <i>livestock barn</i> from the rear and side lot lines would be 30 m ($350 \text{ m} \times 0.1 = 35 \text{ m}$, but reduced to the maximum of 30 m). The MDS II setback for the <i>manure storage</i> from the rear and side lot lines would be 30 m ($400 \text{ m} \times 0.1 = 40 \text{ m}$, but reduced to the maximum of 30 m). Road allowance MDS II setbacks are calculated as 0.2 multiplied by the Building Base Distance 'F' and Storage Base Distance 'S' to a maximum of <u>60 m</u>. For example, if an MDS II calculation yields values of 100 m for Building Base Distance 'F' and 123 m for Storage Base Distance 'S', the MDS II setback for the <i>livestock barn</i> from the edge of the road allowance would be 20 m ($100 \text{ m} \times 0.2 = 20 \text{ m}$). The MDS II setback for the <i>manure storage</i> from the edge of the road allowance would be 24.6 m ($123 \text{ m} \times 0.2 = 24.6 \text{ m}$). This value is rounded to the nearest whole number, so in this instance, the setback for the <i>manure storage</i> would be 25 m. As another example, if an MDS II calculation yields values of 350 m for Building Base Distance 'F' and 400 m for Storage Base Distance 'S', the MDS II setback for the <i>livestock barn</i> from the edge of the road allowance would be 60 m ($350 \text{ m} \times 0.2 = 70 \text{ m}$, but reduced to the maximum of

MDS I	MDS II
	60 m). The MDS II setback for the <i>manure storage</i> from the edge of the road allowance would be 60 m ($400 \text{ m} \times 0.2 = 80 \text{ m}$, but reduced to the maximum of 60 m). Rear and side <i>lot line</i> and road allowance MDS II setbacks for <i>anaerobic digesters</i> are found in Implementation Guideline #22. These MDS II setbacks are measured as the shortest distance between the point of new construction for the <i>manure storages</i>, or the <i>anaerobic digester</i>, or the <i>livestock occupied portions</i> of each of the surrounding <i>livestock barns</i> and the side and rear <i>lot lines</i>, as well as the edge of the road allowance.
#40. Measurement of MDS Setbacks for Development and Dwellings	
For proposed <i>development</i>, MDS I setbacks are measured as the shortest distance between the area proposed to be rezoned or redesignated to permit <i>development</i> and either: the surrounding <i>livestock occupied portions</i> of <i>livestock barns</i>, <i>manure storages</i> or <i>anaerobic digesters</i>. Refer to Figure 7 in Section 7 of this MDS Document. This shall include areas proposed to be rezoned or redesignated with site-specific exceptions that add <i>non-agricultural uses</i> or <i>residential uses</i> to the list of <i>agricultural uses</i> already permitted on a <i>lot</i>. For building permit applications for proposed <i>dwellings</i>, where required in accordance with Implementation Guideline #7, MDS I setbacks are measured as the shortest distance between the proposed <i>dwelling</i> and either the surrounding <i>manure storages</i>, <i>anaerobic digesters</i> or the <i>livestock occupied portions</i> of the <i>livestock barns</i>.	For existing <i>development</i>, MDS II setbacks are measured as the shortest distance between the point of new construction for the <i>livestock occupied portions</i> of the <i>livestock barns</i>, <i>manure storages</i>, <i>anaerobic digesters</i> and the surrounding area that is zoned or designated to permit <i>non-agricultural uses</i> or <i>residential uses</i> in a zoning by-law or official plan respectively, even if there are portions of the <i>existing livestock facility</i> or <i>existing anaerobic digester</i> that do not conform to the MDS II setbacks. For existing <i>dwellings</i>, MDS II setbacks are measured as the shortest distance between the point of new construction for the <i>livestock occupied portions</i> of the <i>livestock barns</i>, <i>manure storages</i> or <i>anaerobic digesters</i>, and the surrounding <i>dwellings</i>, even if there are portions of the <i>existing livestock facility</i> or <i>existing anaerobic digester</i> that do not conform to the MDS II setbacks. Refer to Figure 8 in Section 7 of this MDS Document. NOTE: Where there are two <i>dwellings</i> on the same <i>lot</i>, the MDS II setback shall be measured to both.

MDS I	MDS II
#41. Measurement of MDS I Setbacks for the Creation of Lots	
Where an MDS I setback is required for the creation of a lot, in accordance with Implementation Guideline #8 or #9, measurement of the MDS I setback should be undertaken as follows: 1. For proposed lots with an existing dwelling that are ≤ 1 ha, MDS I setbacks are measured as the shortest distance between the proposed lot line and either the surrounding livestock occupied portions of the livestock barns, manure storages or anaerobic digesters. 2. For proposed lots with an existing dwelling that are >1 ha, MDS I setbacks are measured as the shortest distance between the existing dwelling and either the surrounding livestock occupied portions of the livestock barns, manure storages or anaerobic digesters. 3. For proposed lots without an existing dwelling that are ≤ 1 ha, MDS I setbacks are measured as the shortest distance between the proposed lot line and either the surrounding livestock occupied portions of the livestock barns, manure storages or anaerobic digesters. 4. For proposed lots without an existing dwelling that are >1 ha, MDS I setbacks are measured as the shortest distance between a 0.5 ha or larger building envelope (for a potential dwelling) and either the surrounding livestock occupied portions of the livestock barns, manure storages or anaerobic digesters. For lots created after March 1, 2017, MDS I setbacks shall be required for all building permit applications for non-agricultural uses and dwellings in accordance with Implementation Guideline #7.	Not applicable

MDS I	MDS II
#42. Non-Effect of Wind Direction, etc. on MDS Setbacks	
The direction of prevailing wind, surrounding topography, and presence of trees, berms or other screening are not part of, and are not intended to affect, the calculation of MDS setbacks. However, these or other similar elements could be considered in applications to vary or reduce MDS setbacks, where appropriate, and in accordance with Implementation Guideline #43.	
#43. Reducing MDS Setbacks	
MDS I setbacks should not be reduced except in limited site specific circumstances that meet the intent of this MDS Document. Examples include circumstances that mitigate environmental or public health and safety impacts, or avoid natural or human-made hazards. If deemed appropriate by a municipality, the processes by which a reduction to MDS I may be considered could include a minor variance to the local zoning by-law provisions, a site specific zoning by-law amendment or an official plan amendment introducing a site specific policy area.	MDS II setbacks should not be reduced except in limited site specific circumstances that meet the intent of this MDS Document. Examples include circumstances that mitigate environmental or public health and safety impacts, or avoid natural or human-made hazards. If deemed appropriate by a municipality, the process by which a reduction to MDS II may be considered would typically be through a minor variance to the local zoning by-law provisions. To a lesser extent a site specific zoning by-law amendment may also be appropriate.