

PART 16: EXCEPTIONS

Exception No.	Zone	Additional Permitted Uses	Uses Prohibited	Special Provisions	Location	By-Law No.
1	RU	i. Accessory Farm Employee Accommodation		No future severance shall be permitted.	Pt. Lot 22, Conc. 6 (Map 9)	76-27
					Pt. Lots 22 & 23, Conc. 5 (Map 9)	77-24
					Pt. Lot 25, Conc. 4 (Map 9)	78-25
					Pt. Lots 13 & 14, Conc. 2 (Map 4)	79-44
					Pt. Lot 12, Conc. 4 (Map 11)	80-14
					Pt. Lot 4, Conc. 3 (Map 15)	80-18
					Pt. Lot 24, Conc. 3 (Map 8)	81-54
					Pt. Lot 3, Conc. 5 (Map 15)	82-53
					Pt. Lot 8, Conc. 8 (Map 14)	83-26
					Pt. Lot 6, Concession 8 (Map 14)	84-68
					Pt. Lot 17, Conc. 4 (Map 11)	86-113
					Pt. Lot 27, Conc. 2 (Map 8)	88-80
					Pt. Lot 27, Conc. 2 (Map 14)	88-125
					Pt. Lot 24, Conc. 4 (Map 9)	91-27
					Pt. Lot 29, Conc. 3 (Map 8)	95-63
Pt. of Lot 11, Conc. 4 (Map 11)	2005-54					
Part of Lot 22, Conc. 5 (Map 9)	2006-98					
2	RU	i. Accessory Farm Employee Accommodation		A separate driveway may be used for accessory farm employee accommodation . No future severance shall be permitted.	Pt. Lot 9, Conc. 8 (Map 14)	89-70
					Pt. Lot 15, Conc. 8 (Map 6)	2010-001

3	RU	i. Golf driving range ii. Miniature golf course iii. Garden centre iv. Retail store v. Commercial recreation use vi. Equipment rental establishment vii. Wholesale establishment which conduct retail sales on the same lot	i. Outdoor display and sales area associated with additional permitted uses (i) through (vii).	Maximum gross floor area for retail stores : 1,000 m ² or the lot coverage maximum, the lesser of the two	Pt. Lot 35, Conc. 8 (Map 7C) 22625 Highway 48	
					Pt. Lot 18, Conc. 7 (Map 12) 20122 Highway 48	
					Pt. Lot 19, Conc. 4 (Map 11) 20287 Woodbine Ave	
					Pt. Lot 18, Conc. 4 (Map 11) 20091 Woodbine Ave	
					Pt. Lot 5, Conc. 4 (Map 13) 18237 Woodbine Ave	
					Pt. Lot 11, Conc. 2 (Map 4) 893 Mount Albert Rd	
					Pt. Lot 11, Conc. 2 (Map 4) 947 Mount Albert Rd	
					Pt. Lot 1, Conc. 3 (Map 15) 2238 Davis Dr	
					Pt. Lot 1, Conc. 3 (Map 15) 2220 Davis Dr	
					Pt. Lot 103, Conc. 1 WYS (Map 15) 18582 Yonge St	
4	RU	i. Motor vehicle repair garage			Pt. Lot 35, Conc. 8 (Map 7C) 5401 Ravenshoe Rd	77-71 80-35 83-46
					Pt. Lot 10, Conc. 4 (Map 13) 18928 Warden Ave	86-110 2002-57
5	RU	i. Motor vehicle repair garage ii. Motor vehicle sales (maximum 5 motor vehicles at one time)			Pt. Lot 15, Conc. 7 (Map 12) 19652 Highway 48	82-46 95-79 86-110

6	RU	i. Existing outdoor truck parking area to only be used for the parking of commercial trucks.	i. Buildings, structures or outside storage		Pt. Lot 35, Conc. 5 (Map 7B) 3689 Ravenshoe Rd	99-62
7	RU	i. Golf driving range ii. Miniature golf course iii. Garden centre iv. Retail store v. Commercial recreation use vi. Equipment rental establishment vii. Wholesale establishment which conduct retail sales on the same lot viii. Restaurant ix. Dwelling unit within a non-residential building	i. Outdoor display and sales area associated with additional permitted uses (i) through (vii).	Maximum gross floor area for retail stores : 1,000 m ² or the lot coverage maximum, the lesser of the two	Pt. Lot 20, Conc. 8 (Map 12) 20473 Highway 48	

8	RU	i. Children's mental health centre for day treatment school purposes licensed under the Children's Mental Health Services Act for no more than 30 students, excluding staff.		Minimum interior side yard : 3.0 m	Pt. Lot 20, Conc. 4 (Map 11) 2417 Queensville Sdrd	84-17
9	HR	i. Retail store			Pt. Lot 35, Conc. 5 (Map 7B) 22741 Catering Rd	
10	RU	i. Restaurant ii. Golf driving range iii. Miniature golf course iv. Garden centre v. Retail store vi. Commercial recreation use vii. Equipment rental establishment viii. Wholesale establishment which conduct retail sales on the same lot	i. Outdoor display and sales area associated with additional permitted uses (i) through (viii).	Maximum gross floor area for retail stores : 1,000 m ² or the lot coverage maximum, the lesser of the two	Pt. Lot 19, Conc. 4 (Map 11) 20215 Woodbine Ave	

11	RU	i. Haulage and excavating business and accessory uses , including a garage for mechanical repairs and storage ii. Business office iii. Outside storage of topsoil, gravel and similar materials; excavating machines and trucks		Total floor area of buildings and areas used for additional permitted uses (i) to (iii) shall be limited to buildings and areas existing at the time of passing By-law 97-50 and as indicated in the site plan agreement for this property dated August 13, 1997.	Pt. Lot 15, Conc. 8 (Map 6) 19658 Centre St	97-82
12	RU	i. Industrial use within a wholly enclosed building		Industrial use ground floor area maximum: 1,000 m ² or the lot coverage maximum, the lesser of the two	Pt. Lot 22, Conc. 7 (Map 10) 20672 Highway 48 Pt. Lot 103, Conc. 1 EYS (Map 15) 18599 Yonge St Pt. Lot 103, Conc. 1 EYS (Map 15) 18581 Yonge St Pt. Lot 103, Conc. 1 EYS (Map 15) 18563 Yonge St Pt. Lot 115, Conc. 1 WYS (Map 3) 20451 Bathurst St	
13	RU	i. Industrial use within a wholly enclosed building		Total floor area for industrial uses shall be limited to buildings existing as of the date of passing of this By-law.	Pt. Lot 16, Conc. 3 (Map 5) 19757 Leslie St	

14	RU	<p>i. Storage, repair and sale of household goods, fixtures, furnishings, appliances, and used farm machinery and equipment.</p> <p>ii. Outdoor display and sales area.</p>		Total floor area for additional permitted uses (i) to (ii) shall be limited to buildings existing as of August 3, 1982.	Pt. Lot 17, Conc. 4 (Map 11) 19937 Woodbine Ave	78-54 82-59
15	RU	i. Business office		Total floor area of business office use shall be limited to buildings existing as of February 4, 2002.	Pt. Lot 1, Conc. 4 (Map 13) 2768 Davis Dr	2002-11
16	RU	i. Business office			Pt. Lot 6, Conc. 3 (Map 15) 18335 Leslie St	
17	RU	<p>i. Motor vehicle gas bar</p> <p>ii. Restaurant with drive-through service facility</p>	Outdoor storage	A retaining wall less than 2 m in height shall be deemed not to be a structure .	Pt. Lot 6, Conc. 3 (Map 15) 18273 Leslie St	94-62 2003-12
18	RU	i. Machine or welding shop.			Pt. Lot 15, Conc. 4 (Map 11) 2261 Doane Rd	76-32
19	RU	<p>i. Motor vehicle repair garage</p> <p>ii. Motor vehicle gas bar</p> <p>iii. Motor vehicle sales/rental establishment</p>			Pt. Lot 35, Conc. 2 (Map 7A) 22746 Leslie St & 22740 Leslie St	87-71

		iv. Motor vehicle washing establishment				
20	RU	i. Drive-in theatre ii. Restaurant			Pt. Lot 11, Conc. 2 (Map 4) 893 Mount Albert Rd	77-35
21	RU	i. Motor vehicle repair garage ii. Golf driving range iii. Miniature golf course iv. Garden centre v. Retail store vi. Commercial recreation use vii. Equipment rental establishment viii. Wholesale establishment which conduct retail sales on the same lot	i. Outdoor display and sales area associated with additional permitted uses (ii) through (viii).	Maximum gross floor area for retail stores : 1,000 m ² or the lot coverage maximum, the lesser of the two	Pt. Lot 11, Conc. 2 (Map 4) 983 Mount Albert Rd	
22	RU	i. Group home with no more than 25 residents. ii. Recreational facilities and accessory uses,	Residential uses or dwellings, except for those associated with the Group Home facility.	No more than a maximum of 8 staff members, who are not ordinarily residents of the Group Home , may be provided with overnight accommodation.	Pt. Lots 14 and 15, Conc. 3 (Map 4) 19601 Leslie St	89-41; 94-77; 96-70

		including a locker room and change area ii. Solarium v. Administrative offices				
23	C4	i. Group home with no more than 5 residents.			Pt. Lot 14, Conc. 3 (Map 4) 19591 Leslie St	2001-62
24	RU	i. Group home ii. Transitional housing on a short-term basis often in emergency situations iii. Business office associated with the foregoing			Pt. Lot 104 & 105, Conc. 1, WYS (Map 1) 18838 Highway 11	95-88; 2002-116
25	RU	i. Group home with no more than 20 residents.			Pt. Lot 115, Conc. 1, EYS 511 Queensville Sdrd (Map 3)	82-36 2004-16
26	RU	i. Bus storage area			Pt. Lot 6, Conc. 3 (Map 15) 1590 Green Lane E	
27	I1 ORM	i. Legion hall			Pt. Lot 11, Conc. 8 (Map 6) 31 Princess St	83-67
28	M2	i. Farm produce outlet			Pt. Lot 19, Conc. 3 (Map 5) 20278 Woodbine Ave	78-15

29	RU	<ul style="list-style-type: none"> i. Hotel/motel ii. Golf driving range iii. Miniature golf course iv. Garden centre v. Retail store vi. Commercial recreation use vii. Equipment rental establishment viii. Wholesale establishment which conduct retail sales on the same lot 	i. Outdoor display and sales area associated with additional permitted uses (i) through (viii).	Maximum gross floor area for retail stores : 1,000 m ² or the lot coverage maximum, the lesser of the two	Pt. Lot 103, Conc. 1 EYS (Map 15) 18667 Yonge St	
30	RU	i. Garden and nursery sales and supply establishment			Pt. Lot 116, Conc. 1, EYS (Map 3) 402 Queensville Sdrd	80-81
31	RU			Recognition of a former waste disposal site, subject to the policies of the Official Plan.		
32	R1			Minimum rear yard for a corner lot : 3 m	Pt. Lots 104, 105 and 106, Conc. 1, EYS (Map 2)	75-56
33	MU1	i. Apartment building containing a maximum of 6 dwelling units .			Pt. Lot 107, Conc. 1, EYS (Map 2)	88-55

34	RPS	i. A furniture upholstery repair shop and sale of household furniture ii. Business office		Total floor area for additional permitted uses (i) to (ii) shall be limited to the building existing as of November 6, 1978.	Pt. Lot 19, Conc. 3 (Map 5)	78-77, 79-68 & 80-67
35	R1			An accessory building with a maximum gross floor area of 55 m ² may be used for the purpose of a home business .	Pt. Lot 11, Conc. 8 (Map 6)	82-49
36	R1	i. A converted dwelling with a maximum 5 dwelling units .			Pt. Lot 107, Conc. 1 WYS	86-69
37	RPS			Minimum front yard : 3.0 m	Pt. Lots 116 & 117, Conc. 1 WYS (Map 3)	94-22
38	R1			Minimum front yard : 3 m	Pt. Lot 107, Conc. 1 WYS (Map 1)	
39	RPS			Minimum lot area : 2300 m ² Minimum lot frontage : Nil Section 4.9 does not apply.	Pt. Lot 108, Conc. 1, WYS (Map 1)	2003-107
40	R1			Minimum lot area : 1600 m ² Minimum lot frontage : 20.0 m Minimum front yard : 15.0 m Minimum rear yard : 15.0 m	Pt. Lot 12, Conc. 8 (Map 6)	2009-75
41	RPS	i. Medical clinic		A minimum of 8 parking spaces shall be provided. A gravel parking lot may be permitted.	Pt. Lot 12, Conc. 2 (Map 4)	2014-140

42	RPS	i. Business office. Permitted uses on full municipal servicing: ii. financial institution iii. medical or dental clinic iv. restaurant v. retail store vi. service commercial use.			Pt. Lot 12, Conc.3 (Map 4)	2015-047
43	R2-1			Minimum lot frontage : 18 m Minimum rear yard : 10 m	Pt. Lot 9, Conc. 2 (Map 4)	2010-091; 2014-039
					Pt. Lot 8, Conc. 2 (Map 2)	2010-092; 2012-017
44	R2-1			Minimum lot frontage : 18 m Minimum rear yard : 10 m Minimum front yard : 6.0 m Minimum setback for a private garage from front lot line : 7.5 m	Pt. Lots 8 & 9, Conc. 2 (Map 4)	2010-095; 2014-040
45	R2-2			A single storey private garage , attached or unattached to the main building , may encroach into the required interior side yard to a maximum of 0.6 m from the interior side lot	Pt. Lot 10, Conc. 8 (Map 6)	2015-057

				line, and may encroach into the required exterior side yard to a maximum of 2.6 m from the exterior side lot line .		
46	R2-3			Minimum interior side yard : 1.0 m on one side and 0.6 m on the other side A single storey private garage , attached or unattached to the main building , may encroach into the required interior side yard to a maximum of 0.6 m from the interior side lot line , and may encroach into the required exterior side yard to a maximum of 2.6 m from the exterior side lot line . Notwithstanding the above, the minimum required setback from the common lot line between attached units shall be nil for the main building and private garage .	Pt. Lot 10, Conc. 8 (Map 6)	2015-057
47	R5			Minimum lot frontage : 5.5 m		97-62A; 2011-138

48	R2-3	i. Commercial service use ii. Business office iii. Child care centre iv. Convenience store		Maximum gross leasable floor area for non-residential uses shall be 200 m ² .	Pt. Lot 100, Conc. 1, WYS (Map 15)	2006-63 2007-66
49	R2-3			Minimum rear yard : 6.0 m to main building and 1.5 m to attached private garage and portion of building above.	Pt. Lot 15, Conc. 2 (Map 4)	2014-142
50	R2-3			Minimum setback from Daylighting or Sight Triangle Lot Line : 1.5 m Minimum depth of porch : 1.2 m	Pt. Lots 16-19, Conc. 2 (Map 5)	2015-027
					Pt. Lots 5, 6 & 7, Conc. 2 (Map 15)	2015-080
51	R2-3			Minimum rear yard : 6.0 m	Pt. Lot 15, Conc. 2 (Map 4)	2016-026
52	R2-4			Minimum setback from Daylighting or Sight Triangle Lot Line : 1.5 m Minimum depth of porch : 1.2 m	Pt. Lots 5, 6 & 7, Conc. 2 (Map 15)	2015-080
53	R2-4	i. Single detached dwelling with rear lane access		Minimum lot frontage : 7.6 m Minimum front and exterior side yard : 3.0 m to dwelling unit Minimum rear yard : 0.5 m to private garage Minimum setback from Daylighting or Sight Triangle Lot Line : 1.5 m	Pt. Lots 5, 6 & 7, Conc. 2 (Map 15)	2015-080

				<p>Driveway cannot cross front lot line.</p> <p>The private garage can only be attached to the dwelling unit via a breezeway with a maximum width of 2.5 m.</p> <p>The minimum separation between the detached or attached private garage and the main dwelling unit shall be 5.0 m. Decks may encroach from the rear of the main dwelling unit a maximum of 2.0 m.</p> <p>Maximum interior private garage width: 6.0 m</p> <p>Maximum driveway width: 6.5 m</p> <p>Minimum interior side yard for private garage: 0.6 m</p> <p>Minimum depth of porch: 1.2 m</p>	
54	R3			<p>Minimum lot frontage: 5.5 m per dwelling unit</p>	97-62A; 2011-138
55	R3			<p>Minimum distance between dwellings: 1.8 m</p> <p>A single storey private garage, attached or unattached to the main structure, may encroach into the required interior side yard to a maximum of 0.6 m from the lot line, and</p>	Pt. Lot 10, Conc. 8 (Map 6) 2015-057

				<p>may encroach into the required exterior side yard to a maximum of 2.6 m from the lot line.</p> <p>Notwithstanding the above, the minimum required setback from the common lot line between attached units shall be nil for the main building and private garage.</p> <p>Deck(s) may encroach 1.5 m into the minimum required front and exterior side yards.</p>		
56	R4			<p>Minimum lot frontage: 5.5 m per dwelling unit</p>	Pt. Lots 9-10, Conc. 2 (Map 4)	2010-90; 2010-091; 2014-037; 2014-039
						97-62A; 2011-138
57	R4			<p>Minimum lot frontage: 6.7 m per dwelling unit</p> <p>Minimum front yard: 3.0 m</p> <p>Minimum rear yard: 0.25 m to private garage</p>	Pt. Lots 10-11, Conc. 2 (Map 4)	2010-090; 2010-093; 2012-027; 2014-037

				<p>Minimum distance between the private garage and the interior side yard: 0.6 m / 0.0 m</p> <p>The private garage can only be attached to the main dwelling unit via a breezeway with a maximum width of 2.5 m.</p>		
58	R4			<p>Minimum lot frontage: 6.0 m per dwelling unit</p> <p>Minimum rear yard: 6.0 m</p>	Pt. Lot 20, Conc. 3 (Map 5)	2012-146
59	R4			<p>Minimum lot frontage: 5.0 m per dwelling unit</p>	Pt. Lot 11, Conc. 2 (Map 4)	2014-038
60	R4			<p>Minimum lot frontage: 6.25 m per dwelling unit</p> <p>Minimum rear yard: 0.6 m</p> <p>A private garage accessed by a lane may be detached or attached to the dwelling unit. There shall be no minimum distance from a dwelling unit to private garage.</p>		
61	R3			<p>Minimum lot frontage: 6.5 m per dwelling unit</p> <p>Minimum rear yard: 5.5 m</p>	Pt. Lot 13, Conc. 8 (Map 6)	2014-133
62	R4			<p>Minimum lot frontage: 6.5 m per dwelling unit</p> <p>Minimum rear yard: 5.5 m</p>	Pt. Lot 13, Conc. 8 (Map 6)	2014-133

				Minimum number of visitor parking spaces: 6		
63	R4			Minimum lot frontage: 5.5 m per dwelling unit Minimum setback from Daylighting or Sight Triangle Lot Line: 1.5 m Minimum porch depth: 1.2 m	Pt Lots 16-19, Conc. 2 (Map 5)	2015- 027
64	R4			Minimum lot frontage: 5.5 m per dwelling unit Minimum setback from Daylighting or Sight Triangle Lot Line: 1.5 m Maximum driveway width for townhouse with rear lane access: 6.5 m The private garage can only be attached to the main dwelling unit via a breezeway with a maximum width of 2.5 m. Minimum porch depth: 1.2 m	Pt Lots 16-19, Conc. 2 (Map 5)	2015- 027
65	R4			Minimum rear yard: 5.35 m Minimum exterior side yard: 2.0 m For a corner lot , the yards shall be measured to the projection to the relevant front, rear or exterior lot lines and shall not include	Pt. Lot 107, Conc. 1 EYS (Map 2)	2015- 061

				<p>any applicable daylight triangle.</p> <p>A parking space shall have a minimum area of 15.0 m, measuring a minimum of 6.0 m by 2.50 m exclusive of any aisles or ingress and egress lanes.</p>		
66	R4			<p>Minimum lot frontage: 5.5 m per dwelling unit</p> <p>Minimum front yard: 3.0 m</p> <p>Minimum rear yard: 5.35 m</p> <p>0.3 m to private garage</p> <p>10.4 m from main building</p> <p>Minimum exterior side yard: 2.0 m</p> <p>Private garages shall only be attached to the main building via a roofed or enclosed breezeway with a maximum width of 2.5 m.</p> <p>Minimum Separation between a detached private garage and main building shall be 4.0 m.</p> <p>For a corner lot, the yards shall be measured to the projection to the relevant front, rear or exterior lot lines and shall not include any applicable daylight triangle.</p>	Pt. Lot 107, Conc. 1 EYS (Map 2)	2015-061

				A parking space shall have a minimum area of 15.0 m, measuring a minimum of 6.0 m by 2.50 m exclusive of any aisles or ingress and egress lanes.		
67	R4			Minimum rear yard : 6.0 m For a corner lot , the yards shall be measured to the projection to the relevant front, rear or exterior lot lines and shall not include any applicable daylight triangle . A parking space shall have a minimum area of 15.0 m, measuring a minimum of 6.00 m by 2.50 m exclusive of any aisles or ingress and egress lanes.	Part of Registered Plan 98 (Map 2)	2015-061
68	R4			Minimum lot frontage : 6.0 m per dwelling unit Minimum rear yard : 0.5 m to private garage Minimum setback from Daylighting or Sight Triangle Lot Line: 1.5 m Private garages shall only be attached to the main building via a roofed or enclosed breezeway with a maximum width of 2.5 m.	Pt Lots 5, 6 & 7, Conc. 2 (Map 15)	2015-080

				For townhouses with rear lane access, the maximum driveway width is 6.5 m. Minimum porch depth: 1.2m		
69	R4			Minimum lot frontage : 5.49 m per dwelling unit Minimum front yard : 2.7 m Minimum rear yard : 5.5 m A raised amenity area (deck) is permitted on the second storey, projecting up to 4.5 m into the rear yard , 1.2 m on the interior side yard , 3.0 m on the exterior yard , and 0.0 m to a common lot line . A roof deck is permitted. For a corner lot , the yards shall be measured to the projection of the relevant front, rear or exterior side lot lines and shall not include any applicable daylight triangle .	Pt Lot 15, Conc. 2 (Map 4)	2016-026
70	R5			Minimum lot frontage : 6.0 m	Pt. Lot 15, Conc. 2 (Map 4)	2016-026
71	R4			Minimum lot frontage : 6.0 m Minimum rear yard : 6.0 m	Pt. Lot 15, Conc. 2 (Map 4)	2016-026
72	R4			Minimum rear yard : 6.0 m	Pt Lots 12 & 13, Conc. 8 (Map 6)	2004-122

73	R4			An attached private garage may project up to a maximum of 3.0 m in front of the main face or porch , but shall be setback a minimum of 6.0 m from the front lot line .	Pt Lot 10, Conc. 8 (Map 6)	2008-92
74	R4			<p>A single storey private garage, attached or unattached to the main structure, may encroach into the required interior side yard to a maximum of 0.6 m from the lot line, and may encroach into the required exterior side yard to a maximum of 2.6 m from the lot line.</p> <p>Notwithstanding the above, the minimum required setback from the common lot line between attached units shall be nil for the main building and private garage.</p> <p>On a corner lot where a daylight triangle or roundings have been conveyed to a public authority, the exterior lot line and the front lot line shall be deemed to be the continued projection of the exterior lot line and the</p>	Pt Lot 10, Conc. 8 (Map 6)	2015-057

				front lot line to a point of intersection, for the purposes of calculating the required minimum front yard and minimum exterior side yard requirements.		
75	R4	Limited to: i. Townhouse dwelling with rear lane access ii. Home business		Minimum lot frontage : 5.75 m per dwelling unit Minimum rear yard : 0.70 m to private garage Minimum exterior side yard : 1.2 m Minimum landscaped open space: 12.5% For a corner lot , the lot frontage shall be measured from the exterior side lot line to the point of intersection formed by extending the front and exterior side lot lines ; the front and exterior side yards shall be measured from the front and exterior side lot lines , not the daylight triangle , but at no point may a building or legal encroachment extend into the daylight triangle .	Pt. Lot 12, Conc. 2 (Map 4)	2017-135
76	R4	Limited to: i. Townhouse dwelling ii. Home business		Minimum rear yard : 4 m Minimum exterior side yard : 1.2 m	Pt. Lot 12, Conc. 2 (Map 4)	2017-135

				<p>Minimum landscaped open space: 8%</p> <p>For a corner lot, the lot frontage shall be measured from the exterior side lot line to the point of intersection formed by extending the front and exterior side lot lines; the front and exterior side yards shall be measured from the front and exterior side lot lines, not the daylight triangle, but at no point may a building or legal encroachment extend into the daylight triangle.</p>		
77	R5			<p>Minimum landscaped area: 20%</p> <p>Parking shall be permitted in the exterior side yard on Thompson Drive. There shall be a treed planting strip having a minimum width of 1.5 m between Thompson Drive and any parking areas abutting Thompson Drive.</p>	Pt. Lot 108, Conc. 1 EYS (Map 2)	90-78
78	ER			<p>Minimum front yard: 8.0 m</p> <p>Minimum rear yard: 11.0 m</p> <p>Minimum side yard: 3.0 m</p>	Pt. Lot 104, Conc. 1, EYS (Map 2)	80-24

79	ER	i. Group home for up to 11 residents		No enlargement or extension to the existing residential building , as it existed as of July 7, 2003, shall be permitted.	Pt. Lot 107, Conc. 1, EYS (Map 2)	2003-67
80	RPS	i. Dwelling unit for owner or staff ii. Private nursing home and rest home		Minimum front yard : 30.0 m Minimum rear yard : 20.0 m Minimum side yard : (i) north side only: 1.8 m (ii) all other sides: 15.0 m Maximum floor area: 700.0 m ²	Pt. Lot 112 & 113, Conc. 1 WYS (Map 3)	80-49 92-102
81	MU1	i. Motor vehicle washing establishment ii. Laundry mat				
82	MU1	i. Child care centre is also permitted under the H4 holding symbol		The required planting strip in the front yard and southern interior side yard may be surfaced with an asphalt, concrete or other impermeable paving material provided an opaque fence is erected thereon.	Pt. Lot 10, Conc. 3 (Map 4)	87-121
83	C1			A maximum of six dwelling units may be permitted in a non-residential building with a private water supply and sewage system. All commercial uses shall be of a dry nature.	Pt. Lot 116, Conc. 1, WYS (Map 3)	91-28

84	MU5	<ul style="list-style-type: none"> i. Townhouse dwelling ii. Townhouse dwelling with rear lane access iii. Back-to-back townhouse dwelling iv. Hotel/motel 			Pt. Lots 5, 6 & 7, Conc. 2 (Map 15)	2015-080
85	MU1			<p>A planting strip of 0.5 m is permitted along the westerly property line.</p> <p>A minimum parking space length of 5.7 m is permitted.</p>	Pt. Lot 108, Conc. 1 WYS (Map 1)	2016-003
86	HR ORM	<ul style="list-style-type: none"> i. Motor vehicle repair garage ii. Repair or service shop 	Outdoor storage		Pt. Lot 10, Conc. 7 (Map 7D)	88-81
87	M2	<ul style="list-style-type: none"> i. Motor vehicle gas bar ii. Financial institution iii. Hotel / Motel iv. Service commercial use v. Retail store vi. Retail showroom accessory to a warehousing use within an enclosed building 	Outdoor storage	<p>A strip of land not less than 4.6 metres in width along the Woodbine Avenue frontage shall be used for no purpose other than landscaping. The provisions herein shall not apply to prevent the provision of a road access or pedestrian walkway across the said landscaped strip.</p>	Pt. Lots 9 and 10, Conc. 4 (Map 13) 18879 and 18917 Woodbine Ave	90-18

88	M2	i. Financial institution ii. Commercial school iii. Retail showroom accessory to a warehousing use within an enclosed building			Pt. Lots 9 and 10, Conc. 4 (Map 13) 18879 and 18917 Woodbine Ave	90-18
89	MU6	i. Motor vehicle sales / rental establishment ii. Motor vehicle repair garage iii. Motor vehicle gas bar iv. Motor vehicle washing establishment		For the purpose of this zone, a “public street” shall include a private driveway.	Pt. Lot 100, Conc. 1, WYS (Map 15)	2001-110
90	I1			Children's play equipment/ structures accessory to the Montessori school shall be permitted in the front yard . A 1.5 m planting strip adjacent to north lot line is required.	Pt. Lot 22, Conc. 2 (Map 5)	2004-063
91	C1			A maximum of four dwelling units may be permitted in a non-residential building with municipal water supply and private sewage system.	Pt. Lot 116, Conc. 1, WYS (Map 3)	84-85

92	C4	<p>i. Motor vehicle gas bar located immediately east of the future north-south local collector road right-of-way and adjacent to the Queensville Sideroad right-of-way</p> <p>ii. Restaurant with drive-through facility</p>	Motor vehicle washing establishment	<p>A maximum of three gas bar islands are permitted. One gas bar canopy structure with an area of no more than 384 m² is permitted. An accessory convenience retail structure with a ground floor area of no more than 290 m² is permitted.</p>	Pt. Lot 20, Conc. 3 (Map 5)	2012-146
93	MU3			<p>Maximum height: 58 m Recreational Amenity shall be provided at a rate of 2.5 m² per dwelling unit. For purposes of this provision, Recreational Amenity shall mean indoor or outdoor common areas provided for the use of the occupants of the dwelling units and may include but not be limited to such areas as swimming pools, fitness and recreation facilities, meeting rooms, gardens, roof top terraces, lounges, etc.</p>	Pt. Lot 101, Conc. 1, EYS (Map 15)	75-33, 75-59, 2010-041, 2012-071

94	C4	i. Repair or service shop		Maximum gross floor area of grocery store: 1,750 m ² Maximum gross floor area for restaurant, retail store, service commercial use, repair or service shop : 750 m ² per individual use Minimum interior side yard : Nil (increased to 3.0 m abutting a Residential zone boundary) Minimum setback for outdoor display and sales areas : 4 m from any lot line	Pt. of Lot 11, Conc. 3 (Map 4)	
95	C4-6 ORM			Maximum height : 17.2 metres	Pt. Lot 10, Conc. 8 (Map 6)	2017-042
96	C2	i. Hotel/motel or tourist homes ii. One dwelling unit on the second storey of a building used for storage of boats, provided the building shall not be used to service boats or motorized vehicles or to store gasoline of other flammable materials or substances.			Pt. Lot 119, Conc. 1, WYS (Map 8)	75-57 76-29

97	C2	Single detached dwelling			Pt. Lot 121, Conc. 1, WYS (Map 8)	76-49
98	EP	i. Uses, buildings and structures existing as of the date of passing of this By-law.			Pt. Lot 116, Conc. 1 WYS (Map 3)	
99	C4 ORM	Limited to: i. Equipment rental establishment ii. Business office iii. Garden Centre iv. Restaurant v. Retail store vi. Financial institution			Pt. Lot 10, Conc. 8 (Map 6)	89-87
100	M2	i. Single detached dwelling			Pt. Lot 112, Conc. 1, WYS (Map 3)	90-94; 2009-94
101	M1	ii. Motor vehicle sales / rental establishment iii. Outdoor storage	Outdoor storage of any goods or materials which are obnoxious, visually or otherwise, including derelict or scrap vehicles or machinery, and worn-out appliances or equipment.	Minimum interior side and rear yard for outdoor storage : 3 m Maximum lot coverage for outdoor storage : 25% Minimum landscaping area around the perimeter of the property: 6 m	19752 Holland Landing Rd Pt. Lot 110, Conc. 1 WYS (Map 1)	2000-046

102	M2	<ul style="list-style-type: none"> i. Financial institution ii. Garden Centre iii. Hotel / Motel iv. Trade and convention centre v. Restaurant vi. Restaurant with drive through facility vii. Service commercial use viii. Place of amusement ix. Retail store x. Animal clinic xi. Commercial recreation use xii. Motor vehicle sales/rental establishment xiii. Motor vehicle washing establishment 		Maximum height: 16 m	Pt. Lot 5, Conc. 3 (Map 15)	2005-082; 2005-113
103	M2			<p>Minimum rear yard: 6 m Minimum exterior side yard: 4.8 m Maximum lot coverage for outdoor storage: 25% Section 4.23(c) does not apply to the exterior lot line.</p>	Pt. Lot 1, Conc. 4 (Map 13)	2013-020

104	M2	<p>i. Concrete batching plant</p> <p>ii. Accessory uses, which shall include a hopper, silo, conveyor belt, truck washing pad, outside storage of aggregate and the parking of commercial machinery and equipment.</p>		<p>Minimum rear yard and interior side yard setback: Nil</p> <p>Minimum exterior side yard: 6 m</p> <p>Maximum lot coverage for outdoor storage: 60%</p> <p>Section 4.21 shall not apply.</p> <p>Section 4.23(c) does not apply to the exterior lot line.</p> <p>Section 5.6 shall not apply.</p> <p>Notwithstanding Table 9B, the minimum landscaping area shall be as approved through the Site Plan application.</p>		2012-065; 2013-127
105	M2			<p>Maximum lot coverage for outdoor storage is 60%</p> <p>Minimum rear yard for outdoor storage: 6 m</p> <p>Minimum exterior side yard: 6 m</p>		2012-065; 2013-127
106	M2			<p>Maximum lot coverage for outdoor storage is 30%</p> <p>Minimum rear yard for outdoor storage: 6 m</p> <p>Minimum exterior side yard: 6 m</p>		2012-065; 2013-127
107	M1	<p>i. Motor vehicle gas bar</p> <p>ii. Restaurant with drive-through facility</p>			Pt. Lot 16, Conc. 3 (Map 5)	2016-049

108	M2	i. Truck storage facility			Pt. Lot 112, Conc. 1 WYS (Map 3)	83-48
109	M2	i. Concrete batching plant ii. Accessory uses , which shall include a hopper, silo, conveyor belt, truck washing pad, outside storage of aggregate and the parking of commercial machinery and equipment.			Pt. Lot 1, Conc. 4 (Map 13)	2005-44
110	M2	i. Motor vehicle sales / rental establishment			Pt. Lot 1, Conc. 4 (Map 13)	2006-111
111	M2	i. Truck storage facility ii. Boat and marine supply, storage, repair, and/or sales establishment			Pt. Lot 112, Conc. 1 WYS (Map 3)	2007-92
112	M2	i. Truck storage facility ii. Boat and marine supply, storage, repair, and/or sales establishment		Minimum front yard : 5.0 m Minimum exterior side yard : 5.0 m	Pt. Lot 11, Conc. 8 (Map 6)	2012-061

113	I1	i. Single detached dwelling			Pt. Lot 9, Conc. 2 (Map 4)	80-17
114	I1			Minimum front yard: 3.5 m Minimum rear yard: 3.5 m Maximum height: nil	Pt. Lot 10, Conc. 8 (Map 6)	78-65
115	I1	Limited to: i. Child care centre and associated accessory structures		Maximum height: 9.0 m Minimum width of planting strip: 2.0 m	Pt. Lot 12, Conc. 8 (Map 6)	2006-081
116	I1	Limited to: i. Agricultural use ii. Conservation use iii. A residential care facility iv. Associated parking area with 67 parking spaces v. Business office vi. Private park			Pt. Lot 103, Conc. 1, WYS (Map 15)	2009-087
117	I1			Minimum planting strip: • North lot line: nil • South lot line: 1 m	Pt. Lot 11, Conc. 8 (Map 6)	2012-131
118	RU			Minimum side yard: 2.4 m	Pt. Lot 35, Conc. 2 (Map 7A)	87-71
119	RU	i. The processing of poultry and poultry products.			Pt. Lot 22, Conc. 2 (Map 5)	89-86

120	RU	i. Cemetery			Pt. Lots 8 and 9, Conc. 4 (Map 13)	74-30; 96-25; 96-61; 96-98
121	RU			Minimum interior side yard : 3.0 m	Pt. Lot 21, Conc. 4 (Map 9)	97-45
122	RU			One detached private garage shall be permitted to have a maximum floor area of 167.0 m ²	Pt. Lot 109, Conc. 1 WYS (Map 1)	98-91
123	RU	i. A kennel accessory to an animal clinic ; ii. Municipal cat pound facility			Pt. Lot 1, Conc. 4 (Map 13)	
124	RU			Minimum interior side yard : 1.5 m / 3.0 m Maximum lot coverage : 30%	Pt. Lot 11, Conc. 2 (Map 4)	2000-83
125	RU	i. Accessory Farm Employee Accommodation		The accessory farm employee accommodation shall not be used for residential purposes between the last day of November and March 15 th .	Pt. Lots 34 & 35, Conc. 2 (Map 8)	2000-104
126	RU		i. Single detached dwelling ii. Accessory farm employee accommodation		Pt. Lot 26, Conc. 2 (Map 8)	2012-031
127	RU	i. Storage of farm machinery, implements and rental equipment;			Pt. Lot 34, Conc. 3 (Map 8)	2014-101

		<ul style="list-style-type: none"> ii. Farm related commercial and industrial uses including fertilizer sales, mulch sales, and feed and seed sales; iii. Sale of seasonal produce or goods, primarily grown or made on local farms. 				
128	R4	Limited to: <ul style="list-style-type: none"> i. Townhouse dwelling with rear lane access ii. Home business 		Minimum lot frontage: 5.75 m per dwelling unit Minimum rear yard: 0.70 m	Pt. Lot 12, Conc. 2 (Map 4)	2017-135
129	R4	Limited to: <ul style="list-style-type: none"> i. Townhouse dwelling ii. Home business 		Minimum lot frontage: 6.1 m per dwelling unit Minimum rear yard: 4 m	Pt. Lot 12, Conc. 2 (Map 4)	2017-135
130	I1	Limited to: <ul style="list-style-type: none"> i. Post-secondary institution 			Pt. Lots 21 and 22, Conc 3. (Map5)	
131	OS2	<ul style="list-style-type: none"> i. Single detached dwelling ii. Recreational uses, including volleyball courts iii. Clubhouse 	<ul style="list-style-type: none"> i. Golf course ii. Swimming pool iii. Indoor skating rink iv. Day camp v. Community centre vi. Marina 		Pt. Lot 19, Conc. 6 (Map 12)	78-57

132	OS2			<ul style="list-style-type: none"> i. Maximum number of recreational vehicle sites: 295 ii. Minimum lot area of recreational vehicle each site: 370.0 m² iii. Minimum lot frontage of recreational vehicle each site: 9.5 m iv. Setback of recreational vehicle: 7.5 m from adjacent property held in separate ownership 	Pt. Lot 27, Conc. 8 (Map 10)	86-135
133	OS2	<ul style="list-style-type: none"> i. Restaurant ii. 20-unit hotel 		Restaurant cannot exceed 250 m ²	Pt. Lot 27, Conc. 8 (Map 10)	86-135
134	OS2	i. One apartment dwelling unit for caretaker/owner			Pt. Lot 102, Conc. 1, WYS, (Map 15)	94-55
135	EP			One right-of-access, driveway, or street or road shall be permitted to provide access to lands subject to this exception.		97-62A; 2011-138
136	ORMC		Single detached dwelling		Pt. Lot 1, Conc. 8 (Map 14)	2013-088
137	ORMCS		Single detached dwelling		Pt. Lot 1, Conc. 8 (Map 14)	2013-088
138	ORMCL			<ul style="list-style-type: none"> Minimum lot area: 0.6 ha Minimum lot frontage: 30.0 m Maximum lot coverage: 15% 	Pt. Lot 6, Conc. 4 (Map 13)	2003-64

139	ORMCL	Limited to: i. Conservation use ii. Passive recreation iii. Stormwater management facility		No part of any building, structure or accessory use , including, but not limited to, driveways , patios, swimming pools , fences, landscaping shall be erected or allowed to encroach on these lands. Notwithstanding the above, a reserve septic bed area may be permitted subject to the approval of the Town. Any land may be included in the calculation of any zone provisions for the same lot which is in the registered plan of subdivision	Pt. Lot 6, Conc. 4 (Map 13)	2003-64
140	ORMCL	Limited to: i. Conservation use ii. Stormwater management facility		A fence or other suitable structure , as determined by the Town, shall be erected and maintained on the boundary to clearly demarcate its boundaries within the lots . Any land may be included in the calculation of any zone provisions for the same lot which is in the registered plan of subdivision	Pt. Lot 6, Conc. 4 (Map 13)	2003-64
141	EP	i. Marina				

142	M1	i. Motor vehicle or recreational vehicle sales / rental establishment ii. Garden Centre iii. Equipment rental establishment iv. Motor vehicle gas bar v. Restaurant vi. Restaurant with drive through facility vii. Theatre viii. Commercial recreational use ix. Retail store (subject to H5 and H6 holding provisions)			Pt. Lot 108, Conc 1 WYS (Map 1)	97-62A; 2011-138
143	MU1	i. Single detached dwelling subject to the R2-1 zone provisions			Pt. Lot 9, Conc 2 (Map 4)	2010-091; 2014-039
144	MU1	i. Motor vehicle repair garage			Pt. Lot 12, Conc 8 (Map 6)	