

SECTION 3 – DEFINITIONS

3.1 **INTERPRETATION**

For the purposes of this *By-law*, the following terms shall have the corresponding meanings:

"Abattoir" means a *Place* where animals are slaughtered.

19691 **"Accessory Apartment"** see *Dwelling Unit* definition.

"Accessory Use" means a *Use* that is subordinate, incidental and exclusively devoted to a *Use* permitted under this *By-law* for any specific *Place* and *Zone*.

20187 **"Active Entrance"** means a door that is designed to be the principal entrance or one of the principal entrances facing a public *Street* or public square and excludes emergency egress doors, garage doors, service doors, loading doors and doors giving access to storage areas.

20187 **"Active Frontage Area"** means a *Lot* or portion thereof that is subject to the *Active Frontage Area*, as shown on Defined Area Map 65.

"Adjacent Land" see Section 13.1.

"Adult Entertainment Parlour" see *Parlour, Adult Entertainment*.

15006 **"Aggregate Extraction Operation"** means a *Place* where gravel, sand, shale, limestone, dolostone, sandstone, and other mineral materials are removed by means of an open excavation to supply material for construction, industrial, manufacturing or maintenance purposes;

"Aggregate Storage Area" means a *Place* which is associated with an *Aggregate Extraction Operation* where gravel, rock, sand, earth, clay, or fill is stored prior to distribution;

"Agriculture, Livestock Based" means a *Place* where the grazing, breeding, raising, boarding or training of animals, insects or birds occurs and includes any agricultural use from which animal, insect or bird products are derived;

"Agriculture, Vegetation Based", means a *Place* where soil is tilled, or where vegetables, fruits, field crops, berries, trees, mushrooms, flowers, landscaping materials, woodlots, and forest trees are grown and harvested, and includes the packaging, treating, or storage of goods produced on the land, excluding *Agriculture, Livestock Based*;

"Agricultural Produce Market" means a **Place** where agricultural products are displayed for sale or sold;

"Agricultural Research Institution" means a **Place** where agricultural products and practices are researched or developed;

"Amenity Area" means a **Place** within a residential development provided for private or common use for the active or passive recreation or enjoyment of the occupants of a residential development, excluding a **Driveway** or any other **Parking Area**;

- (a) **"Private Amenity Area"** means an **Amenity Area**, excluding a walkway, play area or other communal area, which is accessory to and outside of a **Dwelling Unit**;
- (b) **"Common Amenity Area"** means an **Amenity Area** which is located inside or outside a **Structure** including open landscaped areas, **Building** rooftops, patios, terraces, above ground decks, swimming pools, tennis courts and the like;

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"Amusement Arcade" means a **Place** where three or more coin or token-operated machines, devices, contrivances or games are provided for public use, excluding a coin-operated machine which provides musical entertainment, rides, food or drink and includes a video arcade, exhibit or display including the sale of souvenirs or food and beverages, but does not include a **Gaming Establishment** or any premises licensed under the Liquor Licence Act, R.S.O. 1990, Chapter L.19 as amended from time to time or any successor thereof;

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"Amusement Park" means a **Place** where commercial-related recreational, entertainment or amusement activities occur including but not limited to miniature golf, a driving range, a go-kart track, an amusement ride, or a water slide or water sport, and includes an **Amusement Arcade** but does not include a **Gaming Establishment**;

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"Angular Plane" means an imaginary inclined plane, rising over a **Lot**, drawn at a specified angle from the horizontal, which together with other **Building** regulations and **Lot** size requirements, delineates the maximum bulk and **Building Height**.

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"Animal Boarding Establishment" means a **Building, Structure** or part thereof, where dogs and cats and other domesticated animals, excluding livestock, are bred, raised, groomed, trained or kept for a fee on a temporary basis and may include overnight accommodation and outdoor facilities.

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"Animal Care Establishment" means a **Building, Structure** or part thereof, where dogs and cats and other domesticated animals, excluding livestock, are

groomed and/or kept for a fee on a daily basis, excluding overnight boarding and outdoor facilities.

19691 **"Apartment Building"** see **Dwelling Unit** definition.

16026 **"Arena"** means a **Place** where facilities are provided for athletic, artistic, circus, performance, entertainment, or recreation activities or events, but does not include an **Amusement Park** or a **Gaming Establishment**;

"Art Gallery" means a **Place** where works of art such as paintings, sculpture, pottery, glass and weaving are displayed for public viewing;

"Artisan Studio" means a **Place Used** as the workplace of a photographer, artist, craftsman, sculptor or potter, but does not include a **Repair Service** or **Manufacturing**;

17698 **"Assembly"** means the fitting or putting together of parts into a complete, or more complete, product.

"Attic" means the space between the roof of a **Building** and the ceiling of the top storey of the **Building** or the space between a dwarf wall of a **Building** and the sloping roof of the **Building**;

"Auction" means the sale of or putting up for sale to the public goods, wares, merchandise, effects or the like which are intended to be sold to the highest bidder;

"Auction Centre" means a **Place** where an **Auction** is conducted;

"Automated Banking Machine" means an automated machine operated by a **Financial Establishment** designed to be **Used** for financial transactions including deposits and withdrawals of currency and credit;

20187 **"Automated Parking System"** means a mechanical system, wholly contained within an enclosed **Building** or **Structure**, which moves motor **Vehicles** to a **Parking Space** without the **Vehicles** being occupied or operated by a human being.

"Auto-oriented Department Store" means a **Retail Establishment** that has the sale of **Vehicle** accessories and parts and **Vehicle** repair facilities encompassing over 25 per cent of the total **Gross Floor Area** of the **Building** or unit within a **Mall**.

15006 **"Balcony"** means a platform, projecting from the face of a wall, cantilevered or supported by columns or brackets and usually surrounded by a balustrade or railing.

"Bakery" means a **Place** where bread, biscuits, cakes, pastry or other bakery products are produced, mixed or baked, to be used for gain or profit, and may include a **Factory Sales Outlet**, but shall not include a **Restaurant** or other premises where such products are made for consumption on the premises;

"Bake Shop" means a **Retail Establishment** where bakery products are offered for sale, but does not include a **Restaurant** or other premises where such products are made for consumption on the premises;

17187 **"Barrier Free Access Ramp"** means an uncovered, inclined ramp providing access to the main floor/entry level of a **Building** to allow a continuous unobstructed path for persons with disabilities;

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17187 **"Basement"** means that portion of a building partially below ground level and having 50% or more of its exterior wall are above the average **Finished Grade**;

"Bed and Breakfast" means a **Single Detached, Semi-Detached** or **Duplex Dwelling** in which the owner resides and where, for gain, is provided 3 or fewer rooms for overnight accommodation and breakfast for the travelling public, but does not include a **Restaurant, Hotel, Tourist Home, Lodging House, Nursing Home**, or any other home licensed, approved or supervised under any general or special Act;

20187 **"Bicycle Parking Space"** means a **Bicycle Parking Space, Long Term** and/or a **Bicycle Parking Space, Short Term**.

20187 **"Bicycle Parking Space, Long Term"** means an area that is equipped with a bicycle rack or locker that is accessible, secure, weather-protected and for use by occupants or tenants of a **Building** and is not provided within a **Dwelling Unit**, suite, or on a **Balcony**.

20187 **"Bicycle Parking Space, Short Term"** means an area for the purpose of parking and securing bicycles with a bicycle rack that is accessible for visitors to a **Building** and is located outdoors or indoors but not within a commercial suite, **Dwelling Unit**, secured room, enclosure or bicycle locker.

"Block Face" means land fronting on one side of a **Street** between the nearest **Streets**, intersecting, meeting, or crossing the aforesaid **Street**;

Refer to end of Section 3 for an illustration.

17812 **"Body Rub"** means the kneading, manipulating, rubbing, massaging, touching, or stimulating, by any means, of a person's body or part thereof as a **service designed to appeal to erotic or sexual appetites or inclinations**, but does not include medical or therapeutic treatment given by persons otherwise duly

qualified, licensed or registered to do so under the laws of the Province of Ontario.

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"Body Rub Parlour" means a Place where a body-rub is performed, offered or solicited in pursuance of a trade, calling, business or occupation as a **service designed to appeal to erotic or sexual appetites or inclinations**, but does not include any Place where medical or therapeutic treatment is given by persons otherwise duly qualified, licensed or registered to do so under the laws of the Province of Ontario.

"Boutique" means a **Retail Establishment** with a maximum **Gross Floor Area** of 100 square metres;

"Buffer Strip" means land area **Used** to visibly separate one **Use** from another **Use** or to shield or block noise, lights, or other nuisances;

17187

"Building" means any **Structure** or building as defined in the Ontario Building Code, S.O. 1992, Chapter 23 as amended from time to time or any successor thereof, but does not include a **Vehicle**;

"Building Height" means the vertical dimension between the average **Finished Grade** of a **Building** and the top part of such **Building** or:

- (a) in the case of a flat roof, the highest point of the roof's surface or parapet, whichever is greater;
- (b) in the case of a mansard roof, the deck roof line;
- (c) in the case of a gabled, hip, gambrel or one-slope roof, the average height between the eaves and ridges; or
- (d) where an exterior wall, other than a required fire wall, extends above the top of the roof of a **Building**, the topmost part of such exterior wall;

Refer to end of Section 3 for an illustration.

"Building Supply" means the **Wholesale** or retail sale of building or construction supplies and accessories, including the outdoor storage of building materials which may include lumber, millwork, cement, siding, roofing, plumbing or electrical supplies, heating, cooling or ventilating construction supplies, fireplaces, windows, paints, wall coverings, and floor coverings, but does not include the sale of appliances, audio-visual equipment, home furnishings or furniture;

15006 **"By-law"** means this **By-law** and any amendments thereto including any and all Schedules forming any part of this **By-law** and any amendments thereto;

"Campground" means a **Place Used** or maintained as an overnight tenting or camping area, where people are temporarily accommodated in tents, trailers or similar facilities, whether or not a fee is paid for the rental thereof, but does not include a mobile home or a mobile home park;

15006 **"Carport"** means an unenclosed, roofed **Structure** with less than 60% of the total perimeter enclosed by walls, doors or windows attached to a wall of a **Building** and **Used** for the storage or parking of motor **Vehicles**;

"Car wash, Automatic" means a **Place Used** for the automated washing or drying of a **Vehicle**;

"Car wash, Manual" means a **Place Used** for the washing of a **Vehicle** by means of a hand operated pressurized wand connected to the water system of the **Place**;

"Catalogue Sales Outlet" means a **Retail Establishment** in which orders are accepted for the purchase of goods listed in a catalogue provided by the establishment and in which goods so listed may be provided within the establishment for sale;

"Catering Service" means a **Place** where food and beverages are prepared for consumption off-site, but are not served on the premises or for take-out;

15006 **"Cellar"** means any enclosed portion of a building that has more than 50% of its height, from floor to ceiling, located below average **Finished Grade**.

"Cemetery" includes a crematorium, mausoleum, or columbarium;

"Centre Line" means the point which equally divides the width of the original road allowance of a **Street**;

20093 **"Chip Wagon"** deleted by By-law (2016)-20093

"City" means The Corporation of the **City** of Guelph;

"Cleaning Establishment" means a **Place Used** for the cleaning, dyeing, or pressing of clothing or other articles including rugs, carpets, linens and draperies;

16026 **"Club"** means a **Place** used for social, literary, cultural, political, educational or recreational purposes, but does not include an **Amusement Park**, **Arena** or **Public Hall** or a **Gaming Establishment**;

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"Commercial Entertainment" means the **Use** of a **Place**, for a fee, for the provision of entertainment or amusement without the necessity of active participation by the user and includes a theatre, playhouse, bingo hall and other **Public Hall**, but does not include an **Parlour, Adult Entertainment**, or a **Gaming Establishment**;

"Commercial School" means a **School**, operated for gain or profit, in which is provided instruction in a trade, skill or service including secretarial skills, vocational skills, aviation, banking, commercial arts, automobile driving, language, modelling, business, hairdressing, beauty, culture, dancing or music;

17698

"Computer Establishment" means a building, or part thereof, used for data processing, the design and distribution of computer programs, and computer training for persons.

"Conforming Use" means a **Use** which complies with the **Uses** permitted in this **By-law** for the **Zone** in which such **Use** is located;

"Conservation Area" means a **Place** designated by the Ministry of Natural Resources or the Ministry of Energy and Environment as environmentally sensitive and includes any **Place** owned by the Grand River Conservation Authority;

"Contractor's Yard" means a **Place Used** by a construction company or contractor as a depot for the storage and maintenance of equipment used by the company or contractor, but does not include the **Wholesale** or retail sale of construction materials or supplies, home improvement supplies, or a **Place Used** by a plumbing, heating, air conditioning or electrical contractor;

"Convenience Store" means a **Retail Establishment** with a maximum **Gross Floor Area** of 400 square metres which is **Used** for retailing daily household or grocery needs of neighbourhood consumers and includes a variety store, confectionery, **Pharmacy** or a tobacco shop, but does not include a supermarket, **Hardware Store** or the like;

"Conversion" see Section 12.1.

"Courier Service" means a **Place** in which is provided courier pick-up or drop-off services, but does not include a **Postal Service**;

17187

"Day Care Centre" means a **Place** in which is provided, for more than five children who are not of common parentage, temporary care or guidance for a continuous period not exceeding 24 hours, but does not include:

- (i) any part of a public **School**, separate **School**, private **School** or any

School for trainable retarded children under the Education Act, R.S.O. 1990, Chapter E.2 as amended from time to time or any successor thereof;

- (ii) any **Place** that is **Used** for a program of recreation operated and supervised by the **City**; or
- (iii) a children's mental health centre.
 - (a) **"Children"** means, for the purposes of a **Day Care Centre**,
 - (i) developmentally handicapped persons under eighteen years of age; or
 - (ii) persons under ten years of age.

17187 **"Designated Structure"** means a **Place** designated by the **City** under Part IV of the Ontario Heritage Act, R.S.O. 1990, Chapter O.18, as amended from time to time or any successor thereof;

"Development" see Sections 12.1 and 13.1.

20134 **"Donation Centre"** shall mean an establishment owned and operated by a registered non-profit charitable organization which is attended by employees to receive donations from the public of primarily used or second hand housewares, furniture, appliances, equipment, toys and clothing and where these goods are sorted and re-used in part.

20187 **"Drive-Through Facility"** means a **Place Used** to provide or dispense products or services through an attendant, a window, or an automated machine to persons remaining in **Vehicles** in a designated stacking lane(s), which may or may not include an order box and menu boards, but does not include a **Parking Facility**.

19691 **"Driveway (Non-Residential)"** means the area provided for **Vehicle** access between a **Street** and an off-street **Parking Space**, but does not include a **Parking Aisle**.

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20134 **"Driveway (Residential)"** means a surface area between a **Street** and a main **Structure** consisting of, but not limited to, asphalt, concrete, compact gravel, interlocking brick, paving stone or the like used or designed to be used for the driving or parking of **Vehicles** and shall include any surfaced walk or hard landscaping situated parallel to the driveway in a manner capable of being parked or driven upon by part or the whole of a **Vehicle**.

"Dry Cleaning Outlet" means a **Place Used** for the purpose of receiving or distributing articles of clothing to be subjected elsewhere or having been

subjected elsewhere to the processes of dry cleaning, dry dyeing or cleaning or pressing;

19691 **"Duplex Dwelling"** see **Dwelling Unit** definition.

"Dwelling Unit" means a room or group of rooms occupied or designed to be occupied exclusively as an independent and separate self-contained housekeeping unit including a house;

- 15204 (a) **"Accessory Apartment"** means a **Dwelling Unit** located within and subordinate to an existing **Single Detached Dwelling, Semi-Detached Dwelling** or a **Link Dwelling**;
- (b) **"Apartment Building"** means a **Building** consisting of 3 or more **Dwelling Units**, where access to each unit is obtained through a common entrance or entrances from the **Street** level and subsequently through a common hall or halls, but does not include a **Maisonette Building**;
- (c) **"Duplex Dwelling"** means a **Building** that is divided horizontally into 2 separate **Dwelling Units**;
- 15692 (d) **"Garden Suite"** includes a coach house and means a **Dwelling Unit** which may be designed to be portable, and which is located on the same lot of, and fully detached from, an existing **Dwelling Unit**; such **Garden Suite** is clearly ancillary to the existing dwelling and shall be independently serviced with municipal water and sanitary services;
- (e) **"Link Dwelling"** means 2 **Single Detached Dwellings** sharing a common foundation wall below ground level, but does not include a **Semi-Detached Dwelling**;
- (f) **"Maisonette"** means a **Building** that is divided vertically into 4 or more separate **Dwelling Units**, each of which has 2 independent entrances; one to a common corridor and the other directly to an outside **Yard** adjacent to the said **Dwelling Unit** and a one-storey **Maisonette** is a **"Cluster Maisonette"** and a two-storey **Maisonette** is a **"Stacked Maisonette"**;
- (g) **"Semi-Detached Dwelling"** means a **Building** that is divided vertically into 2 separate **Dwelling Units**;
- (h) **"Single Detached Dwelling"** means a free-standing, separate, detached **Building** consisting of 1 **Dwelling Unit**;
- (i) **"Townhouse"** means a **Building** that is divided vertically into 3 or more separate **Dwelling Units** and includes a row house;

- (i) **"Cluster Townhouse"** means a **Townhouse** situated on a **Lot** in such a way that at least 1 **Dwelling Unit** does not have legal frontage on a public **Street**;
 - (ii) **"On-Street Townhouse"** means a **Townhouse** where each **Dwelling Unit** is located on a separate **Lot** and has legal frontage on a public **Street**;
 - (iii) **"Stacked Townhouse"** means 1 **Building** or **Structure** containing 2 **Townhouses** divided horizontally: one atop the other;
- 19063 (j) **"Multiple Attached Dwelling"** shall mean a **Building** consisting of 3 or more **Dwelling units** which are horizontally and vertically attached, which are entered from an independent entrance directly from the outdoors or from an internal hall or corridor and which share common facilities such as **Common Amenity Area**, parking and **Driveways**."

Refer to end of Section 3 for residential dwelling illustrations.

"Environmental Impact Study" see Section 13.1.

19062 **"Emergency Shelter"** means a government subsidized facility which provides lodging and services to meet the personal needs of people experiencing homelessness on a short-term, infrequent basis.

"Factory Sales Outlet" means an **Accessory Use** to **Manufacturing** in which the goods, wares or merchandise **Manufactured** on the premises are offered for sale;

19063 **"Fence"** means a protective, enclosing or visual barrier made of wood, metal or other substances that is constructed for any purpose, such as marking the boundary of a property, enclosing a property, providing privacy, preventing access by people or animals, or dividing a property into sections, and includes every door, gate or other enclosure that forms part of a **Fence**, but does not include a trellis or arbour. When a trellis is located within 0.6 metres of a lot line, it shall be regulated as a **Fence**.

"Fill, Construction and Alteration to Waterways Regulations" see Section 12.1.

"Financial Establishment" means a **Place** where financial transactions including the borrowing, depositing, exchanging of currency and credit occurs and includes an **Automated Banking Machine**;

"Finished Grade" means the average elevation of the finished surface of the ground, excluding any artificial embankment, immediately adjoining the base of the exterior walls or supports of a **Building** or **Structure**;

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"First Floor" means the floor of a **Building** immediately above the **Cellar** or **Basement**, or where no **Basement** or **Cellar** exists, the **First Floor** shall be the floor nearest to **Finished Grade**.

Refer to end of Section 3 for an illustration.

"Flea Market" means a **Place** where goods, wares, merchandise or services are displayed or offered for retail sale by individual vendors from individual stalls or stands;

"Flood" see Section 12.1.

"Flood Fringe" see Section 12.1.

"Flood Control Facility" means a channel, dam, dyke or like **Structure** or facility, approved by the Grand River Conservation Authority and the Ministry of Natural Resources, which is used to minimize the potential for damage in the event of a flood;

"Flood Plain" see Section 12.1.

"Floodproofing" see Section 12.1.

"Floodway" see Section 12.1.

"Floor Space Index" is an index that, when multiplied by the total land area of a **Lot**, indicates the maximum permissible **Gross Floor Area** for all **Buildings** on such **Lot**, excluding an underground or covered parking **Structure** and floor space located in the cellar or basement;

Refer to end of Section 3 for an illustration.

20187

"Floorplate" means the gross horizontal floor area of a single floor measured from the exterior walls of a **Building** or **Structure** and shall not include **Balconies**.

"Florist" means a **Retail Establishment** in which flowers, indoor plants or arrangements thereof are sold;

16287

"Fuel Supply Depot" shall mean a fuel dispensing operation consisting of fuel pump islands, underground fuel tanks and a kiosk in which the sale of fuel may be available to fleets, trucking operations and industry, but is not available to the public in the manner of a **Vehicle Gas Bar**;

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"Food Vehicle" means an outdoor vehicle not permanently affixed to the ground and capable of being moved on a daily basis, from which food intended for immediate consumption is provided for sale or sold, and includes a motorized, self-propelled vehicle (i.e. food truck), a vehicle that is not self-propelled, but can be towed (i.e. food trailer) and a vehicle moved by human exertion (i.e. food cart).

"Funeral Home" includes a chapel for funeral services;

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"Gaming Establishment" means a **Place** where any banking or percentage game is played with cards, dice or any mechanical device or machine for money, property or any item of value, and includes a **Place** such as a casino, or a gambling facility with slot machines or video lottery terminals.

"Garage" means an enclosed, detached accessory **Building** or an enclosed portion of a residential **Building Used** for the storage of **Vehicles**;

"Garage Sale" means an **Occasional Use** sale, conducted on a residential property by an occupant of such residential property, of household goods belonging to the occupier thereof and includes a **Yard** sale and the like;

"Garden Centre" means a **Place** where trees, shrubs or plants are grown or stored for the purpose of transplanting, for use as stocks for building or grafting, or for the purpose of retail or **Wholesale**, together with the sale of soil, planting materials, fertilizers or similar materials and includes a nursery or greenhouse;

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"Garden Suite" see **Dwelling Unit** definition.

"Golf Course" means a **Place** where golf is played for a fee and may include a **Restaurant**, driving range, the sale of golf equipment and a **Public Hall**, but does not include a miniature golf course or the like;

"Gross Floor Area" means the total floor area of a **Building** measured from the centre line of partition walls and the exterior face of outside walls, but does not include any floor area of a basement, cellar, **Attic**, **Garage**, **Porch** or any floor area **Used** for parking, or any floor area which does not have a clear floor to ceiling height of 2.15 metres;

"Ground Floor Area" means the maximum area of a **Building** measured to the outside walls at **Finished Grade**, excluding in the case of a residential **Building**, any **Garage**, **Carport**, **Porch**, sun room that is not habitable at all seasons of the year, unfinished **Attic**, basement or cellar;

"Group Home" means a **Place Used** for specialized or group accommodation for 4 to 8 residents under 24 hour supervision consistent with the requirements of its residents, but does not include a **Day Care Centre**;

"Habitable Floor Space" means any area in a residential **Building** or the like, including a **Hotel**, **Bed and Breakfast** or **Tourist Home** which is designed to be

used for living, sleeping or the preparation of food;

"Habitable Room" means any room in a residential **Building** which is **Used** for living, sleeping, eating, food preparation or sanitation purposes, but does not include a garage, unfinished **Attic**, laundry room, pantry, corridor, stairwell, storage room or any area **Used** for the service or maintenance of a **Building** or for common access to two or more **Residential Units**;

"Hardware Store" means a **Retail Establishment** in which is provided the indoor sale of hardware and home maintenance and improvement supplies including tools, paints, varnishes, wall coverings, window components, finished and semi-finished lumber products, plumbing supplies, garden supplies and cleaning supplies, but does not include a **Building Supply**;

17187 **"Home for the Aged"** means a **Building** for the aged licensed under the Homes for the Aged and Rest Homes Act, R.S.O. 1990, Chapter H.13, as amended from time to time or any successor thereof, and wherein food, lodging and care are furnished, with or without charge;

16595 **"Home Occupation"** means an occupation, business, trade or craft conducted, for gain or profit, as an **Accessory Use** carried out within a residential **Dwelling Unit** by a person who is a permanent resident of such **Dwelling Unit**;

"Hotel" includes a motel and means a **Place** in which is provided four (4) or more rooms for overnight accommodation of the travelling public;

"Hydraulic Floodway" see Section 12.1.

"Kennel" means a **Place** where, for profit or gain, 4 or more dogs or cats are boarded or bred;

17698 **"Laboratory"** means a building, or part thereof, used for scientific, medical and/or dental testing, experimentation and/or research.

"Landscaped Open Space" means the area of a **Lot** which is at grade and **Used** for the growth and maintenance of grass, flowers, trees, shrubbery, natural vegetation and indigenous species and other landscaping and includes any buffer strip, surfaced walk, surface patio, swimming pool or similar area, but does not include any access **Driveway**, ramp, **Parking Area** or any open space beneath, above or within any **Building** or **Structure**;

"Laundry" means a **Place** where coin-operated laundry machines are provided for public use;

"Library" means a **Place** in which is provided for public **Use** a collection of literary, artistic, musical and similar reference materials in the form of books, manuscripts, recordings, digital information, and films;

19691 **"Licensed Establishment"** means a **Place**, including an **Arena, Club, Public Hall, Recreation Centre, Restaurant, Tavern** and the like that sells, provides, or serves liquor pursuant to a licence issued by the Alcohol and Gaming Commission of Ontario or a successor agency/board thereto, but does not include a **Place** for which only a special occasion permit or permits are issued, or a **Place** owned and operated by the **City**.

19691 **"Link Dwelling"** see **Dwelling Unit** definition.

"Liquor" includes spirits, wine or beer;

"Liquor Store" means a **Retail Establishment** and includes a liquor store, beer store or wine store and includes a **Place** in which is provided materials and equipment for the production and bottling of **Liquor** by the public;

20187 **"Live-Work Unit"** shall mean a unit within a **Building**, in which a portion of the unit at grade level may be **Used** as a business establishment and the remainder of the unit shall be a **Dwelling Unit** and whereby each "live" and "work" component within a portion of the unit has an independent entrance from the outside and an interior access between the "live" and "work" components.

"Loading Space" means an off-street space or berth located on the same **Lot** as a permitted **Use** and used for the parking of a **Commercial Vehicle** loading or unloading merchandise or materials;

18116 **"Lodging House Type 1"** means any **Place**, including but not limited to a **Dwelling Unit**, that is used to provide 5 or more **Lodging Units** for hire or gain directly or indirectly to persons.

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18116 **"Lodging House Type 2"** means the whole of a **Townhouse Building** or **Apartment Building** where one or more **Dwelling Units** are each used to provide 5 or more **Lodging Units** for hire or gain directly or indirectly to persons.

18116 **"Lodging Unit"**, for the purpose of **Lodging House Type 1** and **Lodging House Type 2**, means a room **Used** to provide living accommodation which does not have the exclusive use of both a kitchen and a bathroom.

17187 **"Lot"** means a parcel of land which:

- (i) is the whole of a lot or block on a registered plan of subdivision so long as such registered plan of subdivision is not deemed, pursuant to Section 50 of the Planning Act, R.S.O. 1990, Chapter P.13, as amended from

time to time or any successor thereof, not to be a registered plan of subdivision for subdivision control purposes;

- (ii) is all land held or owned under distinct and separate ownership from the ownership of the fee or equity of redemption in abutting land;
 - (iii) the description of which is the same as in a Deed which has been given consent pursuant to Section 53 of the Planning Act, as amended from time to time or any successor thereof; or
 - (iv) is the whole remnant remaining to an owner or owners after conveyance made with consent pursuant to Section 53 of the Planning Act, as amended from time to time or any successor thereof;
- (a) **"Lot Area"** means the total surface area within the boundary lines of a **Lot**;
 - (b) **"Lot Coverage"** means the percentage of a **Lot Area** covered by **Buildings** and **Structures**, excluding balconies, bay windows, canopies and overhanging eaves of such **Buildings** and **Structures** which are 2 metres or more in height above **Finished Grade**;
 - (c) **"Lot Depth"** means the horizontal distance between the **Front** and **Rear Lot Lines**, except:
 - (i) where the **Front** and **Rear Lot Lines** are not parallel, the **Lot Depth** is the length of a line joining the midpoints of such lines; and
 - (ii) where two or more **Rear Lot Lines** exist, **Lot Depth** shall be the average of the distance from the **Front Lot Line** to each point where the angle changes measured at right angles to the **Front Lot Line**;
 - (d) **"Lot Frontage"** means the horizontal distance between the **Side Lot Lines** measured along the **Front Lot Line**, except:
 - (i) where the **Front Lot Line** is not a straight line or where the **Side Lot Lines** are not parallel, the **Lot Frontage** means the distance measured in a straight line between the points where the **Side Lot Lines** are intersected by the **Setback** line;

- (e) **"Lot Line"** means any boundary of a **Lot**;
- (i) **"Front Lot Line"** means the **Lot Line** abutting a **Street Line** or, where the **Lot Line** abuts two or more **Street Lines**, the shorter of the two lines;
- (ii) **"Rear Lot Line"** means the **Lot Line** furthest from and opposite to the **Front Lot Line** or, where the **Lot** is triangular, the point of intersection of the **Side Lot Lines**;
- (iii) **"Side Lot Line"** means a **Lot Line** other than **Front Lot Line** or a **Rear Lot Line**;
- (f) **"Corner Lot"** means a **Lot** situated at the intersection of and abutting two or more **Streets** or parts of the same **Street**, including any reserve area, where the inside angle of intersection or projected angle at intersection of the tangents of the **Street Lines** is less than 135 degrees, except for a **Lot** located at the commencement of a cul-de-sac where the angle exceeds 135 degrees;
- (g) **"Through Lot"** means a **Lot** bounded on two opposite sides by **Streets** provided however that if any **Lot** qualifies as being both a **Corner Lot** and a through **Lot** as herein defined, such **Lot** shall be deemed a **Corner Lot** for purposes of the **By-law**;

15692
17187

Illustrations of Lot definitions are at the end of Section 3.

"Main Building" means a **Building** located at a **Place** and in which is contained the permitted **Use** for which such **Place** is **Zoned** and, where more than one residential **Building** is located at a **Place**, each **Building** containing a **Dwelling Unit** is a **Main Building**;

19691

"Maisonette" see **Dwelling Unit** definition.

"Mall" includes a shopping centre and means a **Building** or group of **Buildings** which are planned, developed, managed and operated as a unit in which each **Building** contains two or more units or spaces for lease or occupancy;

"Manufacturing" includes the production, compounding, processing, packaging, crating, bottling, packing, recycling, or assembling of raw or semi-processed or fully-processed goods or materials and **"Manufacture"** and **"Manufactured"** have corresponding meanings;

"Medical Clinic" means a **Place** where 3 or more medical practitioners are located and provide medical, dental, chiropractic, optic or other human health treatment on an out-patient basis and which may include an accessory

administrative office, laboratory, dispensary or other similar **Use**, but does not include a **Medical Treatment Facility** or other facility in which is provided overnight patient accommodation;

"Medical Office" means a **Place** in which 2 or fewer medical practitioners provide consultative, diagnostic and treatment services for humans;

"Medical Treatment Facility" means a **Place** in which is provided in-patient and out-patient medical treatment and overnight accommodation and meals for 3 or more sick, injured or infirm persons, including a hospital;

17698 **"Metal Fabricating"** means the **Use** of any **Place** to cut, bend or form metal into specific shapes and which may include the shearing, punching, piecing, blanking, cutoff, parting, extruding, drawing, rolling, spinning, coining, casting, deburring, grinding, anodizing, milling, stamping, grinding, extruding, welding, metal blasting, tool and die manufacturing, foundry, and forging of metal. but does not include assembly.

19793 **"Micro-Brewery or Brew Pub"** means a **Place Used** for the small scale and independent **Manufacturing** of specialty or craft beer or wine produced for retail sale and consumption off-premises, or on-site consumption when located in combination with a permitted **Restaurant** or **Tavern**;

20187 **"Mixed-Use Building"** means a **Building** in a Downtown **Zone** containing **Dwelling Units** and at least one other non-residential **Use** permitted by this **By-law**, where the residential portion of the **Building** has an independent entrance from the outside.

"Monument Sales" means a **Place** where cemetery monuments and related articles are displayed for sale or sold;

19691 **"Multiple Attached Dwelling"** see **Dwelling Unit** definition.

"Municipal Parkland" means an area of public land consisting of **Landscaped Open Space** or other open areas which is **Used** for active or passive recreation;

"Museum" means a **Place** open to the public, in which a collection of objects illustrating science, art, history and related types of information is kept for display and storage;

"Natural Corridor" see Section 13.1.

"Noxious Use" means the **Use** of any **Place** which is offensive or dangerous by reason of the emission of odour, smoke, dust, noise, gas, fumes, liquid, vibration or refuse matter;

"Nursing Home" means a **Place** for the aged in which is provided food, lodging, nursing or similar care and treatment, but does not include a **Medical Treatment Facility**;

"Occasional Use" means a **Use** which occurs for a limited time period of not more than a total of 90 days per calendar year in accordance with the provisions of this **By-law** and consists of such uses as an **Auction**, bake sale, craft sale, plant and produce sale, Christmas tree sale, bingo, car wash, benefit dance, show, concert, festival and banquet and social gaming event;

"Office" means a **Place** in which a business is conducted or a profession is practised including associated clerical, administrative, consulting, advisory or training services and includes a **Social Service Establishment**, but does not include a **Medical Clinic, Medical Office** or **Veterinary Service**;

"Office Supply" means a **Retail Establishment Used** for selling, renting or the servicing of materials used in **Offices** and businesses;

"100 Year Flood" see Section 12.1.

"Optical Dispensary" means a **Retail Establishment Used** for the retail sale, display, and service of eye wear and related optical products;

"Outdoor Display and Sales Area" means an outdoor **Place Used** in conjunction with an established **Use** or business, located in an adjacent permanent premise, for the display and sale of fresh produce and new goods or merchandise;

"Outdoor Sportsfield Facilities" includes soccer, football, field hockey, lacrosse, cricket and baseball fields, a **Golf Course**, tennis, volleyball and basketball courts, lawn bowling greens and the like;

"Outdoor Storage Area" means a **Place Used** for the storage of goods, materials or equipment;

"Parking Aisle" means that portion of a **Parking Area** which abuts a **Parking Space** and by which vehicular access is provided to such **Parking Space**;

"Parking Area" includes a **Parking Aisle** and **Parking Space**, but does not include any part of a **Street**.

"Parking Facility" means a **Place**, other than a **Street**, **Used** for the parking of **Vehicles** for a fee;

"Parking Space" means a **Place** provided for the parking of a **Vehicle**;

"Parlour, Adult Entertainment" means any **Place** wherein is provided, pursuant to a trade, calling, business or occupation, services appealing to or designed to appeal to erotic or sexual appetites or inclinations and for the purpose of defining the terms within the definition of **"Parlour, Adult Entertainment"**, the following words shall have the corresponding meanings:

- (a) **"To Provide"**, when **Used** in relation to services, includes to furnish, perform, solicit, or give such services and **"Providing"** and **"Provided"** have corresponding meanings;
- (b) **"Services"**, includes activities, facilities, performances, exhibitions, viewing and encounters but does not include the exhibition of film approved under the Theatres Act as amended from time to time or any successor thereof;
- (c) **"Services designed to appeal to erotic or sexual appetites or inclinations"** include:
 - (i) Services of which a principal feature or characteristic is the nudity or partial nudity of any person;
 - (ii) Services in which persons perform any form of striptease; and
 - (iii) Services in respect of which the term "nude", "naked", "topless", "bottomless", "sexy", or any other word or any picture, symbol or representation having like meaning or implication is used in any advertisement;

17187

"Personal Service Establishment" means a **Place** where persons are employed in furnishing services and administering to the individual and personal needs of persons including a barber, hairdresser, beautician, aesthetician, tailor, dressmaker, shoemaker, or a tanning salon, but does not include a **Parlour, Adult Entertainment**,

15006

"Pharmacy" means a **Retail Establishment** in which prescriptions are dispensed and prescription drugs are sold and includes the retail sale of non-prescription medicines, health and beauty products, associated sundry items, and may include a **Postal Service**;

"Photofinishing Place" means a **Retail Establishment Used** for developing or print processing of film and may include portrait and commercial photography;

"Place" includes any land, **Lot, Building, Structure**, place or any part thereof;

"**Porch**" includes a veranda, stoop, deck, access ramp, steps or the like and any appurtenance thereto;

Refer to end of Section 3 for an illustration of Porch

15006 "**Postal Service**" means a **Place** in which is provided to the public postal pick-up or drop-off services for letters and parcels, but does not include a **Courier Service**;

"**Print Shop**" means a **Place** in which is provided photocopying, blueprinting or binding services to the public, but does not include drafting services;

"**Public Hall**" means a **Place** where facilities are provided for public assembly, but does not include a **Religious Establishment** or **Arena**, or a **Gaming Establishment**;

16026 "**Recreation Centre**" means a **Place Used** for participatory athletic, recreational, physical fitness, leisure or social activity and includes a health centre, fitness centre, ice, hockey or roller skating rink, curling rink, racquet court, swimming pool, billiard parlour, gymnasium, training room, auditorium, bowling alley or **Arena**, but does not include a **Parlour, Adult Entertainment, Amusement Arcade** or an **Amusement Park** or a **Gaming Establishment**;

16026 "**Recreation Trail**" includes pedestrian and nature trails, bicycle trails, multi-use trails, fitness trails, nature trails for the disabled, or cross-country skiing trails.

"**Redevelopment**" see Sections 12.1 and 13.1.

"**Regulatory Flood**" see Section 12.1.

"**Regulatory Storm Level**" see Section 12.1.

"**Religious Establishment**" means a **Place** including a synagogue, mosque, or rectory, owned or occupied by a religious organization or congregation which is dedicated exclusively to worship and related social and charitable activities but does not include a **Gaming Establishment**;

16026 "**Renovation**" see Section 12.1.

"**Rental Outlet**" means a **Place Used** for the rental of tools, appliances, office machines, recreation equipment, light construction equipment, party supplies or the like, but does not include a **Video Rental Outlet**, or a **Vehicle Sales Establishment**;

"**Repair Service**" means a **Place** in which is conducted the maintenance or repair of goods or equipment, but does not include a **Vehicle Establishment**;

"Research Establishment" means a **Place** which is **Used** for scientific research, tests or investigations, data collection and manipulation or technical development of information, products or devices for scientific application;

"Residential Infill" see Section 12.1.

"Restaurant" means a **Place** in which food is prepared and offered for retail sale to the public for consumption therein or as "take-out" including a doughnut shop, but does not include a **Tavern**;

- (a) **"Outdoor Patio"** means any area outside of a **Restaurant** or **Tavern** used or designed to be used for patrons of the **Restaurant** or **Tavern**;
- (b) **"Take-out Restaurant"** means a **Restaurant** which provides less than 10% of the **Gross Floor Area** of the **Restaurant** for the consumption of food by patrons **Using** the **Restaurant**;

17681

"Retail Establishment" means a **Place** in which is provided the retail sale or rental of goods or materials and may include a **Postal Service**, but does not include **Wholesale**, a **Flea Market**, or a **Parlour, Adult Entertainment**;

"Retirement Residential Facility" means a **Building** containing **Dwelling Units** providing for accommodation primarily for retired persons, and where support and health services may be provided for persons requiring these services in a supervised setting and which may contain accessory personal service, retail and recreational uses for the residents, but does not include a **Home for the Aged** or **Nursing Home**;

17187

"Safe Access" see Section 12.1.

"Satellite Antenna" means a parabolic or spherical antenna which is **Used** to or designed to be **Used** to receive communication transmissions or other signals from satellites or other devices;

"School" means a school under the jurisdiction of a Board as defined in the Education Act, R.S.O. 1990, Chapter E.2, as amended from time to time or any successor thereof, and includes a private school, but does not include a **Commercial School**;

17698

"School, Post Secondary" means an institution for education or instruction s defined in the Ministry of Colleges and Universities Act, including a University and Community College.

19691

"Semi-Detached Dwelling" see **Dwelling Unit** definition.

20187 **"Service Establishment"** means a **Place** providing services related to the grooming of persons (such as a barber or salon), a **Place** providing the cleaning, maintenance or repair of personal articles and accessories (such as dry cleaning and laundering), small appliances or electronics, or a **Place** providing services related to the maintenance of a residence or business (such as private mail box, photocopying, courier or custodial services), but does not include a: **Parlour, Adult Entertainment; Small Motor Equipment Sales; Storage Facility; Tradesperson's Shop; Warehouse;** and **Wholesale.**

17187 **"Setback"** means the minimum horizontal distance from a **Street Line** at which a **Building** or **Structure** may be located on a **Lot**;

19691 **"Single Detached Dwelling"** see **Dwelling Unit** definition.

"Small Motor Equipment Sales" means a **Place Used** for the retail sale, assembly and servicing of small motorized equipment including lawn mowers, snow blowers, roto-tillers, generators, pumps, outboard motors and related parts and accessories;

"Social Service Establishment" means a **Place** in which clerical, administrative, consulting, counselling and recreation functions for a non-profit social service agency are conducted, but does not include facilities in which overnight accommodation is provided or any other type of **Office**;

20187 **"Stepback"** means a portion of a **Building** that is horizontally recessed from the **Building** face in accordance with the requirements of this **By-law**.

"Storage Facility" means a **Place** where, for a fee, articles, goods or materials are stored, but does not include a **Warehouse**;

"Storey" means that portion of a **Building**, other than a cellar, which is situated between the surface of any floor and the surface of the floor next above and, if there is no floor above, that portion between the surface of such floor and the ceiling above;

19063 **"Half Storey"** means a finished floor area within a roof space where the roof joists/rafters are directly supported by the floor system. When gables and/or dormers are incorporated, they shall not exceed 50% of the perimeter wall area of the storey directly below the half storey;

"Street" includes a common and public highway, street, avenue, parkway, driveway, square, place, bridge, viaduct or trestle or any part of which is intended for or used by the general public for the passage of vehicles and includes the area between the lateral property lines thereof;

17187 **"Street Line"** means a lot line dividing a lot from a **Street** and is the limit of the **Street** allowance;

17187
19063 **"Structure"** means anything constructed or built permanently or temporarily and which is fixed to or resting on or in the ground, but does not include a sign, advertising device, retaining wall, **Fence**, curb, planter, statue, sculpture, play equipment, birdbath, pole, pillar, antenna, garbage container and outdoor swimming pool/hot tub;

"Tavern" means a **Place Used** or designed to be **Used** for the gathering of persons in which **Liquor** is offered for sale or sold and includes a bar, nightclub and the like and includes a **Restaurant** in which **Liquor** is offered for sale or sold beyond 12:01 a.m.;

"Taxi Establishment" means a **Place Used** as a dispatch office for taxis and includes the area **Used** for the parking of taxis when not engaged in transporting persons or goods;

"Tourist Home" means a **Single Detached, Semi-Detached** or **Duplex** residential **Building** in which the owner resides and in which is provided, for gain, 4 or 5 rooms of the **Building** for overnight accommodation to the travelling public, but does not include a **Restaurant, Hotel, Bed and Breakfast** establishment, **Lodging House, Nursing Home**, or any other home licensed, approved or supervised under any general or special Act;

"Towing Establishment" means a place to which disabled or impounded **Vehicles** or mobile equipment are taken or towed and stored temporarily until reclaimed but does not include a vehicle salvage yard or wrecking establishment;

19691 **"Townhouse (Cluster Townhouse, On-Street Townhouse, Stacked Townhouse)"** see **Dwelling Unit** definition.

17698 **"Trade and Conventions Facilities"** means a building, or part thereof, which is not a hotel, and in which facilities are provided for a lecture auditorium or meeting room facility for the exclusive use of conference or convention participants.

17187 **"Tradesperson's Shop"** means a **Place** in which is provided to the public a non-personal service or trade including a plumber's shop, painter's shop, carpenter's shop, electrician shop, contractor's shop or other the like which provide an installation service, but does not include a **Personal Service Establishment, Contractor's Yard, Vehicle Establishment, Retail Establishment, or Print Shop**;

"Transparent Window" means any window that is not tinted and which provides clear visibility from the outside to the interior of the **Building**.

"Transportation Depot" means a **Place Used** for the dispatch, storage or maintenance of **Vehicles**, but does not include a **Vehicle Service Station**, a **Vehicle Sales Establishment** or a **Taxi Establishment**;

"Transportation Terminal" means a **Place** where buses or trains are boarded or disembarked by fare-paying passengers, but does not include a bus stop;

"Trucking Operation" means a **Place** where trucks, trailers or containers are loaded or unloaded, stored or parked for remuneration or from which trucks or containers are dispatched as common carriers or where goods are stored temporarily for further shipment or where buses and other fleet **Vehicles** are stored or parked, but does not include a **Transportation Depot**;

"Use" includes **"Used"** and **"Using"** having corresponding meanings and means the arrangement of, design of or the intended **Use** or actual **Use** of any **Place**;

"Vehicle" means an automobile, truck or any other Vehicle, including motorized construction equipment or farm equipment, motor home, motorcycle, snowmobile, boat, recreational vehicle, a trailer or farm implement or any other device which is capable of being driven, propelled or drawn by any kind of power, but does not include a bicycle or any other device powered solely by means of human effort;

- (i) **"Commercial Vehicle"** means any **Vehicle** on which is displayed commercial lettering or commercial licence plates and includes construction equipment which is designed to be towed;
- (ii) **"Recreational Vehicle"** means a **Vehicle** which is used for temporary recreational travel or accommodation and includes a motor home, camper trailer, converted bus or the like;

"Vehicle Body Shop" means a **Place** where the body of **Vehicles** are repaired or body work is conducted and includes the painting of **Vehicles**;

"Vehicle Establishment" includes a **Vehicle Body Shop**, **Vehicle Gas Bar**, **Vehicle Parts Establishment**, **Vehicle Sales Establishment**, **Vehicle Service Station** and a **Vehicle Specialty Repair Shop**;

"Vehicle Gas Bar" means a **Place** where a **Vehicle** fuel pump is located and may include the sale of oils and fluids associated with the operation of a **Vehicle**, but does not include any other **Vehicle Establishment**;

"Vehicle Parts Establishment" means a **Place** where retail and **Wholesale** sales occur of equipment and parts used to repair, service or customize **Vehicles**, but does not include any other **Vehicle Establishment**;

20187

"Vehicle Rental Establishment" means a **Place** where **Vehicles** are stored and rented to the public, but shall not include **Commercial Vehicles**, farm equipment, **Recreational Vehicle**, trailer, snowmobile, motorized boat or a **Vehicle Sales Establishment**.

"Vehicle Sales Establishment" means a **Place** where new or used **Vehicles** are leased, rented, displayed for sale or sold and includes any other **Vehicle Establishment**, excluding a **Vehicle Gas Bar**;

"Vehicle Service Station" means a **Place** where the general repair or service of **Vehicles** is conducted including oiling, greasing, washing, ignition adjustments, tire inflation, and the like and where the sale of **Vehicle** parts and fluids occurs in relation to such repair or service and may include any other **Vehicle Establishment** other than a **Vehicle Body Shop**, a **Vehicle Sales Establishment** or a **Vehicle Specialty Repair Shop**;

"Vehicle Speciality Repair Shop" means a **Place** where specialized repair or service to **Vehicles** is conducted including transmission, muffler, tire, auto-glass, brake, rust-proofing or sound system repair and service, but does not include any other **Vehicle Establishment**;

19063

"Vehicle Repair Shop" means a place where the general repair or service of **Vehicles** is conducted;

19691

"Veterinary Service" means a **Building, Structure** or part thereof, where domesticated animals, excluding livestock, are given medical and/or surgical treatment, grooming or care by a veterinarian licenced by the Province of Ontario. Overnight boarding of animals shall be for medical reasons only.

"Video Rental Outlet" means a **Retail Establishment** where video tapes and equipment are rented or sold or offered for rent or sale;

"Warehouse" means a **Place Used** for the storage, distribution or wholesaling of goods or materials, but does not include a Retail Establishment, **Manufacturing** or a **Storage Facility**;

"Wetland" see Section 13.1.

"Wholesale" means selling of goods, wares or merchandise in bulk to a business;

"Wildlife Management Area" means an area of land in which one or more species of animals are protected or given sanctuary.

"Yard" means that part of a **Lot** extending from a **Lot Line** into the **Lot** to the nearest foundation wall of a **Main Building** and measured at right angles to the **Lot Line**;

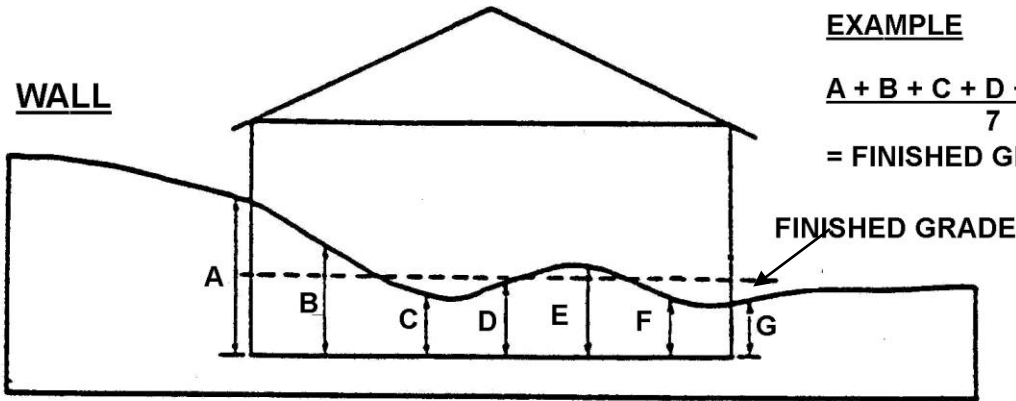
- (a) **"Front Yard"** means a **Yard** that extends across the full width of a **Lot** measured at right angles to the **Front Lot Line** and extends back to the nearest foundation wall of the **Main Building** facing the **Street**;
- (b) **"Rear Yard"** means a **Yard** that extends across the full width of a **Lot** measured at right angles to the **Rear Lot Line** from the nearest rear foundation wall of the **Main Building** and, in the case of a **Corner Lot**, a **Yard** extending from the **Exterior Side Yard** abutting a **Street** to the **Side Lot Line**;
- (c) **"Side Yard"** means a **Yard** that extends from the **Front Yard** to the **Rear Yard** measured at right angles to the **Side Lot Line**;
- (d) **"Exterior Side Yard"** means a **Yard** that extends from the **Front Yard** to the **Rear Lot Line** measured at right angles to the **Side Lot Line** abutting a **Street** Line; and

Refer to the end of Section 3 for Yard illustrations.

"Zone" means an area delineated on the Defined Area Zoning Map Schedules and established and designated by this **By-law** for one or more specific **Uses** and **"Zoned"** has a corresponding meaning.

ILLUSTRATION OF FINISHED GRADE

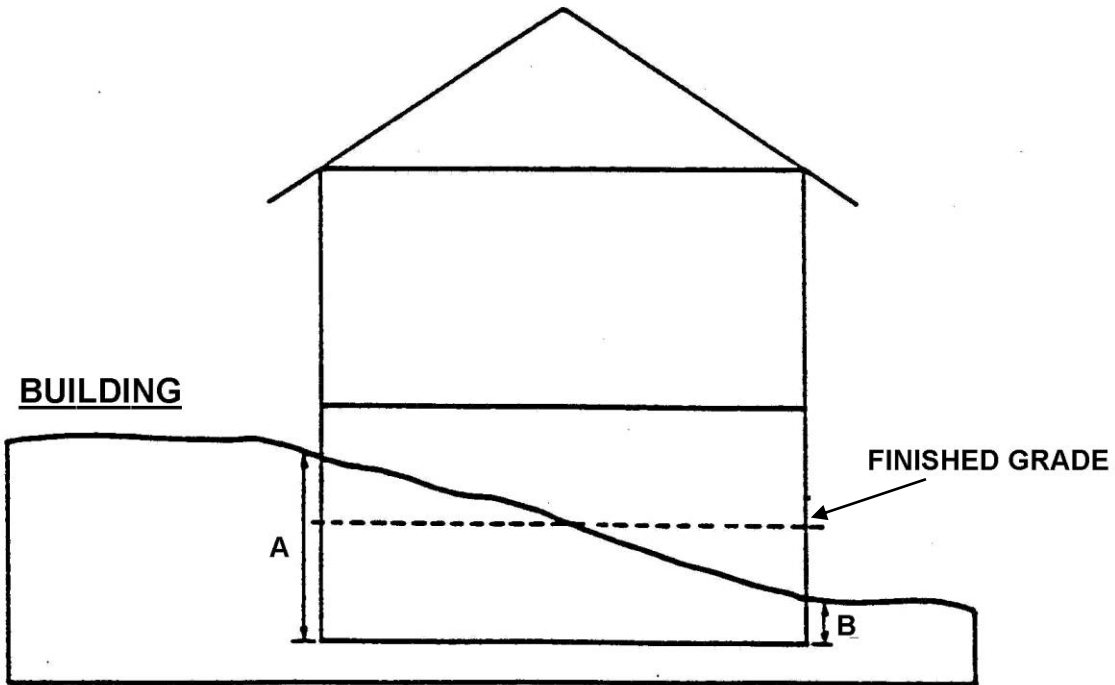
WALL



EXAMPLE

$$\frac{A+B+C+D+E+F+G}{7} = \text{FINISHED GRADE}$$

BUILDING



STRUCTURE

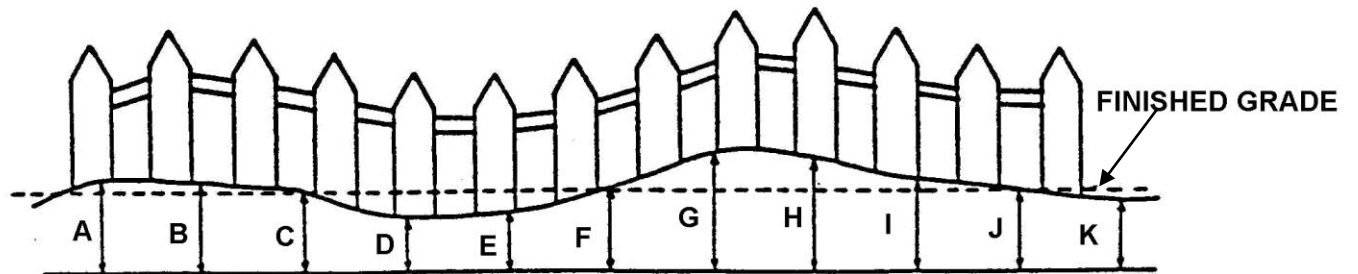
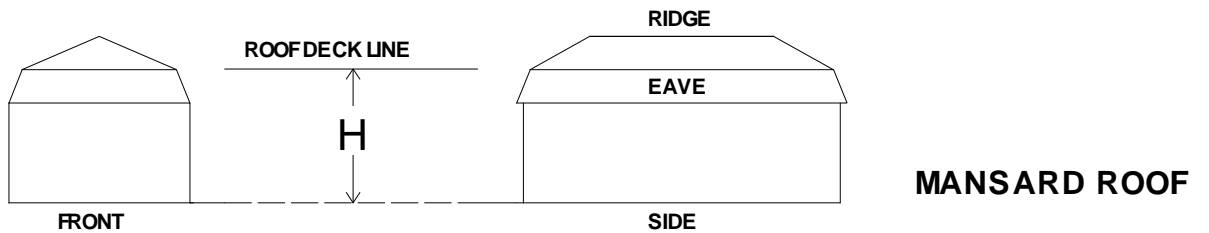
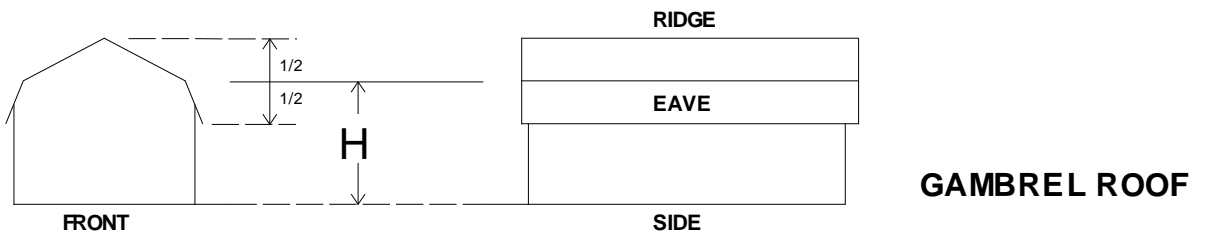
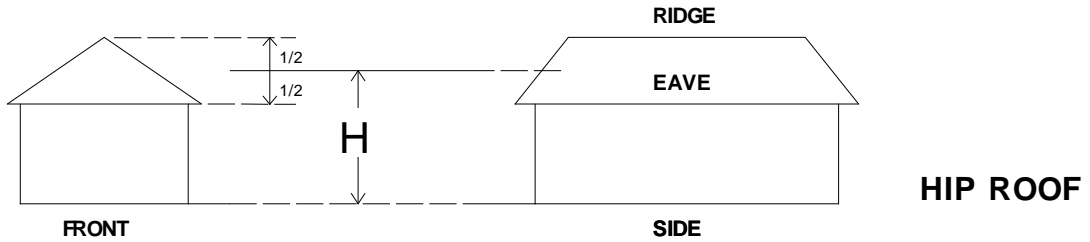
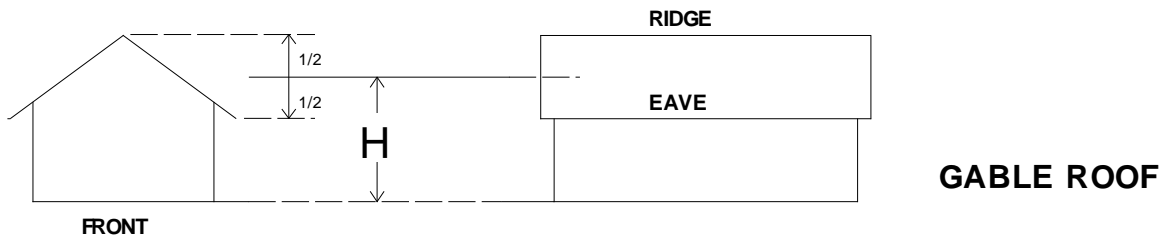
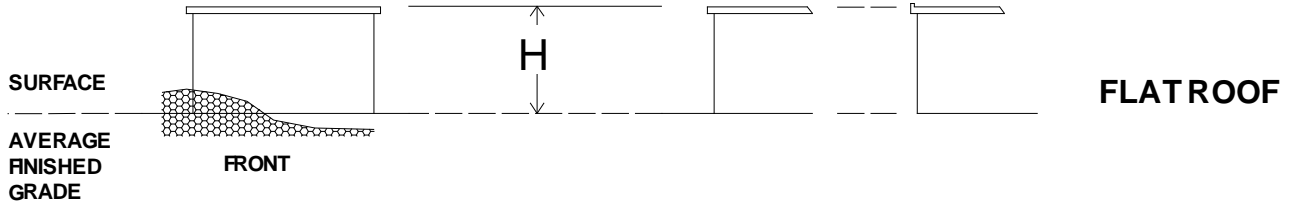
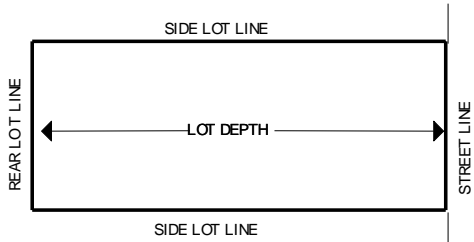


ILLUSTRATION OF BUILDING HEIGHT DEFINITIONS



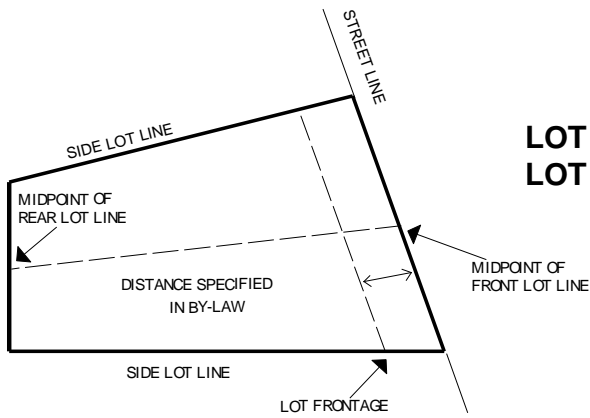
H - HEIGHT OF BUILDING

ILLUSTRATIONS OF LOT DEFINITIONS

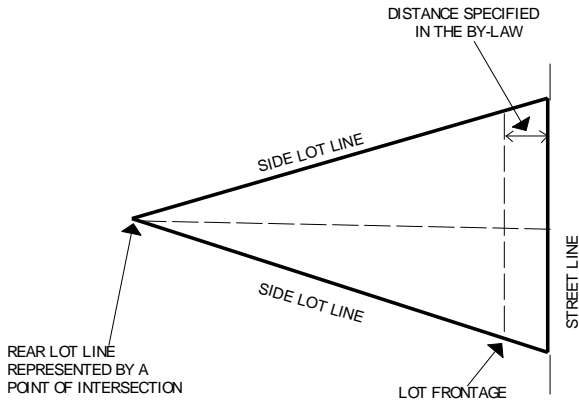


LOT FRONTAGE AND LOT DEPTH PARALLEL FRONT AND REAR LOT LINES

- LOT FRONTAGE IS MEASURED ALONG THE STREET
LINE BETWEEN THE SIDE LOT LINES

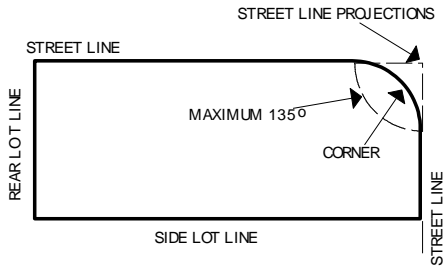


LOT FRONTAGE AND LOT DEPTH LOT LINES NOT PARALLEL

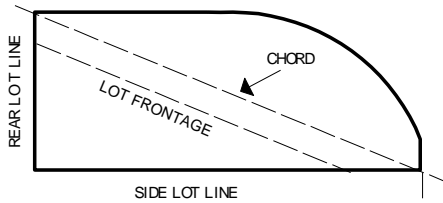


REAR LOT LINE SIDE LOT LINES INTERSECT

ILLUSTRATIONS OF LOT DEFINITIONS

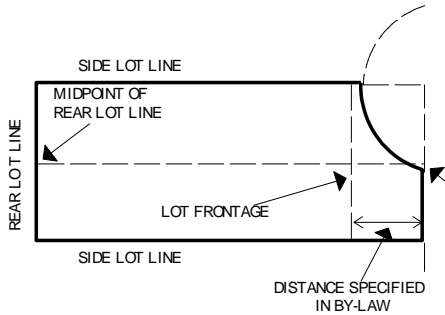


CORNER LOT CURVED SIDES



LOT FRONTAGE CONVEX CURVED FRONT LOT LINES

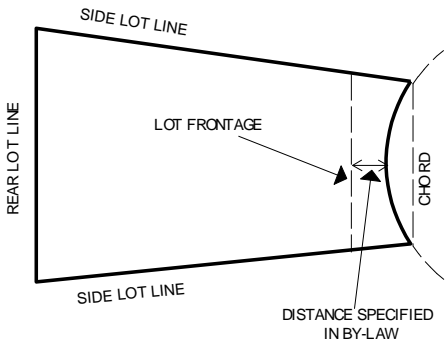
- LOT FRONTAGE IS MEASURED ALONG A LINE BACK FROM AND PARALLEL TO THE CHORD OF THE FRONT LOT LINE



LOT FRONTAGE LOT ON A CORNER EYEBROW

- LOT FRONTAGE IS MEASURED ALONG A LINE DRAWN PERPENDICULAR TO LINE JOINING THE MIDPOINTS OF REAR LOT LINE AND THE LINE PROJECTING THE FRONT LOT LINE TO THE PROJECTION OF THE SIDE LOT LINE AT DISTANCE SPECIFIED IN BY-LAW

MIDPOINT OF FRONT LOT LINE
PROJECTED TO PROJECTION
OF SIDE LOT LINE



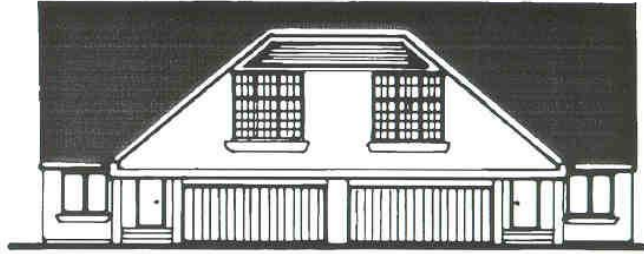
LOT FRONTAGE CONCAVE CURVED FRONT LOT LINE

- LOT FRONTAGE MEASURED BY LINE BACK FROM AND PARALLEL TO THE CHORD OF THE FRONT LOT LINE

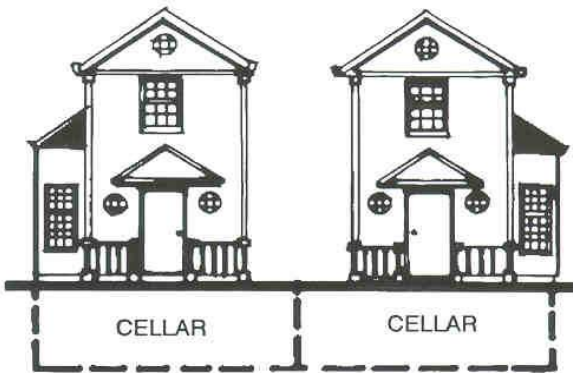
ILLUSTRATION OF HOUSING TYPES



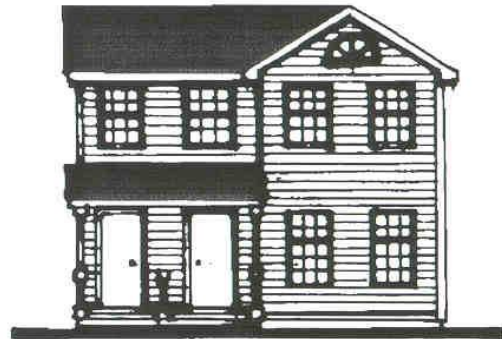
A) SINGLE-DETACHED



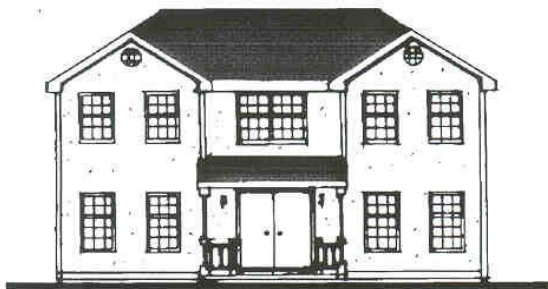
B) SEMI-DETACHED
(2 units)



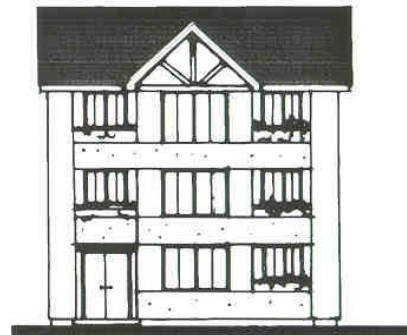
C) LINK DWELLINGS



D) DUPLEX DWELLING
(2 units)



E) FOURPLEX or APARTMENT
(4 units)

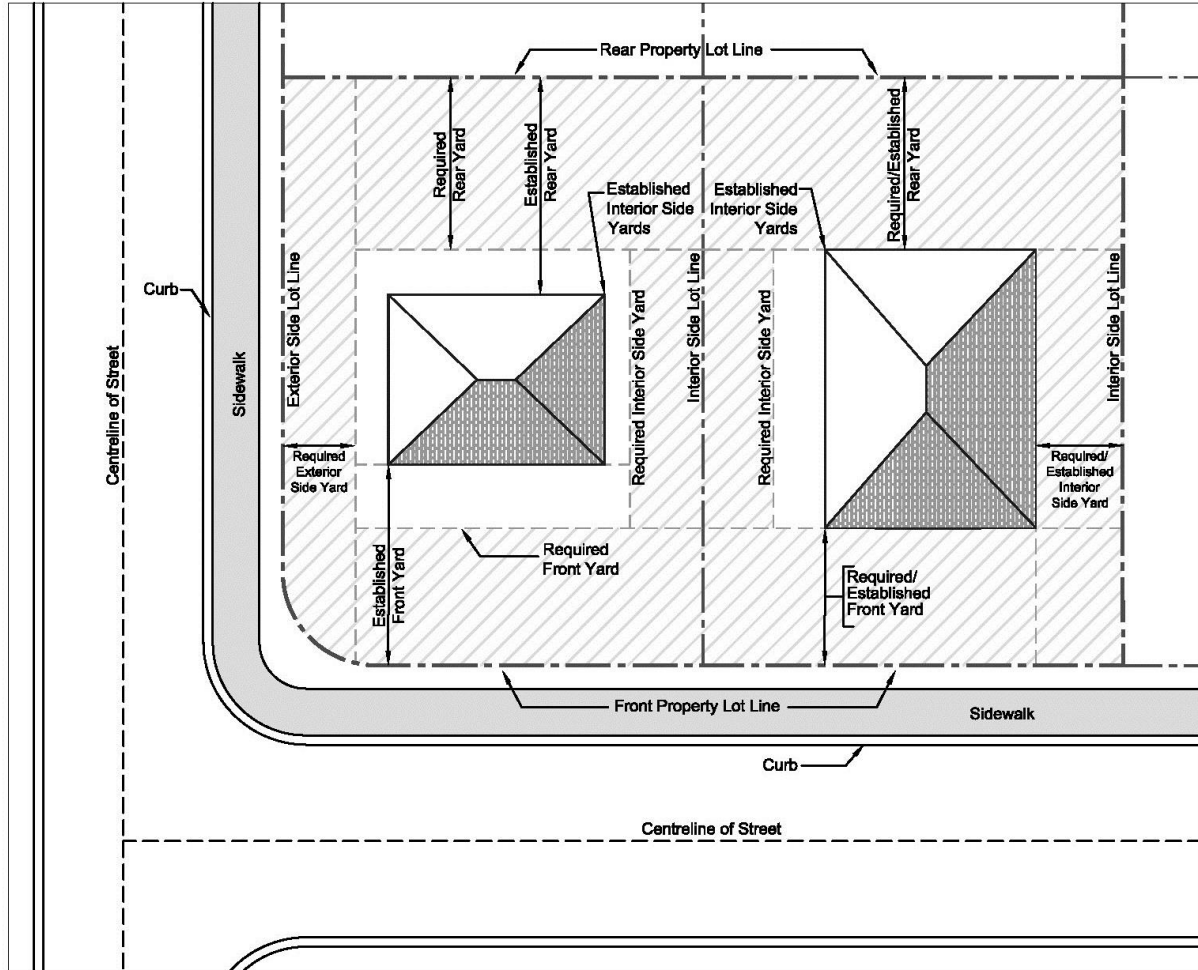


F) TRIPLEX or APARTMENT
(3 units)



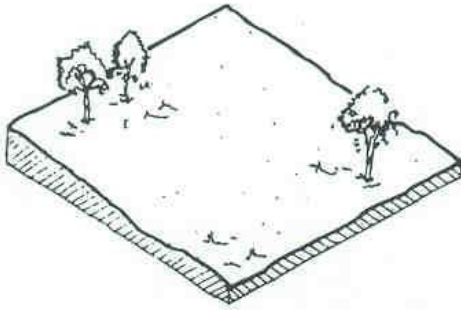
G) TOWNHOUSES

ILLUSTRATION OF YARDS AND SETBACKS

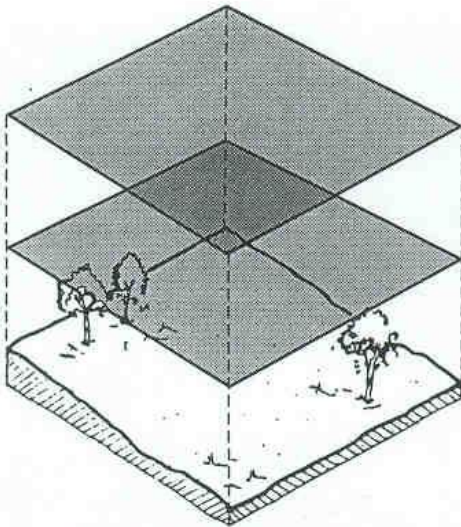
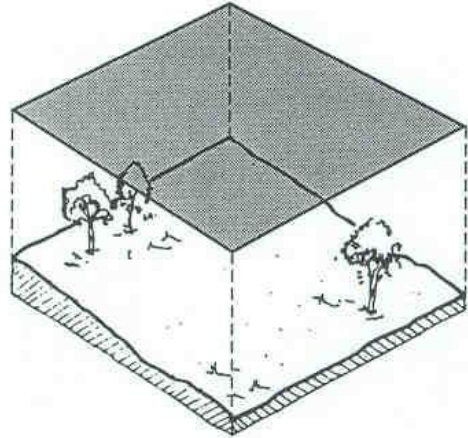


ILLUSTRATIONS OF FLOOR SPACE INDEX (FSI)

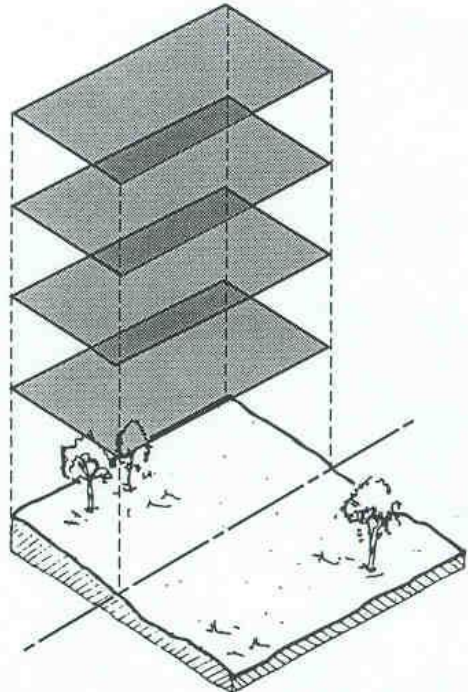
Site Area



Floor Space equals the Site Area



Floor Space equals 2 X the Site Area



4-Storey Building with 50% Coverage

ILLUSTRATION OF BLOCK FACE

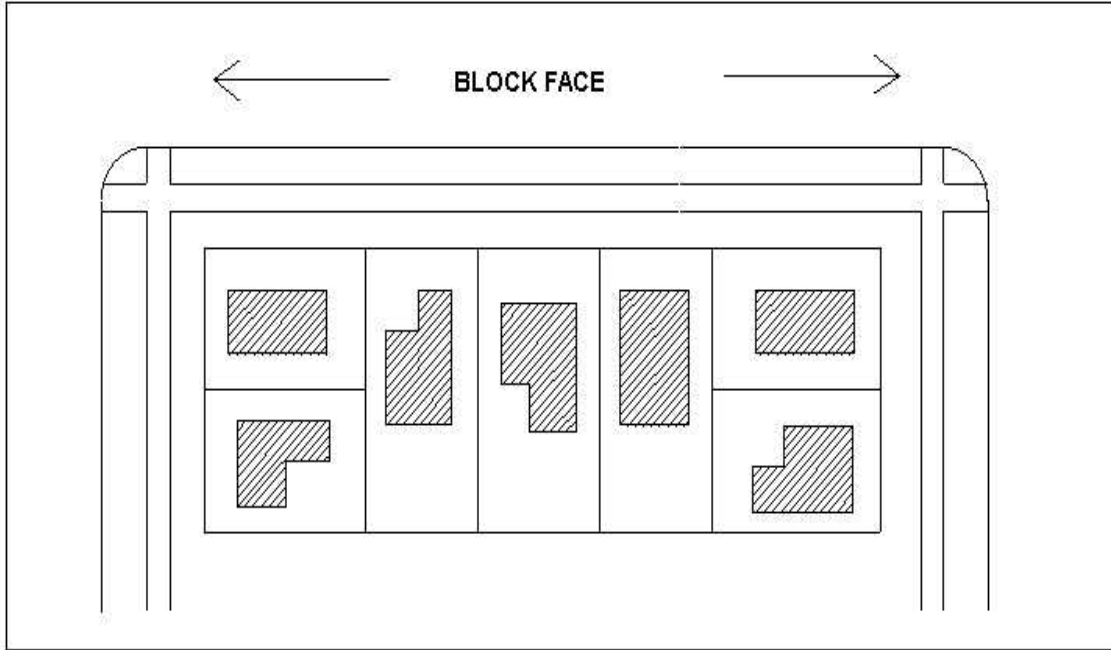
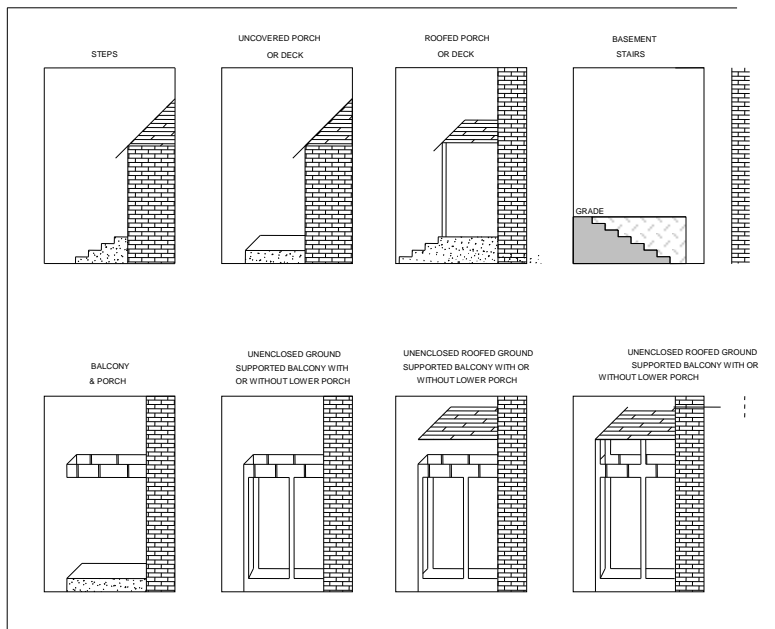
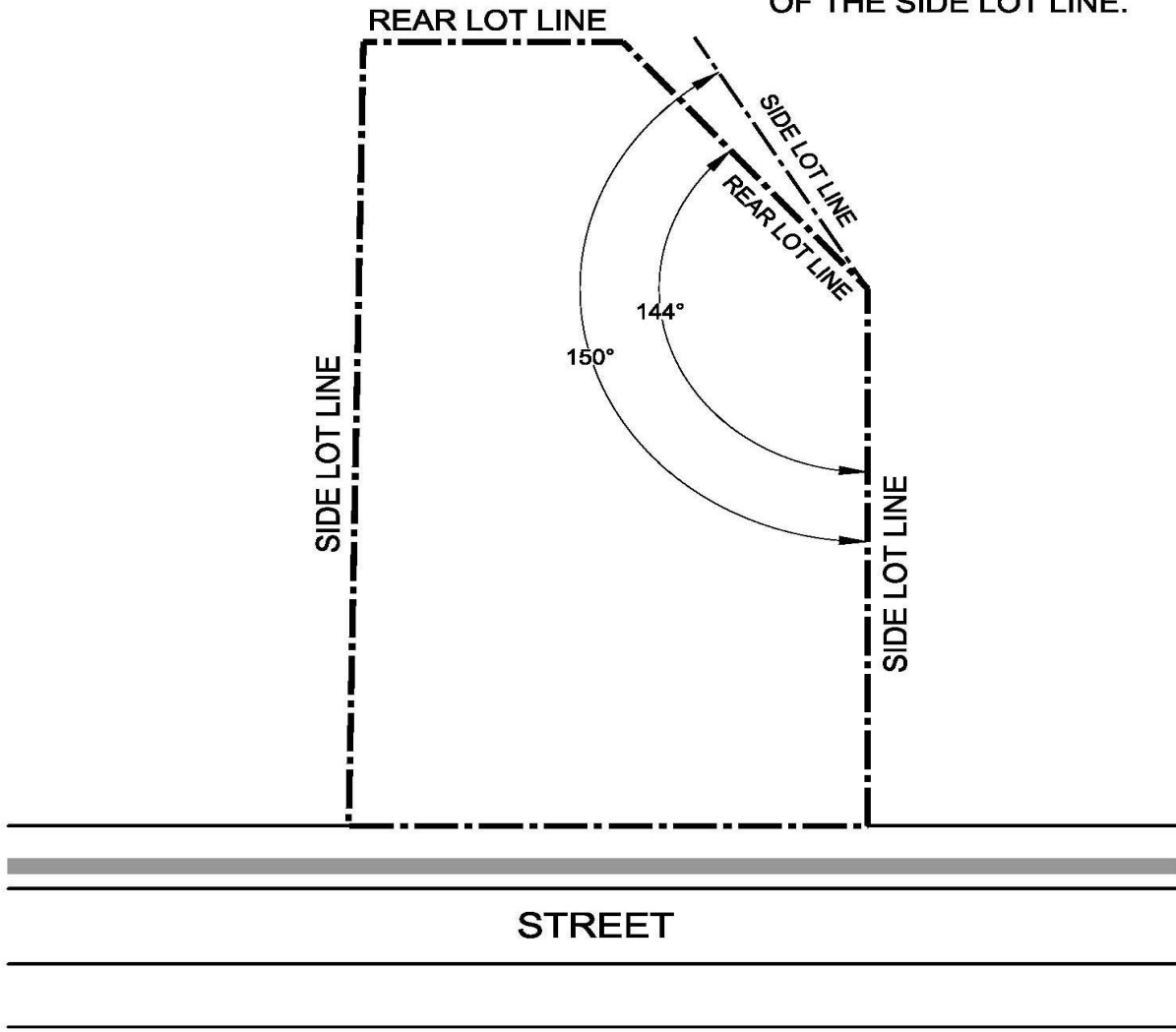


ILLUSTRATION OF PORCHES AND BALCONIES



SIDE/REAR LOT LINE INTERPRETATION

IF INTERNAL ANGLE IS 150° OR GREATER, THE LOT LINE IS CONSIDERED AS PART OF THE SIDE LOT LINE.



RESIDENTIAL FENCE HEIGHT REGULATIONS

