## **6.2.4 C3 Exception Zones**

Refer to Article 1.1.2.3 - Exception Zones and Exception Zone Schedules

6.2.4.1	Exception: C3-1	Map # 23, 25, 27, 35E, 35W, 40E, 46E, 49E, 50E, 53W, 59	By-law: 0265-2016, 0229-2018				
	In a C3-1 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	mitted Uses						
6.2.4.1.1	except: (1.1) Truck Ter (1.2) Waste Pro (1.3) Waste Tra	E2 uses contained in Subsection 8.2.1 of this By-law, except:  (1.1) Truck Terminal  (1.2) Waste Processing Station  (1.3) Waste Transfer Station					
Regulation							
6.2.4.1.2	Uses contained in Sentence 6.2.4.1.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law						

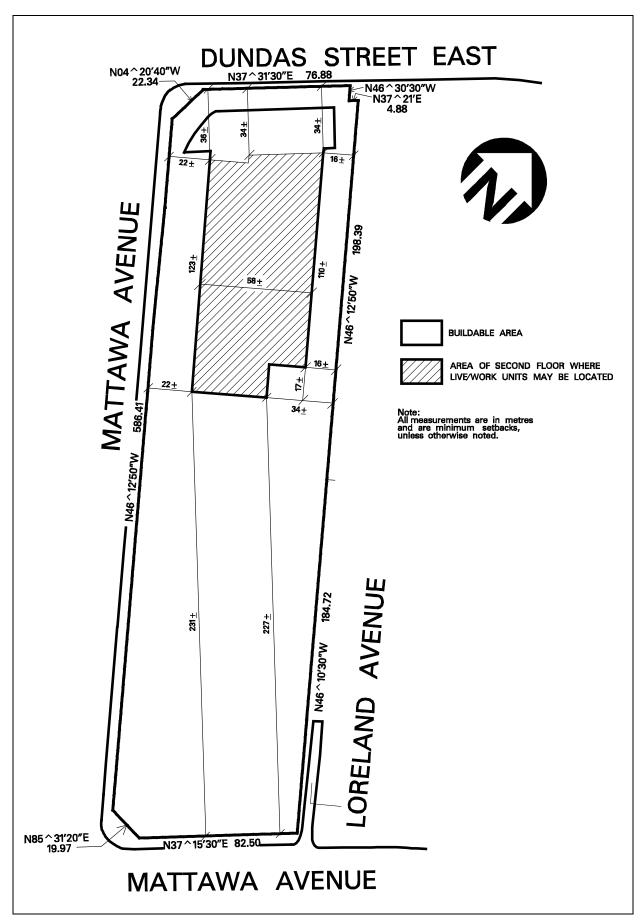
6.2.4.2	Excer	otion: C3-2	Map # 12	By-law: 0212-2015,
0.2.1.2	Excep	500n. C3 2	111ap // 12	0229-2018, 0217-2023
				ll be as specified for a C3 zone except
		s/regulations shall app	pıy:	
Additional I	Permitted			
6.2.4.2.1	(1)	Science and Technology Facility Taxi or Courier Dispatching Centre		
	(2) (3)	Repair Establishm		
	(4)	Live/Work Unit	cht	
	(5)	Garden Centre		
	(6)		n Subsection 8.2.1 of	this By-law,
		except: (6.1) Truck Ter	minal	
		` /	cessing Station	
		( )	nsfer Station	
	(7)	(6.4) Compostin	ng Facility nanufacturing legally	evisting on
	(1)	the date of passing of		Caisting On
	(8)	Cement manufactur	ing legally existing of	n the date of
	(0)	passing of this By-la		nro duat
	(9)		ne processing and by- lly <b>existing</b> on the dat	
		of this By-law	, <b>g</b> en une une	o or pussang
	(10)	Oil based paints, oil based coatings, solvent based adhesives and resin, and natural or synthetic rubber		
			, and natural or synthe lly <b>existing</b> on the dat	
		of this By-law	my existing on the dat	e or passing
	(11)		refining and by-produ	
		manufacturing legally <b>existing</b> on the date of passing of this By-law		
	(12)	_	r products and manuf	facturing legally
	, ,	existing on the date	of passing of this By	-law
	(13)		operations legally ex	cisting on the
	(14)	date of passing of the Solvent manufacturing	ing legally <b>existing</b> or	n the date of
	(- ')	passing of this By-la		
	(15)		sting on the date of pa	assing of
	(16)	this By-law Tar and asphalt man	nufacturing legally <b>ex</b> i	isting on the
	(10)	date of passing of th		
	(17)		king yard legally exis	ting on the
		date of passing of th	ns By-law	
Uses Not Pe	rmitted			
6.2.4.2.1A	(1)	Asbestos Products N		
	(2) (3)	Cement Manufactur	ring ne processing and by-	product
	(3)	manufacturing	ic processing and by-	product
	(4)	Oil based paints, oil	based coatings, solve	
			, and natural or synthe	etic rubber
	(5)	manufacturing Petroleum and coal	refining and by-produ	act
	(0)	manufacturing		
	(6)		or products and manuf	facturing
	(7) (8)	Smelting or Foundry Solvent Manufactur		
	(9)	Tannery	5	
	(10)	Tar and Asphalt Ma	<u> </u>	
	(11)	Motor Vehicle Wree	cking Yard	

**Exception C3-2 continued on next page** 

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6.2.4.2	Exception: C3-2	Map # 12	By-law: 0212-2015, 0229-2018, 0217-2023				
Exception C3	Exception C3-2 continued from previous page						
Regulations							
6.2.4.2.2	deleted						
6.2.4.2.3	Maximum combined <b>gross</b> floor area - live/work	loor area - non-residential a units	nd 24 030 m <sup>2</sup>				
6.2.4.2.4	Maximum gross floor area - restaurants, convenience re restaurants		345 m <sup>2</sup>				
6.2.4.2.5	Maximum gross floor area - office uses	non-residential used for all	8 300 m <sup>2</sup>				
6.2.4.2.6	space of the live/work area is Exception, measured from the	es, storage lockers, elevators,	î this				
6.2.4.2.7	Maximum number of live/wo	Maximum number of live/work units					
6.2.4.2.8	A live/work unit shall only b portion of the second floor of Schedule C3-2 of this Except		ated				
6.2.4.2.9		ccupant of the work compone incipal occupant of the reside unit					
6.2.4.2.10	Minimum combined indoor a that shall include but not be l fitness room						
6.2.4.2.11	Minimum required parking	spaces per live/work unit	1.25				
6.2.4.2.12	permitted by this Exception, one bedroom, or other area caccommodate rest or sleeping	g, provided that the work area in the bedroom or other sleepin	n ı shall				
6.2.4.2.13	All site development plans sl this Exception	nall comply with Schedule C3	3-2 of				

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Schedule C3-2 Map 12

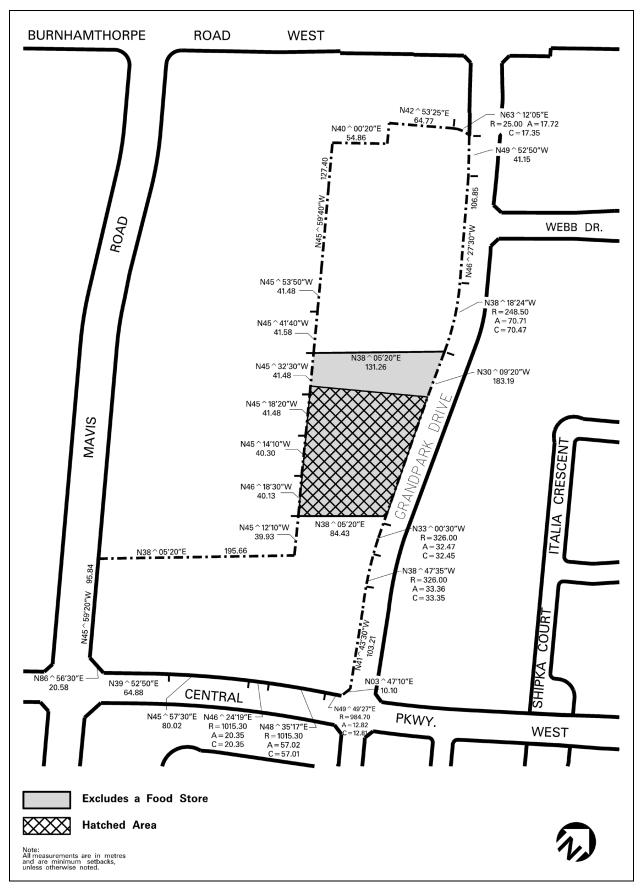
6.2.4.3	Exception: C3-3	Map # 04, 11	By-law: 0396-2009/ OMB Order 2010 May 17, 0297-2013, 0111-2019/ LPAT Order 2021 March 09, 0100-2024		
that the follow	ing uses/regulations shall ap		specified for a C3 zone except		
Use Not Perm	itted				
6.2.4.3.1	(1) Convenience Resta	aurant			
Additional Pe	rmitted Uses				
6.2.4.3.2	passing of this By-land deleted (3) deleted (4) E2 uses contained is except: (4.1) Transport (4.2) Truck Ter (4.3) Waste Pro (4.4) Waste Tra (4.5) Compostin (4.6) Contractor (4.7) Adult Ent (4.8) Body-Rub	n Subsection 8.2.1 of this By- tation Facility minal ocessing Station ansfer Station			
Regulations					
6.2.4.3.3	Uses contained in Sentence 6.2.4.3.2 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law				
6.2.4.3.4	Maximum area used for an accessory outdoor garden centre 1 355 m <sup>2</sup>				
6.2.4.3.5	Minimum <b>height</b> of fencing or screening surrounding an accessory outdoor garden centre  3.1 m				
6.2.4.3.6	to salt and sand shall be wi	Outdoor storage of particulate materials such as but not limited to salt and sand shall be within enclosed containers, a structure with a minimum of three sides and a roof, or otherwise covered			

6211	Even	otion: C2 A	Man # 12 10	Dv. Janua 0220 2019
6.2.4.4	Excep	otion: C3-4	Map # 12, 19	By-law: 0229-2018
		mitted <b>uses</b> and apple s/regulations shall ap		be as specified for a C3 zone except
Additional P	ermitted	l Uses		
6.2.4.4.1	(1) (2)		n Subsection 8.2.1 of t	his By-law,
		except: (2.1) <b>Motor Veh</b>	nicle Service Station	
			nicle Wash Facility - I	Restricted
		(2.3) Motor Vel	icle Repair Facility -	
		, ,	nicle Rental Facility	
		(2.5) Outdoor S (2.6) Truck Ter	_	
		\ /	cessing Station	
		( )	nsfer Station	
		(2.9) Compostir (2.10) Transport		
	(3)	• •	nanufacturing legally	existing on the
	(-)	date of passing of th	nis By-law	G
	(4)	Cement manufactur passing of this By-la	ing legally <b>existing</b> on aw	the date of
	(5)		ne processing and by-p	
		manufacturing legal of this By-law	lly <b>existing</b> on the date	of passing
	(6)		based coatings, solver	
			, and natural or synthet lly <b>existing</b> on the date	
		of this By-law	ny caising on the date	or passing
	(7)	Petroleum and coal	refining and by-produ	
		manufacturing legal of this By-law	lly <b>existing</b> on the date	of passing
	(8)	•	r products and manufa	ecturing
			the date of passing of t	
	(9)		operations legally exi	sting on the
	(10)		ing legally existing on	the date of
	(11)	passing of this By-l		oring of
	(11)	this By-law	sting on the date of par	ssing of
	(12)		nufacturing legally exis	sting on the
	, ,	date of passing of th	nis By-law	-
	(13)	Motor vehicle wrec of passing of this B	king yard legally <b>exist</b>	ing on the date
Hans M. 4 D		or passing or tills D	y 14 W	
Uses Not Per				
6.2.4.4.2	(1)		es, Leasing and/or Re	ntal Facility -
	(2)	Restricted Asbestos Products N	Manufacturing	
	(3)	Cement Manufactur		
	(4)		ne processing and by-p	roduct
	(5)	manufacturing Oil based paints oil	based coatings, solver	nt hased
	(3)		, and natural or synthet	
		manufacturing		
	(6)		refining and by-produc	et
	(7)	manufacturing Phosphate or sulphi	or products and manufa	eturing
	(8)	Smelting or Foundr		<del></del>
	(9)	Solvent Manufactur		
	(10)	Tannery Tar and Asphalt Ma	mufacturing	
	(11) (12)	Tar and Asphalt Ma Motor Vehicle Wre		

**Exception C3-4 continued on next page** 

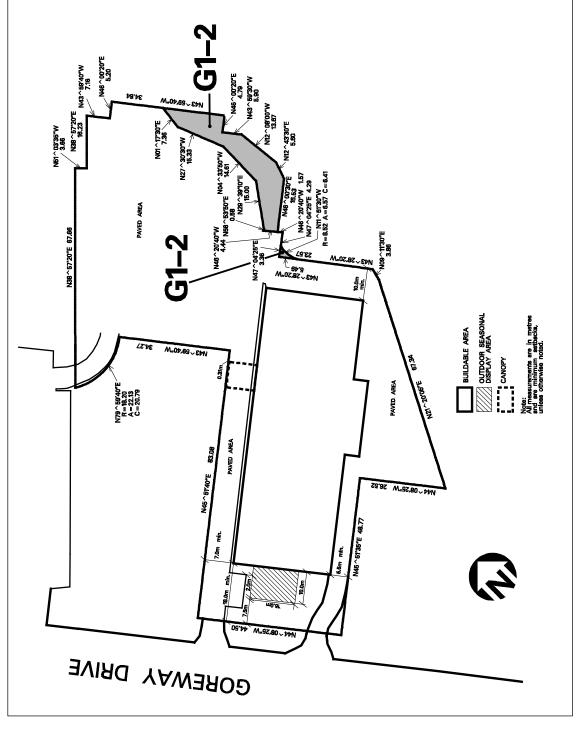
6.2.4.4	Exception: C3-4	Map # 12, 19	By-law: 0229-2018			
Exception C3-	Exception C3-4 continued from previous page					
Regulation	Regulation					
6.2.4.4.3 Uses contained in Clauses 6.2.4.4.1(1) and 6.2.4.4.1(2) of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law						

6.2.4.5	Exception: C3-5	Map # 22	By-law: OLT Order 2022 July 12, 0100-2024				
	In a C3-5 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Pe	rmitted Use						
6.2.4.5.1	<ul><li>(1) deleted</li><li>(2) Self Storage Facility</li></ul>	<b>y</b>					
Regulations							
6.2.4.5.2	An outdoor patio accessory to a <b>restaurant</b> , <b>convenience restaurant</b> or a <b>take-out restaurant</b> shall only be located between a <b>building</b> and a <b>lot line</b> abutting Burnhamthorpe Road West, Central Parkway West or Mavis Road						
6.2.4.5.3	For the purposes of this By-law, <b>driveways</b> , <b>aisles</b> , and <b>parking spaces</b> are permitted to be shared with abutting lands zoned C4-17						
6.2.4.5.4	A food store shall not be located within the shaded area identified on Schedule C3-5 of this Exception						
6.2.4.5.5	A self storage facility shall only be located within the hatched area on Schedule C3-5 of this Exception						



Schedule C3-5 Map 22

6.2.4.6	Exception: C3-6	Map # 48E	By-law: 0111-2019/ LPAT Order 2021 March 09			
	In a C3-6 zone the applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:					
Permitted Use	s					
6.2.4.6.1	Lands zoned C3-6 shall only	y be used for the following:				
	<ul><li>(1) Retail Store</li><li>(2) deleted</li></ul>					
Regulations						
6.2.4.6.2	Maximum gross floor area	- non-residential	$2\ 500\ m^2$			
6.2.4.6.3	Maximum area of an access	sory outdoor garden centre	$150 \text{ m}^2$			
6.2.4.6.4	Required parking is permitted on the lands zoned G1-2					
6.2.4.6.5	All site development plans shall comply with Schedule C3-6 of this Exception					



**Schedule C3-6** Map 48E

6.2.4.7	Exception: C3-7	Map # 48W	By-law: 0379-2009				
	In a C3-7 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except hat the following <b>uses</b> /regulations shall apply:						
Additional Per	rmitted Use						
6.2.4.7.1	(1) Mobile Home						
Regulations							
6.2.4.7.2	Maximum number of mobile homes 24						
6.2.4.7.3 "Mobile Home" means a <b>detached dwelling</b> that is designed to be made mobile, and constructed and manufactured to provide a permanent residence for one or more persons, but does not include a travel trailer or tent trailer otherwise designed							
6.2.4.7.4	Minimum number of parki	ng spaces per mobile home	1.0				

6.2.4.8	Exception: C3-8	Map # 37W	By-law:		
In a C3-8 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:					
Additional Permitted Use					
6.2.4.8.1	(1) Garden Centre				

6.2.4.9	Exception: C3-9	Map # 24	By-law: 0174-2015, 0174-2017, 0208-2022, 0217-2023			
	ne the applicable regulations shall apply:	ons shall be as specified fo	or a C3 zone except that the following			
Permitted U	ses					
6.2.4.9.1	Lands zoned C3-9 sha	all only be used for the following	lowing:			
		fare Building uilding s to overnight accommodes to an apartment and	dation			
Regulations						
6.2.4.9.2	deleted					
6.2.4.9.3	The provisions contains shall not apply	The provisions contained in Subsection 2.1.14 of this By-law shall not apply				
6.2.4.9.4		ned in Subsection 4.1.15 c artment, long-term care				
6.2.4.9.5	Maximum number of	Maximum number of apartment <b>dwelling units</b> 79				
6.2.4.9.6	Maximum number of	Maximum number of <b>retirement dwelling units</b> 128				
6.2.4.9.7	Maximum number of	Maximum number of bedrooms - <b>overnight accommodation</b> 60				
6.2.4.9.8	Maximum gross floor overnight accommod	r area - non-residential u lation	sed for 3 614 m <sup>2</sup>			

**Exception C3-9 continued on next page** 

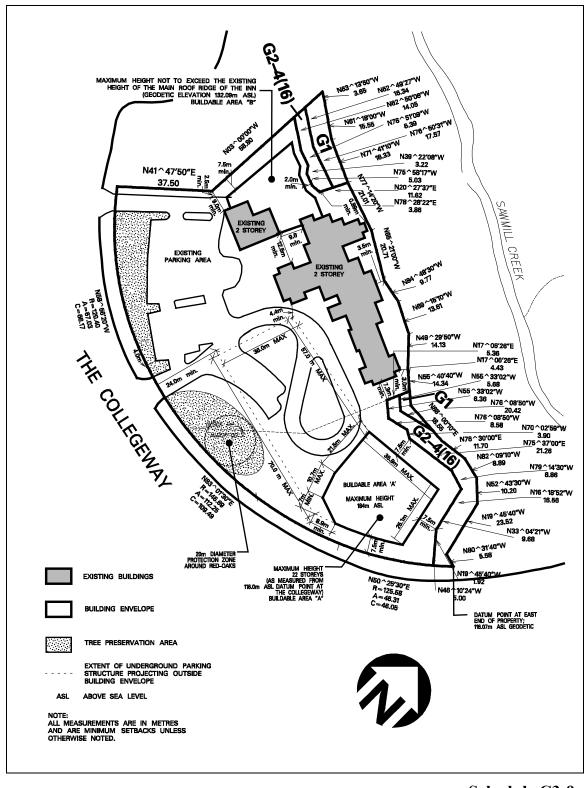
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6.2.4.9	Exception: C3-9 Map # 24	By-law: 0174-2015, 0174-2017, 0208-2022, 0217-2023	
<b>Exception C</b>	3-9 continued from previous page		
6.2.4.9.9	Maximum floor space index - non-residential u overnight accommodation	sed for 0.27	
6.2.4.9.10	Maximum gross floor area - apartment zone	$16\ 015\ m^2$	
6.2.4.9.11	Maximum floor space index - apartment zone	1.17	
6.2.4.9.12	Notwithstanding the provisions contained in Subsoft this By-law, maximum <b>height</b> of any <b>building</b> part thereof shall not exceed the <b>height</b> identified Schedule C3-9 of this Exception, excluding mech penthouses and shall be measured from the datun 116.0 m above sea level for any <b>apartment</b> , <b>long building</b> or <b>retirement building</b>	g, <b>structure</b> or l on nanical n point of	
6.2.4.9.13	Maximum encroachment of an uncovered or covered and architectural features outside the building en	•	
6.2.4.9.14	Retaining walls, stairwells, air vents and canopies outside the building envelope	s may encroach	
6.2.4.9.15	Maximum <b>height</b> of retaining walls located betw <b>Buildable Area</b> 'A' and the <b>street line</b>	een 0.61 m	
6.2.4.9.16	Accessory uses to overnight accommodation shall only include a restaurant, banquet hall, conference centre, hairdressing establishment, news stand, cigar and smoke shop, shoe repair shop, travel agency, motor vehicle rental facility - restricted, automatic banking machine, dry-cleaning depot, spa and recreational facility		
6.2.4.9.17	Accessory uses to an apartment and retirement building shall only include dining rooms, piano bar and games room associated with an outdoor terrace, putting green, health centre, crafts room, activity room, crafts kitchen, lounge, library, family room, movie theatre, beauty and spa rooms, recreational/exercise studios and a pool for the exclusive use of the residents of the apartment and retirement building		
6.2.4.9.18	Minimum number of resident parking spaces pe apartment dwelling unit	r condominium 1.0	
6.2.4.9.19	Minimum number of visitor parking spaces per apartment dwelling unit	condominium 0.2	
6.2.4.9.20	Minimum width of an aisle	5.10 m	
6.2.4.9.21	Parking shall not be required for the following accessory uses to overnight accommodation: restaurant, hairdressing establishment, news-stand, cigar and smoke shop, shoe repair shop, travel agency, motor vehicle rental facility - restricted, automatic banking machine, dry-cleaning depot and recreational facility directly related to the function of overnight accommodation		
6.2.4.9.22	Parking structures shall be located entirely belo	ow grade	
6.2.4.9.23	The shaded area identified on Schedule C3-9 of this Exception as 'Tree Preservation Area' shall only be used for landscape purposes and the preservation of existing trees and no <b>buildings</b> or <b>structures</b> of any kind, including <b>accessory buildings</b> , and no parking shall be erected or permitted within the tree preservation area		
6.2.4.9.24	All site development plans shall comply with Sch this Exception except for parking	nedule C3-9 of	

**Exception C3-9 continued on next page** 

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6.2.4.9	Ехсер	otion: C3-9	Map # 24	By-law: 0174-2015, 0174-2017, 0208-2022, 0217-2023	
<b>Exception</b>	C <b>3-9 cont</b> i	nued from previous	page		
<b>Holding Pr</b>	ovision				
	The holding symbol H is to be removed from <b>Buildable Area</b> 'B' of Exception C3-9 by further amendment to Map 24 of Schedule B contained in Part 13 of this By-law, as amended, upon satisfaction of the following requirements:				
	(1) (2)	and to the Credit Va	hnical report satisfactory alley Conservation Authoritage easement under the	ority;	
	(3)	C	onsent may be required to ct as amended, by City (		



Schedule C3-9 Map 24

6.2.4.10	Exception: C3-10	Map # 37W	By-law:			
In a C3-10 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	rmitted Uses					
6.2.4.10.1	(1) Garden Centre (2) Accessory Motor V	ehicle Repair Facility - Rest	ricted			
Regulations						
6.2.4.10.2	Maximum <b>gross floor area</b> level racking system	- non-residential used for an	upper 1 620 m <sup>2</sup>			
6.2.4.10.3	Maximum <b>height</b> of all mat <b>garden centre</b>	erials stored and displayed in	a 3.0 m			
6.2.4.10.4	Shared <b>driveways</b> and park abutting lands zoned C3-11	ing aisles are permitted with t	he			

6.2.4.11	Exception: C3-11	Map # 37W	By-law: 0379-2009, 0212-2015, 0100-2024				
In a C3-11 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:							
Additional Pe	rmitted Uses						
6.2.4.11.1	.2.4.11.1 (1) Garden Centre (2) deleted (3) Motor Vehicle Retail Store						
Regulations							
6.2.4.11.2	.2.4.11.2 Uses contained in Sentence 6.2.4.11.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law						
6.2.4.11.3	Minimum setback to Mavis	Road	7.5 m				
6.2.4.11.4	Maximum <b>height</b> of all materials stored and displayed in a 3.1 m garden centre						
6.2.4.11.5	Minimum <b>height</b> of fencing display and sales area of a g	g or screening surrounding an garden centre	outdoor 3.1 m				
6.2.4.11.6	Shared <b>driveways</b> and park abutting lands zoned C3-10	ing aisles are permitted with t	he				
6.2.4.11.7	Motor vehicle parking and loading shall be provided in accordance with Table 6.2.4.11.10 of this Exception or Part 3 of this By-law for uses not contained in Table 6.2.4.11.10 of this Exception						
6.2.4.11.8	more <b>uses</b> contained in Tab this Exception, of which ret <b>financial institutions</b> , moto	eans a combination of any two les 6.2.4.11.11 and 6.2.4.11.1 rail <b>uses</b> include: <b>retail stores</b> or vehicle retail stores and <b>mo</b> <b>estricted</b> accessory to a motor	2 of , <b>tor</b>				

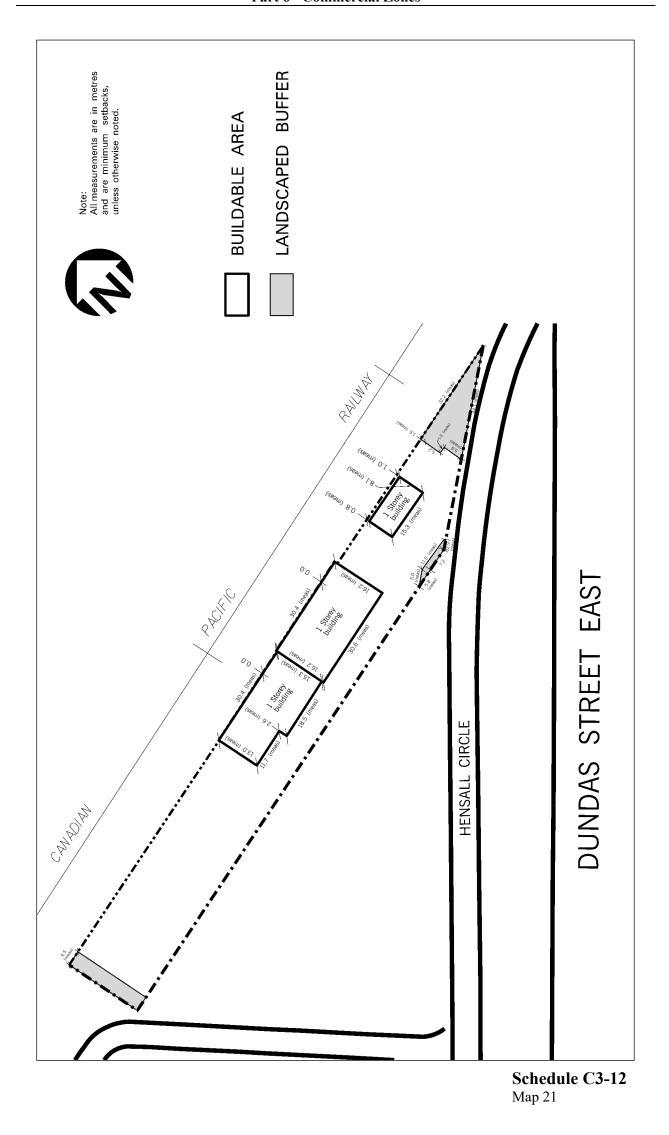
**Exception C3-11 continued on next page** 

6.2.4.11	Exception: C3-11 M	ap # 3′	7W		By-law: 0379-20 0212-2015, 0100		
Exception C3	3-11 continued from previous pa	ige					
6.2.4.11.9	Where the <b>use</b> is a mixed <b>use</b> deparking may be calculated in account and 6.2.4.11.12 of this Exception	corda	nce with	Tables 6.2.4.	11.11		
	The initial step in determining required parking for a mixed use development is to calculate the parking requirement for each use in the development as if these uses were free-standing buildings.  The parking requirement for each use is then multiplied by the percent of the peak period for each time period contained in Tables 6.2.4.11.11 and 6.2.4.11.12 of this Exception. Each column is totalled for weekday and weekend. The highest figure obtained from all time periods shall become the required parking for the mixed use development, and shall be applied to reduce the requirements specified under Sentence 6.2.4.11.7 of this Exception  Column 1  Column 2						
Table	Column 1			(	Column 2		
6.2.4.11.10	Land Use	Minimum Required Parking Standard					
	Retail-Warehouse		1.6 spaces per 100 m <sup>2</sup> <b>GFA - non-residential</b>				
	Motor vehicle repair facility - restricted accessory to a motor vehicle retail store		5.5 spaces per 100 m <sup>2</sup> <b>GFA - non-residential</b> of which 50% may be <b>tandem parking spaces</b>				
	<b>Restaurant, Convenience Restaurant, Take-out Restaurant</b> 5.4 spaces per 100 m <sup>2</sup>				n <sup>2</sup> GFA - non-re	esidential	
Table	Percentage of Peak Period (Weekday)						
6.2.4.11.11	Land Use	Mo	orning	Noon	Afternoon	Evening	
	Industrial/Office/ Medical Office		100	90	95	10	
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)		80	65	100	100	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)		20	100	30	100	
	Entertainment Establishmen	t	0	100	100	100	
	TOTAL						

**Exception C3-11 continued on next page** 

6.2.4.11	Exception: C3-11	Map # 37W		By-law: 0379-2009, 0212-2015, 0100-2024			
Exception C3-11 continued from previous page							
Table	Percentage of Peak Period (Saturday)						
6.2.4.11.12	Land Use	Morning	Noon	Afternoon	Evening		
	Industrial/Office/ Medical Office	10	10	10	10		
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	80	100	100	30		
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	20	100	50	100		
	Entertainment Establishmer	nt 0	100	100	100		
	TOTAL						
6.2.4.11.13	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where goods are stored and offered for sale and shall include only the following: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.						

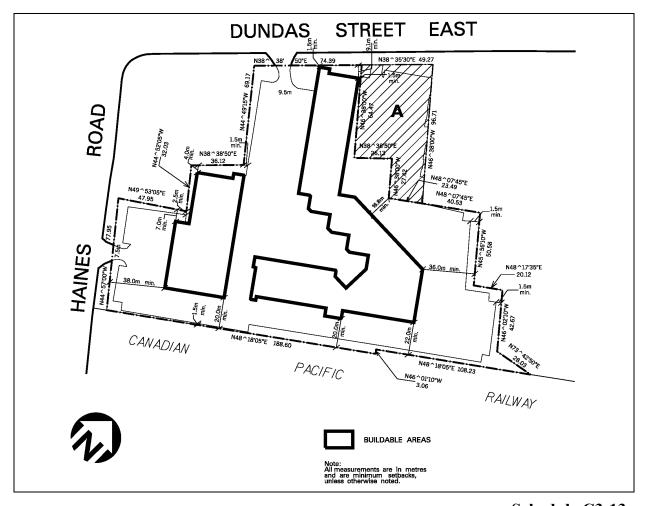
6.2.4.12	Exce	otion: C3-12	Map # 21	By-law: 0212-2015, deleted by LPAT Order 2019 February 08, 0100-2022
In a C3-12 zo uses/regulation			shall be as specified f	or a C3 zone except that the following
Permitted Us	ses			
6.2.4.12.1	Land	s zoned C3-12 shall or	nly be used for the fol	lowing:
	(1) (2) (3) (4) (5) (6) (7) (8) (9) (10) (11) (12) (13) (14)	Commercial Motor Motor Vehicle Sale Restricted Motor Vehicle Ren Take-out Restaura Veterinary Clinic Service Establishm Commercial Schoo Repair Establishm Office Motor Vehicle Was	es, Leasing and/or R tal Facility nt lent l ent sh Facility - Restrict air Facility - Restrict	ental Facility -
Regulations				
6.2.4.12.2	area	num number of <b>parki</b> - <b>non-residential</b> for the second s		
6.2.4.12.3		te development plans s Exception	shall comply with Sc	hedule C3-12



6.2.4.13	Excep	otion: C3-13	Map # 13	By-law: 0229 0100-2024	2-2018,	
		ermitted <b>uses</b> and app s/regulations shall ap	<u> </u>	shall be as specified for a	C3 zone except	
Additional Po	ermitte	d Uses				
6.2.4.13.1	(1) (2)	except: (2.1) Truck Ter (2.2) Waste Pro (2.3) Waste Tra (2.4) Compostin	ocessing Station ansfer Station			
	(4)	Asbestos products r	manufacturing legall	y <b>existing</b> on the		
	(5)		ring legally existing	on the date of		
	(6)	manufacturing legal	aw ne processing and by lly <b>existing</b> on the d			
	(7)	of this By-law Oil based paints, oil based coatings, solvent based adhesives and resin, and natural or synthetic rubber manufacturing legally <b>existing</b> on the date of passing				
	(8)	of this By-law Petroleum and coal refining and by-product manufacturing legally existing on the date of passing of this By-law				
	(9) (10)	Phosphate or sulphur products and manufacturing legally  existing on the date of passing of this By-law  Smelting or foundry operations legally existing on the				
	(11)	date of passing of the		C		
	(11)	passing of this By-l Tannery legally <b>exi</b>				
	(13)		nufacturing legally e	xisting on the		
	(14)	date of passing of the Motor vehicle wrec of passing of this B	king yard legally ex	isting on the date		
Uses Not Per	mitted					
6.2.4.13.1A	(1) (2) (3) (4)	manufacturing Oil based paints, oil	_	vent based		
	(5)	manufacturing Petroleum and coal	refining and by-pro			
	(6) (7) (8) (9) (10) (11)	manufacturing Phosphate or sulphu Smelting or Foundr Solvent Manufactur Tannery Tar and Asphalt Ma Motor Vehicle Wre	ring anufacturing	ufacturing		
Regulations						
6.2.4.13.2	6.2.4.	contained in Clauses 13.1(3) of this Excep ations contained in Su	tion shall comply wi	th the C3 zone		
6.2.4.13.3	Maxi	mum gross floor are:	a - non-residential		10 510 m <sup>2</sup>	

**Exception C3-13 continued on next page** 

6.2.4.13	Exception: C3-13	Reception: C3-13 Map # 13 By-law: 0229-201 0100-2024				
Exception C3-13 continued from previous page						
6.2.4.13.4	3.4 Maximum <b>gross floor area - non-residential</b> used for an outdoor patio accessory to a <b>restaurant</b>					
6.2.4.13.5	Maximum number of outdoor patios accessory to a <b>restaurant</b> 1					
6.2.4.13.6	Required parking spaces	710				
6.2.4.13.7	Lands identified as Area 'A' of will only be used for <b>motor v</b>	on Schedule C3-13 of this Exc vehicle parking	eeption			
6.2.4.13.8	Maximum number of <b>parking spaces</b> to be provided in Area 'A' 132 as identified on Schedule C3-13 of this Exception					
6.2.4.13.9	All site development plans shall comply with Schedule C3-13 of this Exception					



Schedule C3-13 Map 13

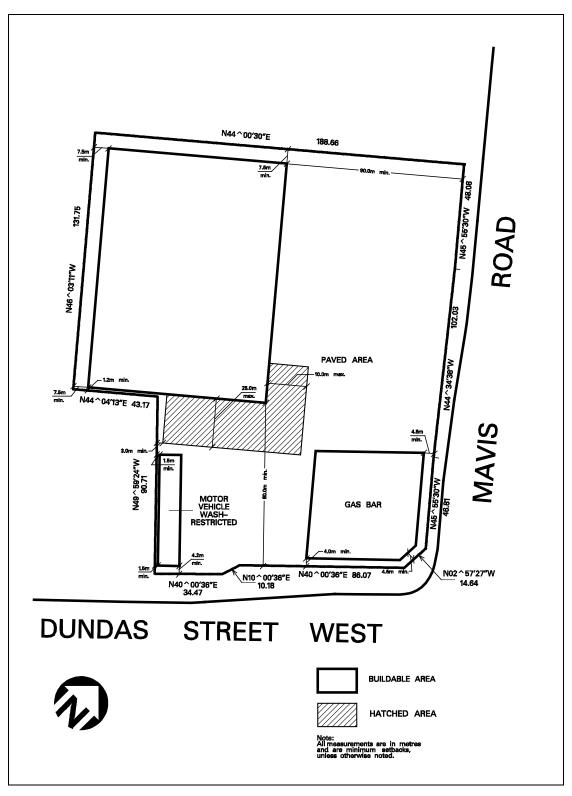
6.2.4.14	Exception: C3-14	Map # 59	By-law: 0174-2017			
In a C3-14 zone the applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Permitted Use	Permitted Use					
6.2.4.14.1	6.2.4.14.1 Lands zoned C3-14 shall only be used for the following:					
	(1) Retirement Buildin	ıg				

6.2.4.15	Exception: C3-15	Map # 23	By-law: 0358-2007		
	ne the permitted <b>uses</b> and app ing <b>uses</b> /regulations shall ap		s specified for a C3 zone except		
Additional Pe	rmitted Uses				
6.2.4.15.1	<ul> <li>(1) Motor Vehicle Boo</li> <li>(2) Outdoor storage a repair facility</li> <li>(3) Vehicle Pound Face</li> </ul>	ccessory to a motor vehicle b	oody		
Regulations					
6.2.4.15.2	<u> </u>	y to a <b>motor vehicle body re</b> d closer to any <b>street line</b> that <b>ng</b>	-		
6.2.4.15.3	Outdoor storage of vehicles or property secured within a vehicle pound facility shall not be situated closer to any street line than any portion of the main building				
6.2.4.15.4	around the perimeter of the for a vehicle pound facilit	he height of 1.8 m shall be requested area to be used for outdoor sy, but in no event shall the fertiline than any portion of the	storage nce be		

	_			D 1 0000 0010
6.2.4.16	Excep	tion: C3-16	Map # 23	By-law: 0229-2018, 0208-2022
			•	s specified for a C3 zone except
		s/regulations shall app	ory:	
Additional Pe	rmitted	Uses		
6.2.4.16.1	(1)	<b>Garden Centre</b>		
	(2)		tre accessory to a retail sto	
	(3)	•	in the E2 zone in Subsection	8.2.1
		except: (3.1) Truck Terr	ninal	
		( )	cessing Station	
		(3.3) Waste Trai		
		(3.4) Composting	-	
	(4)	*	nanufacturing legally existin	g on
	(5)	the date of passing o		to of
	(5)	passing of this By-la	ng legally <b>existing</b> on the daw	ite 01
	(6)		e processing and by-product	
	` /	manufacturing legal	ly <b>existing</b> on the date of pas	
	( <b>=</b> )	of this By-law		
	(7)		based coatings, solvent base and natural or synthetic rubl	
			ly <b>existing</b> on the date of pas	
		of this By-law	y existing on the date of par	551115
	(8)		refining and by-product	
			ly <b>existing</b> on the date of pas	ssing
	(9)	of this By-law	r products and manufacturin	σ.
	(3)		he date of passing of this By	
	(10)		operations legally existing	
		date of passing of the		
	(11)		ng legally <b>existing</b> on the da	ate of
	(12)	passing of this By-la	w ting on the date of passing o	of.
	(12)	this By-law	ting on the date of passing c	01
	(13)	•	ufacturing legally existing o	n the
	, ,	date of passing of the	is By-law	
	(14)		ring yard legally <b>existing</b> on	the
		date of passing of the	is By-law	
Uses Not Pern	nitted			
6.2.4.16.1A	(1)	Asbestos Products M	Manufacturing	
	(2)	Cement Manufacturi	ing	
	(3)		e processing and by-product	
	(4)	manufacturing Oil based paints oil	based coatings, solvent base	ed.
	(1)		and natural or synthetic rubl	
		manufacturing	·	
	(5)		refining and by-product	
	(6)	manufacturing	n nnoduota and manufacturi	~
	(6) (7)	Smelting or Foundry	r products and manufacturing Operations	g
	(8)	Solvent Manufacturi		
	(9)	Tannery		
	(10)	Tar and Asphalt Mar	_	
	(11)	Motor Vehicle Wrec	cking Yard	

**Exception C3-16 continued on next page** 

6.2.4.16	Exception: C3-16 Map # 23 By-law: 02 0208-2022					
Exception C.	3-16 continued from previous	s page				
Regulations						
6.2.4.16.2 Uses contained in Clauses 6.2.4.16.1(1), 6.2.4.16.1(2) and 6.2.4.16.1(3) of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law						
6.2.4.16.3	Maximum floor area of a <b>motor vehicle wash facility</b> - 660 m <sup>2</sup> restricted					
6.2.4.16.4	Maximum <b>gross floor area - non-residential</b> used for an upper level racking system 1 750 m					
6.2.4.16.5	Maximum height of all materials stored and displayed in a 3.2 m garden centre or outdoor garden centre accessory to a retail store					
6.2.4.16.6	Parking will not be required referenced in Sentence 6.2.4	* *	<b>U</b> 3			
6.2.4.16.7	A motor vehicle wash facil coin-operated motor vehicle	·				
6.2.4.16.8	Stairs may encroach outside the <b>buildable area</b> identified on Schedule C3-16 of this Exception, along the west boundary of the property line					
6.2.4.16.9	An outdoor <b>garden centre</b> hatched area identified on S	• •				
6.2.4.16.10	All site development plans so of this Exception	shall comply with Sch	edule C3-16			



Schedule C3-16 Map 23

6.2.4.17	Exception: C3-17	Map # 55	By-law:				
	In a C3-17 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional P	ermitted Uses						
6.2.4.17.1	5.2.4.17.1 (1) Garden Centre (2) Uses permitted within the E2 zone in Subsection 8.2.1 except: (2.1) Truck Terminal (2.2) Waste Processing Station (2.3) Waste Transfer Station (2.4) Composting Facility						
Regulations							
6.2.4.17.2	Uses contained in Sentence comply with the C3 zone re Subsection 6.2.1 of this By	egulations contained in					
6.2.4.17.3	Minimum setback from Arg	gentia Road and Tenth	Line West 6.0 m				
6.2.4.17.4	main front entrance of an	Maximum setback of the <b>building</b> or <b>structure</b> , where the <b>main front entrance</b> of any <b>building</b> or <b>structure</b> faces  Argentia Road or Tenth Line West					
6.2.4.17.5	maximum of one <b>building</b> Argentia Road and whose I	Notwithstanding Sentence 6.2.4.17.4 of this Exception, a maximum of one <b>building</b> or <b>structure</b> located south of Argentia Road and whose <b>main front entrance</b> faces Argentia Road may be set back beyond the maximum 25 m setback requirement					
6.2.4.17.6	Minimum setback from Wi Argentia Road	nston Churchill Boule	vard north of 13.7 m				
6.2.4.17.7	Minimum setback from Wi Argentia Road	nston Churchill Boule	vard south of 7.5 m				
6.2.4.17.8	Where a minimum setback of this Exception, a <b>drivew</b> be permitted between the extructure and Argentia Ro	ay, aisle or other pave exterior wall of the buil	d area shall not <b>ding</b> or				
6.2.4.17.9	No loading or service facili abutting Highway 401, Win Road.		• •				
6.2.4.17.10	Setback of any <b>building</b> or right-of-way	structure from a Prov	vincial Highway 13.7 m				
6.2.4.17.11	Minimum setback of any <b>b</b> zoned PB1	uilding or structure f	rom lands 20.5 m				

6.2.4.18	Exception: C3-18	Map # 22	By-law:					
	In a C3-18 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:							
Additional Per	mitted Use							
6.2.4.18.1	6.2.4.18.1 (1) Motor vehicle body repair facility accessory to motor vehicle sales, leasing and/or rental facility - restricted							
Regulations								
6.2.4.18.2	Minimum required depth of along the easterly <b>lot line</b>	a landscaped buffer adjacen	t to and 7.5 m					
6.2.4.18.3	Minimum rear yard		10.5 m					
6.2.4.18.4	•	e body repair facility use shared building or structure and see of parts or materials						

6.2.4.19	Excep	otion: C3-19	Map # 25, 26, 27, 35E 35W, 46E	By-law:			
	In a C3-19 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	rmitted	l Use					
6.2.4.19.1	(1) Motor vehicle body repair facility accessory to motor vehicle sales, leasing and/or rental facility - restricted						
Regulation							
6.2.4.19.2	An accessory motor vehicle body repair facility use shall be contained within an enclosed building or structure and shall not include the outdoor storage of parts or materials						

6.2.4.20	Exception: C3-20	Map # 16	By-law:					
	In a C3-20 zone the applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:							
Permitted Use	e							
6.2.4.20.1	Lands zoned C3-20 shall or	aly be used for the following:						
	(1) Motor Vehicle Repa	ir Facility - Restricted						
Regulations								
6.2.4.20.2	The <b>lot line</b> abutting Dundas Street East shall be deemed to be the <b>front lot line</b>							
6.2.4.20.3	Minimum front yard 0.0 m							
6.2.4.20.4	Minimum exterior side yar	rd	0.0 m					
6.2.4.20.5	Minimum interior side yar	·d	7.5 m					
6.2.4.20.6	Minimum rear yard		20.0 m					
6.2.4.20.7	Minimum number of parki gross floor area - non-resi		3					
6.2.4.20.8	the sale and installation of revehicle cleaning, waxing an motor vehicle wash facility wash facility, coin-operated wash motor vehicle wash facility.	ility - Restricted" shall only in motor vehicle equipment, mot ad rustproofing but shall not in y - restricted, time-pay motor I motor vehicle wash facility, acility or other manually operate washing of motor vehicles	tor nclude a r vehicle wand					

6.2.4.21	Exception: C3-21	Map # 18	By-law: 0018-2015, 0217-2023			
In a C3-21 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Use Not Permi	tted					
6.2.4.21.1	(1) Motor Vehicle Sales, Leasing and/or Rental Facility - Restricted					
Regulations						
6.2.4.21.2	.2.4.21.2 Maximum number of <b>convenience restaurants</b> 2					
6.2.4.21.3	The provisions contained in Subsection 2.1.29 of this By-law shall not apply					

6.2.4.22	Exception: C3-22	Map # 24	By-law:			
In a C3-22 zone the applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Permitted Use						
6.2.4.22.1 Lands zoned C3-22 shall only be used for the following:						
	(1) Funeral Establish	nent				

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6.2.4.23	Exception: C3-23	Map # 19	By-law:			
In a C3-23 zone the applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Permitted Use						
6.2.4.23.1 Lands zoned C3-23 shall only be used for the following:						
	(1) Access to lands zon	ed RA2-18 and R4-51				

6.2.4.24	Exception: C3-24	Map # 21	By-law: 0111-2019/ LPAT Order 2021 March 09		
In a C3-24 zo: uses/regulatio	11	shall be as specified for a C3 z	one except that the following		
Permitted Us	es				
6.2.4.24.1	Lands zoned C3-24 shall only be used for the following:				
	<ol> <li>Retail Store</li> <li>Veterinary Clinic</li> <li>Animal Care Establishm</li> <li>Service Establishm</li> <li>Commercial School</li> <li>Financial Institution</li> <li>Repair Establishm</li> <li>Office</li> <li>Recreational Establishm</li> <li>Private Club</li> </ol>	nent ol on ent			
Regulations					
6.2.4.24.2	Minimum lot frontage		40 m		
6.2.4.24.3	Minimum depth of a <b>landscaped buffer</b> abutting a Residential Zone 3.0 m				
6.2.4.24.4	Minimum depth of a <b>landscaped buffer</b> abutting a railway right-of-way, Employment or Commercial Zone				
6.2.4.24.5	Maximum height 3 storeys				
Holding Prov	ision				
	Only the following <b>uses</b> shoof the holding symbol H:	all be permitted prior to the rea	moval		
	recreational home e accessories (2) warehouse, <b>office</b> a	allation of pools, hot tubs and equipment including supplies a and outdoor storage and displaces permitted in clause (1)			
		ment" means leisure equipmer miture, gazebos and accessorie			
	Maximum gross floor area	_	$1~053~{\rm m}^2$		
	Minimum number of parki area - non-residential	ing spaces per 100 m <sup>2</sup> gross fl	<b>loor</b> 1.4		

**Exception C3-24 continued on next page** 

6.2.4.24	Exceptio	n: C3-24	Map # 21	By-law: 0111-2019/ LPAT Order 2021 March 09			
Exception C3	Exception C3-24 continued from previous page						
Holding Provision (continued)	of the lar Schedule	holding symbol H is to removed from the whole or any part are lands zoned H-C3-24 by further amendment to Map 21 of redule B contained in Part 13 of this By-law, as amended, a satisfaction of the following requirements:					
	R D	the owner shall have submitted a Noise and Vibration Report satisfactory to the Planning and Building Department and the Transportation and Works					
	Department; (2) the owner shall have submitted a Phase I Environmental Site Assessment and any subsequent environmental report deemed necessary to the satisfaction of the Transportation and Works Department;						
	(3) th	ne owner shall pay econstruction of He	a cash contribution toward the ensall Circle in an amount sati				
	to the Transportation and Works Department;  (4) the owner shall remove all of the parking from the municipal boulevard and pay an amount satisfactory to the Transportation and Works Department for the cost of the reinstatement of the municipal curb, boulevard,			ory to cost of			
sidewalk and any required utility relocation; (5) the owner shall have executed and delivered the required Development Agreement and Warning Clause Agreement on terms satisfactory to the City and the Transportation				reement			
	and Works Department; (6) the owner shall make a payment for the cash-in-lieu of parkland for park or other public recreational purposes.						

6.2.4.25	Exception: C3-25	Map # 14	By-law:				
	In a C3-25 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Regulation							
6.2.4.25.1	Maximum gross floor area	- non-residential	$1\ 000\ m^2$				

Exception: C3-26	Map #	By-law: deleted by 0240-2022
	Exception: C3-26	Exception: C3-26 Map #

6.2.4.27	Exception: C3-27	Map # 39E	By-law:			
	In a C3-27 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:					
Additional Permitted Use						
6.2.4.27.1	(1) Motor Vehicle Rep	pair Facility - Restricted				

6.2.4.28	Exception: C3-28	Map # 37W, 44W	By-law: 0379					
			0212-2015, 0	100-2024				
	ne the permitted <b>uses</b> and app ying <b>uses</b> /regulations shall ap		as specified for a	C3 zone except				
Additional P	ermitted Uses							
6.2.4.28.1	<ul> <li>(1) Garden Centre</li> <li>(2) deleted</li> <li>(3) Motor Vehicle Reta</li> <li>(4) Required parking for</li> </ul>	uil Store or abutting lands zoned C3-5	1					
Regulations								
6.2.4.28.2	Minimum depth of a lands	scaped buffer abutting Ivano	lale Drive	7.0 m				
6.2.4.28.3	Minimum setback from M	avis Road and Britannia Roa	d West	7.5 m				
6.2.4.28.4	Maximum <b>height</b> of all magarden centre	aterials stored and displayed	in a	3.1 m				
6.2.4.28.5	Minimum <b>height</b> of fencindisplay and sales area to a	ng or screening surrounding a garden centre	nn outdoor	3.1 m				
6.2.4.28.6	accordance with Table 6.2	Motor vehicle parking and loading shall be provided in accordance with Table 6.2.4.28.9 of this Exception or Part 3 of this By-law for <b>uses</b> not contained in Table 6.2.4.28.9 of this Exception						
6.2.4.28.7	more uses contained in Ta this Exception, of which re financial institutions, mo	Mixed use development means a combination of any two or more uses contained in Tables 6.2.4.28.10 and 6.2.4.28.11 of this Exception, of which retail uses include: retail stores, financial institutions, motor vehicle retail stores and motor vehicle repair facilities - restricted accessory to a motor						
6.2.4.28.8	Where the <b>use</b> is a mixed <b>use</b> development, <b>motor vehicle</b> parking may be calculated in accordance with Tables 6.2.4.28.10 and 6.2.4.28.11 of this Exception, and the following:							
	development is to calculate in the development as if the The required parking for expercent of the peak period Tables 6.2.4.28.10 and 6.2 column is totalled for weel obtained from all time period for the mixed <b>use</b> developed	e the parking requirement for ese <b>uses</b> were free-standing lach <b>use</b> is then multiplied by for each time period contained. 4.28.11 of this Exception. Exclay and weekend. The high fods shall become the requirement, and shall be applied to						

**Exception C3-28 continued on next page** 

6.2.4.28	Exception: C3-28 Map	# 37V	V, 44W		By-law: 0379-20 0212-2015, 0100		
Exception C3	3-28 continued from previous pag	ge					
Table	Column 1				Column 2		
6.2.4.28.9	Land Use		Minin	num Requir	ed Parking Sta	ndard	
	Retail-Warehouse		1.6 spa	aces per 100	m <sup>2</sup> <b>GFA - non-</b>	residential	
	Motor vehicle repair facility - restricted accessory to a motor vehicle retail store				m <sup>2</sup> GFA - non- tandem parkin		
	Restaurant, Convenience Restaurant, Take-out Restaura	ant	5.4 spa	aces per 100	m <sup>2</sup> <b>GFA - non-</b>	residential	
Table 6.2.4.28.10	Percentage of Peak Period (W	eekday	<u>'</u> )		<u> </u>		
0.2.4.28.10	Land Use	Mor	ning	Noon	Afternoon	Evening	
	Office/Medical Office	10	00	90	95	10	
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	8	60	65	100	100	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	20		100	30	100	
	<b>Entertainment Establishment</b>		0	100	100	100	
	TOTAL						
Table	Percentage of Peak Period (Saturday)						
6.2.4.28.11	Land Use	Mor	ning	Noon	Afternoon	Evening	
	Office/Medical Office		0	10	10	10	
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)		60	100	100	30	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	2	0	100	50	100	
	<b>Entertainment Establishment</b>	(	0	100	100	100	
	TOTAL						
6.2.4.28.12	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where goods are stored and offered for sale and shall include only the following: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.						

6.2.4.29	Exception: C3-29	Map # 37W, 44W	By-law: 037 0212-2015,			
	ne the permitted <b>uses</b> and applying <b>uses</b> /regulations shall app		be as specified for	a C3 zone except		
Additional Po	ermitted Uses					
6.2.4.29.1	<ol> <li>Garden Centre</li> <li>deleted</li> <li>Motor Vehicle Retail Store</li> <li>E2 uses contained in Subsection 8.2.1 of this By-law, except:         <ul> <li>(4.1) Truck Terminal</li> <li>(4.2) Waste Processing Station</li> <li>(4.3) Waste Transfer Station</li> <li>(4.4) Composting Facility</li> </ul> </li> </ol>					
Regulations						
6.2.4.29.2	Uses contained in Sentence shall comply with the C3 zo Subsection 6.2.1 of this By-	ne regulations contained				
6.2.4.29.3	Minimum setback from May	vis Road and Britannia	Road West	7.5 m		
6.2.4.29.4	Maximum height of all mate garden centre	erials stored and display	yed in a	3.1 m		
6.2.4.29.5	Minimum <b>height</b> of fencing display and sales area of a <b>g</b>		ng an outdoor	3.1 m		
6.2.4.29.6	accordance with Table 6.2.4	<b>Motor vehicle</b> parking and loading shall be provided in accordance with Table 6.2.4.29.9 of this Exception or Part 3 of this By-law for <b>uses</b> not contained in Table 6.2.4.29.9 of				
6.2.4.29.7	Mixed <b>use</b> development means a combination of any two or more <b>uses</b> contained in Tables 6.2.4.29.10 and 6.2.4.29.11 of this Exception, of which retail <b>uses</b> include: <b>retail stores</b> , <b>financial institutions</b> , motor vehicle retail stores and <b>motor vehicle repair facilities - restricted</b> accessory to a motor vehicle retail store					
6.2.4.29.8	Where the <b>use</b> is a mixed <b>use</b> development, <b>motor vehicle</b> parking may be calculated in accordance with Tables 6.2.4.29.10 and 6.2.4.29.11 of this Exception, and the following:  The initial step in determining required parking for a mixed <b>use</b> development is to calculate the parking requirement for each <b>use</b> in the development as if these <b>uses</b> were free-standing <b>buildings</b> . The required parking for each <b>use</b> is then multiplied by the percent of the peak period for each time period contained in Tables 6.2.4.29.10 and 6.2.4.29.11 of this Exception. Each column is totalled for weekday and weekend. The highest figure obtained from all time periods shall become the required parking for the mixed <b>use</b> development, and shall be applied to reduce the requirements specified under Sentence 6.2.4.29.6 of this					
Table	Exception  Column 1		Column 2			
6.2.4.29.9	Land Use	Minimum R	Minimum Required Parking Standard			
	Retail-Warehouse		er 100 m <sup>2</sup> <b>GFA - n</b> o			
	Motor vehicle repair facilir restricted accessory to a movehicle retail store	ty - 5.5 spaces pe	er 100 m <sup>2</sup> <b>GFA - n</b> c/o may be <b>tandem</b>	on-residential		
	Restaurant, Convenience Restaurant, Take-out Restaurant  5.4 spaces per 100 m <sup>2</sup> GFA - non-residential					

Exception C3-29 continued on next page

6.2.4.29	Exception: C3-29	Map # 37W, 44W By-law: 0379-2009, 0212-2015, 0100-2024				
Exception C	3-29 continued from previous J	page				
Table	Percentage of Peak Period (	Weekday)				
6.2.4.29.10	Land Use	Morning	Noon	Afternoon	Evening	
	Industrial/Office/ Medical Office	100	90	95	10	
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	80	65	100	100	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	20	100	30	100	
	<b>Entertainment Establishme</b>	<b>nt</b> 0	100	100	100	
	TOTAL					
Table	Percentage of Peak Period (Saturday)					
6.2.4.29.11	Land Use	Morning	Noon	Afternoon	Evening	
	Industrial/Office/ Medical Office	10	10	10	10	
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	80	100	100	30	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	20	100	50	100	
	<b>Entertainment Establishme</b>	<b>nt</b> 0	100	100	100	
	TOTAL					
6.2.4.29.12	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where goods are stored and offered for sale and shall include only the following: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.					

6.2.4.30	Exception: C3-30	Map # 37W	By-law:					
	In a C3-30 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:							
Additional Pe	rmitted Uses							
6.2.4.30.1  Regulations	6.2.4.30.1 (1) E2 uses contained in Subsection 8.2.1 of this By-law, except: (1.1) Truck Terminal (1.2) Waste Processing Station (1.3) Waste Transfer Station (1.4) Composting Facility							
6.2.4.30.2								
6.2.4.30.3	Minimum <b>height</b> of fencing or screening surrounding an outdoor display and sales area accessory to a <b>garden centre</b> 3.1 m							
6.2.4.30.4	Minimum number of parking spaces for restaurants,  convenience restaurants and take-out restaurants per 100 m <sup>2</sup> GFA - non-residential							

6.2.4.31	Exception: C3-	31	Map # 36W	By-law: 0379-2009			
In a C3-31 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:							
Additional Per	rmitted Uses						
6.2.4.31.1	except: (1.1) (1.2) (1.3) (1.4) (1.5) (1.6) (1.7) (1.8) (1.9) (1.10) (1.11)	Truck Ter Waste Pro Waste Tra Compostin deleted Motor Vel Motor Vel deleted Motor Vel Gas Bar Motor Vel Adult Ente	ocessing Station ansfer Station	· Restricted			
Regulation							
6.2.4.31.2	2.4.31.2 Uses contained in Sentence 6.2.4.31.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law						

6.2.4.32	Exception: C3-32	Map # 37W, 48W	By-law:				
	In a C3-32 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	Additional Permitted Use						
6.2.4.32.1	6.2.4.32.1 (1) C5 <b>uses</b> contained in Subsection 6.2.1 of this By-law						
Regulation							
6.2.4.32.2 Uses contained in Sentence 6.2.4.32.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law							

6.2.4.33	Exception: C3-33	Map # 35E	By-law: 0325-2008					
	In a C3-33 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:							
Additional Per	mitted Uses							
6.2.4.33.1	(1) Motor vehicle convenience centre, accessory to a gas bar (2) E2 uses contained in Subsection 8.2.1 of this By-law, except: (2.1) Truck Terminal (2.2) Waste Processing Station (2.3) Waste Transfer Station (2.4) Composting Facility							
Regulations								
6.2.4.33.2	Uses contained in Sentence 6 shall comply with the C3 zon Subsection 6.2.1 of this By-la	e regulations contained in						
6.2.4.33.3	Maximum number of conven	ience restaurants	1					
6.2.4.33.4	Maximum <b>gross floor area</b> - vehicle convenience centre	non-residential used for a	motor 900 m <sup>2</sup>					
6.2.4.33.5	Maximum gross floor area - convenience restaurant not convenience centre		$105 \text{ m}^2$					
6.2.4.33.6	Maximum gross floor area - and structures	non-residential of all build	lings 1 210 m <sup>2</sup>					
6.2.4.33.7	The <b>lot line</b> abutting Dixie R <b>lot line</b>	oad shall be deemed to be th	e front					
6.2.4.33.8	Maximum front yard		18.0 m					
6.2.4.33.9	Maximum exterior side yard	d	10.5 m					
6.2.4.33.10	Maximum interior side yard	l	3.4 m					
6.2.4.33.11	Maximum rear yard		10.5 m					
6.2.4.33.12	Maximum height		7.7 m					
6.2.4.33.13	Minimum number of parking area – non-residential moto							
6.2.4.33.14	Where a <b>convenience restaut structure</b> used for a motor votor the <b>convenience restaura</b> with Sentence 6.2.4.33.13 of	ehicle convenience centre, part may be provided in accordant	arking					
6.2.4.33.15	"Motor Vehicle Convenience structure used for a retail st restaurant, convenience res including an accessory outdo	ore and may include an accertaurant or take-out restaur	essory					

6.2.4.34	Exception: C3-34	Map # 39W	By-law: 0325-2008			
In a C3-34 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Pe	rmitted Uses					
6.2.4.34.1	<ul><li>(1) Gas Bar</li><li>(2) Motor Vehicle Was</li></ul>	h Facility - Restricted				
Uses Not Pern	nitted					
6.2.4.34.2	(1) Motor Vehicle Serv (2) Motor Vehicle Rep	ice Station air Facility - Restricted				
Regulations						
6.2.4.34.3	Maximum gross floor area- vehicle wash facility - restr		<b>motor</b> 270 m <sup>2</sup>			
6.2.4.34.4	Maximum <b>gross floor area</b> accessory <b>convenience retai</b>		n 35 m <sup>2</sup>			
6.2.4.34.5	Minimum setback of all <b>buildings</b> and <b>structures</b> from the lot line abutting Eglinton Avenue West					
6.2.4.34.6	Maximum setback of all <b>buildings</b> and <b>structures</b> from the lot line abutting Eglinton Avenue West					
6.2.4.34.7	Minimum setback of all <b>buildings</b> and <b>structures</b> from the lot line abutting Glen Erin Drive					
6.2.4.34.8	Maximum setback of all <b>buildings</b> and <b>structures</b> from the lot line abutting Glen Erin Drive					
6.2.4.34.9	Minimum setback of all <b>buildings</b> and <b>structures</b> to any sight triangle 0.0 m					
6.2.4.34.10	Minimum setback of a <b>gas bar</b> weather canopy from the <b>lot line</b> abutting Glen Erin Drive  40.0 m					
6.2.4.34.11	Maximum setback of a <b>gas bar</b> weather canopy from the <b>lot line</b> abutting Glen Erin Drive  43.0 m					
6.2.4.34.12	The provisions contained in Subsection 2.1.14 of this By-law shall not apply					

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62425	Evroom	ations C2 25	Man # 12	Dv. 10vv. 0225 2009
6.2.4.35	Excep	otion: C3-35	Map # 13	By-law: 0325-2008, 0229-2018
				1007 0000
In a C3-35 zoı	ne the pe	ermitted uses and app	licable regulations sha	all be as specified for a C3 zone except
that the follow	ving use	s/regulations shall app	oly:	
Additional Po	ermitted	l Uses		
6.2.4.35.1	(1)	The existing adult v	video store located in	Unit 9,
		1370 Dundas Street	East	
	(2)		n Subsection 8.2.1 of	this By-law,
		except: (2.1) Truck Term	minal	
		(2.2) Waste Prod		
		. ,	nsfer Station	
	(2)	(2.4) Compostin		ovieting on
	(3)	the date of passing of	nanufacturing legally of this By-law	existing on
	(4)		ing legally <b>existing</b> or	n the date of
	<i>(</i> <b>-</b> <i>)</i>	passing of this By-la		
	(5)		ne processing and by-ply existing on the date	
		of this By-law	ry existing on the dat	or hassing
	(6)	Oil based paints, oil	based coatings, solve	
			and natural or synthe	
		manufacturing legal this By-law	ly <b>existing</b> on the dat	e of passing of
	(7)	•	refining and by-produ	ect
			ly <b>existing</b> on the date	
	(0)	of this By-law	1 , 1 ,	. , .
	(8)		r products and manuf he date of passing of	•
	(9)		operations legally <b>ex</b>	
		date of passing of th		
	(10)	Solvent manufacturi passing of this By-la	ing legally <b>existing</b> or	the date of
	(11)		sting on the date of pa	assing of
	( )	this By-law		-
	(12)		ufacturing legally exi	sting on the
	(13)	date of passing of th	ns By-Iaw cking yard legally <b>exi</b>	sting on the
	(13)	date of passing of th		on the
Uses Not Peri	mitted	1 5	•	
6.2.4.35.1A	(1)	Asbestos Products N	Manufacturing	
U.2.7.JJ.1A	(2)	Cement Manufactur		
	(3)	Gypsum or limeston	ne processing and by-	product
	(4)	manufacturing	honod seekhara 1	ant board
	(4)		based coatings, solve and natural or synthe	
		manufacturing	and natural or symme	
	(5)	Petroleum and coal	refining and by-produ	ect
	(6)	manufacturing	ir products and man-	acturing.
	(6) (7)	Smelting or Foundry	r products and manuf y Operations	acturing
	(8)	Solvent Manufactur		
	(9)	Tannery	c .	
	(10) (11)	Tar and Asphalt Ma Motor Vehicle Wred		
Regulation	\ <del>'</del> /		<u> </u>	
6.2.4.35.2		contained in Clauses (		
		otion shall comply wit		ions contained
	ın Sub	osection 6.2.1 of this I	by-law	

6.2.4.36	Exception: C3-36	Map # 49E	By-law:				
	In a C3-36 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Use Not Permitted							
6.2.4.36.1	(1) Convenience Rest	aurant					

6.2.4.37	Excep	tion: C3-37	Map # 12	By-law: 0229-2018		
In a C3-37 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	mitted	Uses				
6.2.4.37.1	(1)		Subsection 8.2.1 of this By-la	aw,		
		except:				
		(1.1) Truck Terr (1.2) Waste Prod	ninai essing Station			
		. ,	nsfer Station			
		(1.4) Composting				
	(2)		anufacturing legally existing	on		
	(3)	the date of passing o	itnis By-iaw ng legally <b>existing</b> on the date	of		
	(3)	passing of this By-la	<b>.</b>	7 01		
	(4)	Gypsum or limeston	e processing and by-product			
		0 0	y existing on the date of passi	ing		
	(5)	of this By-law Oil based paints oil	based coatings, solvent based			
	(3)		and natural or synthetic rubbe			
		manufacturing legall	y existing on the date of passi			
	(6)	of this By-law	C : 11 1 .			
	(6)		refining and by-product y existing on the date of passi	inα		
		of this By-law	y existing on the date of passi	mg		
	(7)	Phosphate or sulphur	r products and manufacturing			
	(0)		ne date of passing of this By-la			
	(8)	Smelting or foundry date of passing of the	operations legally existing on	the		
	(9)		ng legally <b>existing</b> on the date	of		
	(- )	passing of this By-la				
	(10)	• •	ting on the date of passing of			
	(11)	this By-law	ufacturing legally existing on	the date		
	(11)	of passing of this By		the date		
	(12)		ring yard legally existing on the	ne		
		date of passing of the	is By-law			
Uses Not Perm	itted					
6.2.4.37.1A	(1)	Asbestos Products M	Ianufacturing			
	(2)	Cement Manufacturi	ng			
	(3)		e processing and by-product			
	(4)	manufacturing Oil based paints oil	based coatings, solvent based			
	(ד)	_	and natural or synthetic rubbe			
		manufacturing	•			
	(5)		refining and by-product			
	(6)	manufacturing  Phosphate or sulphus	r products and manufacturing			
	(7)	Smelting or Foundry				
	(8)	Solvent Manufacturi	-			
	(9)	Tannery	_			
	(10)	Tar and Asphalt Mar	_			
	(11)	Motor Vehicle Wrec	king raru			

**Exception C3-37 continued on next page** 

6.2.4.37	Exception: C3-37	Map # 12	By-law: 0229-2018	
Exception C3-	-37 continued from previous	s page		
Regulations				
6.2.4.37.2	Uses contained in Clause 6.2.4.37.1(1) of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law			
6.2.4.37.3	Minimum depth of <b>landscaped buffer</b> measured from a <b>lot line</b> that is a <b>street line</b> 3.0 m			
6.2.4.37.4	Minimum depth of <b>landscaped buffer</b> measured from an adjacent <b>lot line</b> other than a <b>lot line</b> abutting a G1 zone			

6.2.4.38	Exception: C3-38	Map # 36W	By-law: 0111-2019/ LPAT Order 2021 March 09, 0121-2020/LPAT Order 2021 March 11			
	zone the permitted <b>uses</b> and ne following <b>uses</b> /regulation	applicable regulations shall be as shall apply:	s specified for an C3 zone			
Additional I	Permitted Uses					
6.2.4.38.1	except:	d in Subsection 6.2.1 of this By-l Vehicle Repair Facility - Restric	,			
Uses Not Per	rmitted					
6.2.4.38.2	<ul> <li>(1) deleted</li> <li>(2) Funeral Establ</li> <li>(3) Place of Religion</li> <li>(4) Private Club</li> </ul>					
Regulations						
6.2.4.38.3	The provisions containe not apply	The provisions contained in Table 2.1.2.1.1 of this By-law shall not apply				
6.2.4.38.4	Maximum <b>gross floor a</b> and <b>structures</b>	Maximum gross floor area - non-residential of all buildings and structures 3 950 m <sup>2</sup>				
6.2.4.38.5	Maximum <b>gross floor area - non-residential</b> used for a 745 m <sup>2</sup> food store					
6.2.4.38.6	Maximum <b>gross floor area - non-residential</b> used for a pharmacy 605 m <sup>2</sup>					
6.2.4.38.7	Minimum front yard		12.0 m			

6.2.4.39	Exception: C3-39	Map # 26	By-law: 0100-2024				
that the follow	In a C3-39 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:  Additional Permitted Uses						
6.2.4.39.1 (1) deleted (2) E2 uses contained in Subsection 8.2.1 of this By-law, except: (2.1) Motel (2.2) Truck Terminal (2.3) Waste Processing Station (2.4) Waste Transfer Station (2.5) Composting Facility							
Regulation	Regulation						
6.2.4.39.2	Uses contained in Sentence 6.2.4.39.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law						

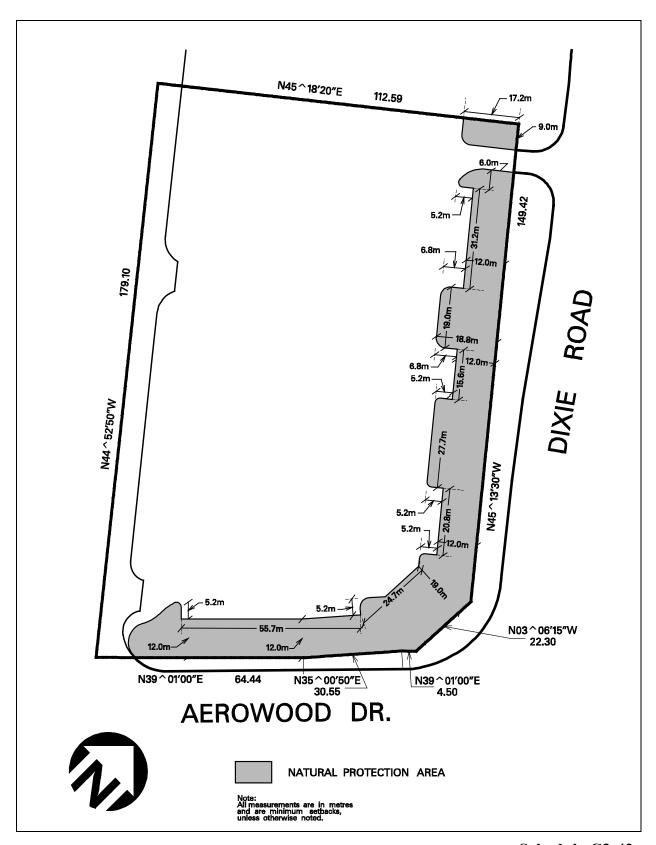
6.2.4.40	Exception: C3-40	Map # 55	By-law: 0111-2019/ LPAT Order 2021 March 09, 0217-2023		
	one the permitted <b>uses</b> and appet following <b>uses</b> /regulations sl		as specified for an C3 zone		
Additional Po	ermitted Uses				
6.2.4.40.1	except: (1.1) Truck Terr (1.2) Waste Proc	cessing Station nsfer Station	8.2.1		
Uses Not Per	mitted				
6.2.4.40.2	<ul> <li>(1) Funeral Establishment</li> <li>(2) Commercial Garage</li> <li>(3) Cold Storage</li> </ul>				
Regulations					
6.2.4.40.3		6.2.4.40.1 of this Exception one regulations contained in law			
6.2.4.40.4	deleted				
6.2.4.40.5	Maximum gross floor area	- non-residential	$13\ 355\ m^2$		
6.2.4.40.6	Minimum setback to Argentia Road and Tenth Line West 6.0 m				
6.2.4.40.7	Loading and service facilities shall not be permitted in any <b>yard</b> abutting Argentia Road				
6.2.4.40.8	Minimum number of <b>loading spaces</b> for a <b>building</b> with a total gross floor area - non-residential less than or equal to 2 350 m <sup>2</sup>				
6.2.4.40.9	gross floor area - non-resi	ng spaces for a building wit dential greater than 2 351 m gross floor area - non-resid	n <sup>2</sup> but less		

6.2.4.41	Excep	tion: C3-41	Map # 23	By-law: 0325-2008, 0174-2015, 0229-2018		
				e as specified for a C3 zone except		
		/regulations shall app	oly:			
Additional Po						
6.2.4.41.1	(1) (2)	Flea Market E2 uses contained in Subsection 8.2.1 of this By-law, except: (2.1) Truck Terminal (2.2) Waste Processing Station (2.3) Waste Transfer Station (2.4) Composting Facility				
	(3)	the date of passing		G		
	(4)	passing of this By-				
	(5)		ne processing and by-proally existing on the date of			
	(6)	Oil based paints, oil based coatings, solvent based adhesives and resin, and natural or synthetic rubber manufacturing legally <b>existing</b> on the date of passing				
	(7)	of this By-law Petroleum and coal refining and by-product manufacturing legally <b>existing</b> on the date of passing				
	(8)		ur products and manufact			
	(9)	Smelting or foundry	the date of passing of this y operations legally existing the part of the control			
	(10)	date of passing of the Solvent manufacture passing of this By-li	ring legally existing on th	e date of		
	(11)	1 0	isting on the date of passi	ng of		
	(12)		nufacturing legally <b>existi</b> this By-law	ng on the		
	(13)	Motor vehicle wred date of passing of t	eking yard legally <b>existing</b> his By-law	g on the		
Uses Not Per	mitted					
6.2.4.41.2	(1)	Place of Religious	Assembly			
	(2)	Drug Store	v			
	(3)	Pharmacy				
	(4)		notive parts and accessori	es		
	(5)	Department Store				
	(6)	Food Supermarket				
	(7)	Asbestos Products				
	(8)	Cement Manufactu				
	(9)		ne processing and by-pro-	duct		
	(10)	adhesives and resin	l based coatings, solvent a, and natural or synthetic			
	(11)	manufacturing Petroleum and coal manufacturing	refining and by-product			
	(12)	_	ur products and manufact	uring		
	(12)	Smelting or Founda		wing		
	(14)	Solvent Manufactu				
	(14) $(15)$	Tannery	•••••			
	(16)	Tar and Asphalt Ma	anufacturing			
	(17)	Motor Vehicle Wre				

Exception C3-41 continued on next page

6.2.4.41	Exception: C3-41	Map # 23	By-law: 0325-2008, 0174-2015, 0229-2018			
Exception C3	3-41 continued from previous	s page				
Regulations						
6.2.4.41.3	Uses contained in Clauses 6.2.4.41.1(1) and 6.2.4.41.1(2) of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law					
6.2.4.41.4	Maximum number of flea m	Maximum number of flea markets				
6.2.4.41.5	Maximum <b>gross floor area</b> food store	$600 \text{ m}^2$				
6.2.4.41.6	Maximum <b>gross floor area</b> flea market	$4\ 700\ \mathrm{m^2}$				
6.2.4.41.7	Maximum <b>gross floor area</b> retail sales	$9\ 300\ m^2$				
6.2.4.41.8	"Flea Market" means a <b>building</b> , <b>structure</b> or part thereof, where new or used goods or second-hand personal property is offered for sale to the general public by a number of individual vendors in compartmentalized spaces					

6.2.4.42	Exception: C3-42	Map # 35W	By-law:				
	In a C3-42 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	mitted Use						
6.2.4.42.1	` '	y repair facility accessory to ng and/or rental facility - res					
Regulations							
6.2.4.42.2	Minimum <b>landscaped area</b> Highway 401 off-ramp	abutting Dixie Road and	9.0 m				
6.2.4.42.3		e body repair facility use shad building or structure and see of parts or materials					
6.2.4.42.4	All site development plans s this Exception	shall comply with Schedule C	3-42 of				



Schedule C3-42 Map 35W

6.2.4.43	Except	ion: C3-43	Map # 21	By-law: 0100-2024			
	In a C3-43 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	rmitted	Use					
6.2.4.43.1	(1) (2)	Garden Centre deleted					
Regulations							
6.2.4.43.2		taurant or take-out 2.0 m to a Residentia	<b>restaurant</b> shall be located cl l Zone	oser			
6.2.4.43.3	restau		to a <b>restaurant</b> or <b>take-out</b> cated between the <b>building</b> an	d			

6.2.4.44	Exception: C3	-44	Map # 25, 46E	By-law: 0212-2015, 0144-2016, 0100-2024	
	e the permitted ing <b>uses</b> /regulat		•	l be as specified for a C3 zone except	
Additional Per	rmitted Uses				
6.2.4.44.1	6.2.4.44.1 (1) deleted (2) E2 uses contained in Subsection 8.2.1 of this By-law, except: (2.1) Truck Terminal (2.2) Waste Processing Station (2.3) Waste Transfer Station (2.4) Composting Facility				
Regulations					
6.2.4.44.2	Uses contained in Sentence 6.2.4.44.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law				
6.2.4.44.3	Maximum area used for an outdoor patio accessory to a restaurant or convenience restaurant or take-out restaurant, shall not exceed 20% of the gross floor area of the restaurant, convenience restaurant or take-out restaurant				

6.2.4.45	Exception: C3-45	Map # 52E	By-law: OMB Order 2008 January 30, 0083-2008, 0111-2019/LPAT Order 2021 March 09, 0100-2024	
	e the permitted <b>uses</b> and appl ng <b>uses</b> /regulations shall app		specified for a C3 zone except	
Additional Per	mitted Use			
6.2.4.45.1	<ul> <li>(1) deleted</li> <li>(2) Garden Centre</li> <li>(3) deleted</li> </ul>			
Regulations				
6.2.4.45.2	Minimum depth of a <b>landso</b> Residential Zone	caped buffer adjacent a	9.0 m	
6.2.4.45.3	Minimum depth of a landsc Residential Zone within 40.		0.0 m	
6.2.4.45.4	The <b>lot line</b> abutting Derry <b>front lot line</b>	Road West shall be deemed to	be the	
6.2.4.45.5	Minimum rear yard 9.0 m			
6.2.4.45.6	Minimum setback to a G1 z	4.5 m		
6.2.4.45.7	Maximum setback to Derry Road West of all <b>buildings</b> and structures in excess of 13 000 m <sup>2</sup> 25.0 m			

6.2.4.46	Exception: C3-46	Map # 23, 46E, 59	By-law: 0325-2008, 0229-2018		
In a C3-46 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:  Additional Permitted Uses					
6.2.4.46.1	(2) E2 uses conta except: (2.1) Truc (2.2) Was (2.3) Was	arden Centre 2 uses contained in Subsection 8.2.1 of this By-law, ccept: .1) Truck Terminal .2) Waste Processing Station .3) Waste Transfer Station			
Regulation  6.2.4.46.2 Uses contained in Sentence 6.2.4.46.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law					

6.2.4.47	Exception: C3-47	Map # 23	By-law: 0325-2008		
In a C3-47 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:					
Additional Per	rmitted Uses				
6.2.4.47.1	6.2.4.47.1 (1) Garden Centre (2) E2 uses contained in Subsection 8.2.1 of this By-law, except: (2.1) Truck Terminal (2.2) Waste Processing Station (2.3) Waste Transfer Station (2.4) Composting Facility				
Regulations					
6.2.4.47.2	2.4.47.2 Uses contained in Sentence 6.2.4.47.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law				
6.2.4.47.3	Maximum gross floor area garden centre	a - non-residential used for a	a 165 m <sup>2</sup>		

6.2.4.48	Excep	tion: C3-48	Map # 22, 28, 39W	By-law:		
In a C3-48 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Permitted Uses						
6.2.4.48.1	(1) (2)	Garden Centr Outdoor garde	re en centre accessory to a retail	store		

6.2.4.49	Exception: C3-49	Map # 45W	By-law:			
	In a C3-49 zone the applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:					
Permitted Use						
6.2.4.49.1	Lands zoned C3-49 shall or	nly be used for the following:				
	(1) Day Care					

6.2.4.50	Exception: C3-50	Map # 46E	By-law:			
In a C3-50 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	mitted Use					
6.2.4.50.1	(1) C5 <b>uses</b> contained i	in Subsection 6.2.1 of this By-	law			
Regulation	Regulation					
6.2.4.50.2 Uses contained in Sentence 6.2.4.50.1 of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law						

6.2.4.51	Exception: C3-51	Map # 37W	By-law: 0379-2009, 0212-2015, 0100-2024	
	ne the permitted <b>uses</b> and applications uses/regulations shall applications.		pe as specified for a C3 zone exce	pt
Additional Po	ermitted Uses			
6.2.4.51.1	<ul> <li>(1) Garden Centre</li> <li>(2) deleted</li> <li>(3) Motor Vehicle Retail</li> <li>(4) Motor vehicle repairetail store or a motor</li> </ul>	r facility - restricted ac	ecessory to a	
Regulations				
6.2.4.51.2	Minimum depth of a landsc Matheson Boulevard West	aped buffer abutting	8.2 m	
6.2.4.51.3	Minimum depth of a landsc Matheson Boulevard within		15.0 m	
6.2.4.51.4	Minimum depth of a landsc: Plymouth Drive	aped buffer abutting	2.8 m	
6.2.4.51.5	Minimum depth of a landsc zoned E2-56	aped buffer abutting la	nds 2.84 m	
6.2.4.51.6	Minimum depth of a landsc	aped buffer abutting la	nds 0.0 m	
6.2.4.51.7	Minimum setback from Mat	heson Boulevard West	45.0 m	
6.2.4.51.8	Minimum setback from Plyr	nouth Drive	15.0 m	
6.2.4.51.9	Maximum area used for outo to a garden centre	door display and sales a	rea accessory 720.0 m <sup>2</sup>	
6.2.4.51.10	Maximum height of all mate	ed in a 3.1 m		
6.2.4.51.11	Minimum <b>height</b> of fencing display and sales area access		ng an outdoor 3.1 m	
6.2.4.51.12	Required parking may be pro	ovided on abutting lands	s zoned	
6.2.4.51.13	Motor vehicle parking and accordance with Table 6.2.4 this By-law for uses not con Exception	.51.16 of this Exception	or Part 3 of	
6.2.4.51.14	Mixed use development mea more uses contained in Tabl this Exception, of which reta financial institutions, moto vehicle repair facilities - re or motor vehicle retail store	es 6.2.4.51.17 and 6.2.4 ail <b>uses</b> include: <b>retail s</b> or vehicle retail stores an	.51.18 of tores, d motor	
6.2.4.51.15	Where the <b>use</b> is a mixed <b>us</b> parking may be calculated in and 6.2.4.51.18 of this Exce	n accordance with Table	s 6.2.4.51.17	
	The initial step in determining development is to calculate to in the development as if these The required parking for each percent of the peak period for Tables 6.2.4.51.17 and 6.2.4 column is totalled for weeked obtained from all time period for the mixed <b>use</b> development the requirements specified un Exception	the parking requirement se uses were free-standing th use is then multiplied or each time period contact. \$1.18 of this Exception lay and weekend. The hids shall become the requent, and shall be applied	for each use  ng buildings.  by the ained in  Each ighest figure aired parking to reduce	

**Exception C3-51 continued on next page** 

6.2.4.51	Exception: C3-51	Map # 37V			By-law: 0379-2009, 0212-2015, 0100-2024		
Exception C3-	51 continued from previous	page					
Table	Column 1			Column 2			
6.2.4.51.16	Land Use			ıum Requir	ed Parking Sta	ndard	
	Retail-Warehouse		1.6 spa	aces per 100	m <sup>2</sup> GFA - non-	residential	
	Motor vehicle repair facilit restricted accessory to a ret or motor vehicle retail store	-			m <sup>2</sup> <b>GFA - non-</b> y be <b>tandem par</b>		
	Restaurant, Convenience Restaurant, Take-out Resta	aurant	5.4 spa	aces per 100	m <sup>2</sup> GFA - non-	residential	
Table	Percentage of Peak Period	(Weekday	<b>')</b>			<u>,                                      </u>	
6.2.4.51.17	Land Use	Mor	ning	Noon	Afternoon	Evening	
	Office/Medical Office	10	00	90	95	10	
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a retail store or motor vehicle retail store)		30	65	100	100	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	2	20	100	30	100	
	Entertainment Establishment		0	100	100	100	
	TOTAL						
Table	Percentage of Peak Period	(Saturday	·)				
6.2.4.51.18	Land Use Morning Noon Afternoon Evening						
	Office/Medical Office		.0	10	10	10	
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicl repair facility - restricted accessory to a retail store or motor vehicle retail store)	le 8	30	100	100	30	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	2	20	100	50	100	
	Entertainment Establishme	ent	0	100	100	100	
	TOTAL						
6.2.4.51.19	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where goods are stored and offered for sale and shall include only the following: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.						

6.2.4.52	Exception: C3-52	Map # 21	By-law: 01 LPAT Ord	11-2019/ er 2021 March 09
In a C3-52 zon uses/regulation	e the applicable regulations sas shall apply:	shall be as specified:	for a C3 zone except t	hat the following
Permitted Use	es			
6.2.4.52.1	Lands zoned C3-52 shall on	nly be used for the fo	llowing:	
	<ol> <li>Retail Store</li> <li>Service Establishm</li> <li>Commercial School</li> <li>Financial Institution</li> <li>Repair Service</li> <li>Office</li> <li>Medical Office</li> <li>Recreational Establic</li> <li>Outdoor storage and</li> </ol>	ol On	tore	
Regulations				
6.2.4.52.2	Maximum <b>gross floor area</b> preparation and sale of food			140 m <sup>2</sup>
6.2.4.52.3	Maximum <b>gross floor area medical office</b>	ı - non-residential u	sed for a	210 m <sup>2</sup>
6.2.4.52.4	Maximum size of area used retail store	l for <b>outdoor storag</b>	e accessory to a	$40 \text{ m}^2$
6.2.4.52.5	<b>Gross floor area - non-res</b> of the <b>building</b> or <b>structur</b> than 97 m <sup>2</sup>			
6.2.4.52.6	The area used for <b>outdoor</b> shall only be located in a <b>re</b>		a retail store	
6.2.4.52.7	The <b>lot line</b> abutting Dunda the <b>front lot line</b>	as Street East shall be	e deemed to be	
6.2.4.52.8	Minimum front yard			19.0 m
6.2.4.52.9	Minimum exterior side ya	rd		30.0 m
6.2.4.52.10	Minimum interior side yar	rd		3.0 m
6.2.4.52.11	Minimum rear yard			5.7 m
6.2.4.52.12	Maximum height of a fence outdoor storage	e surrounding the are	ea used for	1.8 m
6.2.4.52.13	Maximum <b>height</b> of materi	als stored outside		1.5 m
6.2.4.52.14	Maximum encroachment of interior side yard	f mechanical equipm	ent into an	2.0 m
6.2.4.52.15	Minimum number of parki area - non-residential used service establishment or r	d for a commercial s		4.3
6.2.4.52.16	Minimum setback of a garb	page enclosure to the	rear property line	0.0 m
6.2.4.52.17	For the purpose of this Exc include a music school, a dand tutoring	_		
6.2.4.52.18	"Recreational Establishmer part thereof, designed and e leisure activities and may in centre, racquet club and inc	equipped to be used facilities	or athletic and	

6.2.4.53	Exception: C3-53	Map # 37W	By-law: 032 0379-2009, 0100-2024	
	ne the permitted <b>uses</b> and app ving <b>uses</b> /regulations shall ap		e as specified for	a C3 zone except
Additional Po	ermitted Uses			
6.2.4.53.1	<ul> <li>(1) Garden Centre</li> <li>(2) deleted</li> <li>(3) Motor Vehicle Reta</li> <li>(4) Motor vehicle repairmotor vehicle retail</li> </ul>	air facility - restricted acc	cessory to a	
Regulations				
6.2.4.53.2	Minimum depth of a <b>lands</b> Boulevard West	scaped buffer abutting Ma	atheson	7.5 m
6.2.4.53.3	Maximum height of all magarden centre	aterials stored and displaye	ed in a	3.1 m
6.2.4.53.4	Minimum <b>height</b> of fencing outdoor display and sales a			3.1 m
6.2.4.53.5	Maximum number of requabutting lands to the west t		itted on	25
6.2.4.53.6	Motor vehicle parking and accordance with Table 6.2 this By-law for uses not continue to Exception	.4.53.9 of this Exception o	r Part 3 of	
6.2.4.53.7	Mixed use development m more uses contained in Tal this Exception, of which re financial institutions, more vehicle repair facilities - to vehicle retail store	bles 6.2.4.53.10 and 6.2.4. etail <b>uses</b> include: <b>retail st</b> tor vehicle retail stores and	53.11 of ores, l motor	
6.2.4.53.8	Where the <b>use</b> is a mixed <b>u</b> parking may be calculated and 6.2.4.53.11 of this Exc	in accordance with Tables	6.2.4.53.10	
	The initial step in determine development is to calculate in the development as if the The required parking for expercent of the peak period Tables 6.2.4.53.10 and 6.2 column is totalled for weel obtained from all time period for the mixed <b>use</b> developments specified Exception	e the parking requirement ese <b>uses</b> were free-standin ach <b>use</b> is then multiplied for each time period conta .4.53.11 of this Exception. Aday and weekend. The his lods shall become the requirement, and shall be applied	for each use g buildings. by the ined in Each ghest figure ired parking to reduce	

**Exception C3-53 continued on next page** 

6.2.4.53	Exception: C3-53	Map # 37W			By-law: 0325-2008 0379-2009, 0212-2015, 0100-2024			
Exception C3	-53 continued from previous	page						
Table	Column 1				Column 2			
6.2.4.53.9	Land Use			num Requi	red Parking Sta	ndard		
	Retail-Warehouse		1.6 spa	aces per 100	m <sup>2</sup> GFA - non-	residential		
	Motor vehicle repair facilit restricted accessory to a mo vehicle retail store		_	•	m <sup>2</sup> <b>GFA - non-</b> y be <b>tandem par</b>			
	Restaurant, Convenience Restaurant, Take-out Resta	aurant	5.4 spa	aces per 100	m <sup>2</sup> <b>GFA - non-</b>	residential		
Table	Percentage of Peak Period	(Weekday	y)					
6.2.4.53.10	Land Use	Mor	ning	Noon	Afternoon	Evening		
	Office/Medical Office	1	00	90	95	10		
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)		30	65	100	100		
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)		20	100	30	100		
	<b>Entertainment Establishment</b>		0	100	100	100		
	TOTAL							
Table	Percentage of Peak Period (Saturday)							
6.2.4.53.11	Land Use	Mor	rning	Noon	Afternoon	Evening		
	Office/Medical Office		0	10	10	10		
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	le 8	30	100	100	30		
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	2	20	100	50	100		
	<b>Entertainment Establishment</b>		0	100	100	100		
	TOTAL							
6.2.4.53.12	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where goods are stored and offered for sale and shall include only the following: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.							

6.2.4.54	Excep	tion: C3-54	Map # 22	By-law:
In a C3-54 zon uses/regulation			shall be as specified for a C3	zone except that the following
Permitted Use	;			
6.2.4.54.1	Lands	zoned C3-54 shall or	aly be used for the following:	
	(1)	<b>Buildings</b> and <b>struc</b> of passing of this By	etures legally existing on the 7-law	date
Regulations				
6.2.4.54.2			ions to the <b>existing buildings</b> ed in compliance with the fol	
	(1) (2)	contained in Subsectine total <b>gross floor</b> additions shall not e	omply with the E2 zone regulation 8.2.1 of this By-law area - non-residential of all xceed 5% of the gross floor asting on the date of passing o	area -

6.2.4.55	Exception: C3-55	Map # 46W	By-law:			
In a C3-55 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Pe	rmitted Use					
6.2.4.55.1	(1) Outdoor Garden Centre					
Regulations						
6.2.4.55.2	The provisions contained in not apply	Subsection 1.1.4 of this By-la	aw shall			
6.2.4.55.3	.2.4.55.3 Required parking shall also be permitted on adjacent lands zoned C3					

6.2.4.56	Exception: C3-56	Map # 26	By-law:			
	In a C3-56 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:					
Regulation	Regulation					
6.2.4.56.1 An <b>aisle</b> and 50 required <b>parking spaces</b> shall be permitted to be located off-site within the Burnhamthorpe Road East right-of-way						

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6.2.4.57	Exception: C3-57	Map # 37W		70-2007, , 0379-2009, , 0100-2024	
	ne the permitted <b>uses</b> and appring <b>uses</b> /regulations shall ap		as specified for	r a C3 zone except	
Additional Po	ermitted Uses				
6.2.4.57.1	include a partially e wash facility - restr	h facility - restricted whice nclosed coin-operated moticted are restricted acc	or vehicle		
Regulations					
6.2.4.57.2	Minimum setback to Plym	outh Drive		18.5 m	
6.2.4.57.3	Minimum setback to Latin	ner Drive		9.0 m	
6.2.4.57.4	Minimum depth of a lands zoned C3-8	scaped buffer abutting land	ls	3.0 m	
6.2.4.57.5	Maximum gross floor are	Maximum gross floor area - non-residential			
6.2.4.57.6	Maximum area used for ou to a garden centre	720 m <sup>2</sup>			
6.2.4.57.7	Maximum <b>height</b> of all magarden centre	d in a	3.1 m		
6.2.4.57.8	O	Minimum <b>height</b> of fencing or screening surrounding an outdoor display and sales area accessory to a <b>garden centre</b>			
6.2.4.57.9	accordance with Table 6.2	d loading shall be provided .4.57.12 of this Exception contained in Table 6.2.4.57.1	or Part 3 of		
6.2.4.57.10	Mixed <b>use</b> development m more <b>uses</b> contained in Tal this Exception, of which re <b>financial institutions</b> , more	teans a combination of any bles 6.2.4.57.13 and 6.2.4.5 tail <b>uses</b> include: <b>retail sto</b> tor vehicle retail stores and <b>restricted</b> accessory to a m	57.14 of ores, motor		
6.2.4.57.11	parking may be calculated and 6.2.4.57.14 of this Exc	ning required parking for a	6.2.4.57.13 mixed <b>use</b>		
	in the development as if the The required parking for expercent of the peak period Tables 6.2.4.57.13 and 6.2 column is totalled for weel obtained from all time period for the mixed <b>use</b> developed.	e the parking requirement for ese <b>uses</b> were free-standing ach <b>use</b> is then multiplied befor each time period containal. 4.57.14 of this Exception. Ackay and weekend. The hig loods shall become the requirement, and shall be applied to under Sentence 6.2.4.57.9	y buildings. by the ned in Each hest figure red parking o reduce		

**Exception C3-57 continued on next page** 

6.2.4.57	Exception: C3-57 Map # 37V		W	By-law: 0370-2007, 0167-2009, 0379-2009, 0212-2015, 0100-2024				
Exception C3	-57 continued from previous pa	ge						
Table	Column 1				Column 2			
6.2.4.57.12	Land Use		Minim	num Requir	ed Parking Sta	ndard		
	Retail-Warehouse		1.6 spa	aces per 100	m <sup>2</sup> <b>GFA - non-</b> l	residential		
	Motor vehicle repair facility - restricted accessory to a motor vehicle retail store			•	m <sup>2</sup> <b>GFA - non-</b> be <b>tandem par</b>			
	Restaurant, Convenience Restaurant, Take-out Restaur	ant	5.4 spa	aces per 100	m <sup>2</sup> GFA - non-	residential		
Table	Percentage of Peak Period (W	eekday'	<b>/</b> )					
6.2.4.57.13	Land Use	Mor	ning	Noon	Afternoon	Evening		
	Office/Medical Office	10	00	90	95	10		
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	8	30	65	100	100		
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	2	20	100	30	100		
	<b>Entertainment Establishment</b>		0	100	100	100		
	TOTAL							
Table	Percentage of Peak Period (Saturday)							
6.2.4.57.14	Land Use	Mor	ning	Noon	Afternoon	Evening		
	Office/Medical Office	1	.0	10	10	10		
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)		30	100	100	30		
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/ conference centre/ convention centre)	2	20	100	50	100		
	<b>Entertainment Establishment</b>	(	0	100	100	100		
	TOTAL							
6.2.4.57.15	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where goods are stored and offered for sale and shall include only the following: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.							

6.2.4.58	Exception: C3-58	Map # 37V	V	By-law: 0370-2007, 0379-2009, 0212-2015, 0100-2024	
	e the permitted <b>uses</b> and appling <b>uses</b> /regulations shall app		ations shall be as s	specified for a C3 zone except	
Additional Pe	rmitted Uses				
6.2.4.58.1	2.4.58.1 (1) Garden Centre (2) deleted (3) Motor Vehicle Retail Store (4) Motor vehicle repair facility - restricted accessory to a motor vehicle retail store (5) Motor Vehicle Body Repair Facility (6) Motor Vehicle Rental Facility				
Regulations					
6.2.4.58.2	Minimum setback to Plymo	uth Drive		18.5 m	
6.2.4.58.3	Minimum depth of a landso zoned C3-8 and C3-11	caped buffe	<b>r</b> abutting lands	3.0 m	
6.2.4.58.4	Maximum gross floor area	- non-resid	lential	$1~398~\text{m}^2$	
6.2.4.58.5	Maximum area used for out to a garden centre	Maximum area used for outdoor display and sales area accessory 720 m <sup>2</sup>			
6.2.4.58.6	Maximum height of all mat garden centre	Maximum <b>height</b> of all materials stored and displayed in a 3.1 m			
6.2.4.58.7	Minimum <b>height</b> of fencing or screening surrounding an outdoor display and sales area accessory to a <b>garden centre</b>				
6.2.4.58.8	Motor vehicle parking and loading shall be provided in accordance with Table 6.2.4.58.11 of this Exception or Part 3 of this By-law for uses not contained in Table 6.2.4.58.11 of this Exception				
6.2.4.58.9	Mixed use development means a combination of any two or more uses contained in Tables 6.2.4.58.12 and 6.2.4.58.13 of this Exception, of which retail uses include: retail stores, financial institutions, motor vehicle retail stores and motor vehicle repair facilities - restricted accessory to a motor vehicle retail store				
6.2.4.58.10	Where the <b>use</b> is a mixed <b>use</b> development, <b>motor vehicle</b> parking may be calculated in accordance with Tables 6.2.4.58.12 and 6.2.4.58.13 of this Exception, and the following:  The initial step in determining required parking for a mixed <b>use</b> development is to calculate the parking requirement for each <b>use</b> in the development as if these <b>uses</b> were free-standing <b>buildings</b> . The required parking for each <b>use</b> is then multiplied by the percent of the peak period for each time period contained in Tables 6.2.4.58.12 and 6.2.4.58.13 of this Exception. Each column is totalled for weekday and weekend. The highest figure obtained from all time periods shall become the required parking for the mixed <b>use</b> development, and shall be applied to reduce the requirements specified under Sentence 6.2.4.58.8 of this Exception				
Table	Column 1			Column 2	
6.2.4.58.11	Land Use		Minimum Requi	red Parking Standard	
	Retail-Warehouse		1.6 spaces per 100	0 m <sup>2</sup> <b>GFA - non-residential</b>	
	Motor vehicle repair facili restricted accessory to a movehicle retail store			0 m <sup>2</sup> <b>GFA - non-residential</b> y be <b>tandem parking spaces</b>	
	Restaurant, Convenience Restaurant, Take-out Rest	taurant	5.4 spaces per 100	0 m <sup>2</sup> <b>GFA - non-residential</b>	

**Exception C3-58 continued on next page** 

6.2.4.58	Exception: C3-58 M	Map # 37W By-law: 0370-2007, 0379-2009, 0212-2015, 0100-2024					
Exception C3	5-58 continued from previous pa	<u> </u>					
Table 6.2.4.58.12	Percentage of Peak Period (V	/eekday)	Τ				
0.2.1.30.12	Land Use	Morning	Noon	Afternoon	Evening		
	Office/Medical Office	100	90	95	10		
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	80	65	100	100		
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/ conference centre/ convention centre)	20	100	30	100		
	<b>Entertainment Establishmen</b>	0	100	100	100		
	TOTAL						
Table	Percentage of Peak Period (Saturday)						
6.2.4.58.13	Land Use	Morning	Noon	Afternoon	Evening		
	Office/Medical Office	10	10	10	10		
	Retail (includes retail- warehouse, garden centre, equipment rental, financial institution, motor vehicle retail store and motor vehicle repair facility - restricted accessory to a motor vehicle retail store)	80	100	100	30		
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/convention centre)	20	100	50	100		
	<b>Entertainment Establishmen</b>	0	100	100	100		
	TOTAL						
6.2.4.58.14	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where goods are stored and offered for sale and shall include only the following: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.						

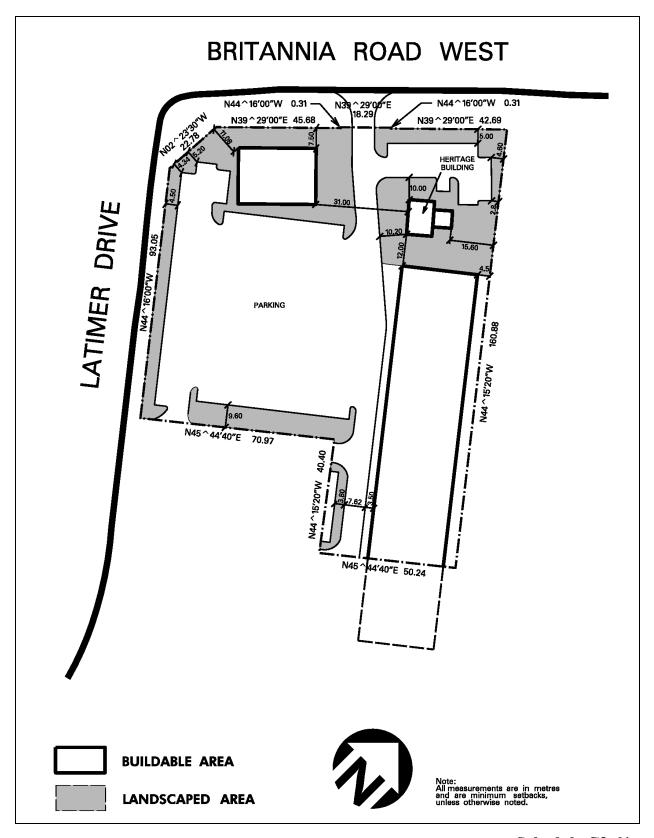
6.2.4.59	Exception: C3-59	Map # 58	By-law: 0109-2008			
In a C3-59 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Regulation	Regulation					
6.2.4.59.1	The provisions contained in shall not apply to a <b>public s</b>	Subsection 1.1.4 of this By-la	aw			

6.2.4.60	Exception: C3-60	Map #	By-law: 0109-2009, 0213-2009, deleted by 0217-2023

6.2.4.61	Exception: C3-61	Map # 37W	By-law: 0167-2009, 0212-2015, 0100-2024			
In a C3-61 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:						
Additional Per	mitted Use					
6.2.4.61.1	<ul><li>(1) deleted</li><li>(2) Retail-Warehouse</li></ul>					
Regulations						
6.2.4.61.2						
6.2.4.61.3		eans a combination of any two les 6.2.4.61.6 and 6.2.4.61.7 c				
6.2.4.61.4		<b>se</b> development, <b>motor vehicle</b> in accordance with Tables 6.2. otion, and the following:				
	The initial step in determining required parking for a mixed <b>use</b> development is to calculate the parking requirement for each <b>use</b> in the development as if these <b>uses</b> were free-standing <b>buildings</b> . The required parking for each <b>use</b> is then multiplied by the percent of the peak period for each time period contained in Tables 6.2.4.61.6 and 6.2.4.61.7 of this Exception. Each column is totalled for weekday and weekend. The highest figure obtained from all time periods shall become the required parking for the mixed <b>use</b> development, and shall be applied to reduce the requirements specified under Sentence 6.2.4.61.2 of this Exception					

**Exception C3-61 continued on next page** 

6.2.4.61	Exception: C3-61	Map # 37W			By-law: 0167-20 0212-2015, 0100		
Exception C	3-61 continued from previous	page	•				
Table	Column 1				Column 2		
6.2.4.61.5	Land Use		Min	imum Requ	ired Parking St	andard	
	Retail-Warehouse	Retail-Warehouse		spaces per 10	00 m <sup>2</sup> <b>GFA - no</b> 1	n-residential	
	Restaurant, Convenience R Take-out Restaurant	estaurant,	5.4 s	spaces per 10	00 m <sup>2</sup> <b>GFA - no</b> 1	1-residential	
Table	Percentage of Peak Period	(Weekday)					
6.2.4.61.6	Land Use	Mornii	ıg	Noon	Afternoon	Evening	
	Office/Medical Office	100		90	95	10	
	Retail (includes retail- warehouse, equipment rental and <b>financial institution</b>	80		65	100	100	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/ convention centre)	20		100	30	100	
	Entertainment Establishment	0		100	100	100	
	TOTAL						
Table	Percentage of Peak Period (Saturday)						
6.2.4.61.7	Land Use Mornin		ıg	Noon	Afternoon	Evening	
	Office/Medical Office	10		10	10	10	
	Retail (includes retail- warehouse, equipment rental and <b>financial institution</b>	80		100	100	30	
	Restaurant (includes restaurant, convenience restaurant, take-out restaurant and banquet hall/conference centre/ convention centre)	20		100	50	100	
	Entertainment Establishment	0		100	100	100	
	TOTAL						
6.2.4.61.8	"Retail-Warehouse" means a <b>building</b> or <b>structure</b> , or part thereof where only the following items are offered for sale, lease and/or rental to the consumer: home furnishings and home improvements products, furniture, appliances, electrical fixtures, carpets and floor coverings, building supplies, plumbing supplies, draperies and decorating supplies such as paint and wallpaper.						
6.2.4.61.9	All site development plans sh this Exception	nall comply	with S	Schedule C3	-61 of		



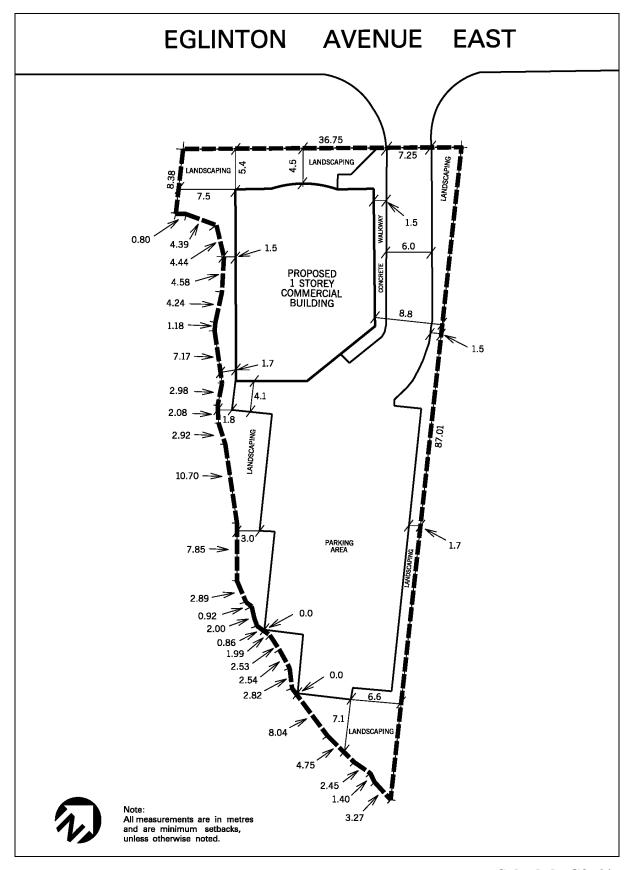
**Schedule C3-61** Map 37W

6.2.4.62	Exception: C3-62	Map # 35W	By-law: 0043-2011	
In a C3-62 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:  Additional Permitted Uses				
6.2.4.62.1	(1) Garden Centre (2) E2 uses contained in except: (2.1) Truck Terr (2.2) Waste Proc	cessing Station Insfer Station	aw,	
Regulations				
6.2.4.62.2	Maximum gross floor area banquet hall/conference c	a - non-residential used for a entre/convention centre	1 200 m <sup>2</sup>	
6.2.4.62.3	e	area - non-residential used estaurant, or take-out restau		
6.2.4.62.4	Maximum gross floor area	- non-residential used for a	1 840 m <sup>2</sup>	
6.2.4.62.5		ng spaces per 100 m <sup>2</sup> gross fl ll uses permitted on the lands	<b>loor</b> 5.4	
6.2.4.62.6	Minimum aisle width		6.0	
6.2.4.62.7	For the purposes of this By- considered one <b>lot</b>	-law, all lands zoned C3-62 sł	nall be	

6.2.4.63	Exception: C3-63	Map # 44W	By-law: 0225-2014, 0212-2015, 0111-2019/ LPAT Order 2021 March 09, 0217-2023		
	ng uses/regulations shall app		specified for a C3 zone except		
6.2.4.63.1	6.2.4.63.1 (1) deleted (2) Convenience Restaurant (3) Funeral Establishment (4) Commercial School (5) Overnight Accommodation (6) Banquet Hall/Conference Centre/Convention Centre (7) Recreational Establishment (8) deleted (9) Entertainment Establishment (10) University/College				
Regulations					
6.2.4.63.2	deleted				
6.2.4.63.3	The <b>lot line</b> abutting Bancre <b>front lot line</b>	oft Drive shall be deemed to b	e the		
6.2.4.63.4	Minimum front yard		20.0 m		
6.2.4.63.5	Minimum exterior side yard 20.0 m				
6.2.4.63.6	Minimum depth of a <b>landscaped buffer</b> measured from a 7.0 m <b>lot line</b> abutting Ivandale Drive				
6.2.4.63.7	Minimum depth of a <b>landscaped buffer</b> measured from a <b>lot line</b> abutting lands zoned E2-55				
6.2.4.63.8	The <b>main front entrance</b> s Bancroft Drive	hall face Ivandale Drive or			

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6.2.4.64	Exception: C3-64	Map # 27	By-law: 0054-2016		
In a C3-64 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:					
Use Not Permi	tted				
6.2.4.64.1	(1) Day Care				
Regulation					
6.2.4.64.2	All site development plans shall comply with Schedule C3-64 of this Exception				



Schedule C3-64 Map 27

6.2.4.65	Evcen	tion: C3-65	Map # 12,	13 14 10	By-law: 0229-2018			
0.2.4.03	Ехсер	uon. C3-03	Map # 12,	15, 14, 19	By-law. 0229-2018			
In a C3-65 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except that the following <b>uses</b> /regulations shall apply:								
Additional Permitted Uses								
6.2.4.65.1	(1) E2 uses contained in Subsection 8.2.1 of this By-law, except:  (1.1) Truck Terminal  (1.2) Waste Processing Station  (1.3) Waste Transfer Station							
	(2)	(1.4) Composting Facility Asbestos products manufacturing legally existing on the date of passing of this By-law						
	(3)	Cement manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(4)	Gypsum or limestone processing and by-product manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(5)	Oil based paints, oil based coatings, solvent based adhesives and resin, and natural or synthetic rubber manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(6)	Petroleum and coal refining and by-product manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(7)	Phosphate or sulphur products and manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(8)	Smelting or foundry operations legally <b>existing</b> on the date of passing of this By-law						
	(9)	Solvent manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(10)	Tannery legally <b>existing</b> on the date of passing of this By-law						
	(11)	Tar and asphalt manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(12)	Motor vehicle wrecking yard legally <b>existing</b> on the date of passing of this By-law						
Uses Not Per	rmitted							
6.2.4.65.2	(1) (2) (3)	Asbestos Products Manufacturing Cement Manufacturing Gypsum or limestone processing and by-product						
	(4)	manufacturing Oil based paints, oil based coatings, solvent based adhesives and resin, and natural or synthetic rubber						
	(5)	manufacturing Petroleum and coal refining and by-product manufacturing						
	(6) (7)	Phosphate or sulphur products and manufacturing Smelting or Foundry Operations						
	(8) (9)	Solvent Manufacturing Tannery Tar and Asphalt Manufacturing						
	(10) (11)	Motor Vehicle Wrecking Yard						
Regulation								
6.2.4.65.3	Uses contained in Clause 6.2.4.65.1(1) of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law							

			1					
6.2.4.66	Excep	otion: C3-66	Map # 12, 13, 19, 23	By-law: 0229-2018				
In a C3-66 zone the permitted <b>uses</b> and applicable regulations shall be as specified for a C3 zone except								
that the following uses/regulations shall apply:								
Additional Permitted Uses								
6.2.4.66.1	(1)	Garden Centre						
	(2)	E2 <b>uses</b> contained in Subsection 8.2.1 of this By-law,						
		except:						
	(2.1) Truck Terminal (2.2) Waste Processing Station							
		` /	posting Facility					
	(3)	Asbestos products manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(4)		uring legally <b>existing</b> on the date of					
	t .							
		manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(6)	•						
		adhesives and resin, and natural or synthetic rubber						
		manufacturing legally <b>existing</b> on the date of passing of this By-law						
	(7)	Petroleum and coal refining and by-product						
	( )	manufacturing legally <b>existing</b> on the date of passing of this By-law						
	<ul> <li>(8) Phosphate or sulphur products and manufacturing legally existing on the date of passing of this By-law</li> <li>(9) Smelting or foundry operations legally existing on the date of passing of this By-law</li> </ul>							
	(10) Solvent manufacturing legally <b>existing</b> on the date of passing of this By-law							
	of							
	(10)	this By-law						
	<ul> <li>(12) Tar and asphalt manufacturing legally existing on the date of passing of this By-law</li> <li>(13) Motor vehicle wrecking yard legally existing on the</li> </ul>							
		date of passing of this By-law						
Uses Not Permitted								
6.2.4.66.2	(1)	Asbestos Products	Manufacturing					
	(2)	Cement Manufactu						
	(3)	Gypsum or limestone processing and by-product manufacturing						
	(4)	•	l based coatings, solvent bas	ed				
		adhesives and resin, and natural or synthetic rubber						
	(5)	manufacturing Petroleum and coal refining and by-product						
	(5)	manufacturing						
	(6)	Phosphate or sulphur products and manufacturing						
	(7)	Smelting or Foundry Operations						
	(8) (9)	Solvent Manufacturing Tannery						
	(10)	Tar and Asphalt Manufacturing						
	(11)	(11) Motor Vehicle Wrecking Yard						
Regulation								
6.2.4.66.3	Uses contained in Clauses 6.2.4.66(1) and 6.2.4.66(2) of this Exception shall comply with the C3 zone regulations contained in Subsection 6.2.1 of this By-law							
	in Subsection (12.1 of this by turn							