

SECTION 6 – COMMERCIAL ZONES

6.1 CONVENIENCE COMMERCIAL (C.1) ZONE

18116 6.1.1 PERMITTED USES

The following are permitted **Uses** within the C.1 **Zone**:

20093

- **Artisan Studio**
- **Convenience Store**
- **Day Care Centre** in accordance with Section 4.26
- **Food Vehicle** in accordance with Section 4.30
- **Group Home** in accordance with Section 4.25
- **Personal Service Establishment**
- **Restaurant (take-out)**

- **Dwelling Units** with permitted commercial uses in the same **Building** in accordance with Section 4.15.2

- **Accessory Uses** in accordance with Section 4.23
- **Occasional Uses** in accordance with Section 4.21

6.1.2 REGULATIONS

Within the Commercial C.1 **Zone**, no land shall be **Used** and no **Building** or **Structure** shall be erected or **Used** except in conformity with the applicable regulations contained in Section 4 - General Provisions and the regulations listed in Table 6.1.2.

TABLE 6.1.2 - REGULATIONS GOVERNING THE C.1 ZONE

Row 1	Commercial Type	Convenience Commercial
2	Minimum Lot Area	550 m ²
3	Minimum Lot Frontage	18 metres
4	Minimum Front or Exterior Side Yard	6 metres, or at least as great as the Front Yard of a Building located on an abutting Lot , but not less than 3 metres.
5	Minimum Side Yard	One half the Building Height , but not less than 3 metres.
6	Minimum Rear Yard	20% of the Lot Depth to a maximum of 7.5 metres.
7	Maximum Building Height	3 Storeys and in accordance with Section 4.18.
8	Maximum Gross Floor Area (G.F.A.)	400 m ²
9	Accessory Buildings or Structures	In accordance with Section 4.5.
10	Fences	In accordance with Section 4.20.
11	Planting Area	A landscaped strip of land 3 metres in width shall be maintained adjacent to the Street Line , except for those areas required for entry ramps.
12	Off-Street Parking	In accordance with Section 4.13.
13	Enclosed Operations	In accordance with Section 4.22.
14	Off-Street Loading	In accordance with Section 4.14.
15	Outdoor Storage	No outdoor storage or display of goods and materials shall be permitted in the C.1 Zone .
16	Garbage, Refuse Storage and Composters	In accordance with Section 4.9.
17	Buffer Strips	Where a C.1 Zone abuts any Residential, Institutional, Park, Wetland, or Urban Reserve Zone , a buffer strip shall be developed.

6.2 COMMERCIAL SHOPPING CENTRE ZONES

6.2.1 PERMITTED USES

The following are permitted **Uses** within the Commercial Shopping Centre (NC, CC, and RC) **Zones**:

18116 6.2.1.1

Neighbourhood Shopping Centre - NC Zone

Dwelling Units with permitted commercial **Uses** in the same **Building** in accordance with Section 4.15.2

- **Art Gallery**
- **Artisan Studio**
- **Club**
- **Day Care Centre** in accordance with Section 4.26
- **Dry Cleaning Outlet**
- **Financial Establishment**
- **Food Vehicle** in accordance with Section 4.30
- **Group Home** in accordance with Section 4.25
- **Laundry**
- **Library**
- **Medical Clinic**
- **Medical Office**
- **Office**
- **Personal Service Establishment**
- **Religious Establishment**
- **Restaurant**
- **Restaurant (take-out)**
- **Retail Establishment**
- **Vehicle Gas Bar**
- **Veterinary Service**

- **Accessory Uses** in accordance with Section 4.23
- **Occasional Uses** in accordance with Section 4.21

20093

6.2.1.2

Community Shopping Centre - CC Zone

All **Uses** permitted in Section 6.2.1.1 subject to the regulations of the CC **Zone** with the following added permitted **Uses**:

- **Amusement Arcade**
- **Carwash, Automatic**
- **Carwash, Manual**
- **Commercial Entertainment**
- **Commercial School**
- **Funeral Home**
- **Garden Centre**
- **Public Hall**

- **Recreation Centre**
- **Rental Outlet**
- **Tavern**
- Taxi Establishment

6.2.1.3 Regional Shopping Centre - RC Zone
All **Uses** permitted in Section 6.2.1.2 subject to the regulations of the RC **Zone**.

6.2.2 REGULATIONS
Within the Commercial Shopping Centre **Zones**, no land shall be **Used** and no **Building** or **Structure** shall be erected or **Used** except in conformity with the applicable regulations contained in Section 4 - General Provisions, the regulations as set out in Table 6.2.2, and the following:

6.2.2.1 Maximum Gross Floor Area Per Unit - NC Zone
625 m².

6.2.2.2 Special Regulations for Vehicle Gas Bars:

6.2.2.2.1 Minimum Setback of Pump Islands - 7.5 metres from the curbing of the pump islands to the **Street Line** or the designated **Street Line** as set out in Section 4.24.

Despite the above, canopies over pump islands and underground storage tanks are allowed to project up to 1.5 metres from the **Street Line**.

6.2.2.2.2 Entry Ramps
There shall be no more than one entry ramp for each 15 metres of **Street** frontage and the width of any entry ramp shall not exceed 9 metres at the **Street Line**.

6.2.2.2.3 Minimum Front or Exterior Side Yard
Despite Row 5 of Table 6.2.2, the minimum **Front** or **Exterior Side Yard** for a **Vehicle Gas Bar** shall be 15 metres and as set out in Section 4.24.

6.2.2.2.4 Minimum Rear Yard
Despite Row 7 of Table 6.2.2, the minimum **Rear Yard** for a **Vehicle Gas Bar** shall be 1.5 metres.

6.2.2.2.5 Surfacing
The surfaces of all ramps, **Driveways**, service areas, and off-street loading areas shall be surfaced with a capped, hard top substance such as asphalt, or other stable surface treated to prevent the

raising of dust and/or loose particles.

6.2.2.3 Regulations Governing **Car washes, Automatic** and **Car washes, Manual**

6.2.2.3.1 Entry Ramps

There shall be no more than one entry ramp for each 15 metres of **Street** frontage and the width of any entry ramp shall not exceed 9 metres at the **Street Line**.

6.2.2.3.2 Number of **Vehicle** Standing Spaces - in accordance with Section 4.13.4.2.

6.2.2.3.3 Surfaces

The surfaces of all ramps, **Driveways**, service areas, and off-street loading areas shall be surfaced with a capped, hard top substance such as asphalt, or other stable surface treated to prevent the raising of dust and/or loose particles.

6.2.2.3.4 Enclosed Operations

Despite Section 4.22, the following shall apply to car wash establishments in the CC and RC **Zones**:

6.2.2.3.4.1 All of the operations of a **Car wash, Automatic** or **Car wash, Manual** shall be conducted within an enclosed **Building** except for the moving and storage of **Vehicles**.

6.2.2.3.4.2 Despite Section 6.2.2.3.4.1, on-site vacuuming devices, and wiping or drying areas, where provided may be located outside the **Main Building**

6.2.2.3.5 **Vehicle** Storage Space

A minimum of 2 **Vehicle** storage spaces per bay shall be provided.

6.2.2.3.6 **Vehicle** Standing Space Dimensions

Each **Vehicle** standing space shall have minimum dimensions of not less than 6 metres by 2.4 metres.

6.2.2.3.7 Location of **Vehicle** Area

6.2.2.3.7.1 Despite the provisions of Section 4.13.2.3, required **Vehicle** standing spaces and **Vehicle** storage spaces may be located ahead of the **Setback** line.

6.2.2.3.7.2 **Vehicle** standing spaces shall be arranged in a continuous line or lines leading into the washing bay or bays in such a way so as not to interfere with the movement of traffic on public **Streets** and the normal functioning of the site.

6.2.2.3.7.3 **Vehicle** storage, standing, loading and wiping areas shall not be permitted within 3 metres of any public **Street**.

6.2.2.3.7.4 Public **Streets**, lanes and other public places shall not be **Used** for the storage, standing, wiping and maneuvering of motor **Vehicles** in any manner as if they were part of the car wash premises.

TABLE 6.2.2 - REGULATIONS GOVERNING COMMERCIAL SHOPPING CENTRES

Row 1	Commercial Type	Neighbourhood (NC) Shopping Centre	Community (CC) Shopping Centre	Regional (RC) Shopping Centre
2	Minimum Lot Area	2,000 m ²	7,500 m ²	100,000 m ²
3	Maximum Lot Area	7,500 m ²	50,000 m ²	--
4	Minimum Lot Frontage	30 metres	50 metres	100 metres
5	Minimum Front and Exterior Side Yard	3 metres and in accordance with Section 4.24.		
6	Minimum Side Yard	One-half the Building Height but not less than 3 metres.		10 m or twice the Building Height whichever is greater, but not less than 15 metres where a Side Yard abuts a Residential or Urban Reserve Zone .
7	Minimum Rear Yard	One-half the Building Height but not less than 3 metres.		10 m or twice the Building Height whichever is greater, but not less than 15 metres where a Side Yard abuts a Residential or Urban Reserve Zone .
8	Maximum Building Height	2 Storeys to a maximum of 10 metres and in accordance with Sections 4.16 and 4.18.	3 Storeys to a maximum of 15 metres and in accordance with Sections 4.16 and 4.18.	8 Storeys to a maximum of 30 metres and in accordance with Sections 4.16 and 4.18.
9	Minimum Gross Floor Area	--	1,875 m ²	31,250 m ²
10	Maximum Gross Floor Area	1,875 m ² and in accordance with Section 6.2.2.1.	12,500 m ²	75,000 m ²
11	Minimum Landscaped Open Space	9% of the Lot Area .		
12	Planting Area	A landscaped strip of land, 3 metres in width shall be maintained adjacent to the Street Line , except for those areas required for entry ramps.		
13	Buffer Strips	Where a NC, CC, or RC Zone abuts any Residential, Institutional, Park, Wetland, or Urban Reserve Zone , a Buffer Strip shall be developed.		
14	Off-Street Parking	In accordance with Section 4.13.		
15	Off-Street Loading	In accordance with Section 4.14.		
16	Enclosed Operations	In accordance with Section 4.22.		
17	Accessory Buildings or Structures	In accordance with Section 4.5.		
18	Garbage, Refuse Storage and Composters	In accordance with Section 4.9.		
19	Fences	In accordance with Section 4.20.		

20187 6.3 **DOWNTOWN (D) ZONES**6.3.1 **List of Applicable Zones**

The Downtown **Zones** include:

- Downtown 1 (D.1)
- Downtown 2 (D.2)
- Downtown 3 (D.3)
- Downtown 3a (D.3a)

6.3.1.1 **Permitted Uses**

Uses permitted in the Downtown **Zones** are denoted by the symbol “√” in the column applicable to that **Zone** and corresponding with the Row for a specific permitted **Use** in Table 6.3.1.1, below:

Active **Uses** refers to **Uses** permitted in **Active Frontage Areas** (6.3.2.4).

Table 6.3.1.1	D.1	D.2	D.3	D.3a	Active Uses
Residential Uses					
Accessory Apartment		√ (1)			
Apartment Building	√ (2)	√			
Duplex Dwelling		√			
Group Home	√ (3)	√ (3)			
Home for the Aged	√ (2)	√			
Nursing Home	√ (2)	√			
Home Occupation	√ (4)	√ (4)			
Live-Work Units	√ (5)	√			
Lodging House Type 1	√ (3)	√ (3)			
Mixed-Use Building	√ (5)(6)	√			
Multiple Attached Dwelling	√ (2)	√			
Semi-Detached Dwelling		√			
Single Detached Dwelling		√			
Townhouse	√ (2)	√			
Retail Uses					
Agricultural Produce Market	√	√	√	√	√
Retail Establishment	√	√ (7)	√ (7)	√ (7)	√
Service Uses					
Artisan Studio	√	√	√		
Auction Centre	√				√

Catering Service	√		√		
Commercial Entertainment	√ (8)		√		√
Commercial School	√	√	√		
Day Care Centre	√	√	√		
Financial Establishment	√	√ (7)	√		√
Micro-Brewery or Brew Pub	√ (9)				√
Restaurant	√ (8)	√ (7)	√ (7)	√ (7)	√
Service Establishment	√	√ (7)	√ (7)	√ (7)	√
Tavern	√ (9)				√
Taxi Establishment	√		√		
Tradesperson's Shop	√		√		
Office Uses					
Laboratory	√		√		
Medical Clinic	√	√	√		
Medical Office	√	√	√		
Office	√	√	√		
Research Establishment	√		√		
Community Uses					
Arena	√				
Art Gallery	√	√	√		√
Club	√		√		
Emergency Shelter	√ (10)				
Library	√	√	√		√
Museum	√	√	√		√
Public Hall	√ (8)		√		
Recreation Centre	√		√		√
Religious Establishment	√	√	√		
School	√	√	√		
School, Post Secondary	√	√	√		
Transit Terminal	√		√	√	
Hospitality Uses					
Bed and Breakfast	√ (11)	√ (11)			
Hotel	√		√		√
Tourist Home	√	√			
Other					
Accessory Uses	√	√	√	√	
Occasional Uses	√ (12)	√ (12)	√ (12)	√ (12)	

Additional Regulations for Table 6.3.1.1

1. In accordance with Section 4.15.1.
2. Not permitted in **Active Frontage Area**.
3. In accordance with Section 4.25.
4. In accordance with Section 4.19.
5. In accordance with Section 6.3.2.4.
6. In **Active Frontage Areas, Dwelling Units** are not permitted in the **Cellar, Basement**, or on the main floor level (i.e. in the first **Storey**).
7. Maximum **G.F.A.** 500 m²
8. Where a **Lot Line** abuts a R.1, R.2 or R.3 **Zone**, a **Commercial Entertainment, Restaurant and Public Hall** shall not exceed a maximum 500 m² **G.F.A.**
9. Where a **Lot Line** abuts a R.1, R.2 or R.3 **Zone**, a **Tavern and Micro-Brewery or Brew Pub** shall not be permitted.
10. In accordance with Section 4.29.
11. In accordance with Section 4.27 except 4.27.3.
12. In accordance with Section 4.21.

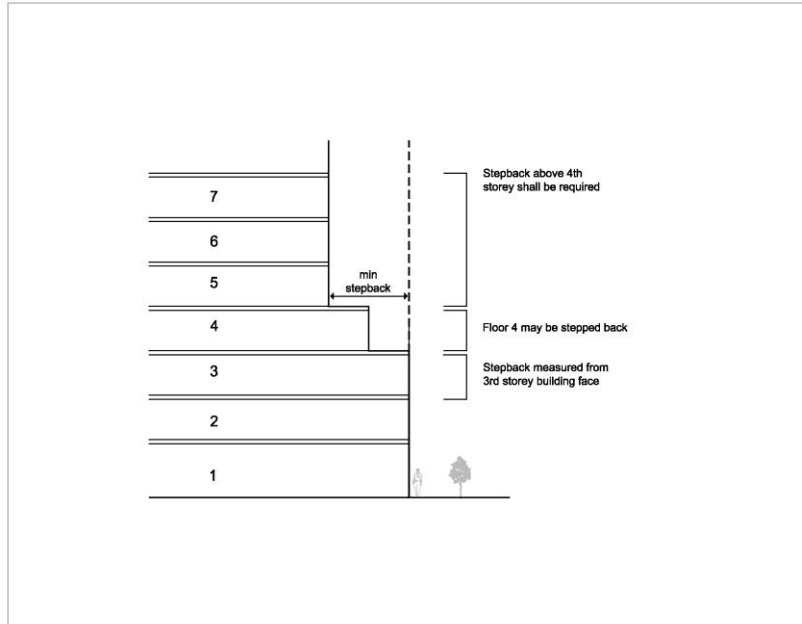
6.3.2 Regulations

Within the Downtown (D) **Zones**, no land shall be **Used** and no **Building** or **Structure** shall be erected or **Used** except in conformity with the applicable regulations contained in Section 4 – General Provisions, the regulations set out in Table 6.3.2.7, 6.3.2.8 and 6.3.2.9, and the following:

6.3.2.1 Built Form Regulations

The following Built Form Regulations apply to new **Buildings** and/or additions constructed after the effective date of By-law (2017)-20187 in the Downtown **Zones**.

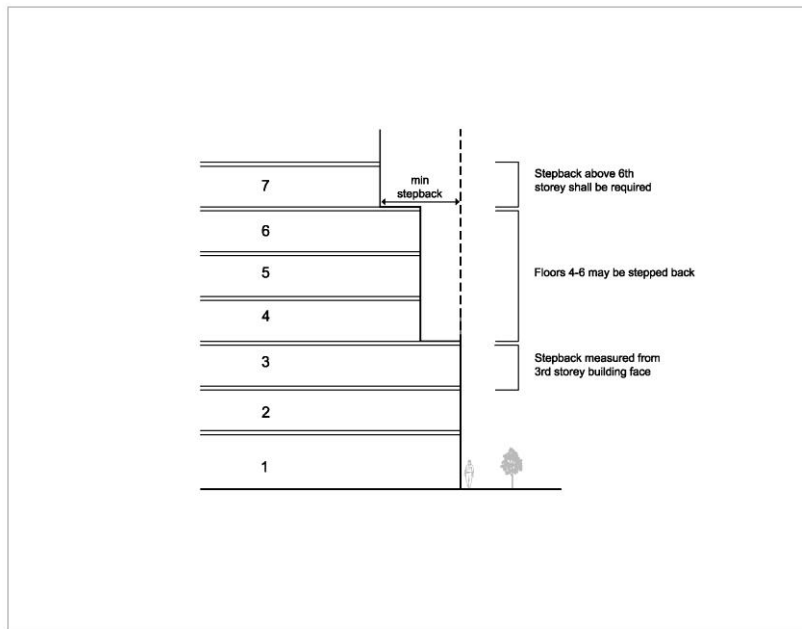
- 6.3.2.1.1 The maximum **Floorplate** of the 7th and 8th **Storeys** of the **Building** shall not exceed 1,200 square metres.
- 6.3.2.1.2 The maximum **Floorplate** of each **Storey** of the **Building** above the 8th **Storey** shall not exceed 1,000 square metres and shall not exceed a length to width ratio of 1.5:1.
- 6.3.2.1.3 The minimum **Stepback** shall be 3 metres and shall be required for all portions of the **Building** above the 4th **Storey**. **Stepbacks** shall be measured from the **Building** face of the 3rd **Storey** facing a **Street**.



This diagram is for illustrative purposes only and does not form part of this **By-law**.

6.3.2.1.4

Notwithstanding Section 6.3.2.1.3, where a **Lot** abuts Gordon Street or Wellington Street the minimum **Stepback** shall be 3 metres and shall be required for all portions of the **Building** above the 6th **Storey**. **Stepbacks** shall be measured from the **Building** face of the 3rd **Storey** facing a **Street**.



This diagram is for illustrative purposes only and does not form part of this **By-law**.

6.3.2.2 **Building Tower Separation Regulations**

6.3.2.2.1 For the purposes of this section, Tower means any portion of a **Building** subject to the **Stepbacks** required by Sections 6.3.2.1.3 or 6.3.2.1.4.

6.3.2.2.2 Any portion of a Tower above the 12th **Storey** of a **Building** shall be separated by a minimum of 25 metres from any portion of another Tower above the 12th Storey of any **Building**, measured perpendicularly from the exterior wall at the 13th **Storey**.

6.3.2.2.3 For any portion of a Tower at or below the 12th **Storey** of a **Building**:

6.3.2.2.3.1 A minimum Tower setback of 6 metres is required from the **Side** and/or **Rear Lot Line**;

6.3.2.2.3.2 Shall be separated by a minimum 12 metres from any portion of another Tower at or below the 12th **Storey** of any **Building**, measured perpendicularly from the exterior wall of the Tower.

6.3.2.2.3.3 Notwithstanding Section 6.3.2.2.3.1 and 6.3.2.2.3.2, the Tower setback may be reduced to a minimum of 3 metres from the **Side** and/or **Rear Lot Line** if there are no windows to a **Habitable Room** on the facing wall of an existing abutting **Building**.

6.3.2.3 **Building Height Regulations**

In addition to the provisions of Sections 4.16 and 4.18, the following shall also apply:

6.3.2.3.1 In addition to the provisions of Section 4.18, the following shall also apply:

6.3.2.3.1.1 Defined Area Map 67 establishes the minimum and maximum **Building Heights** in Downtown **Zones**.

6.3.2.3.1.2 Minimum **Building Height** is not applicable to Accessory **Buildings** or **Structures**.

6.3.2.3.1.3 Section 4.16 is not applicable.

6.3.2.3.1.4 In addition to Defined Area Map 67, an **Angular Plane** establishes the maximum **Building Height** as follows:

Building Heights shall not exceed an **Angular Plane** of 45 degrees from the minimum required **Rear Yard** or **Side Yard** of a Downtown **Zone** that abuts a **Lot Line** of a R.1, R.2 or R.3 **Zone**, as measured from 10.5 metres above the average elevation of the grade at the property line.

6.3.2.4 Active Frontage Regulations

- 6.3.2.4.1 Notwithstanding Table 6.3.2.7 and Table 6.3.2.9, the following provisions apply to the **Street Line** or portion thereof, identified as **Active Frontage Area** in accordance with Defined Area Map 65. If the **Active Frontage Area** only applies to a portion of the **Street Line**, the regulations of Section 6.3.2.4 shall only apply to that portion identified.
- 6.3.2.4.1.1 Where a **Street Line**, or portion thereof, identified as **Active Frontage Area** exceeds 35 metres, the maximum **Front Yard** and/or **Exterior Side Yard Setback** shall be 0 metres for a minimum of 75% of the **Street Line**. The remaining 25% of the **Street Line** shall have a maximum **Front Yard** and/or **Exterior Side Yard Setback** of 2 metres.
- 6.3.2.4.1.2 Where a **Street Line**, or portion thereof, identified as **Active Frontage Area** is less than or equal to 35 metres, the maximum **Front Yard** and/or **Exterior Side Yard Setback** shall be 0 metres.
- 6.3.2.4.1.3 Notwithstanding Section 6.3.2.4.1.1 and 6.3.2.4.1.2, where a **Lot** abuts Wellington Street East between Gordon Street and Wyndham Street South the **Building Setback** shall be a minimum of 10.0 m from the Wellington Street East **Street Line**.
- 6.3.2.4.1.4 The height of the first **Storey** shall be a minimum of 4.5 metres.
- 6.3.2.4.1.5 The minimum number of **Active Entrances** to the first **Storey** on the **Front Yard** and/or **Exterior Side Yard Building** façade shall be 1 for every 15 metres of **Street Line** or portion thereof identified as **Active Frontage Area**, but shall not be less than 1. For the purposes of calculating the minimum number of **Building** entrances required, any fraction of a **Building** entrance shall be rounded to the next highest whole number.
- 6.3.2.4.1.5.1 **Active Entrances** shall be at or within 0.2 metres above or below **Finished Grade**.
- 6.3.2.4.1.6 A minimum of 60% of the surface area of the first **Storey** façade, measured from the **Finished Grade** up to a height of 4.5 metres, facing a public **Street** or public square must be comprised of a **Transparent Window** and/or **Active Entrances**.
- 6.3.2.4.1.7 Notwithstanding Table 6.3.1.1, the **Uses** identified in the Active **Uses** column in Table 6.3.1.1 with a “√” shall occupy a minimum of 60% of the **Street Line**. Where an existing **Building** occupies less

than 60% of the **Street Line**, the **Uses** identified in the Active **Uses** column in Table 6.3.1.1 with a “√” shall occupy all portions of a **Building** of the first **Storey** immediately abutting a **Street Line**.

6.3.2.4.1.8

A **Driveway (Non-Residential)** is prohibited at grade or in the first **Storey** of a **Lot** or **Building** for the first 6.0 metres of the depth measured in from the **Street Line**.

Notwithstanding this provision, where the entirety of a **Lot's Street** frontage is included in the **Active Frontage Area**, a maximum of one (1) **Driveway** shall be permitted perpendicular to the **Street Line** within the **Active Frontage Area** in accordance with all other requirements of this **By-law**.

6.3.2.5

Required Parking in Downtown Zones

6.3.2.5.1

Required Parking Spaces

Notwithstanding Section 4.13.4, off-street **Parking Spaces** for D.1, D.2, D.3 and D.3a **Zones** shall be provided in accordance with the following:

Row	Use	Minimum Number of Parking Spaces
1	Apartment Building, Duplex, Multiple Attached, Single Detached, Semi-Detached, Townhouse	1 per residential Dwelling Unit (1).
2	Live-Work Unit, Mixed-Use Building	In addition to the non-residential parking requirement, 1 Parking Space per residential Dwelling Unit is required (1).
3	Home Occupation, Lodging House Type 1, Accessory Apartment, Group Home, Nursing Home	In accordance with Section 4.13.4.
4	Retail Uses	1 per 100 m ² G.F.A.
5	Service Uses	1 per 100 m ² G.F.A.
6	Office Uses	1 per 67 m ² G.F.A.
7	Community Uses	1 per 67 m ² G.F.A.
8	Hospitality Uses	0.75 per guest room (2).

Additional Regulations for Table 6.3.2.5.1

1. **Apartment Buildings, Cluster Townhouses or Mixed-Use Buildings** in a D.1 or D.2 **Zone**, with more than 20 **Dwelling Units**, require a minimum of 0.05 **Parking Spaces** per **Dwelling Unit** in addition to the requirements of Table 6.3.2.5.1, Rows 1 and 2, for the **Use** of visitors to the **Building** and such **Parking Spaces** shall be clearly identified as being reserved for the exclusive **Use** of residential visitors.
2. a) For a **Hotel**, an additional 1 **Parking Space** is required per 10 m² **G.F.A.** that is open to the public, excluding corridors, lobbies or foyers.

b) For a **Tourist Home** or **Bed and Breakfast** establishment in a D.1 or D.2 **Zone**, 1 additional **Parking Space** shall be provided. Required **Parking Spaces** may be in a stacked arrangement.

6.3.2.5.1.1 Notwithstanding Table 6.3.2.5.1, a **Designated Structure**, shall not require **Parking Spaces**. Any addition to the **Designated Structure** erected after the effective date of By-law (2017)-20187 shall require **Parking Spaces** in accordance with Table 6.3.2.5.1 for the **G.F.A.** of the addition.

6.3.2.5.1.2 If the calculation of the required **Parking Spaces** in accordance with Table 6.3.2.5.1 results in a fraction, the required **Parking Spaces** shall be the next higher whole number.

6.3.2.5.2 Parking in Downtown Zones

6.3.2.5.2.1 In addition to the parking provisions in Table 6.3.2.5.1 and Section 4.13.1, 4.13.3 and 4.13.5 the following regulations shall apply.

6.3.2.5.2.1.1 **Parking Areas** shall not be permitted in the **Front Yard** or **Exterior Side Yard**. Notwithstanding any **Yard** regulations, **Parking Areas** shall be permitted in the **Rear Yard** and **Side Yard**. No part of a **Parking Space** shall be located closer than 3 metres to a **Street Line**.

6.3.2.5.2.1.2 An underground **Parking Area** shall be permitted to have a minimum 0 metre **Setback** from any **Lot Line**.

6.3.2.5.2.1.3 Where an unenclosed **Parking Area** is located within 1 metre of any **Lot Line** adjacent to a **Single Detached Dwelling, Semi-Detached Dwelling, Duplex Dwelling** or **On-Street Townhouse**

it is to be screened along those **Lot Lines** with a minimum 1.5 metre high solid **Fence**.

- 6.3.2.5.2.1.4 A **Parking Area** is prohibited from locating within 4.5 metres of the **Street Line** within the first **Storey** of a **Building**.
- 6.3.2.5.2.1.5 Section 4.13.3.2 is not applicable to **Parking Spaces** provided within an **Automated Parking System**.
- 6.3.2.5.2.1.6 Notwithstanding Sections 6.3.2.5.2.1.1 and 6.3.2.5.2.1.3, the following provisions shall apply to a **Single Detached Dwelling**, **Semi-Detached Dwelling**, **Duplex Dwelling** and **On-Street Townhouses**:
- 6.3.2.5.2.1.6.1 1 **Driveway** access only shall be permitted per **Lot**.
- 6.3.2.5.2.1.6.2 All off-street parking in the **Front Yard** and **Exterior Side Yard** shall be confined to the **Driveway (Residential)** area and any legal off-street **Parking Area**. The **Front Yard** of any **Lot** except the **Driveway (Residential)** shall be landscaped.
- 6.3.2.5.2.1.6.3 A **Driveway (Residential)** shall have a minimum driveway width of 3.0 metres and a maximum width of 3.5 metres. The minimum driveway width may be reduced to 2.5 metres at the point of entry of a **Garage** entrance or a **Fence** opening.
- 6.3.2.5.2.1.6.4 Notwithstanding Section 6.3.2.5.2.1.6.3 a surfaced walk within 1.5 metres of the nearest foundation wall is permitted provided that it is not **Used** for **Vehicle** parking.
- 6.3.2.5.2.1.6.5 Every required **Parking Space** shall be located a minimum distance of 6 metres from the **Street Line** and to the rear of the front wall of the main **Building**.
- 6.3.2.5.2.1.6.6 Attached **Garages** shall not project beyond the main front wall of the **Building**.
- 6.3.2.5.2.1.6.7 For **Single Detached Dwellings** section 4.13.7.4 shall be applicable.

6.3.2.5.3 **Bicycle Parking Spaces**

The minimum number of off-street **Bicycle Parking Spaces** required for **Uses** permitted by this **By-law** in any Downtown **Zone** are established and calculated in accordance with the ratios set out in Table 6.3.2.5.3, below:

Row	Use	Minimum Number of Bicycle Parking Spaces, Long Term	Minimum Number of Bicycle Parking Spaces, Short Term
1	Apartment Building, Multiple Attached, Stacked Townhouse	0.68 per Dwelling Unit (1)	0.07 per Dwelling Unit (1)
2	Live-Work, Mixed-Use Building	In addition to the non-residential parking requirement, 0.68 per Dwelling Unit is required (1)	In addition to the non-residential parking requirement, 0.07 per Dwelling Unit is required (1)
3	Retail Uses	0.085 per 100 m ² G.F.A.	0.25 per 100 m ² G.F.A.
4	Office Uses	0.17 per 100 m ² G.F.A.	0.03 per 100 m ² G.F.A.
5	All other non-residential Uses	4% of the required parking under Table 6.3.2.5.1	4% of the required parking under Table 6.3.2.5.1

Additional Regulations for Table 6.3.2.5.3

In **Buildings** having less than 10 **Dwelling Units**, the minimum number of **Bicycle Parking Spaces** required for the residential component shall be zero.

6.3.2.5.3.1 If the calculation of the required **Bicycle Parking Spaces** in accordance with Table 6.3.2.5.3 results in a fraction, the required **Bicycle Parking Spaces** shall be the next higher whole number.

6.3.2.5.3.2 The required **Bicycle Parking Space, Short Term** for any **Use** may be located on the **Lot** on which the **Use** is located, and/or on the **Street** abutting the **Lot**.

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6.3.2.6 **Licensed Establishment** Regulations

The following regulations shall also apply within the area outlined on Defined Area Map 79.

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19691

6.3.2.6.1 For purposes of Section 6.3.2.6, the following terms shall have the corresponding meanings:

“**Floor Area**” means the total **Floor Area** of all space within a **Building Used** in relation to a **Licensed Establishment**, measured between the interior faces of the outside walls or where no outside walls exist between the common walls, but not including exits and vertical service space.”

- 6.3.2.6.2 The **Floor Area** of a **Licensed Establishment** shall not exceed 230 square metres.
- 6.3.2.6.3 The total capacity of a **Licensed Establishment** shall not exceed 190 persons.
- 6.3.2.6.4 The **Floor Area** of a **Licensed Establishment** shall be located on the **First Floor** only.
- 6.3.2.6.5 No openings and no access for any person including exits and corridors are permitted between **Licensed Establishments**, except corridors, with a minimum width of 5 metres, which may serve more than one **Licensed Establishment** provided the **Licensed Establishments** are separated from each other by at least 5 metres.

Table 6.3.2.7 Regulations Governing D.1 **Zones**

Row		
1	Minimum Front Yard or Exterior Side Yard	<p>0 m</p> <p>In accordance with Section 4.24.</p> <p>Section 4.6 is not applicable.</p> <p>The following exceptions apply:</p> <ul style="list-style-type: none"> a) Where a Lot Line abuts a public lane, the minimum Setback shall be 1 metre from the Lot Line. b) Where a Dwelling Unit occupies the first Storey of a Building, that portion of the Building shall have a minimum Setback of 3.0 m from the Street Line.
2	Maximum Front Yard or Exterior Side Yard	<p>4 m</p> <p>The following exception applies:</p> <ul style="list-style-type: none"> a) Within Active Frontage Areas, the maximum Front Yard and the maximum Exterior Side Yard shall be in accordance with Section 6.3.2.4.
3	Minimum Side Yard	<p>0 m</p> <p>The following exceptions apply:</p> <ul style="list-style-type: none"> a) Where a Lot Line abuts a public lane, the minimum Setback shall be 1 metre from the Lot Line. b) Where a Lot Line abuts a R.1, R.2 or R.3 Zone, the minimum Setback shall be 3 metres on the abutting side. c) Where a Buffer Strip is required, the Setback shall not be less than the minimum Buffer Strip width.
4	Minimum Rear Yard	<p>0 m</p> <p>The following exceptions apply:</p> <ul style="list-style-type: none"> a) Where a Lot Line abuts a public lane, the minimum Setback shall be 1 metre from the Lot Line.

		<p>b) Where a Lot Line abuts a R.1, R.2 or R.3 Zone, the minimum Setback shall be 7.5 metres on the abutting side.</p> <p>c) Where a Buffer Strip is required, the Setback shall not be less than the minimum Buffer Strip width.</p>
5	Minimum and Maximum Building Height	In accordance with Section 6.3.2.3.
6	Access to Parking Area	Vehicle access to a Parking Area is by 1 Driveway (non-residential) only, which shall have a minimum width of 6 metres throughout its length.
7	Buffer Strips	3 m required where the D.1 Zone abuts a R.1, R.2, R.3, Institutional, Park or Wetland Zone .
8	Garbage, Refuse and Storage	In accordance with Section 4.9.
9	Enclosed Operations	In accordance with Section 4.22.
10	Fences	In accordance with Section 4.20.
11	Accessory Buildings or Structures	In accordance with Section 4.5.
12	Off-street Parking	In accordance with Section 6.3.2.5.
13	Exterior Finishes Regulations	In accordance with Section 6.3.2.7.1 and Defined Area Map 64.
14	Minimum Floor Space Index (F.S.I.)	1.5, except on properties fronting onto Elizabeth Street where the minimum F.S.I. is 1.0.
15	Building Stepbacks	In accordance with Section 6.3.2.1.3 and 6.3.2.1.4.
16	Active Frontage Area Regulations	In accordance with Section 6.3.2.4 and Defined Area Map 65.
17	Outdoor Storage	In accordance with Section 4.12.

6.3.2.7.1

Exterior Finishes Regulations

Despite the provisions of this or any other **By-law** for the **City** of Guelph, the following shall apply:

- 6.3.2.7.1.1 All visible walls of any **Building** within the Defined Area Map Number 64 shall be constructed of the transparent glass and coursed masonry and/or such materials which replicate coursed masonry as specified in Section 6.3.2.7.1.1.1:
- 6.3.2.7.1.1.1 Exterior facades – coursed masonry and/or materials which replicate coursed masonry (except plain, uncoloured concrete).
- Exterior facade trim – all of the material permitted for exterior facades as well as plain, uncoloured concrete elements, wood and metal.
- In addition, where a **Building** is located on the corner of any **Street** shown on Defined Area Map Number 64, the provisions of Section 6.3.2.7.1.1 shall apply to the **Building** wall or walls facing onto the crossing **Street**.
- 6.3.2.7.1.2 All windows of any **Building** existing within the D.1-1 **Zone** on the date of the passing of this **By-law**, or any predecessor thereof, shall be of transparent glass only.
- 6.3.2.7.1.3 No exterior walls of a **Building** constructed of natural stone within the D.1-1 **Zone** shall be defaced in any manner or covered, in whole or in part, with paint, stucco, metal, or other cladding material.
- 6.3.2.7.1.4 No window openings of any **Building** existing within the D.1-1 **Zone** on the date of the passing of this **By-law**, or any predecessor thereof, shall be closed up with any material except transparent glass.

Table 6.3.2.8 Regulations Governing D.2 **Zones**

Row		
1	Minimum Front Yard or Exterior Side Yard	<p>The minimum Front Yard or Exterior Side Yard shall be the average of the Setbacks of the adjacent properties but in no case shall be less than 3 metres. Where there is only one adjacent property or where the average of the Setbacks of the adjacent properties cannot be determined, the minimum Setback shall be 3 metres.</p> <p>In accordance with Section 4.6</p> <p>In accordance with Section 4.24.</p> <p>The following exception applies:</p> <ul style="list-style-type: none"> a) Where a Lot Line abuts a public lane, the minimum Setback may be reduced to 1 metre from the Lot Line.
2	Minimum Side Yard	<p>1.5 m</p> <p>The following exceptions apply:</p> <ul style="list-style-type: none"> a) Where a Lot Line abuts a public lane, the minimum Setback may be reduced to 1 metre from the Lot Line. b) Where the D.2 Zone abuts an R.1, R.2, R.3, Institutional, Park or Wetland Zone the minimum Side Yard shall be 3 metres on the abutting side.
3	Minimum Rear Yard	<p>10 m</p> <p>The following exception applies:</p> <ul style="list-style-type: none"> a) Where a Lot Line abuts a public lane, the minimum Setback may be reduced to 1 metre from the Lot Line.
4	Minimum and Maximum Building Height	In accordance with Section 6.3.2.3.
5	Minimum Lot Area	370 m ²
6	Minimum Lot Frontage	12 m

7	Access to Parking Area	Vehicle access to a Parking Area in a Rear Yard is by 1 Driveway (non-residential) only, which shall have a minimum width of 3 metres and a minimum overhead clearance of 4.5 metres throughout its length.
8	Buffer Strips	3 m required where the D.2 Zone abuts a R.1, R.2, R.3, Institutional, Park or Wetland Zone .
9	Garbage, Refuse and Storage	In accordance with Section 4.9.
10	Outdoor Storage	In accordance with Section 4.12.
11	Enclosed Operations	In accordance with Section 4.22.
12	Fences	In accordance with Section 4.20.
13	Accessory Buildings or Structures	In accordance with Section 4.5.
14	Off-street Parking	In accordance with Section 6.3.2.5.
15	Minimum Floor Space Index (F.S.I.)	0.6

Table 6.3.2.9 Regulations Governing D.3/D.3a **Zones**

Row		D.3	D.3a
1	Minimum Front Yard or Exterior Side Yard	0 m In accordance with Section 4.24. Section 4.6 is not applicable.	
2	Minimum Side Yard	0 m	
3	Minimum Rear Yard	0 m	
4	Minimum and Maximum Building Height	In accordance with Section 6.3.2.3.	
5	Garbage, Refuse and Storage	In accordance with Section 4.9.	
6	Outdoor Storage	In accordance with Section 4.12.	
7	Enclosed Operations	In accordance with Section 4.22.	
8	Fences	In accordance with Section 4.20.	
9	Accessory Buildings or Structures	In accordance with Section 4.5.	
10	Off-street Parking	In accordance with Section 6.3.2.5.	
11	Access to Parking Area	Vehicle access to a Parking Area is by 1 Driveway (non-residential) only, which shall have a minimum width of 6 metres.	

6.4 SERVICE COMMERCIAL (SC) ZONES6.4.1 PERMITTED USES

The following are permitted **Uses** within the Service Commercial – SC.1 and SC.2 **Zones**:

6.4.1.1 Service Commercial – SC.1 Zone:19691
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- **Animal Care Establishment**
- **Auto-oriented Department Store**
- **Car wash, Automatic**
- **Car wash, Manual**
- **Catalogue Sales Outlet**
- **Club**
- **Commercial School**
- **Commercial Entertainment**
- **Day Care Centre** in accordance with Section 4.26
- **Financial Establishment**
- **Food Vehicle** in accordance with Section 4.30
- **Funeral Home**
- **Group Home** in accordance with Section 4.25
- **Hardware Store**
- **Hotel**
- **Liquor Store**
- **Medical Clinic**
- **Office Supply**
- **Parking Facility**
- **Print Shop**
- **Public Hall**
- **Recreation Centre**
- **Religious Establishment**
- **Research Establishment**
- **Restaurant**
- **Restaurant (take-out)**
- Retail sales, service and rental of:
 - electrical/lighting supplies
 - electronic and audio-visual equipment
 - furniture and appliances
- **Tavern**
- Tourist Home
- **Vehicle Specialty Repair Shop**
- **Vehicle Service Station**
- **Vehicle Gas Bar**
- **Veterinary Service**

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Within a **Mall**:

All **Uses** listed in Section 6.4.1.1 and the following:

- **Artisan Studio**
- **Bake Shop**
- **Cleaning Establishment**
- **Convenience Store**
- **Dry Cleaning Outlet**
- **Florist**
- **Laundry**
- **Medical Office**
- **Office**
- **Personal Service Establishment**
- **Pharmacy**
- **Photofinishing Place**
- **Postal Service**
- **Rental Outlet**
- **Repair Service**
- **Taxi Establishment**
- **Vehicle Parts Establishment**
- **Video Rental Outlet**

6.4.1.2

Highway Service Commercial – SC.2 **Zone**

Any **Use** permitted in Section 6.4.1.1 subject to the regulations of the SC.2 **Zone** plus the following additional **Uses**:

- **Amusement Park**
- **Auction Centre**
- **Building Supply**
- **Catering Service**
- **Contractor's Yard**
- **Courier Service**
- **Garden Centre**
- **Kennels**
- **Monument Sales**
- Retail sales, service and rental of:
 - Recreational Vehicles**
 - construction and farm equipment
 - Small Motor Equipment Sales**
- **Storage Facility**
- **Taxi Establishment**
- **Tradesperson's Shop**
- **Transportation Depot**
- **Trucking Operation**

- **Vehicle Body Shop**
- **Vehicle Establishment**
- **Vehicle Sales Establishment**

- **Accessory Uses** in accordance with Section 4.23
- **Occasional Uses** in accordance with Section 4.21

6.4.2 REGULATIONS

Within the Service Commercial (SC) **Zones**, no land shall be **Used** and no **Building** or **Structure** shall be erected or **Used** except in conformity with the applicable regulations contained in Section 4 - General Provisions, the regulations set out in Table 6.4.2, and the following:

6.4.2.1 Regulations Governing **Car washes, Automatic** and **Car washes, Manual**

6.4.2.1.1 Entry Ramps

There shall be no more than one entry ramp for each 15 metres of **Street** frontage and the width of any entry ramp shall not exceed 9 metres at the **Street Line**.

6.4.2.1.2 Number of **Vehicle** Standing Spaces

In accordance with Section 4.13.4.2.

6.4.2.1.3 Surfaces

The surfaces of all ramps, **Driveways**, service areas, and off-street loading areas shall be surfaced with a capped, hard top substance such as asphalt, or other stable surface treated to prevent the raising of dust and/or loose particles.

6.4.2.1.4 Enclosed Operations

Despite Section 4.22, the following shall apply to car wash establishments in the SC **Zones**:

6.4.2.1.4.1 All of the operations of a **Car wash, Automatic** or **Car wash, Manual** shall be conducted within an enclosed **Building** except for the moving and storage of **Vehicles**.

6.4.2.1.4.2 Despite Section 6.4.2.1.4.1, on-site vacuuming devices, and wiping or drying areas, where provided may be located outside the **Main Building**.

TABLE 6.4.2 - REGULATIONS GOVERNING SERVICE COMMERCIAL (SC) ZONES

Row 1	Commercial Type	Service Commercial	Highway Service Commercial
2	Zones	SC.1	SC.2
3	Minimum Lot Frontage	30 metres	
4	Minimum Front and Exterior Side Yard	6 metres and in accordance with Section 4.24.	
5	Minimum Side Yard	3 metres except where adjacent to any residential Zones in which case the minimum Side Yard shall be no less than 6 metres or one half the Building Height , whichever is greater.	
6	Minimum Rear Yard	One-half the Building Height but not less than 6 metres.	
7	Maximum Building Height	3 Storeys and in accordance with Sections 4.16 and 4.18.	5 Storeys and in accordance with Sections 4.16 and 4.18.
8	Buffer Strips	Where a SC Zone abuts any Residential, Institutional, Park, Wetland, or Urban Reserve Zone , a buffer strip shall be developed.	
9	Off-Street Parking	In accordance with Section 4.13.	
10	Off-Street Loading	In accordance with Section 4.14.	
11	Minimum Landscaped Open Space	10% of the Lot Area .	
12	Outdoor Storage	In accordance with Section 4.12.	
13	Fences	In accordance with Section 4.20.	
14	Accessory Buildings or Structures	In accordance with Section 4.5.	
15	Enclosed Operations	In accordance with Section 4.22.	
16	Garbage, Refuse Storage and Composters	In accordance with Section 4.9.	
17	Planting Area	A landscaped strip of land, 3 metres in width shall be maintained adjacent to the Street Line , except for those areas required for entry ramps.	

- 6.4.2.1.5 **Vehicle Storage Space**
A minimum of 2 **Vehicle** storage spaces per bay shall be provided.
- 6.4.2.1.6 **Vehicle Standing Space Dimensions**
Each **Vehicle** standing space shall have minimum dimensions of not less than 6 metres by 2.4 metres.
- 6.4.2.1.7 **Location of Vehicle Area**
- 6.4.2.1.7.1 Despite the provisions of Section 4.13.2.3, required **Vehicle** standing spaces and **Vehicle** storage spaces may be located ahead of the **Setback** line.
- 6.4.2.1.7.2 **Vehicle** standing spaces shall be arranged in a continuous line or lines leading into the washing bay or bays in such a way so as not to interfere with the movement of traffic on public **Streets** and the normal functioning of the site.
- 6.4.2.1.7.3 **Vehicle** storage, standing, loading and wiping areas shall not be permitted within 3 metres of any public **Street**.
- 6.4.2.1.7.4 Public **Streets**, lanes and other public places shall not be **Used** for the storage, standing, wiping and maneuvering of motor **Vehicles** in any manner as if they were part of the car wash premises.
- 6.4.2.2 **Special Regulations for Vehicle Gas Bars and Vehicle Service Stations - All SC Zones**
Vehicle Gas Bars and **Vehicle Service Stations** shall be developed in accordance with the following:
- 6.4.2.2.1 **Minimum Setback of Pump Islands** - 7.5 metres from the curbing of the pump islands to the **Street** Line or the designated **Street Line** as set out in Section 4.24.
Despite the above, canopies over pump islands and underground storage tanks are allowed to project up to 1.5 metres from the **Street Line**.
- 6.4.2.2.2 **Entry Ramps**
In accordance with Section 6.4.2.1.1.
- 6.4.2.2.3 **Minimum Front or Exterior Side Yard**
Despite Row 4 of Table 6.4.2, the minimum **Front** or **Exterior Side Yard** for a **Vehicle Gas Bar** or **Vehicle Service Station** shall be 15 metres and as set out in Section 4.24.

6.4.2.2.4 Minimum **Rear Yard**
Despite Row 6 of Table 6.4.2, the minimum **Rear Yard** for a **Vehicle Gas Bar** or **Vehicle Service Station** shall be 1.5 metres.

6.4.2.2.5 Surfacing
In accordance with Section 6.4.2.1.3.

6.5 OFFICE RESIDENTIAL (OR) ZONE

6.5.1 PERMITTED USES

The following are permitted **Uses** within the **Office-Residential (OR) Zone**:

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- **Accessory Apartment** in accordance with Section 4.15.1
- **Artisan Studio**
- **Bed and Breakfast** establishment in accordance with Section 4.27
- **Day Care Centre** in accordance with Section 4.26
- **Dwelling Units** with permitted commercial **Uses** in the same **Building** in accordance with Section 4.15.2
- **Duplex Dwelling**
- **Group Home** in accordance with Section 4.25
- **Home for the Aged** or rest home developed in accordance with R.4D **Zone** regulations
- **Home Occupations** in accordance with Section 4.19
- **Medical Office**
- **Office**
- **Personal Service Establishment**
- **School**
- **Semi-Detached Dwelling**
- **Single Detached Dwelling**
- **Tourist Home**

- **Accessory Uses** in accordance with Section 4.23
- **Occasional Uses** in accordance with Section 4.21

6.5.2 REGULATIONS

Within the **Office-Residential (OR) Zone**, no land shall be **Used** and no **Building** or **Structure** shall be erected or **Used** except in conformity with the applicable regulations contained in Section 4 - General Provisions, the regulations set out in Table 6.5.2, and the following:

6.5.2.1 Additional Side Yard Regulations

Despite Row 6 of Table 6.5.2, where the OR **Zone** abuts a Park, Wetland, or Residential **Zone**, the minimum **Side Yard** shall be 3 metres on the abutting side.

6.5.2.2 Location of Off-Street Parking

Despite Section 4.13.2.3, off-street parking in the OR **Zone** shall not be permitted in the **Front Yard**.

TABLE 6.5.2 - REGULATIONS GOVERNING THE OR ZONE

Row	Commercial Type	Office-Residential
1		
2	Minimum Lot Area	370 m ²
3	Minimum Lot Frontage	12 metres
4	Minimum Front or Exterior Side Yard	3 metres and in accordance with Sections 4.24 and 4.6.
5	Maximum Front or Exterior Side Yard	7.5 metres and in accordance with Sections 4.24 and 4.6.
6	Minimum Side Yard	1.5 metres and in accordance with Section 6.5.2.1.
7	Minimum Rear Yard	10 metres
8	Access to Rear Yard	Vehicular access to the Rear Yard from a public Street shall have a width of not less than 3 metres and an overhead clearance of not less than 4.5 metres.
9	Accessory Buildings or Structures	In accordance with Section 4.5.
10	Fences	In accordance with Section 4.20.
11	Maximum Building Height	3 Storeys and in accordance with Sections 4.18.
12	Off-Street Parking	In accordance with Section 4.13 and 6.5.2.2.
13	Enclosed Operations	In accordance with Section 4.22.
14	Off-Street Loading	In accordance with Section 4.14.
15	Outdoor Storage	In accordance with Section 4.12.
16	Garbage, Refuse Storage and Composters	In accordance with Section 4.9.
17	Buffer Strips	Where an OR Zone abuts any Residential, Institutional, Park or Urban Reserve Zone , a Buffer Strip shall be developed.

6.6 COMMERCIAL-RESIDENTIAL (CR) **ZONE**

6.6.1 PERMITTED **USES**

The following **Uses** are permitted in the CR **Zone**:

18116

- **Artisan Studio**
- **Club**
- **Convenience Store**
- **Day Care Centre** in accordance with Section 4.26
- **Dry Cleaning Outlet**
- **Financial Establishment**
- **Florist**

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- **Food Vehicle** in accordance with Section 4.30
- **Group Home** in accordance with Section 4.25
- **Laundry**
- **Library**
- **Medical Clinic**
- **Medical Office**
- **Office**
- **Personal Service Establishment**
- **Religious Establishment**
- **Restaurant (take-out)**
- **Veterinary Service**
- **Video Rental Outlet**
- **Dwelling Units** with permitted commercial **Uses** in the same **Building** in accordance with Section 4.15.2.
- **Accessory Uses** in accordance with Section 4.23
- **Occasional Uses** in accordance with Section 4.21

6.6.2 REGULATIONS

Within the Commercial-Residential CR **Zone**, no land shall be **Used** and no **Building** or **Structure** shall be erected or **Used** except in conformity with the applicable regulations contained in Section 4 - General Provisions and the regulations listed in Table 6.6.2.

TABLE 6.6.2 - REGULATIONS GOVERNING THE CR ZONE

Row 1	Commercial Type	Commercial-Residential
2	Minimum Lot Area	550 m ²
3	Minimum Lot Frontage	18 metres
4	Minimum Front or Exterior Side Yard	The minimum Front and Exterior Side Yards shall be the average of the Front and Exterior Side Yards of the adjoining properties.
5	Minimum Side Yard	One half the Building Height , but not less than 3 metres.
6	Minimum Rear Yard	20% of the Lot Depth to a maximum of 7.5 metres.
7	Maximum Building Height	3 Storeys and in accordance with Section 4.18.
8	Maximum Gross Floor Area (G.F.A.)	400 m ²
9	Accessory Buildings or Structures	In accordance with Section 4.5.
10	Fences	In accordance with Section 4.20.
11	Planting Area	None required.
12	Off-Street Parking	In accordance with Section 4.13.
13	Enclosed Operations	In accordance with Section 4.22.
14	Off-Street Loading	In accordance with Section 4.14.
15	Outdoor Storage	No outdoor storage or display of goods and materials shall be permitted in the CR Zone .
16	Garbage, Refuse Storage and Composters	In accordance with Section 4.9.
17	Buffer Strips	Where a CR Zone abuts any Residential, Institutional, Park, Wetland, or Urban Reserve Zone , a Buffer Strip shall be developed.