

5.0 AGRICULTURAL ZONES

GENERAL AGRICULTURAL (A1) ZONE

The General Agricultural (A1) Zone applies to the majority of lands designated 'Agriculture' in the Township's Official Plan. It includes productive agricultural land under active cultivation as well as non-active farmland, pasture land, woodlands, ravine lands and other natural areas despite the fact they may not be used or capable of being used for agricultural purposes. Permitted uses in the A1 zone include a broad range of agricultural activities from the cultivation of land and production of crops to the breeding, raising and care of livestock. Other uses such as forestry, riding schools, dog kennels, estate wineries and wildlife preserves are also permitted in recognition that such uses are appropriately located in the rural area and are complementary or not in conflict with agricultural uses. Lands zoned A1 are typically large, being greater than 1 ha (2.5 acres) in size. Where new agricultural parcels are proposed to be created, the minimum lot area of each parcel is 20 hectares (49.4 acres). Livestock buildings and structures and additions thereto as well as manure storage facilities are required to comply with Minimum Distance Separation II developed by the Ontario Ministry Of Agriculture, Food and Rural Affairs.

SPECIAL AGRICULTURAL (A2) ZONE

The Agricultural (A2) Zone is virtually identical to the General Agricultural (A1) Zone with the exception that dwellings, as well as uses which normally require, or are associated with, a dwelling, are not permitted. It also, similar to the A1 zone, applies in areas designated 'Agriculture' in the Township's Official Plan. Application of the A2 zone is limited to instances involving a consent to dispose of a surplus farm dwelling on condition that any subsequent dwelling would be prohibited on the remaining lands in accordance with the Provincial Policy Statement (PPS), the County of Elgin Official Plan and the Township's Official Plan. The minimum lot area of a parcel zoned A2 is the area of the parcel as of the date of registration of the lot created to dispose of the surplus farm dwelling.

LARGE LOT AGRICULTURAL (A3) ZONE

The Large Lot Agricultural (A3) Zone is virtually identical to the General Agricultural (A1) Zone with the exception that a minimum lot area of 40 hectares (98.8 acres) applies. It also, similar to the A1 and A2 zones, applies in areas designated 'Agriculture' in the Township's Official Plan. The Large Lot Agricultural (A3) Zone represents a 'carry-over' zone from the former Township of Malahide Zoning By-law No. 05-27. It is intended primarily as a means of identifying larger, contiguously owned and/or cultivated farmland parcels which may or may not be further subdivided into smaller holdings provided, amongst other matters, each parcel comprises a minimum lot area of 40 hectares.

SMALL LOT AGRICULTURAL (A4) ZONE

The Small Lot Agricultural (A4) Zone applies in areas designated 'Agriculture' in the Township's Official Plan to parcels ranging in size from 4,000 sq. m (1 acre) to 1 hectares (2.5 acres). The A4 zone also applies to lots created by consent to dispose a surplus farm dwelling where the size of the lot is greater than 1 hectare. As a means of identifying lots in the rural area which are primarily residential in nature, it essentially replaces the Agricultural Residential (AR) Zone of the Township's former Zoning By-law. Agricultural uses are permitted with the exception of fur farming and mushroom farming. The keeping of livestock is restricted to small-scale operations which are not governed by the provisions of the Nutrient Management Act.

5.1 PERMITTED USES, BUILDINGS AND STRUCTURES

5.1.1 Main Uses, Buildings and Structures

No lands, buildings or structures shall be erected or used in the zone prescribed except for the purposes set out in the table below.

By-law No. 19-08
General Amendment

		A	B	C	D
	USES, BUILDINGS & STRUCTURES	A1	A2	A3	A4
1	agricultural use	✓	✓	✓	
2	agri-tourism use	✓	✓	✓	
3	animal kennel	✓*		✓*	✓*
4	bed & breakfast establishment	✓		✓	✓
5	commercial greenhouse	✓	✓	✓	
6	converted dwelling	✓		✓	✓
7	estate winery	✓		✓	
8	farm produce outlet	✓	✓	✓	
9	farm winery	✓		✓	
10	forestry use	✓	✓	✓	✓
11	group home	✓		✓	✓
12	halfway house	✓		✓	✓
13	home occupation	✓		✓	✓
14	market garden	✓	✓	✓	
15	mushroom farm	✓	✓	✓	
16	plant nursery	✓	✓	✓	
17	restricted agricultural use				✓
18	riding school	✓	✓	✓	
19	sawmill	✓	✓	✓	
20	seasonal farm dwelling	✓		✓	
21	secondary farm occupation	✓		✓	
22	single unit dwelling	✓		✓	✓
23	wildlife preserve	✓	✓	✓	
24	supplementary farm housing	✓		✓	

*only in site-specific zones

5.2 GENERAL USE REGULATIONS

5.2.1 Standards

The standards set out in the table below shall apply in the zones prescribed unless otherwise stipulated herein to the contrary.

By-law No. 19-08
General Amendment

		<i>A</i>	<i>B</i>	<i>C</i>	<i>D</i>
	STANDARDS	A1	A2	A3	A4
1	Minimum Lot Area (ha unless otherwise indicated)	20 ha	20 ha	40 ha	2000
2	Minimum Lot Frontage (m)	150	150	150	30
3	Minimum Front Yard Depth (m)	15	15	15	15
4	Side Yard Width - Interior (m)	5	5	5	5
5	Side Yard Width - Exterior (m)	9	9	9	9
6	Rear Yard Depth (m)	7.5	7.5	7.5	7.5
7	Maximum Lot Depth to Lot Frontage Ratio				3:1
6	Maximum Lot Coverage (%)	20	20	20	30
7	Maximum Height (m) of a Dwelling	10.5		10.5	10.5
8	Minimum Floor Area (m ²) of a Dwelling	90		90	90
9	Maximum Floor Area (m ²) of an Accessory Building				200
10	Maximum Number of Dwellings Per Lot	1		1	1

5.3 SPECIAL USE REGULATIONS

5.3.1 Accessory Buildings and Structures

Accessory buildings or structures in the General Agricultural (A1) Zone, Special Agricultural (A2) Zone and the Large Lot Agricultural (A3) Zone shall be governed by the provisions of Section 5.2.1 whereas accessory buildings or structures in the Small Lot Agricultural (A4) Zone shall not:

- a) be erected closer to the front lot line or the exterior side lot line than the minimum distance required for the dwelling on the lot;

- b) be erected in the front yard or, in the case of a corner lot, in the exterior side yard;
- c) be erected closer to the road than the dwelling is to that road;
- d) be erected closer than five (5.0) metres to an interior side lot line;
- e) be erected closer than 1.2 metres to a rear lot line;
- f) exceed the maximum floor area prescribed in Section 5.2.1;
- g) exceed ten (10) percent coverage of the lot area;
- h) exceed six (6.0) metres in height or contain more than two storeys;
- i) be erected within two (2.0) metres of the dwelling;
- j) be considered an accessory building if attached to the dwelling in any way.

By-law No. 19-08
General Amendment

5.3.2 Livestock Buildings and Structures and Manure Storage Facilities for Livestock – Minimum Distance Separation (MDS II) Formulae

No livestock building or structure or manure storage facility shall be erected, altered or used except in accordance with Minimum Distance Separation (MDS II) Formulae as established by the Province, as amended, and implemented under the guidelines established by the Province, as amended.

5.3.3 Animal Kennels

By-law No. 19-08
General Amendment

The following provisions shall apply to animal kennels:

- a) minimum distance from a dwelling located on a separate lot outside a settlement area 300 m
- b) minimum distance from a settlement area 450 m

5.3.4 Home Occupations

The following provisions shall apply to home occupations:

- a) shall be permitted only within a dwelling, or within an accessory building;
- b) the floor area of the dwelling including the basement area used for the home occupation shall not exceed twenty-five (25) percent of the floor area of the dwelling or forty (40) square metres, whichever is the lesser;
- c) the floor area of the accessory building used for the home occupation shall not exceed two hundred (200) square metres;

- d) the external character of the dwelling as a residence shall not change or a nuisance, particularly in regard to noise, odour, traffic or parking shall not be created;
- e) outside storage shall only be permitted in an interior side yard or a rear yard provided it does not exceed a contiguous area of one hundred (100) square metres;
- f) the maximum number of persons engaged in the home occupation but who reside on a lot other than the lot on which the home occupation is conducted shall be limited to one (1).

5.3.5 Secondary Farm Occupations

The following provisions shall apply to secondary farm occupations:

- a) shall be permitted within an accessory building;
- b) shall not exceed a maximum of three hundred (300) square metres in floor area;
- c) shall be located on the lot, behind and to the rear of dwelling on the lot, shall be located a maximum of fifty (50) metres from the dwelling on the lot;
- d) shall be located a minimum distance of one hundred fifty (150) metres from a dwelling situated on a separate lot;
- e) outside storage shall not exceed a contiguous one hundred fifty (150) square metres and shall be located immediately behind and to the rear of the building in which the secondary farm occupation is conducted;
- f) the maximum number of persons engaged in the secondary farm occupation but who reside on a lot other than the lot on which the secondary farm occupation is conducted shall be limited to three (3).

5.3.6 Single Unit Dwellings – Minimum Distance Separation (MDS I) Formulae

No single unit dwelling shall be erected or used except in accordance with Minimum Distance Separation (MDS I) Formulae as established by the Province, as amended, and implemented under the guidelines established by the Province, as amended. The foregoing shall not apply to the alteration of an existing dwelling or the replacement of an existing dwelling with a new dwelling provided the new dwelling is situated no closer to a livestock building or structure or manure storage facility situated on a separate lot than the dwelling being altered or replaced.

5.4 GENERAL AGRICULTURAL (A1) ZONE – ‘SITE-SPECIFIC’ ZONES

5.4.1 a) Defined Area

A1-1 as shown on Schedule “A”, Map No. 6.

b) Permitted Uses

contractor’s yard or shop
all other permitted uses of the A1 zone

- 5.4.2** a) Defined Area
A1-2-H-1 as shown on Schedule “A”, Map No. 26.
- b) Permitted Uses
food processing plant
restaurant
truck terminal
all other permitted uses of the A1 zone
- c) Setbacks
maximum setback between a northerly rear lot line and a truck terminal 20 m
minimum setback between a westerly side lot line and a truck terminal 61 m
minimum setback between an easterly side lot line and a truck terminal 250 m
- d) Lands Occupied By A Truck Terminal
A truck terminal, along with its associated landscaped open space, parking and storage facilities, shall occupy a maximum area of 2.42 hectares.
- e) Maximum Floor Area
truck terminal 1,858 m²
- f) Application of the Holding (H-1) Symbol
The Holding (H-1) symbol applies only insofar as it relates to the establishment of a truck terminal
- 5.4.3** a) Defined Area
A1-3 as shown on Schedule “A”, Map No. 46.
- b) Permitted Uses
farm-related machine shop
all other permitted uses of the A1 zone
- c) Maximum Floor Area
farm-related machine shop 200 m²

5.4.4 *deleted*

By-law No. 19-24
Paul Wagler

5.4.5 a) Defined Area

A1-5 as shown on Schedule “A”, Map No. 48 and Map No. 49.

b) Permitted Uses

furniture manufacturing establishment
all other permitted uses of the A1 zone

c) Maximum Floor Area

furniture manufacturing establishment 214 m²

5.4.6 a) Defined Area

A1-6 as shown on Schedule “A”, Map No. 52.

b) Permitted Uses

commercial greenhouse
fruit and vegetable stand
single unit dwelling

5.4.7 a) Defined Area

A1-7 as shown on Schedule “A”, Map No. 57.

b) Permitted Uses

private school
all other permitted uses of the A1 zone

c) Maximum Floor Area

private school 75 m²

d) Maximum Number of Students

private school 25

5.4.8 a) Defined Area

A1-8 as shown on Schedule “A”, Map No. 58.

b) Permitted Uses

sale and repair of horse drawn farm machinery
all other permitted uses of the A1 zone

- 5.4.9** a) Defined Area
A1-9 as shown on Schedule “A”, Map No. 58.
- b) Permitted Uses
animal kennel
all other permitted uses of the A1 zone
- c) Maximum Number of Animal Pens 40
- d) Minimum Separation Distance
between an animal kennel and a dwelling
located on a separate lot 250 m

- 5.4.10** a) Defined Area
A1-10 as shown on Schedule “A”, Map No. 58.
- b) Permitted Uses
mobile home
all other permitted uses of the A1 zone

- 5.4.11** a) Defined Area
A1-11 as shown on Schedule “A”, Map No. 58.
- b) Permitted Uses
stove manufacturing establishment
all other permitted uses of the A1 zone
- c) Maximum Floor Area
stove manufacturing establishment 557 m²
- d) Maximum Number of Off-site Employees
stove manufacturing establishment 2
- e) Prohibited Uses
outside storage associated with a stove manufacturing establishment
- d) Minimum Lot Area 8.0 ha

Sub-section d) added by By-law
No. 20-61 (N & B Stansell)
(As per Consent Application No. E
6/20)

- 5.4.12 a) Defined Area**
A1-12 as shown on Schedule “A”, Map No. 62.
- b) Permitted Uses
storage and warehousing
all other permitted uses of the A1 zone
- c) Prohibited Uses
outside storage
- 5.4.13 a) Defined Area**
A1-13 as shown on Schedule “A”, Map No. 77.
- b) Permitted Uses
food processing plant
all other permitted uses of the A1 zone
- 5.4.14 a) Defined Area**
A1-14 as shown on Schedule “A”, Map No. 85.
- b) Permitted Uses
food processing plant
all other permitted uses of the A1 zone
- 5.4.15 a) Defined Area**
A1-15 as shown on Schedule “A”, Map No. 93.
- b) Permitted Uses
garden centre
all other permitted uses of the A1 zone
- 5.4.16 a) Defined Area**
A1-16 as shown on Schedule “A”, Map No. 94.
- b) Permitted Uses
landing strip
all other permitted uses of the A1 zone
- 5.4.17 a) Defined Area**
A1-17 as shown on Schedule “A”, Map No. 46.

- b) Permitted Uses
 abattoir accessory to an agricultural use
 all other permitted uses of the A1 zone

- c) Maximum Floor Area
 abattoir accessory to an agricultural use 300 m²

- 5.4.18** a) Defined Area
 A1-18 as shown on Schedule “A”, Map No. 77.

By-law No. 18-65
 Heinrich & Gertruda Bartsch

- b) Permitted Uses
 mini-barn construction business in an existing building
 two existing single detached dwellings
 all other permitted uses of the A1 zone

- c) Maximum Floor Area
 mini-barn construction business in an existing building 223 m²

- d) Maximum No. of Off-Site Employees 5

- 5.4.19** a) Defined Area
 A1-19 and A1-19-H-1 as shown on Schedule “A”,
 Map No. 35.

By-law No. 19-82
 H & G Van Kasteren (As per
 Application for Consent No.
 E 32/19)

- b) Minimum Lot Area 12 ha

5.5 SPECIAL AGRICULTURAL (A2) ZONE – ‘SITE-SPECIFIC’ ZONES

- 5.5.1** a) Defined Area
 A2-1 as shown on Schedule “A”, Map No. 7.

By-law No. 18-41
 L. Dawson & 943448 Ont.

- b) Minimum Lot Area 19 ha

5.5.2	a) <u>Defined Area</u> A2-2 as shown on Schedule “A”, Map No. 90.		By-law No. 19-31 1788165 Ontario Inc. (Demaree) (As per Application for Consent No. E 90/18)
	b) <u>Minimum Lot Frontage</u>	145 m	
5.5.3	a) <u>Defined Area</u> A2-3 as shown on Schedule “A”, Map No. 59.		By-law No. 19-61 DeRyk (As per Application for Consent No. E 98/18)
	b) <u>Minimum Lot Frontage</u>	65 m	
	c) <u>Minimum Side Yard Width</u> existing accessory building	3.1 m	
5.5.4	a) <u>Defined Area</u> A2-4 as shown on Schedule “A”, Map No. 55.		By-law No. 19-78, (further amended by By-law 20-70) N Silverthorn (As per Application for Consent No. E 28/19)
	b) <u>Minimum Lot Area</u>	7.3 ha	
	c) <u>Minimum Lot Frontage</u>	100 m	
5.5.5	a) <u>Defined Area</u> A2-5 as shown on Schedule “A”, Map No. 24.		By-law No. 20-49 Niholm Holsteins Ltd. (As per Application for Consent No. E 87/19)
	b) <u>Minimum Lot Area</u>	19.5 ha	
5.5.6	a) <u>Defined Area</u> A2-6 as shown on Schedule “A”, Map No. 1.		By-law No. 20-69 T & S Pettit
	b) <u>Permitted Uses</u> food processing plant for the purposes of a milk processing facility all other permitted uses of the A2 zone		
	c) <u>Maximum Floor Area</u> food processing plant for the purposes of a milk processing facility	557 m ²	

<p>5.5.7 a) <u>Defined Area</u></p> <p>A2-7 as shown on Schedule “A”, Map No. 17.</p> <p>b) <u>Minimum Side Yard Width</u></p> <p>existing barn</p>	<p>3.5 m</p>	<p>By-law No. 20-77 MacVicar Farms Ltd. (As per Application for Consent No. E 28/20)</p>
<p>5.5.8 a) <u>Defined Area</u></p> <p>A2-8 as shown on Schedule “A”, Map No. 32.</p> <p>b) <u>Minimum Lot Area</u></p>	<p>3.7 ha</p>	<p>By-law No. 20-79 D & J Fehr (As per Application for Consent No. E 22/20)</p>

5.6 LARGE LOT AGRICULTURAL (A3) ZONE – ‘SITE-SPECIFIC’ ZONES

<p>5.6.1 a) <u>Defined Area</u></p> <p>A3-1 as shown on Schedule “A”, Map No. 30.</p> <p>b) <u>Permitted Uses</u></p> <p>farm equipment sales and service all other permitted uses of the A3 zone</p>		
<p>5.6.2 a) <u>Defined Area</u></p> <p>A3-2 as shown on Schedule “A”, Map No. 39.</p> <p>b) <u>Permitted Uses</u></p> <p>food processing plant for the purposes of the storage and treatment of fruits and vegetables two unit dwelling as an accessory use farm market accessory to an agricultural use all other permitted uses of the A3 zone</p> <p>c) <u>Maximum Floor Area</u></p> <p>food processing plant for the purposes of the storage and treatment of fruits and vegetables</p> <p>d) <u>Maximum Floor Area</u></p> <p>farm market in an existing building accessory to an agricultural use</p>	<p>450 m²</p> <p>245 m²</p>	

- 5.6.3** a) Defined Area
A3-3 as shown on Schedule “A”, Map No. 40.
- b) Permitted Uses
agricultural home occupation for the purposes of
a bakery and the production of jams and jellies,
including retail sales
all other permitted uses of the A3 zone
- c) Maximum Floor Area
agricultural home occupation for the purposes of
a bakery and the production of jams and jellies,
including retail sales 200 m²
- d) Maximum Number Of Off-site Employees
agricultural home occupation for the purposes of
a bakery and the production of jams and jellies,
including retail sales 4

- 5.6.4** a) Defined Area
A3-4 as shown on Schedule “A”, Map No. 47.
- b) Permitted Uses
transport truck repair facility
all other permitted uses of the A3 zone
- c) Prohibited Uses
outdoor storage in a front yard
- d) Maximum Number Of Transport Trucks 10
- e) Maximum Number Of Full-Time Employees
(Non-Owner) 1

- 5.6.5** a) Defined Area
A3-5 as shown on Schedule “A”, Map No. 17.

By-law No. 18-31
Gerry Vanderwyst

- b) Minimum Lot Area 36 ha

- 5.6.6** a) Defined Area
A3-6 as shown on Schedule “A”, Map No. 49.

By-law No. 19-110
J. & L. Walker Farms Ltd.

- b) Permitted Uses

food processing plant for the purposes of a milk processing facility
all other permitted uses of the A3 zone

c) Maximum Floor Area

food processing plant for the purposes
of a milk processing facility 1,500 m²

5.7 SMALL LOT AGRICULTURAL (A4) ZONE – ‘SITE-SPECIFIC’ ZONES

5.7.1 a) Defined Area

A4-1 as shown on Schedule “A”, Map No.4.

b) Permitted Uses

accessory use
dwelling, single unit
home occupation

c) Maximum Number Of Single Unit Dwellings 2

5.7.2 a) Defined Area

A4-2 as shown on Schedule “A”, Map No. 10.

b) Permitted Uses

breeding, caring and selling of Chinchillas
all other permitted uses of the A4 zone

5.7.3 a) Defined Area

A4-3 as shown on Schedule “A”, Map No. 31.

b) Permitted Uses

riding school
all other permitted uses of the A4 zone

5.7.4 a) Defined Area

A4-4 as shown on Schedule “A”, Map No. 35.

b) Permitted Uses

accessory use
butcher shop
dwelling unit

5.7.5 a) Defined Area
A4-5 as shown on Schedule “A”, Map No. 35.

b) Permitted Uses
storage garage
all other permitted uses of the A4 zone

5.7.6 a) Defined Area
A4-6 as shown on Schedule “A”, Map No. 45.

b) Permitted Uses
high yield water well
all other permitted uses of the A4 zone

5.7.7 a) Defined Area
A4-7 as shown on Schedule “A”, Map No. 50.

b) Permitted Uses
farm equipment repair and light manufacturing
single detached dwelling

5.7.8 a) Defined Area
A4-8 as shown on Schedule “A”, Map No. 61.

b) Permitted Uses
retail store, convenience
dwelling unit
private garage or carport as an accessory use

c) Maximum Number Of Dwellings 1

d) Minimum Number Of Parking Spaces
retail store, convenience 5

5.7.9 a) Defined Area
A4-9 as shown on Schedule “A”, Map No. 89.

Amended by By-law No. 20-17
D. & K. Good

b) Permitted Uses

animal kennel
market garden
all other permitted uses of the A4 zone

c) Animal Kennel – Definition

Notwithstanding Section 2.11 of this By-law to the contrary, the boarding of animals shall not be permitted.

d) Animal Kennel - Minimum Distance

Notwithstanding Section 5.3.3 of this By-law to the contrary, the minimum distance from a dwelling located on a separate lot outside a settlement area shall be 125 m.

e) Animal Kennel - Maximum Number of Dogs

(i)	adult dogs	17
(ii)	puppies	30

f) Animal Kennel – Maximum Floor Area

Maximum floor area in existing buildings used for an animal kennel	200 m ²
--	--------------------

5.7.10 a) Defined Area

A4-10 as shown on Schedule “A”, Map No. 90.

b) Permitted Uses

commercial greenhouse
fruit and vegetable stand
market garden
all other permitted uses of the A4 zone

5.7.11 a) Defined Area

A4-11 as shown on Schedule “A”, Map No. 92.

b) Permitted Uses

storage, maintenance and repair of transport trucks and trailers
all other permitted uses of the A4 zone

c) Maximum Number Of Transport Trucks And Trailers 2

d) Prohibited Uses

outside storage, maintenance and repair of transport trucks and trailers

5.7.12 a) Defined Area

A4-12 as shown on Schedule “G”, Map No. G4.

By-law No. 18-40
Skipwell Farms Ltd.

b) Maximum Floor Area of an Accessory Building

existing barn

683 sq. m.

5.7.13 a) Defined Area

A4-13 as shown on Schedule “A”, Map No. 86.

By-law No. 18-67
Lankhuijzen Farms Ltd.

b) Minimum Front Yard Depth

10.5 m

c) Minimum Side Yard Width

existing accessory building

4.5 m

5.7.14 a) Defined Area

A4-14 as shown on Schedule “A”, Map No. 86.

By-law No. 18-67
Lankhuijzen Farms Ltd.

b) Minimum Front Yard Depth

13.5 m

c) Minimum Side Yard Width

existing single detached dwelling
existing accessory building

2.0 m
4.5 m

d) Maximum Floor Area

existing accessory building

570 m²

e) Maximum Lot Coverage

existing accessory building

16.5%

5.7.15 a) Defined Area

A4-15 as shown on Schedule “A”, Map No. 92.

By-law No. 18-68
Lankhuijzen Farms Ltd.

b) Permitted Uses

woodworking and cabinet making business as a home occupation in existing accessory buildings

all other permitted uses of the A4 zone

c) Maximum Floor Area

Notwithstanding Section 4.3.4 c) of this By-law to the contrary, a woodworking and cabinet making business as a home occupation shall not exceed a floor area of 395 m² in an existing northernmost accessory building and 424 m² in an existing southernmost accessory building.

d) Maximum Number of Off-site Employees

Notwithstanding Section 4.3.4 f) of this By-law to the contrary, the maximum number of off-site employees engaged in a woodworking and cabinet making business as a home occupation shall be limited to three (3).

e) Minimum Side Yard Width

existing northernmost accessory building 3.3 m

existing southernmost accessory building 3.0 m

d) Maximum Floor Area

existing northernmost accessory building 395 m²

existing southernmost accessory building 424 m²

existing easternmost accessory building 214 m²

existing westernmost accessory building 252 m²

e) Maximum Lot Coverage

existing accessory buildings 10.6%

5.7.16 a) Defined Area

A4-16 as shown on Schedule "A", Map No. 90.

By-law No. 19-31
1788165 Ontario Inc.
(Demaree)
(As per Application for
Consent No. E 90/18)

b) Maximum Floor Area

existing southernmost accessory building 540 m²

5.7.17 a) Defined Area

A4-17 as shown on Schedule "A", Map No. 52.

By-law No. 19-44
Skipwell Farms Inc.
(As per Application for
Consent No. E 56/18)

b) Minimum Lot Frontage

14.5 m

c) Maximum Floor Area

existing accessory building 575 m²

5.7.18 a)	<u>Defined Area</u>	A4-18 as shown on Schedule “A”, Map No. 55.	By-law No. 19-77 B & AM Reymer (As per Application for Consent No. E 27/19)
b)	<u>Minimum Side Yard Width</u>	existing accessory building 4.5 m	
c)	<u>Maximum Floor Area</u>	existing accessory building 345 m ²	
5.7.19 a)	<u>Defined Area</u>	A4-19 as shown on Schedule “A”, Map No. 55.	By-law No. 19-78 N Silverthorn (As per Application for Consent No. E 28/19)
b)	<u>Minimum Side Yard Width</u>	existing accessory building 3.0 m	
5.7.20 a)	<u>Defined Area</u>	A4-20 as shown on Schedule “A”, Map No. 58.	By-law No. 20-70 General Housekeeping
b)	<u>Maximum Number of Dwellings</u>	2	
c)	<u>Maximum Floor Area</u>	Engine repair shop as a home occupation in an existing accessory building 109 m ²	
5.7.21 a)	<u>Defined Area</u>	A4-21 as shown on Schedule “A”, Map No. 104.	By-law No. 20-73 Dohner Farm Ltd. (As per Application for Consent No. E 23/20)
b)	<u>Minimum Side Yard Width</u>	existing westernmost accessory building 4.6 m existing easternmost accessory building 4.7 m	
5.7.22 a)	<u>Defined Area</u>	A4-22 as shown on Schedule “A”, Map No. 17.	By-law No. 20-77 MacVicar Farms Ltd. (As per Application for Consent No. E 28/20)

- b) Minimum Lot Frontage 20 m
- b) Minimum Lot Depth to Lot Frontage Ratio 17:1