

3.1 CLASSIFICATION

3.1.1 The Provisions of this By-Law shall apply to all lands within the limits of the *Corporation* which lands for the purpose of this By-Law are divided into various zones as follows:

<u>SYMBOL</u>	<u>ZONE</u>
<u>Agricultural Zones</u>	
A1	Limited Agricultural Zone
A2	General Agricultural Zone
<u>Residential Zones</u>	
RR	Rural Residential Zone
RE	Residential Existing Lot Zone
ER	Estate Residential Zone
R1	Residential Type 1 Zone
R2	Residential Type 2 Zone
R3	Residential Type 3 Zone
<u>Mixed Use Zones</u>	
V	Village Zone
AB	Agri-Business Zone
<u>Commercial Zone</u>	
HC	Highway Commercial Zone
CC	Central Commercial Zone
<u>Industrial Zones</u>	
MR	Restricted Industrial Zone
MG	General Industrial Zone
ME	Aggregate Industrial Zone
<u>Recreational Zone</u>	
REC	Recreational Zone
OS	Open Space
	(Added by By-Law 2009-15)
<u>Development Zone</u>	
D	Development Zone
<u>Institutional Zone</u>	
I	Institutional Zone

3.1.2 The *permitted uses*, the minimum size and dimensions of *lots*, the minimum size of *yards*, the maximum *lot coverage*, the minimum *setback*, the minimum *landscaped open space*, the maximum *height* of *buildings*, and all other zone provisions are set out herein for the respective zones.

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- 3.1.3 The extent of boundaries of all the said zones are shown on Schedule "A" which forms part of this By-Law and is attached hereto.
(Amended by By-Law 2021-09)
- 3.1.4 The symbols listed in subsection 3.1.1 of this Section may be used to refer to *buildings* and *structures*, the uses of *lots*, *buildings* and *structures permitted* by this By-Law in the said zones, and whenever in this By-Law the word "Zone" is used, preceded by any of the said symbols, such zones shall mean any area within the *Corporation* within the scope of this By-Law, delineated on Schedule "A" and designated thereon by the said symbol.
(Amended by By-Law 2021-09)
- 3.1.5 Where the Zone symbol on certain lands as shown on Schedule "A" is followed by a dash and a number, (for example MR-1), then special provisions apply to such lands and such special provisions will be found by reference to that section of the By-Law which deals with that particular zone. Lands designated in this manner shall be subject to all the restrictions of the zone except as otherwise provided by the special provisions.
- 3.1.6 Where the Zone symbol is followed by a holding symbol denoted (H), no *person* shall use such lands except for such purpose permitted in the respective zone in the By-Law, and, further, no person shall *erect*, enlarge, extend or reconstruct any new or *existing building* or *structure* except where such *building* or *structure existed* as of the date of passing of this By-Law and the *existing building* or *structure* is a *use permitted* within the zone.
- 3.1.7 Where the Zone symbol is followed by a symbol denoted (T), a temporary Zoning By-Law, permitted under Section 39 of the Planning Act, shall apply. Temporary zones or by-laws typically allow a *use* that would not be *permitted* otherwise on the applicable lands for a temporary period of time.
(Added by By-Law 2021-09)