

SECTION 16 – STORAGE INDUSTRIAL ZONE (M4)

16.1 PERMITTED RESIDENTIAL USES

- prohibited

16.2 PERMITTED NON-RESIDENTIAL USES

- recycling facility, motor vehicles
- storage depot
- police station
- accessory buildings, structures and uses to any permitted use

16.3 ZONE REQUIREMENTS - RESIDENTIAL USES

- not applicable

16.4 ZONE REQUIREMENTS - NON-RESIDENTIAL USES

(a) LOT FRONTAGE (MINIMUM) 30 metres

- Except that in the case of a lot fronting on Highway 48, the minimum lot frontage shall be 45 metres.

(b) FRONT YARD (MINIMUM) 60 metres

- Including the fence mentioned in Section 15.4 (f) herein.

(c) EXTERIOR SIDE YARD (MINIMUM) 60 metres

- Including the fence mentioned in Section 15.4 (f) herein.

(d) REAR YARD (MINIMUM) 9 metres

(e) INTERIOR SIDE YARD (MINIMUM) 9 metres

(f) OPEN STORAGE OR PROCESSING OF MOTOR VEHICLES AS PART OF RECYCLING FACILITY - MOTOR VEHICLES

No storage or processing of salvage shall be permitted unless:

- It is enclosed on all sides by a fence or wall that is not less than 3 metres in height and constructed of permanent opaque materials;

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- Any area located between the fence mentioned above, and the lot lines, or limit of the zone is used for no other purpose than landscaping; and,
- The motor vehicle storage or processing is completely screened from view of the adjacent streets by the fence or wall above or trees.

For the purpose of this subsection, a fence or wall shall not be considered a building or structure.

ACCESSORY BUILDINGS, STRUCTURES, USES, PARKING, PLANNED WIDTH OF STREET ALLOWANCE, AND ALL OTHER GENERAL PROVISIONS

In accordance with the provisions of Section 5.

16.5

SPECIAL PROVISIONS