



THE CORPORATION OF THE TOWN OF ORANGEVILLE

BY-LAW NUMBER 122 - 2001

BEING A BY-LAW TO AMEND BY-LAW 22-90, AS AMENDED (Industrial Land Use Policies & Regulations Study, OPZ 5/01).

**WHEREAS** on June 25, 2001, Council held a public meeting with respect to Official Plan and Zoning Amendment Proposals OPZ 5/01 relating to industrial development in the Town of Orangeville;

**AND WHEREAS** on November 26, 2001, Council considered further submissions from the public;

**AND WHEREAS**, having considered the public submissions, Council approved the proposals;

**BE IT THEREFORE ENACTED** by the Municipal Council of the Corporation of the Town of Orangeville as follows:

1. Schedule "A" to By-law 22-90, as amended, is hereby further amended by deleting Special Provisions 24.7, 24.10 and 24.132.
2. By-law 22-90, as amended, is hereby further amended by deleting Sections 2.39 and 2.59, and the line in Section 5.17(1)(a) which reads "industrial mall – 1 parking space for each 45 square metres of floor area".
3. By-law 22-90, as amended, is hereby further amended by deleting Sections 2.58 24.7, 24.10 and 24.132.
4. Sections 2.93A, 5.2A(1)(a), and 24.83(2)(v) of By-law 22-90, as amended, is hereby amended by deleting the words "an indoor participant recreation facility".
5. Section 5.2A(2) of By-law 22-90, as amended, is hereby amended by deleting the words ", or an indoor participant recreation facility".
6. Section 5.17(1)(a) of By-law 22-90, as amended, is hereby amended by deleting "industrial" and substituting the following therefor: "an *industrial use* and any use permitted in the M1 Zone that is not otherwise mentioned in this subsection."
7. Section 24.98(h) of By-law 22-90, as amended, is hereby amended by substituting "*recreational establishment*" for "a commercial recreation facility or indoor participant recreation facility."
8. Section 5.17(1)(a) of By-law 22-90, as amended, is hereby amended by substituting "*recreational establishment*" for "indoor participant recreation facility".
9. The heading of Section 5.2 of By-law 22-90, as amended, is hereby amended to read as follows: "*Accessory Buildings and Accessory Structures* in all Zones except the M1 Zone".
10. Section 2 of By-law 22-90, as amended, is hereby further amended by adding the following text thereto:
  - 2.0 "**ABUT**" means adjoining, and a *lot* that is separated by a *street* or *lane* with a width of up to 30 metres will be deemed to abut.
  - 2.59 "**INDUSTRIAL USE**" means a manufacturing, assembling, processing, fabricating, refining, repairing, recycling, warehousing, storage or wholesaling

use.”

11. Section 5.13 of By-law 22-90, as amended, is hereby amended to read as follows:

“5.13 **Height Exceptions**

Notwithstanding the *height* provisions, nothing in this By-law shall apply to prevent the erection of a church spire, belfry, clock tower, chimney, elevator enclosure, equipment penthouse, silo which forms part of a barn, municipal water storage facility, windmill, radio tower or antenna, radar tower or antenna, or television tower or antenna but this provision shall not include a *satellite dish*.”

12. Sections 19.1 and 19.2 of By-law 22-90, as amended, is hereby deleted and the following substituted therefor:

“19.1 **Permitted Uses**

*an adult entertainment parlour*

*an automotive use*

*a bulk fuel storage establishment*

*a business or professional office, including an information processing use*

*a caterer's establishment*

*a communications and broadcasting establishment*

*a contractor or tradesman establishment*

*an industrial use*

*a lumber yard*

*a machine shop*

*a nursery school with no outdoor play area*

*a public storage unit*

*a recreational establishment*

*a recycling depot*

*a repair and service establishment, excluding an automotive use and a personal service shop*

*a research and development use*

*a truck or bus storage terminal*

*a vehicle storage facility*

*a welding shop*

*an accessory use including office and open storage uses*

*a retail store or service establishment as an accessory use on the same lot and occupying less than 20% of the main level floor area of the premises occupied by the primary use*

### 19.2 Prohibited Uses

an abattoir or meat packing plant  
 animal research  
 asbestos products manufacturing  
 an asphalt or concrete batching plant, including a *portable asphalt plant*  
 bone boiling, blood boiling, blood drying, rendering  
 explosives manufacturing  
 fish products processing, oil extraction from fish and animal matter  
 hide processing  
 a junk, scrap or wrecking yard and a *salvage yard* but excluding a *recycling depot*  
 manufacturing and storage of animal and fish matter fertilizers  
 medical waste storage and disposal  
 a nuclear power plant or other facility involving nuclear power  
 petroleum refining  
 a pulp and paper mill  
 a primary metal industry  
 research and development related to any prohibited use  
 a sugar refinery  
 a vegetable oil mill

### 19.3 Regulations

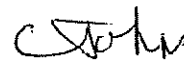
1)	<i>Lot Area</i> (minimum)	2,000 sq. metres
2)	<i>Lot Frontage</i> (minimum)	30.0 metres
3)	<i>Front Yard</i> (minimum)	6.0 metres, which shall be landscaped with the exception of driveway areas
4)	<i>Exterior Side Yard</i> (minimum)	3.0 metres which shall be landscaped with the exception of driveway areas
5)	<i>Interior Side Yard</i> (minimum)	9.0 metres from a <i>side lot line</i> that <i>abuts</i> a D, ER, R, RM or INST Zone; 3.0 metres in all other cases
6)	<i>Rear Yard</i> (minimum)	9.0 metres from a <i>rear lot line</i> that <i>abuts</i> a D, ER, R, RM or INST Zone; 6.0 metres in all other cases
7)	<i>Height</i> (maximum)	9.0 metres within 30 metres of a D, ER, R, RM or INST Zone; 18.0 metres in all other cases
8)	<i>Lot Coverage</i> (maximum)	60%

- 9) An open storage area, including a vehicle storage area, shall be located to the rear of the front wall of the main building, but are not permitted in any *yard* that *abuts* a D, ER, R, RM or INST Zone.
- 10) An open storage or display area, including a vehicle storage or display area, will be screened by a wall, fence or planting in such a manner that the stored or displayed materials, products or vehicles are not visible from a *street* or from a *lot* in a D, ER, R, RM or INST Zone.
- 11) The outdoor display of new goods, including vehicles, produced by or otherwise associated with an *industrial use* or *automotive use* on the same lot, is permitted in a *front yard* or an *exterior side yard*, but only within a single area that is at least 6.0 metres from the *street line* and that occupies up to 20% of the *front yard* or *exterior side yard*, as the case may be. Such display areas shall not be used for outdoor storage.
- 12) Loading areas are not permitted in any *yard* that *abuts* a D, ER, R, RM or INST Zone.
- 13) All required *yards* that *abut* a D, ER, R, RM or INST Zone shall be landscaped.
- 14) With the exception of a security post, all *accessory buildings* and *accessory structures* shall be located to the rear of the front wall of the main building.
- 15) *Accessory buildings* and *accessory structures*, excluding silos and tanks with a *height* exceeding four metres, are subject to the following requirements:
- (a) *Lot Coverage* (maximum) 10%
  - (b) *Height* (maximum) 4.0 metres
  - (c) *Side Yard* (minimum) 1.2 metres
  - (d) *Rear Yard* (minimum) 1.2 metres
- 16) An *adult entertainment parlour* is permitted only in a free-standing *structure* and shall be located no closer than 500 metres in a continuous path over the shortest distance from a residence or a Residential or Institutional Zone.
- 17) Each of the following uses are permitted only as the sole use on a *lot*, but one or more establishments may be devoted to the same use on the same *lot*:
- (a) an *automotive use*
  - (b) a *contractor or tradesman establishment*
  - (c) a *lumber yard*

READ THREE TIMES AND FINALLY PASSED IN OPEN COUNCIL THIS 26TH DAY OF NOVEMBER, 2001.



Drew Brown, Mayor



Cheryl Johns, Clerk.