

Section 6.4.27.2

(580.44)

**COMMERCIAL 9**

**C9**

**Permitted Uses and Minimum Site Area**

Permitted Use	Required Site Area
a) Hotel -Each Unit	100m <sup>2</sup>
b) Neighbourhood Pub	n/a
c) Recreation Facility	n/a
d) Residential Use subject to any covenant registered on the Land under Section 219 of the <i>Land Title Act</i> - per townhouse unit	325m <sup>2</sup>
- per apartment unit	200m <sup>2</sup>
e) Resort Condominium - per townhouse unit	325m <sup>2</sup>
- per apartment unit	200m <sup>2</sup>
f) Restaurant	n/a
g) Motel - each unit	100m <sup>2</sup>
h) Liquor Store	

**Maximum Number and Size of Buildings and Structures**

Height	7.5 m
Parcel Coverage	40%

**Required Site Area**

The required site area may be reduced by an amount equal to 25% of the Required Site Area multiplied by the percentage of on-site parking which is provided in an underground parking structure.

**Minimum Setback Requirements**

Front lot line	4.5 m
Interior side lot lines	3.0 m
Exterior side lot line	3.0 m
Rear lot line	4.5 m

Except:

- a) where any part of a parcel contains a watercourse then the regulations in Section 3 of this part shall apply.
- b) that any roof overhang, eave, cornice or gutter may project up to a maximum of 1.0m into any required setback area.

**Parking**

Despite the parking requirement under 'Schedule 6B' of this bylaw, required parking spaces for 'Residential Use' in this zone shall be the same as for 'resort condominium' use.