

Section 6.4.51

(580.61, 580.71)

INDUSTRIAL 1

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Permitted Uses

Permitted Use

- a) Heavy Equipment Display
- b) Light Industry
- c) Marshalling Yard
- d) Outdoor Sales
- e) Shipping Yard
- f) Transportation Terminal
- g) Recreation Facility
- h) Public Utility Use
- i) Public Parking Lot
- j) Accessory Dwelling Unit
- k) Animal Care

Density Bonus for Amenity

For density purposes, please refer to Section 6.3 (19) "Density Bonuses"

Maximum Number and Size of Buildings and Structures

Accessory Dwelling units/parcel	1
Height	8.0 m
Parcel Coverage	75%

Minimum Setback Requirements

Front lot line	6.0 m
Exterior side lot line	6.0 m
Other lot lines	3.0 m

Except:

- a) where the adjoining parcel is zoned commercial or industrial then the setback from the common interior side lot line may be reduced to zero;
- b) where any part of a parcel is adjacent to or contains a watercourse then the regulations in Section 3 of this Part shall apply.
- c) that any roof overhang, eave, cornice or gutter may project up to a maximum of 1.0m into any required setback area.