

SECTION 298

SPECIAL DISTRICT 268 (SP.268)

298.1 For the purpose of this by-law, land use district "Special District 268" is hereby established and may be referred to as the symbol "SP.268".

PERMITTED USES:

298.2 No person shall within an SP.268 district use any land or erect, alter or use any building or part thereof for any purpose other than:

- a) a video rental establishment
- b) a personal service use
- c) a sub post-office
- d) a dry cleaning depot
- e) a place of assembly
- f) a private club
- g) a place of entertainment
- h) an art school, music school, dance school or fine arts school
- j) a gymnasium or health club
- k) a place of amusement
- l) a hotel
- m) a restaurant
- n) a service station
- o) a car wash
- p) a public garage
- q) a retail establishment for the sale of:
 - i) motor vehicles
 - ii) motor vehicle parts
 - iii) building products and contractor supplies
 - iv) farm equipment
 - v) farm supplies, grain and feed
 - vi) boats, trailers, travel trailers and mobile homes
 - vii) furniture and appliances.
- r) a nursery or greenhouse
- s) a funeral parlour
- t) a police station
- u) an ambulance station
- v) a fire hall
- w) a church
- x) a library, museum or art gallery
- y) an animal hospital or veterinary office
- z) a rental establishment
- aa) a printing shop
- bb) a flea market
- cc) an auction hall
- dd) a parking lot or parking garage
- ee) a miniature golf course

REGULATIONS

298.3 No person shall within an SP.268 district use any land or erect, alter or use any building or part thereof except in accordance with the following regulations:

Type	Requirement
a) minimum lot width	30 metres
b) minimum lot depth	45 metres
c) minimum building setback - side lot line or rear lot line	the lesser of the existing setback or 10 metres
d) maximum building coverage	20%
e) maximum building height	2 storeys
f) minimum landscaped open space	15% of the area of the lot
g) landscaped open space shall be provided and maintained in accordance with the following: i) the lesser of the existing landscaped open space or 10 metres along a lot line abutting a residential district ii) the lesser of the existing landscaped open space or 1.5 metres along all other lot lines provided such open space may be interrupted by driveways	
h) planting strips and/or privacy fencing shall be required to be constructed and maintained within the landscaped open space along a lot line abutting a residential district	
j) an accessory building, waste receptacle or garbage storage area may be erected or located within the district, excepting within the minimum required landscaped open space area, provided the following regulations are complied with: i) minimum building setback ii) maximum building height iii) maximum building or site area	3 metres 3 metres 15 square metres
k) for purposes of this district up to 10% of the area between the front face of a building and the front lot line may be used for the open display of merchandise associated with uses (n), (o), (p), (z), (bb) and (cc)	
298.4 SP.268 District is hereby designated as a commercial district	