


BY-LAW 2024-19 - OFFICE CONSOLIDATION

9.4 PERMITTED USES AND ZONE STANDARDS

Permitted uses and zone standards are contained within the following tables:

9.4.1 EMP-GE (EMPLOYMENT - GENERAL EMPLOYMENT)

EMP-GE (EMPLOYMENT - GENERAL EMPLOYMENT)	
<p>9.4.1.1 Permitted Uses</p> <p>a) <u>Industrial use</u> (1)</p> <p>b) <u>Business office</u> (2) (4)</p> <p>c) <u>Film studio</u></p> <p>d) <u>Retail store</u> (3) (5)</p> <p>e) <u>Service and repair establishment</u> (3)</p> <p>f) The following <u>uses</u> that legally existed on the <u>lot</u> on the date of the passing of this By-law:</p> <p>i) <u>Restaurant</u> (3)</p> <p>ii) <u>Artist studio</u></p> <p>iii) <u>Commercial school</u></p> <p>iv) <u>Business office</u></p> <p>v) <u>Motor vehicle repair and body shop</u></p> <p>vi) <u>Crematorium</u></p> <p>vii) <u>Asphalt plant</u> (1)</p> <p>viii) <u>Concrete batching plant</u> (1)</p> <p>ix) <u>Transport terminal</u> (1)</p> <p>x) <u>Outdoor storage use</u></p> <p>g) Any <u>use</u> not listed above that legally existed on the date this By-law was enacted by <u>Council</u> (6)</p>	<p>The Employment - General Employment (EMP-GE) <u>zone</u> applies to lands within the 'General Employment' designation shown on <u>Map 3</u> of the <u>Official Plan</u>.</p> <p>The General Employment designation is characterized by large properties to accommodate single and multiple unit manufacturing, processing and warehousing <u>uses</u> and accessory office, retail or service <u>uses</u>. Consistent with the <u>Official Plan</u>, the preservation of this designation from incompatible and, or sensitive land <u>uses</u> and other non-industrial <u>uses</u> is of importance.</p> 
Special Use Provisions	
<p>(1) <u>Accessory outdoor storage</u> is permitted however, shall not include the <u>outdoor storage</u> of livestock</p> <p>(2) This <u>use</u> is only permitted accessory to an <u>industrial use</u> provided that it is located within the same <u>premises</u> as the <u>industrial use</u></p> <p>(3) This <u>use</u> is only permitted accessory to an <u>industrial use</u> and provided that it is located in the same <u>premises</u> as <u>industrial use</u>. This <u>use</u> shall not exceed the lesser of 500 square metres of <u>gross</u></p>	