

Section 14 – Commercial Zones

14.1 C1 – Local Commercial

14.1.1 Purpose

The purpose is to provide a **zone** for a limited range of local convenience services required by both the urban and rural population.

14.1.2 Principal Uses

The **principal uses** in this **zone** are:

- (a) **agricultural machinery services** on **sites** where **agricultural machinery services** were in existence prior to July 1st, 1998
- (b) **child care centre, major**
- (c) **community garden**
- (d) **gas bars**, on **sites** where **gas bars** were in existence prior to July 1st, 1998
- (e) **personal service establishments**
- (f) **retail stores, convenience**

14.1.3 Secondary Uses

The **secondary uses** in this **zone** are:

- (a) **agriculture, urban**
- (b) **amusement arcades, minor**
- (c) **apartment housing**
- (d) **child care centre, minor**
- (e) **home based businesses, minor**
- (f) **residential security/operator unit**

14.1.4 Subdivision Regulations

- (a) The minimum **lot width** is 18.0 m, except it shall be 40.0 m if it is not located on a **lane**.
- (b) The minimum **lot depth** is 30.0 m.
- (c) The minimum **lot area** is 830 m².
- (d) The maximum **lot area** is 1500 m².

14.1.5 Development Regulations

- (a) the maximum **site coverage** is 35%.
- (b) The maximum **height** is the lessor of 10.5 m or 2½ **storeys**.
- (c) The minimum **front yard** is 4.5 m.
- (d) The minimum **side yard** is 2.0 m for a 1 or 1½ **storey building** or an accessory **building** or **structure** and 3.0 m for a 2 **storey building**, except it is 4.5 m from a **flanking street**.
- (e) The minimum **rear yard** is 3.0 m, except it is 6.0 m where it abuts a residential **zone**.

14.1.6 Other Regulations

- (a) Apartment housing requires access to grade separate from the **commercial uses**.
- (b) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development, yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.

**14.2 C2 – Neighbourhood Commercial/
C2rls – Neighbourhood Commercial (Retail Liquor Sales)
C2rcs – Neighbourhood Commercial (Retail Cannabis Sales)
C2rls/rcs – Neighbourhood Commercial (Retail Liquor Sales/Retail Cannabis Sales)**

14.2.1 Purpose

The purpose is to provide a **zone** for the range of services needed on a day to day basis by residents within their neighbourhoods.

14.2.2 Principal Uses

The **principal uses** in this **zone** are:

- (a) animal clinics, minor
- (b) child care centre, major
- (c) community garden
- (d) financial services
- (e) food primary establishment
- (f) gas bars
- (g) health services
- (h) liquor primary establishment, minor
- (i) offices
- (j) participant recreation services, indoor
- (k) personal service establishments
- (l) public libraries and cultural exhibits
- (m) recycled materials drop-off centres
- (n) retail stores, convenience
- (o) supportive housing

14.2.3 Secondary Uses

The **secondary uses** in this **zone** are:

- (a) agriculture, urban
- (b) amusement arcades, minor
- (c) apartment housing
- (d) child care centre, minor
- (e) group homes, minor
- (f) home based businesses, minor
- (g) residential security/operator unit
- (h) retail cannabis sales establishment (C2rcs and C2rls/rcs only)
- (i) retail liquor sales establishment (C2rls only)

14.2.4 Subdivision Regulations

- (a) The minimum **lot width** is 40.0 m.
- (b) The minimum **lot depth** is 30.0 m.
- (c) The minimum **lot area** is 1500 m².
- (d) The maximum **lot area** is 1.0 ha.

14.2.5 Development Regulations

- (a) The maximum commercial **floor area ratio** is 0.3. In addition, a residential **floor area ratio** of 0.2 is permitted.
- (b) The maximum **site coverage** is 40%.
- (c) The maximum **height** is the lesser of 10.5 m or 2½ **storeys**.
- (d) The minimum **front yard** is 4.5 m.
- (e) The minimum **side yard** is 2.0 m for a 1 or 1½ **storey** portion of a **building** or an **accessory building** or **structure** and 3.0 m for a 2 or 2½ **storey** portion of a **building**, except it is 4.5 m from a **flanking street**.
- (f) The minimum **rear yard** is 3.0 m, except it is 6.0 m where it abuts a residential **zone**.

14.2.6 Other Regulations

- (a) **Apartment housing** requires access to grade separate from the **commercial uses**.
- (b) A minimum area of 6.0 m² of **private open space** shall be provided per **bachelor dwelling** or **group home bedroom**, 10.0 m² of **private open space** shall be provided per 1 **bedroom dwelling**, and 15.0 m² of **private open space** shall be provided per **dwelling** with more than 1 **bedroom**.
- (c) **Gas bars** are permitted only on **sites abutting** the following arterial roadways: Benvoulin, Glenmore, Gordon, Harvey, Hollywood, Highway 33, K.L.O., Lakeshore, Rutland, Spall, and Springfield.
- (d) Individual **offices** and **retail stores – convenience** shall not have a **gross floor area** greater than 235m². Where two or more **retail stores – convenience** share a common retail space each may have a gross floor area of no greater than 235m².
- (e) **Financial services** shall have a maximum total **gross floor area** of 500 m² unless a larger branch of the **Financial services** establishment is located within the C7 zone.
- (f) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development**, **yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.
- (g) Drive-in food services are not a permitted form of development in this zone.

- 14.3 C3 – Community Commercial/**
C3lp/rls – Community Commercial (Liquor Primary/Retail Liquor Sales)
C3rls – Community Commercial (Retail Liquor Sales)
C3lp – Community Commercial (Liquor Primary)
C3rcs – Community Commercial (Retail Cannabis Sales)
C3lp/rcs – Community Commercial (Liquor Primary/Retail Cannabis Sales)
C3rls/rcs – Community Commercial (Retail Liquor Sales/Retail Cannabis Sales)
C3lp/rls/rcs – Community Commercial (Liquor Primary/Retail Liquor Sales/Retail Cannabis Sales)

14.3.1 Purpose

The purpose is to provide a **zone** for the **development** of community commercial centres to serve more than one neighbourhood.

14.3.2 Principal Uses

The **principal uses** in this **zone** are:

- (a) amusement arcades, major
- (b) animal clinics, minor
- (c) breweries and distilleries, minor
- (d) broadcasting studios
- (e) business support services
- (f) child care centre, major
- (g) commercial schools
- (h) community garden
- (i) custom indoor manufacturing
- (j) emergency and protective services
- (k) financial services
- (l) food primary establishment
- (m) gas bars
- (n) government services
- (o) group homes, major
- (p) health services
- (q) hotels
- (r) liquor primary establishment, major (C3lp and C3lp/rls only)
- (s) liquor primary establishment, minor
- (t) motels
- (u) non-accessory parking
- (v) offices
- (w) participant recreation services, indoor
- (x) personal service establishments
- (y) private clubs
- (z) recycled materials drop-off centres
- (aa) religious assemblies
- (bb) retail cannabis sales establishment (C3rcs, C3lp/rcs, C3rls/rcs and C3lp/rls/rcs only)
- (cc) retail liquor sales establishment (C3lp and C3lp/rls only)
- (dd) retail stores, convenience
- (ee) retail stores, general
- (ff) service stations, minor
- (gg) spectator entertainment establishments
- (hh) supportive housing
- (ii) temporary parking lot
- (jj) temporary shelter services
- (kk) used goods stores
- (ll) utility services, minor impact

14.3.3 Secondary Uses

The **secondary uses** in this **zone** are:

- (a) **agriculture, urban**
- (b) **amusement arcades, minor**
- (c) **apartment housing**
- (d) **child care centre, minor**
- (e) **congregate housing**
- (f) **home based businesses, minor**
- (g) **residential security/operator unit**
- (h) **short-term rental accommodation**, subject to section 9.17 of this Bylaw

14.3.4 Subdivision Regulations

- (a) The minimum **lot width** is 13.0 m, except it is 40.0 m if there is no **abutting lane**.
- (b) The minimum **lot depth** is 30.0 m.
- (c) The minimum **lot area** is 460 m², except it is 1300 m² if there is no **abutting lane**.

14.3.5 Development Regulations

- (a) The maximum commercial **floor area ratio** is 1.0.
- (b) The maximum **site coverage** is 50%.
- (c) The maximum **height** is the lesser of 15 m or 4 **storeys**.
- (d) The minimum **front yard** is 3.0 m.
- (e) The minimum **side yard** is 0.0 m, except it is 2.0 m from a **flanking street** or where the **site** abuts a residential **zone** other than an RU₁, RU₂, RU₃, and RU₄ **zone**. In these latter **zones**, the minimum **side yard** is the greater of 4.5 m or half the **height** of the **building**.
- (f) The minimum **rear yard** is 0.0 m, except it is 6.0 m where **abutting** a residential **zone**.

14.3.6 Other Regulations

- (a) Apartment housing and **major group homes** are allowed only above the **first storey** and requires access to grade separate from the **commercial uses**.
- (b) A minimum area of 6.0 m² of **private open space** shall be provided per **bachelor dwelling** or **group home bedroom**, 10.0 m² of **private open space** shall be provided per 1 **bedroom dwelling**, and 15.0 m² of **private open space** shall be provided per **dwelling** with more than 1 **bedroom**.
- (c) Financial services shall have a maximum total **gross floor area** of 500 m² unless a larger branch of the Financial services establishment is located within the C₇ zone.
- (d) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development, yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.

- 14.4 C4 – Urban Centre Commercial/**
C4rls – Urban Centre Commercial (Retail Liquor Sales)
C4lp – Urban Centre Commercial (Liquor Primary)
C4lp/rls – Urban Centre Commercial (Liquor Primary/Retail Liquor Sales)
C4rcs – Urban Centre Commercial (Retail Cannabis Sales)
C4lp/rcs – Urban Centre Commercial (Liquor Primary/Retail Cannabis Sales)
C4rls/rcs – Urban Centre Commercial (Retail Liquor Sales/Retail Cannabis Sales)
C4lp/rls/rcs – Urban Centre Commercial (Liquor Primary/Retail Liquor Sales/Retail Cannabis Sales)
C4r – Urban Centre Commercial (Residential Rental Tenure Only)

14.4.1 Purpose

The purpose is to provide a **zone** for the **development** of community commercial centres to serve more than one neighbourhood.

14.4.2 Principal Uses

The **principal uses** in this **zone** are:

- (a) **amusement arcades, major**
- (b) **animal clinics, minor**
- (c) **[deleted]**
- (d) **apartment housing**
- (e) **boarding or lodging houses**
- (f) **breweries and distilleries, minor**
- (g) **broadcasting studios**
- (h) **business support services**
- (i) **child care centre, major**
- (j) **commercial schools**
- (k) **community garden**
- (l) **congregate housing**
- (m) **custom indoor manufacturing**
- (n) **emergency and protective services**
- (o) **financial services**
- (p) **food primary establishment**
- (q) **funeral services**
- (r) **gas bars**
- (s) **government services**
- (t) **group homes, major**
- (u) **health services**
- (v) **hotels**
- (w) **liquor primary establishment, major (C4lp and C4lp/rls only)**
- (x) **liquor primary establishment, minor**
- (y) **micro suites housing**
- (z) **motels**
- (aa) **multiple dwelling housing**
- (bb) **non-accessory parking**
- (cc) **offices**
- (dd) **participant recreation services, indoor**
- (ee) **personal service establishments**
- (ff) **private clubs**
- (gg) **public libraries and cultural exhibits**
- (hh) **recycled materials drop-off centres**
- (ii) **religious assemblies**
- (jj) **retail cannabis sales establishment (C4rcs, C4lp/rcs, C4rls/rcs and C4lp/rls/rcs only)**

- (kk) retail liquor sales establishment (C4rls and C4lp/rls only)
- (ll) retail stores, convenience
- (mm) retail stores, general
- (nn) spectator entertainment establishments
- (oo) supportive housing
- (pp) temporary parking lot
- (qq) temporary shelter services
- (rr) thrift stores
- (ss) used goods stores
- (tt) utility services, minor impact

14.4.3 Secondary Uses

The secondary uses in this zone are:

- (a) agriculture, urban
- (b) amusement arcades, minor
- (c) [deleted]
- (d) child care centre, minor
- (e) home based businesses, minor
- (f) short-term rental accommodation, subject to section 9.17 of this Bylaw

14.4.4 Subdivision Regulations

- (a) The minimum **lot width** is 13.0 m, except it is 40.0 m if there is no **abutting lane**.
- (b) The minimum **lot depth** is 30.0 m.
- (c) The minimum **lot area** is 460 m², except it is 1300 m² if there is no **abutting lane**.

14.4.5 Development Regulations

(a) Floor area ratio:

1. For developments having only commercial uses, the maximum **floor area ratio** is 1.0.
2. For mixed-use developments, the maximum **floor area ratio** is 1.3, except if one or more of the following bonuses apply, where the total maximum allowable **floor area ratio** with bonusing must not exceed 2.35:
 - i. [deleted]
 - ii. Where **parking spaces** are provided totally beneath habitable space of a principal **building** or beneath useable common amenity areas providing that in all cases, the **parking spaces** are screened from view, an amount may be added to the **floor area ratio** equal to 0.2 multiplied by the ratio of such **parking spaces** to the total required **parking spaces**, but in no case shall this amount exceed 0.2;
 - iii. Where all **parking spaces** are located within a structure parkade and where there is a co-op/ car sharing program provided, a bonus of 0.84 may be added to the **floor area ratio**. This density bonus is only applicable to properties located in the South Pandosy Urban Centre; and/or
 - iv. Where in addition to the required **open space**, a publicly accessible **public courtyard** located at grade level and where a **green roof** is also provided, a bonus of 0.18 may be added to the **floor area ratio**.

- v. Five and six storey buildings can add a 0.2 Floor Area Bonus and if the property is located within the Rutland Urban Centre and has the Residential Rental Tenure Only subzone a further 0.2 Floor Area Bonus can be applied.
- (b) The maximum **site coverage** is 75%.
 - (c) The maximum **height** is the lesser of 15.0 m or 4 **storeys** in the South Pandosy and Rutland Urban Centres. In the Midtown Urban Centre, maximum **height** is the lesser of 15.0 m or 4 **storeys**, except that for **hotels** and **apartment housing** it shall be the lesser of 37.0 m or 12 **storeys**. In all other areas, the maximum **height** shall be the lesser of 15.0 m or 4 **storeys**. For mixed-use developments located in Urban Centres, where parking is located entirely below natural grade and provides a co-op / car sharing program, and provides a **public courtyard** and **green roof**, the maximum building height shall be the lesser of 25.0 m or 7 **storeys**.
 - (d) The minimum **front yard** is 0.0 m, except **non-accessory parking** shall have a landscaped buffer in accordance with Section 7.
 - (e) The minimum **side yard** is 0.0m, except it is 2.0m where the **site** abuts a residential **zone** other than an RU₁, RU₂, RU₃ or RU₄ zone, in which case the minimum **side yard** is the greater of 4.5m or half the **height** of the **building**. From a **flanking street** the minimum **side yard** is 0.0m
 - (f) The minimum **rear yard** is 0.0 m, except it is 6.0 m where **abutting** a residential **zone**.
 - (h) For Mid-Rise and High-Rise structures:
 - i. Any portion of a building above 16.0 m or 4 **storeys** (whichever is lesser) in **height** must setback a minimum of 3.0 m from all sides, except when abutting a laneway.
 - ii. For structures taller than 40.0 m or 12 **storeys** (whichever is lesser) in **height**, the floor plate above the 16.0 m or 4 **storeys** (whichever is lesser) cannot exceed:
 - (a) 750m² for residential use.
 - (b) 850 m² for **hotel** use.
 - (c) 930m² for office use.

14.4.6 Other Regulations

- (a) Apartment housing and **major group homes** require access to grade separate from the **commercial uses**. In the case of elevator equipped **buildings, uses** can share elevators provided security measures are in place to restrict access to residential areas.
- (b) A minimum area of 6.0 m² of **private open space** shall be provided per **bachelor dwelling, congregate housing bedroom** or **group home bedroom**, 10.0 m² of **private open space** shall be provided per 1 **bedroom dwelling**, and 15.0 m² of **private open space** shall be provided per **dwelling** with more than 1 **bedroom**.
- (c) **Drive-in food services** shall only be permitted on properties fronting a provincial highway.
- (d) **Financial services** shall have a maximum total **gross floor area** of 500 m² unless a larger branch of the **Financial services** establishment is located within the Downtown Urban Centre.

- (e) Any building located on streets classified as a collector or arterial as identified in the OCP Map 7.3 – 20 Year Major Road Network and Road Classification Plan shall provide a functional commercial space on the first floor, which must occupy a minimum of 90% of all street frontages, OR a minimum of 75% on secondary **street** frontages provided 100% of the principal frontage has a functional commercial space. Access driveways or other portions of the **street** frontage not used as a **building** will not be considered for the purpose of this calculation. For properties located within the Rutland Urban Centre, Map 14.4 Commercial/Residential Frontage Regulations applies.

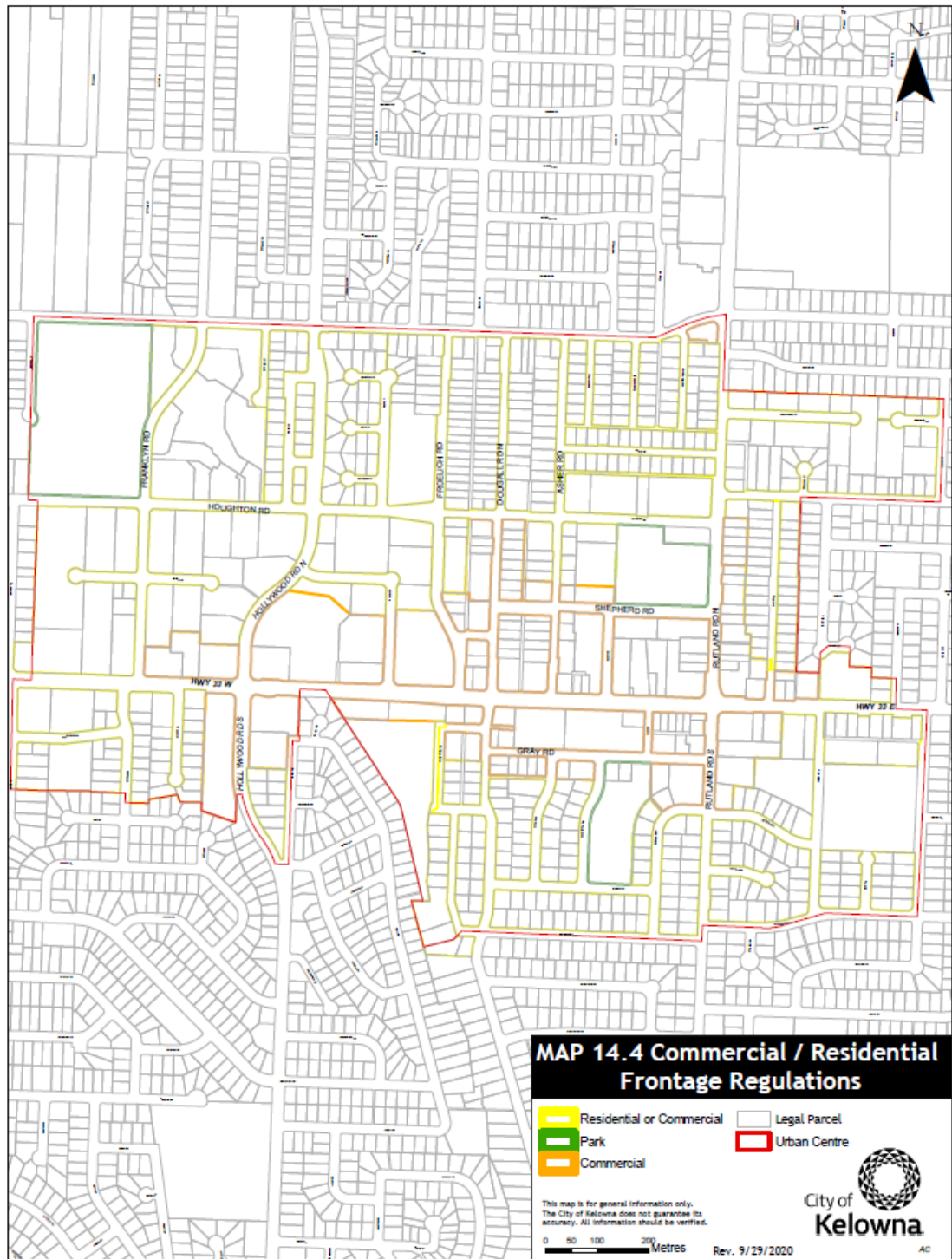
- (f) In addition to the regulations listed above, other regulations may apply. These include the general development regulations of Section 6 (accessory development, yards, projections into yards, accessory development, lighting, stream protection, etc.), the landscaping and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific use regulations of Section 9.

- (g) In the C4r zones, any **Multiple Dwelling Housing** unit shall be restricted to a **Residential Rental Tenure**.

14.4.7 Site Specific Uses and Regulations

Uses and regulations apply to the C4 - Urban Centre Commercial on a site-specific basis as follows:

| | Legal Description | Civic Address | Regulation |
|----|---|----------------------|--|
| 1. | Lot A Section 26 Township 26 ODYD Plan EPP117920 | 155-179 Rutland Rd N | Notwithstanding Section 14.4.5 (a), the maximum floor area ratio is 2.35 and Notwithstanding Section 14.4.5 (c), the maximum height is 8 storeys and 32.0 m. |



14.5 C5 – Transition Commercial

14.5.1 Purpose

The purpose is to provide a **zone** for limited commercial **development** on the fringe of community or town centre commercial areas or as a transition to **residential zones**.

14.5.2 Principal Uses

The **principal uses** in this **zone** are:

- (a) **boarding or lodging houses**
- (b) **child care centre, major**
- (c) **commercial schools**
- (d) **community garden**
- (e) **financial services**
- (f) **funeral services**
- (g) **government services**
- (h) **group homes, major**
- (i) **health services**
- (j) **offices**
- (k) **personal service establishments**
- (l) **Rapid Drive-Through Vehicle Services** – applicable only to Lot 27, Section 4, Township 23, ODYD, Plan KAP51847 (1975 Union Road)
- (m) **religious assemblies**
- (n) **retail stores, convenience**
- (o) **single detached housing**
- (p) **temporary shelter services**
- (q) **utility services, minor impact**

14.5.3 Secondary Uses

The **secondary uses** in this **zone** are:

- (a) **agriculture, urban**
- (b) **apartment housing**
- (c) **bed and breakfast homes**
- (d) **child care centre, minor**
- (e) **congregate housing**
- (f) **group homes, minor**
- (g) **home based businesses, minor**
- (h) **residential security/operator unit**
- (i) **row housing**
- (j) **short-term rental accommodation, subject to section 9.17 of this Bylaw**

14.5.4 Subdivision Regulations

- (a) The minimum **lot width** is 13.0 m, except it is 40.0 m if there is no **abutting lane**.
- (b) The minimum **lot depth** is 35.0 m.
- (c) The minimum **lot area** is 460 m², except it is 1300 m² if there is no **abutting lane**.

14.5.5 Development Regulations

- (a) The maximum commercial **floor area ratio** is 0.4. In addition, a residential **floor area ratio** of 0.2 is permitted for a total **floor area ratio** of 0.6.
- (b) The maximum **site coverage** is 40%.

- (c) The maximum **height** is the lessor of 9.5 m or 2½ **storeys**.
- (d) The minimum **front yard** is 4.5 m, except it is 6.0 m for a garage.
- (e) The minimum **site side yard** is 2.0 m for a 1 or 1½ **storey building** or an accessory **building** or **structure** and 2.3 m for a 2½ **storey building**, except it is 4.5 m from a **flanking street**.
- (f) The minimum **rear yard** is 6.0 m.

14.5.6 Other Regulations

- (a) Apartment housing and **major group homes** require access to grade separate from the **commercial uses**.
- (b) A minimum area of 6.0 m² of **private open space** shall be provided per **bachelor dwelling** or **group home bedroom**, 10.0 m² of **private open space** shall be provided per 1 **bedroom dwelling**, and 15.0 m² of **private open space** shall be provided per **dwelling** with more than 1 **bedroom**.
- (c) Individual **commercial uses** shall not have a **gross floor area** greater than 235 m².
- (d) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development**, **yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.

**14.6 C6 – Regional Commercial/
C6rls – Regional Commercial (Retail Liquor Sales)
C6lp – Regional Commercial (Liquor Primary)
C6lp/rls - Regional Commercial (Liquor Primary/ Retail Liquor Sales)
C6rcs - Regional Commercial (Retail Cannabis Sales)
C6lp/rcs - Regional Commercial (Liquor Primary/Retail Cannabis Sales)
C6rls/rcs - Regional Commercial (Retail Liquor Sales /Retail Cannabis Sales)
C6lp/rls/rcs - Regional Commercial (Liquor Primary/Retail Liquor Sales/Retail Cannabis Sales)**

14.6.1 Purpose

The purpose is to designate and preserve land for the **development** of larger **shopping centres** with a diversity of **uses**.

14.6.2 Principal Uses

The **principal uses** in this zone are:

- (a) amusement arcades, major
- (b) business support services
- (c) breweries and distilleries, minor
- (d) community garden
- (e) emergency and protective services
- (f) financial services
- (g) food primary establishment
- (h) gas bars
- (i) government services
- (j) health services
- (k) hotels
- (l) liquor primary establishment, major (C6lp only)
- (m) liquor primary establishment, minor
- (n) motels
- (o) non-accessory parking
- (p) offices
- (q) participant recreation services, indoor
- (r) personal service establishments
- (s) public libraries and cultural exhibits
- (t) recycled materials drop-off centres
- (u) religious assemblies
- (v) retail cannabis sales establishment (C6rcs, C6lp/rcs, C6rls/rcs and C6lp/rls/rcs only)
- (w) retail liquor sales establishment (C6rls only)
- (x) retail stores, convenience
- (y) retail stores, general
- (z) spectator entertainment establishments
- (aa) temporary parking lot

14.6.3 Secondary Uses

The **secondary uses** in this zone are:

- (a) **agriculture, urban**
- (b) **amusement arcades, minor**
- (c) **[deleted]**
- (d) **apartment housing**
- (e) **child care centre, major**
- (f) **home based businesses, minor**
- (g) **utility services, minor impact**
- (h) **residential security/operator unit**
- (i) **short-term rental accommodation**, subject to section 9.17 of this Bylaw
- (j) **supportive housing**

14.6.4 Subdivision Regulations

- (a) The minimum **lot width** is 100.0 m.
- (b) The minimum **lot depth** is 50.0 m.
- (c) The minimum **lot area** is 4 ha.

14.6.5 Development Regulations

- (a) The maximum **floor area ratio** is 0.4, except it is 1.0 for **hotels**.
- (b) The maximum **site coverage** is 40%.
- (c) The maximum **height** is the lesser of 15.0 m or 4 **storeys** except for **hotels** and **apartment housing**, it shall be the lesser of 37.0 m or 12 **storeys**.
- (d) The minimum **front yard** is 4.5 m for a 2½ or less **storey building** or an accessory **building** or **structure**, 15.0 m for a 3 **storey** portion of a **building**, and 26.0 m for any portion of a **building** over 3 **storeys**.
- (e) The minimum **side yard** is 4.5 m for a 2½ or less **storey building** or an accessory **building** or **structure**, 15.0 m for a 3 **storey** portion of a **building**, and 26.0 m for any portion of a **building** over 3 **storeys**.
- (f) The minimum **rear yard** is 4.5 m for a 2½ or less **storey building** or an accessory **building** or **structure**, 30.0 m for a 3 **storey** portion of a **building**, and 41.0 m for any portion of a **building** over 3 **storeys**.

14.6.6 Other Regulations

- (a) Apartment housing and **hotels** shall be developed according to the provisions of the **RM6 zone**.
- (b) **Offices** shall be restricted to real estate services.
- (c) **Financial services** shall have a maximum total **gross floor area** of 500 m² unless a larger branch of the **Financial services** establishment is located within the **C7 zone**.
- (d) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development, yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.

14.7 C7 – Central Business Commercial

C7rls – Central Business Commercial (Retail Liquor Sales)

C7lp – Central Business Commercial (Liquor Primary)

C7lp/rls – Central Business Commercial (Liquor Primary/Retail Liquor Sales)

C7rcs – Central Business Commercial (Retail Cannabis Sales)

C7lp/rcs – Central Business Commercial (Liquor Primary/Retail Cannabis Sales)

C7rls/rcs – Central Business Commercial (Retail Liquor Sales/Retail Cannabis Sales)

C7lp/rls/rcs – Central Business Commercial (Liquor Primary/Retail Liquor Sales/Retail Cannabis Sales)

C7r - Central Business Commercial (Residential Rental Tenure Only)

14.7.1 Purpose

The purpose of this zone is to designate and to preserve land for the orderly development of the financial, retail and entertainment, governmental, cultural and civic core of the Downtown while also encouraging high density mixed-use buildings.

14.7.2 Principal Uses

The principal uses in this zone are:

- (a) amusement arcade, major
- (b) apartment housing
- (c) apartment hotels
- (d) boarding or lodging houses
- (e) breweries and distilleries, minor
- (f) broadcasting studios
- (g) business support services
- (h) child care centre, major
- (j) commercial schools
- (k) community garden
- (l) community recreational services
- (m) congregate housing
- (n) custom indoor manufacturing/artist's studio
- (o) emergency and protective services
- (p) financial services
- (q) food primary establishment
- (r) funeral services
- (s) fleet services
- (t) gaming facilities
- (u) government services
- (v) health services
- (w) hotel

- (x) household repair services
- (y) liquor primary establishment, major (C7lp and C7lp/rls only)
- (z) liquor primary establishment, minor
- (aa) multiple dwelling housing
- (bb) non-accessory parking
- (cc) offices
- (dd) participant recreation services, indoor
- (ee) personal service establishments
- (ff) private clubs
- (gg) private education services
- (hh) public education services
- (ii) public libraries and cultural exhibits
- (jj) public parks
- (kk) recycled materials drop-off centres
- (ll) retail cannabis sales establishment (C7rcs, C7lp/rcs, C7rls/rcs and C7lp/rls/rcs only)
- (mm) retail liquor sales establishment (C7rls and C7lp/rls only)
- (nn) retail stores, convenience
- (oo) retail stores, general
- (pp) spectator entertainment establishments
- (qq) spectator sports establishments
- (rr) supportive housing
- (ss) temporary parking lot
- (tt) temporary shelter services
- (uu) thrift stores
- (vv) used goods stores
- (ww) utility services, minor impact

14.7.3 Secondary Uses

The secondary uses in this zone are:

- (a) agriculture, urban
- (b) amusement arcade, minor
- (c) child care centre, minor
- (d) home based businesses, minor
- (e) short-term rental accommodation, subject to section 9.17 of this Bylaw

14.7.4 Subdivision Regulations

- (a) The minimum lot width is 6.0 m.
- (b) The minimum lot depth is 30.0 m.
- (c) The minimum lot area is 200 m².

14.7.5 Development Regulations

- (a) The maximum allowable **height** shall be in accordance with the C7 – Map A Downtown Height Plan.
- (b) Where a property is not shown in the C7 Map A Downtown Height Plan, the maximum height shall be 22.0 m.
- (c) The maximum Floor Area Ratio is 9.0.
- (d) The minimum front yard is 0.0 m.
- (e) The minimum side yard is 0.0 m.
- (f) The minimum rear yard is 0.0 m.
- (g) There shall be a triangular setback 4.5 m in length abutting along the property lines that meet at each corner of an intersection, as shown in Figure 1. This setback will only be required at the first storey.

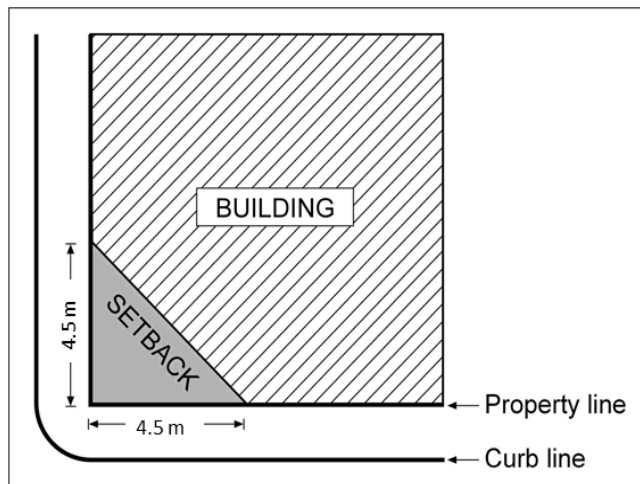


Figure 1

- (h) For Mid-Rise and High-Rise structures:
 - i. Any portion of a building above 16.0 m or 4 **storeys** (whichever is lesser) in **height** must setback a minimum of 3.0 m from all sides, except when abutting a laneway.
 - ii. For structures taller than 40.0 m or 12 **storeys** (whichever is lesser) in **height**, the floor plate above the 16.0 m or 4 **storeys** (whichever is lesser) cannot exceed:
 - (a) 750m² for residential use.
 - (b) 850 m² for **hotel** use.
 - (c) 930m² for office use.

CIVIC PRECINCT

Where within the area shown in C7 – Map B Civic Precinct and Retail Streets.

14.7.6 Development Regulations

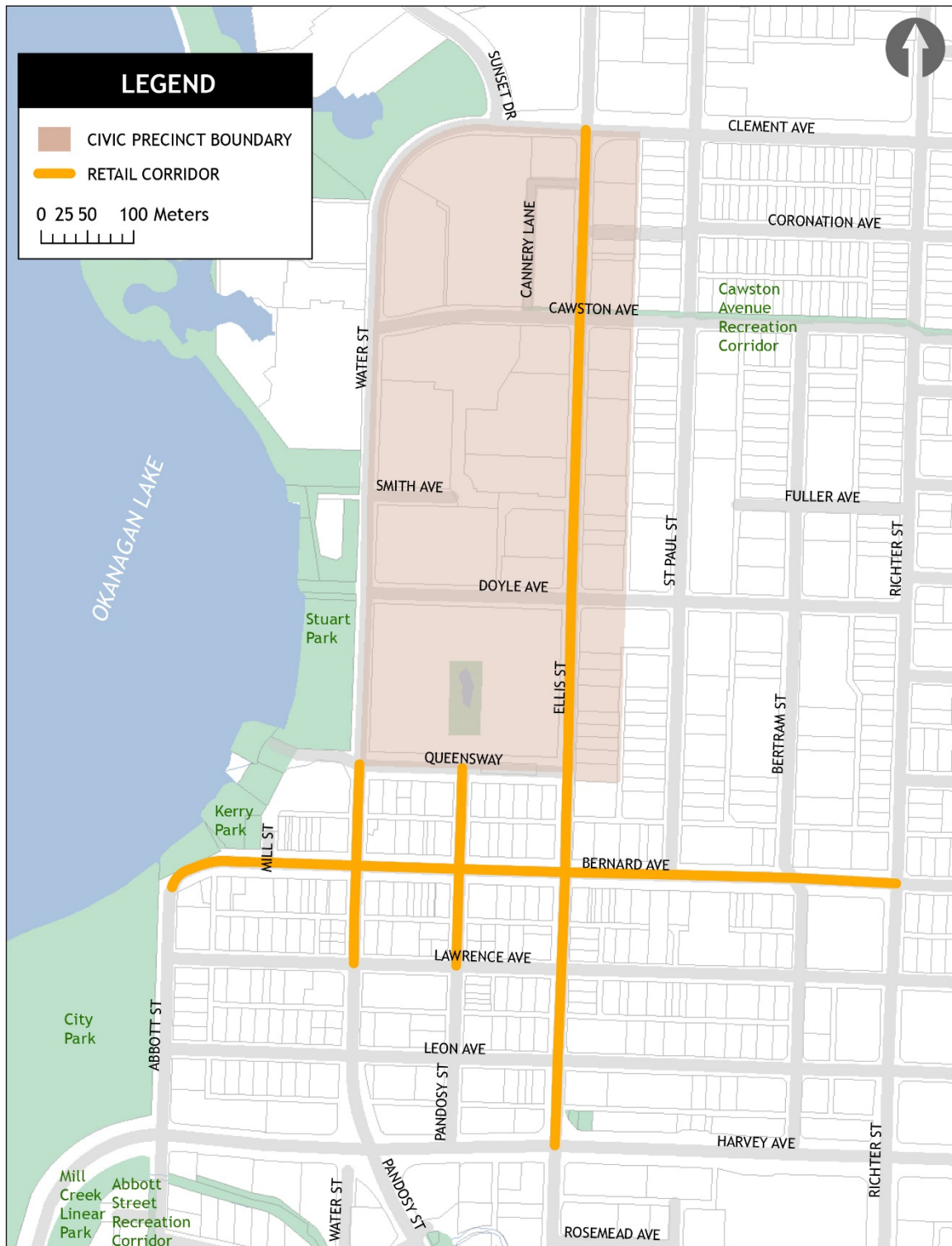
- (a) The maximum allowable **height** shall be in accordance with the maximum allowable height within the Civic Precinct, in accordance with the C7 – Map A Downtown Height Plan.
- (b) The maximum Floor Area Ratio is 9.0.
- (c) The minimum front yard is 0.0 m.
- (d) The minimum side yard is 0.0 m.
- (e) The minimum rear yard is 0.0 m.
- (f) Any portion of a building above 9.0 m in height must be a minimum of 3.0 m. from any property line abutting a street, as shown on C7 - Diagram B attached to this bylaw.
- (g) Any portion of a building above 9.0 m in height must be a minimum of 4.0 m from any property line abutting another property as illustrated on C7 - Diagram B attached to this bylaw.
- (h) A minimum separation distance of 25.0 m shall be provided where adjacent buildings are above 22.0m on the same block.
- (i) Any tower floor plate situated above 9.0 m in height but below 22.0 m in height cannot exceed 1,221.0 m².
- (j) Any tower floor plate situated above 22.0 m in height cannot exceed 676.0 m².
- (k) Any portion of a building above 22.0 m in height cannot exceed a continuous exterior horizontal dimension of 26.0 m.
- (l) Any portion of a building above 12.0 m in height cannot exceed a continuous exterior horizontal dimension of 40.0 m.
- (m) A continuous building frontage shall not exceed 50.0 m in length, and must be designed with appropriate architectural breaks such as a recessed courtyard, entry setback, breezeway, patio, or similar relief, where the length of the building exceeds 30.0 m.

14.7.7 Other Regulations

- (a) A minimum area of 6.0 m² of **private open space** shall be provided per **bachelor dwelling**, 10.0 m² of **private open space** shall be provided per **1-bedroom dwelling**, and 15.0 m² of **private open space** shall be provided per **dwelling** with more than **1 bedroom**.
- (b) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development**, **yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.
- (c) Drive-in food services are not a permitted form of development in this zone.
- (d) Development on streets identified as Retail Streets on C7 – Map B Civic Precinct and Retail Streets Floorplate and Section must provide a functional commercial, civic or cultural space on the first floor, which must occupy a minimum of 90% of all street frontages, OR a minimum of 75% on secondary street frontages provided 100% of the principal frontage has an active commercial, cultural or civic space.
- (e) Development on streets NOT identified as Retail Streets on C7 – Map B Civic Precinct and Retail Streets must provide a functional commercial, civic or cultural space, or ground oriented residential use, on the first floor, which must occupy a minimum of 90% of all street frontages, OR a minimum of 75% on secondary street frontages provided 100% of the principal frontage has an active commercial or residential space.
- (f) In the C7r zones, any **Multiple Dwelling Housing** unit shall be restricted to a **Residential Rental Tenure**.



C7 Map B – Civic Precinct and Retail Streets



**14.8 C8 – Convention Hotel Commercial/
C8rls – Convention Hotel Commercial (Retail Liquor Primary)
C8lp – Convention Hotel Commercial (Liquor Primary)**

14.8.1 Purpose

The purpose is to designate and preserve land for the orderly **development** of convention **hotel** facilities, **hotels** and **motels**.

14.8.2 Principal Uses

The **principal uses** in this **zone** are:

- (a) **community garden**
- (b) **exhibition and convention facilities**
- (c) **hotels**

14.8.3 Secondary Uses

The **secondary uses** in this **zone** are:

- (a) **agriculture, urban**
- (b) **amusement arcades, minor**
- (c) **[deleted]**
- (d) **breweries and distilleries, minor**
- (e) **child care centre, major**
- (f) **food primary establishment**
- (g) **gaming facilities**
- (h) **liquor primary establishment, major (C8lp only)**
- (i) **liquor primary establishment, minor**
- (j) **offices**
- (k) **personal service establishments**
- (l) **retail stores, convenience**
- (m) **retail stores, general**
- (n) **short-term rental accommodation, subject to section 9.17 of this Bylaw**

14.8.4 Subdivision Regulations

- (a) The minimum **lot width** is 40.0 m.
- (b) The minimum **lot depth** is 40.0 m.
- (c) The minimum **lot area** is 1.0 ha.

14.8.5 Development Regulations

- (a) The maximum **floor area ratio** is 1.5.
- (b) The maximum **site coverage** is 50%.
- (c) The maximum **height** is the lesser of 37.0 m or 12 **storeys**.

- (d) The minimum **front yard** is 4.5 m for a **building 3 storeys** or less, 15.0 m for a **4 storey** portion of a **building**, and 26.0 m for any portion of a **building** over 4 **storeys**.
- (e) The minimum **side yard** is 4.5 m for a **building 3 storeys** or less, 15.0 m for a **4 storey** portion of a **building**, and 26.0 m for any portion of a **building** over 4 **storeys**.
- (f) The minimum **rear yard** is 4.5 m for a **building 3 storeys** or less, 30.0 m for a **4 storey** portion of a **building**, and 41.0 m for any portion of a **building** over 4 **storeys**.

14.8.6 Other Regulations

- (a) All **commercial uses** shall be incorporated as an integral component of a **hotel**.
- (b) Individual **minor amusement arcades, offices, personal service establishments,** and general and **convenience retail stores** shall not have a floor area of greater than 90 m².
- (c) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development, yards,** projections into **yards,** accessory **development,** lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.
- (d) Drive-in food services are not a permitted form of development in this zone.

14.9 C9 – Tourist Commercial/
C9rls – Tourist Commercial (Retail Liquor Sales)
C9lp – Tourist Commercial (Liquor Primary)
C9lp/rls – Tourist Commercial (Liquor Primary/Retail Liquor Sales)
C9rcs – Tourist Commercial (Retail Cannabis Sales)
C9lp/rcs – Tourist Commercial (Liquor Primary/Retail Cannabis Sales)
C9rls/rcs – Tourist Commercial (Retail Liquor Sales/Retail Cannabis Sales)
C9lp/rls/rcs – Tourist Commercial (Liquor Primary/Retail Liquor Sales/Retail Cannabis Sales)

14.9.1 Purpose

The purpose is to designate and preserve land for the orderly **development** of commercial visitor accommodation.

14.9.2 Principal Uses

The **principal uses** in this zone are:

- (a) amusement arcades, major
- (b) amusement establishments, outdoor
- (c) [deleted]
- (d) boat storage
- (e) community garden
- (f) hotels
- (g) motels
- (h) participant recreation services, indoor
- (i) short-term rental accommodation, subject to section 9.17 of this Bylaw
- (j) temporary shelter services
- (k) tourist campsites
- (l) multiple dwelling housing

14.9.3 Secondary Uses

The **secondary uses** in this zone are:

- (a) agriculture, urban
- (b) amusement arcades, minor
- (c) child care centre, major
- (d) food primary establishment
- (e) liquor primary establishment, major (C9lp and C(lp/rls only)
- (f) liquor primary establishment, minor
- (g) offices
- (h) personal service establishments
- (i) residential security/operator unit
- (j) retail cannabis sales establishment (C9rcs, C9lp/rcs, C9rls/rcs and C9lp/rls/rcs only)
- (k) retail liquor sales establishment (C9rls and C9lp/rls only)
- (l) retail stores, convenience
- (m) home based business, minor

14.9.4 Subdivision Regulations

- (a) The minimum **lot width** is 30.0 m.

- (b) The minimum **lot depth** is 35.0 m.
- (c) The minimum **lot area** is 1800 m².

14.9.5 Development Regulations

- (a) The maximum **floor area ratio** is 0.5 except it is 1.5 for **multiple dwelling housing, short-term rental accommodation and hotels**.
- (b) The maximum **height** is the lesser of 11.0 m or 2 **storeys** except it is 22.0 m or 6 **storeys** for **multiple dwelling housing, short-term rental accommodation and hotels**.
- (c) The minimum **front yard** is 6.0 m.
- (d) The minimum **side yard** is 3.0 m, except it is 4.5 m on a **flanking street**.
- (e) The minimum **rear yard** is 4.5 m for a **motel** or an accessory **building** or **structure**, and 15.0 m for a **hotel**.
- (f) For Mid-Rise and High-Rise structures:
 - i. Any portion of a building above 16.0 m or 4 **storeys** (whichever is lesser) in **height** must setback a minimum of 3.0 m from all sides, except when abutting a laneway.
 - ii. For structures taller than 40.0 m or 12 **storeys** (whichever is lesser) in **height**, the floor plate above the 16.0 m or 4 **storeys** (whichever is lesser) cannot exceed:
 - (a) 750m² for residential use.
 - (b) 850 m² for **hotel** use.
 - (c) 930m² for office use.

14.9.6 Other Regulations

- (a) Go-kart tracks are allowed only on **sites** greater than 1.5 ha.
- (b) **Offices** are limited to those secondary to and serving the **principal use**.
- (c) Individual **minor amusement arcades, offices, convenience retail sales, and wine/beer stores** shall not have a floor area greater than 90 m².
- (d) Tourist campsites are allowed only on **sites** greater than 1.0 ha.
- (e) **Multiple dwelling housing, short-term rental accommodation, hotels, and motels** are permitted only when connected to **urban services**.
- (f) **Boat Storage use** is only permitted on property that **abuts** or is within 100 m of a public or private **boat launch** facility. **Structures** or **buildings** used for the purpose of storing boats or other marine equipment are limited to one **storey** or 6 m and must meet the siting requirements for **accessory buildings** or **structures**. In no case are boats or marine equipment permitted to exceed a single tier of storage.

- (g) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development, yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.

14.10 C10 – Service Commercial**C10lp – Service Commercial (Liquor Primary)****C10lp/rls – Service Commercial (Liquor Primary/Retail Liquor Sales)****C10rls – Service Commercial (Retail Liquor Sales)****C10rcs - Service Commercial (Retail Cannabis Sales)****C10rls/rcs – Service Commercial (Retail Liquor Sales/Retail Cannabis Sales)****C10lp/rcs - Service Commercial (Liquor Primary/Retail Cannabis Sales)****C10lp/rls/rcs - Service Commercial (Liquor Primary/Retail Liquor Sales/Retail Cannabis Sales)****14.10.1 Purpose**

The purpose is to designate and preserve land for the accommodation of a mix of **commercial uses**, including vehicular oriented areas, not provided for in other **zones**.

14.10.2 Principal Uses

The **principal uses** in this zone are:

- (a) animal clinics, major
- (b) animal clinics, minor
- (c) amusement arcades, major
- (d) automotive and minor recreation vehicle sales/rentals
- (e) automotive and equipment repair shops
- (f) auctioneering establishments
- (g) bingo facilities
- (h) breweries and distilleries, minor
- (i) broadcasting studios
- (j) business support services
- (k) child care centre, major
- (l) commercial schools
- (m) commercial storage
- (n) community garden
- (o) community recreation services
- (p) convenience vehicle rentals
- (q) equipment rentals
- (r) emergency and protective services
- (s) flea markets
- (t) fleet services
- (u) food primary establishment
- (v) funeral services
- (w) gas bars
- (x) government agencies
- (y) greenhouses and plant nurseries
- (z) household repair services
- (aa) liquor primary establishment, major (C10lp and C10lp/rls only)
- (bb) non-accessory parking
- (cc) offices, construction and development industry
- (dd) participant recreation services, indoor
- (ee) pawnshop
- (ff) private clubs
- (gg) rapid drive-through vehicle services
- (hh) recycled materials drop-off centres
- (ii) retail cannabis sales establishment (C10rcs, C10rls/rcs, C10lp/rcs, and C10lp/rls/rcs only)

- (jj) retail stores, service commercial
- (kk) service stations, minor
- (ll) supportive housing
- (mm) temporary parking lot
- (nn) temporary shelter services
- (oo) thrift stores
- (pp) truck and mobile home sales/rentals
- (qq) used goods stores
- (rr) utility services, minor impact
- (ss) vehicle and equipment sales/rentals, industrial
- (tt) vehicle and equipment services, industrial
- (uu) warehouse sales

14.10.3 Secondary Uses

The secondary uses in this zone are:

- (a) agriculture, urban
- (b) amusement arcades, minor
- (c) food primary establishment
- (d) liquor primary establishment, minor
- (e) residential security/operator unit
- (f) retail liquor sales establishment (C10lp/rls only)

14.10.4 Subdivision Regulations

- (a) The minimum **lot width** is 30.0 m, except it is 40.0 m if not **abutting a lane**.
- (b) The minimum **lot depth** is 30.0 m.
- (c) The minimum **lot area** is 1000 m².

14.10.5 Development Regulations

- (a) The maximum **floor area ratio** is 0.65.
- (b) The maximum **site coverage** is 60%.
- (c) The maximum **height** is the lesser of 12.0 m or 3 **storeys**.
- (d) The minimum **front yard** is 2.0 m.
- (e) The minimum **side yard** is 0.0 m, except it is 2.0 m when **abutting a flanking street**, and 4.5 m when **adjacent** to a residential, agricultural, or institutional zone.
- (f) The minimum **rear yard** is 0.0 m.

14.10.6 Other Regulations

- (a) In addition to the regulations listed above, other regulations may apply. These include the general **development** regulations of Section 6 (accessory **development, yards**, projections into **yards**, accessory **development**, lighting, stream protection, etc.), the **landscaping** and fencing provisions of Section 7, the parking and loading regulations of Section 8, and the specific **use** regulations of Section 9.
- (b) Only one **residential security/operator unit** is permitted on a **site**.

- (c) There is to be no outside storage of material or equipment, except that commercial vehicles and equipment, not in a state of disrepair, is allowed provided that the area to be used for storage does not exceed the **building** area used by the **business** to carry on its operation and the storage is screened from view from any **street** or **lane** and from **adjacent** properties.

Section 14 – Commercial Zones**Section 14.1 – C1 – Local Commercial**

Sub-Section 14.1.2- Principal Uses -BL8654, BL10804; BL11096

Sub-Section – 14.1.3 – Secondary Uses – BL10300, BL10804, BL11141

Sub-Section – 4.1.5 Development Regulations – BL11141

Section 14.2 – C2 – Neighbourhood Commercial/C2rls – Neighbourhood Commercial (Retail Liquor Sales) – BL8960, BL11659, BL11782

Sub-Section 14.2.2- Principal Uses –BL8367, BL8654, BL8960, BL9120, BL10804; BL11096

Sub-Section 14.2.3 – Secondary Uses – BL8960, BL10300, BL10804, BL11141, BL11659

Sub-Section 14.2.5 - Development Regulations – BL8367

Sub-Section 14.2.6 – Other Regulations – BL8528, BL8960, BL9120, BL9158, BL9530

Section 14.3 – C3 – Community Commercial/C3plrls – Community Commercial (Liquor Primary/Retail Liquor Sales)– BL8960, BL11659

Sub-Section 14.3.2- Principal Uses –BL8383, BL8654, BL8960, BL9120, BL9348, BL9530, BL9766, BL10804, BL11026; BL11096, BL11141, BL11440

Sub-Section 14.3.3 – Secondary Uses – BL9766, BL10300, BL10804, BL11659, BL11766

Sub-Section 14.3.6 – Other Regulations – BL8528, BL8960, BL9158

Section 14.4 – C4 – Urban Centre Commercial/C4rls – Urban Centre Commercial (Retail Liquor Sales)/C4lp – Urban Centre Commercial (Liquor Primary)/C4lplrls – Urban Centre Commercial (Liquor Primary/Retail Liquor Sales)/C4r – Urban Centre Commercial (Residential Rental Tenure Only) – BL8960, BL9120, BL11659, BL11988

Sub-Section 14.4.2- Principal Uses – BL8383, BL8654, BL8960, BL8964, BL9120, BL9348, BL9530, BL9766, BL9990 and BL10036, BL10295, BL10510, BL10594, BL10804, BL10896; BL11096, BL11141, BL11131, BL11659, BL11766

Sub-Section 14.4.3 Secondary Uses – BL9990, BL10300, BL10804, BL11766

Sub-Section 14.4.5 – Development Regulations – BL9120, BL9369, BL10038, BL10804, BL11513, BL11766, BL11821, BL12115, BL12144

Sub-Section 14.4.6 – Other Regulations – BL8528, BL8960, BL8964, BL9158, BL9369, BL9534, BL11796, BL11988, BL12115

Sub-Section 14.4.7 – Site Specific Uses and Regulations – BL12325

Section 14.5 – C5 – Transition Commercial

Sub-Section 14.5.2- Principal Uses –BL8654, BL10804, BL10996; BL11096

Sub-Section 14.5.3 – Secondary Uses– BL8528, BL9766, BL10300, BL10804, BL11141, BL11766

Sub-Section 14.5.6 – Other Regulations – BL8528

Section 14.6 – C6 – Regional Commercial/C6rls – Rgional Commercial (Retail Liquor Sales)/C6lp – Regional Commercial (Liquor Primary) – BL8906, BL11659

Sub-Section 14.6.2- Principal Uses –BL8960, BL9530, BL10804 , BL11026; BL11096, BL11141, BL11659

Sub-Section 14.6.3 – Secondary Uses– BL8654, BL9766, BL10300, BL11766

Sub-Section 14.6.5 – Development Regulations – BL11766

Sub-Section 14.6.6 – Other Regulations – BL8960, BL9158, BL11766

Section 14.7 – C7 – Central Business Commercial/C7rls – Central Business commercial (Retail Liquor Sales)/C7lp – Central Business Commercial (Liquor Primary/Retail Liquor Sales)/C7r – Central Business Commercial (Residential Rental Tenure Only) – BL8900, BL8960, BL11988

Sub-Section 14.7.1- Purpose – BL9534, BL11363

Sub-Section 14.7.2- Principal Uses –BL8960, BL9120, BL9766 , BL10510, BL10594, BL10804, BL10896; BL11096, BL11141; BL11131, BL11766

Sub-Section 14.7.3 – Secondary Uses – BL10300, BL10804, BL11766

Sub-Section 14.7.5 –Development Regulations - BL9332, BL9534, BL10594, BL12144

Sub-Section 14.7.6 – Other Regulations – BL8960, BL9158, BL9332, BL9369, BL9530, BL9534, BL10594, BL11988

Diagram A – BL10594

Diagram B – BL10594

Diagram C – BL9534

Section 14 – Commercial Zones – Con't

Section 14.8 – C8 – Convention Hotel Commercial/C8rls – Convention Hotel Commercial (Retail Liquor Primary)/C8lp – Convention Hotel Commercial (Liquor Primary) – BL8960

Sub-Section 14.8.2 – Principal Uses – BL11096

Sub-Section 14.8.3 – Secondary Uses – BL8654, BL8960, BL9120, BL10300, BL10801, BL10804, BL11766

Sub-Section 14.8.6 – Other Regulations – BL9530

Section 14.9 – C9 – Tourist Commercial/C9rls – Tourist Commercial (Retail Liquor Sales)/C9lp – Tourist Commercial (Liquor Primary)/C9lp/rls – Tourist Commercial (Liquor Primary/Retail Liquor Sales) – BL9860, BL11659

Sub-Section 14.9.2 – Principal Uses – BL8430, BL9530; BL11096, BL11440, BL11766, BL12144

Sub-Section 14.9.3 – Secondary Uses – BL8654, BL8960, BL9120, BL10300, BL10804, BL11659, BL12144

Sub-Section 14.9.5 – Development Regulations – BL11766, BL12144

Sub-Section 14.9.6 – Other Regulations – BL8430, BL8960, BL9158, BL11766

Section 14.10 – C10 – Service Commercial/C10 – Service Commercial (Liquor Primary)/C10lp/rls – Service Commercial (Liquor Primary/Retail Liquor Sales) – BL9075, BL11659, 11782

Sub-Section 14.10.2 – Principal Uses – BL8367, BL8383, BL8528, BL8667, BL9075, BL9120, BL9348, BL9530, BL10896, BL11026, BL11141

Sub-Section 14.10.2 – Principal Uses – BL11096, BL11440, BL11659, 11782

Sub-Section 14.10.3 – Secondary Uses – BL8960, BL9075, BL10300, BL10804

Sub-Section 14.10.5 – Development Regulations – BL8654

Sub-Section 14.10.6 – Other Regulations – BL8367, BL8528, BL9075, BL9158