

Appendix “I” – Section 12.1: Agriculture (A1) Zone Section 12.2: Rural (A2) Zone Section 12.6: Existing Rural Commercial (E1) Zone Section 12.7: Existing Rural Industrial (E2) Zone			
Section	Proposed Change	Proposed Revised Zone Regulation	Rationale
Grey highlighted strikethrough text = text to be deleted		bolded text = text to be added	
12.1.3.1 i) i)	The total maximum gross floor area of all buildings and structures devoted to retailing of agricultural products grown primarily as part of the farm operation, exclusive of a Farm Produce/Product Stand, shall be 200.0 square metres;	The total maximum gross floor area of all buildings and structures devoted to retailing of agricultural products grown primarily as part of the farm operation, exclusive of a Farm Produce/Product Stand, shall be 200.0 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.1.3.1 i) iii)	In addition to Section 12.1.3.1 i) i), the total maximum gross floor area of a Farm Produce/Product Stand shall be 18.5 square metres;	In addition to Section 12.1.3.1 i) i), the total maximum gross floor area of a Farm Produce/Product Stand shall be 18.5 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.1.3.2d) i)	The total maximum gross floor area for all buildings and structures devoted to an Agricultural Processing Establishment - Secondary shall not exceed 500.0 square metres;	The total maximum gross floor area for all buildings and structures devoted to an Agricultural Processing Establishment - Secondary shall not exceed 500.0 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.1.3.2e)	The total maximum gross floor area of all buildings or structures devoted to the Agritourism use shall not exceed 500.0 square metres.	The total maximum gross floor area of all buildings or structures devoted to the Agritourism use shall not exceed 500.0 square metres.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.1.3.2g)	The total maximum gross floor area for all buildings and structures devoted to a Kennel use shall be 500.0 square metres.	The total maximum gross floor area for all buildings and structures devoted to a Kennel use shall be 500.0 square metres.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.

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12.1.3. 2h) ii)	The total maximum building area devoted to an Agricultural Brewery/Cidery/ Winery use shall be 500.0 square metres of gross floor area exclusive of the basement or cellar, of which a maximum of 25% of the gross floor area may be used for Retail and/or hospitality/tasting purposes.	The total maximum building area devoted to an Agricultural Brewery/Cidery/ Winery use shall be 500.0 square metres of gross floor area exclusive of the basement or cellar, of which a maximum of 25% of the gross floor area may be used for Retail and/or hospitality/tasting purposes.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.1.3. 2 i) iii)	All buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall be set back a minimum of 15.0 metres from any lot line, and the total gross floor area of all buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall not exceed an total maximum gross floor area of 250.0 square metres ;	All buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall be set back a minimum of 15.0 metres from any lot line, and the total gross floor area of all buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall not exceed an total maximum gross floor area of 250.0 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.1 i) i)	The total maximum gross floor area of all buildings and structures devoted to retailing of agricultural products grown primarily as part of the farm operation, exclusive of a Farm Produce/Product Stand, shall be 200.0 square metres;	The total maximum gross floor area of all buildings and structures devoted to retailing of agricultural products grown primarily as part of the farm operation, exclusive of a Farm Produce/Product Stand, shall be 200.0 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.1 i) iii)	In addition to Section 12.2.3.1 i) i), the total maximum gross floor area of a Farm Produce/Product Stand shall be 18.5 square metres;	In addition to Section 12.2.3.1 i) i), the total maximum gross floor area of a Farm Produce/Product Stand shall be 18.5 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.2 d) i)	The total maximum gross floor area for all buildings and structures devoted to an Agricultural Processing Establishment - Secondary shall not exceed 500.0 square metres;	The total maximum gross floor area for all buildings and structures devoted to an Agricultural Processing Establishment - Secondary shall not exceed 500.0 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.

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12.2.3.2 e)	The total maximum gross floor area of all buildings or structures devoted to the Agritourism use shall not exceed 500.0 square metres.	The total maximum gross floor area of all buildings or structures devoted to the Agritourism use shall not exceed 500.0 square metres.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.2 g) ii)	The total maximum building area devoted to an Agricultural Brewery/Cidery/ Winery use shall be 500.0 square metres of gross floor area exclusive of the basement or cellar, of which a maximum of 25% of the gross floor area may be used for Retail and/or hospitality/tasting purposes.	The total maximum building area devoted to an Agricultural Brewery/Cidery/ Winery use shall be 500.0 square metres of gross floor area exclusive of the basement or cellar, of which a maximum of 25% of the gross floor area may be used for Retail and/or hospitality/tasting purposes.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.2 h) iii)	All buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall be set back a minimum of 15.0 metres from any lot line, and the total gross floor area of all buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall not exceed an total maximum gross floor area of 250.0 square metres;	All buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall be set back a minimum of 15.0 metres from any lot line, and the total gross floor area of all buildings or structures used as part of the Landscape Contracting Establishment – Secondary shall not exceed an total maximum gross floor area of 250.0 square metres;	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.4c)	Maximum Gross Floor Area An total maximum of 500.0 square metres.	Maximum Gross Floor Area An total maximum of 500.0 square metres.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.5 c)	Maximum Gross Floor Area An total maximum of 500.0 square metres.	Maximum Gross Floor Area An total maximum of 500.0 square metres.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.

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12.2.3.6c)	Maximum Gross Floor Area An total maximum of 500.0 square metres.	Maximum Gross Floor Area An total maximum of 500.0 square metres.	An amendment to include the word “total” due to an interpretation of the regulation to a combine the total of the gross floor area for all buildings and structures of the entire lot.
12.2.3.6f)	Parking In accordance with the requirements of Section 5 of this By-law.	Parking In accordance with the requirements of Section 5 of this By-law.	An added zone regulation for parking requirements in accordance with Section 5 – Parking of the Zoning By-law.
12.6.3k)	Parking ii) Notwithstanding Section 12.6.3 k) i) above , a Farm Product Supply Dealer shall be subject to the requirements of Section 5.6 c) vi vii .	Parking ii) Notwithstanding Section 12.6.3 k) i), a Farm Product Supply Dealer shall be subject to the requirements of Section 5.6 c) vii).	A revision to the regulation as a result of a typo in the reference to Subsections.
12.6.4g)	Parking In accordance with the requirements of Section 5.6 c) vi vii) of this By-law.	Parking In accordance with the requirements of Section 5.6 c) vii) of this By-law.	A revision to the regulation as a result of a typo in the reference to Subsections.
12.7.3l)	Parking i) Notwithstanding Section 12.7.3 l) i) above, a Farm Product Supply Dealer shall be subject to the requirements of Section 5.6 c) vi vii)	Parking i) Notwithstanding Section 12.7.3 l) i) above, a Farm Product Supply Dealer shall be subject to the requirements of Section 5.6 c) vii)	A revision to the regulation as a result of a typo in the reference to Subsections.