

PART 6.9CA-5 ZONE, COMPREHENSIVE COMMERCIAL DISTRICT

Uses

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The following uses are permitted:

(a) the production and sale of bread, cakes and other bakery products, provided that

(i) such products are at all times during normal business hours offered for sale by retail from the same premises;

(ii) not less than 10% of the bakery products are in the ordinary course of business sold by retail on the premises; and

(iii) the building or buildings used for such purposes do not occupy more than 650 m²;

(b) chartered banks and credit unions;

(c) offices used for business, charitable, religious, political or other purposes;

(d) offices, surgeries and other establishments used for professional purposes;

(e) residences, restricted to the second and higher storeys of a building, provided that the entire first storey is used for purposes other than residential;

(f) transient accommodation and transient accommodation accessory uses;

(g) retail sales of all products except gasoline and automotive fuels;

(h) theatres, auditoriums, gymnasiums and other places of recreation or worship;

(i) drycleaning or clothes pressing or both, provided that:

(i) the building or part of the building used for this purpose does not comprise more than 279 m²; and

(ii) no clothes are drycleaned or pressed unless they have been delivered to the premises by the customer;

(j) restaurants;

(k) clubs.

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| Side Yard | 6 | No <u>building</u> shall be erected to a <u>height</u> in excess of 15 m unless it has a <u>side yard</u> clearance of a minimum width of 4.5 m. |
| Site Area | 7 | No <u>building</u> shall be erected, used, or maintained on a <u>lot</u> having a superficial <u>area</u> of less than 1,850 m ² . |
| Parking | 8 | No off-street parking facilities are required except in respect of <u>buildings</u> used for <u>transient accommodation</u> or residential purposes. |