

#### 4.9 GENERAL COMMERCIAL (C2) ZONE

No **person** shall within a General Commercial (C2) **Zone**, **use** any land or **erect**, alter or **use** any **building** or **structure** except in accordance with the following:

##### 4.9.1 Permitted Uses

- a) accessory dwelling units on a floor above the **first storey** or on the first floor behind the commercial use
- b) assembly hall
- c) bank or financial institution
- d) clinic
- e) community health and resource centre
- f) crisis centre
- g) day nursery
- h) funeral home
- i) gas bar
- j) hotel
- k) laundromat
- l) motel
- m) offices
- n) parking lot
- o) personal services establishment
- p) post office
- q) private club
- r) recreation or fitness establishment
- s) restaurant
- t) retail store
- u) tavern
- v) taxi or bus depot
- w) work/service shop

##### 4.9.2 Regulations for Permitted Uses

- a) Minimum **Lot Area** 230 m<sup>2</sup>
- b) Minimum **Lot Frontage** 7.5 m
- c) Minimum **Yard** Requirements
  - Front Yard** nil
  - Interior Side Yard** nil
  - Exterior Side Yard** nil
  - Rear Yard** 4.5 m
- d) Maximum **Lot Coverage** 75%
- e) Minimum **Landscaped Open Space** 20%  
in any yard abutting a residential zone a planting strip shall be required
- f) Maximum **Height of Building** 15 metres