

6.1 USES PERMITTED

No *person* shall within any A1 Zone use any *lot* or *erect*, *alter* or use any *building* or *structure* for any purpose except one or more of the A1 *uses* presented in Table 6.1:

TABLE 6.1: USES PERMITTED
• an <i>animal kennel</i> , in accordance with the provisions of Section 5.3 and Section 6.2.3;
• a <i>communications structure</i> ;
• a <i>conservation project</i> ;
• a <i>converted dwelling</i> , in accordance with the provisions of Section 5.5;
• a <i>farm</i> ;
• a <i>garden suite</i> , in accordance with the provisions of Section 5.11;
• a <i>group home</i> , in accordance with the provisions of Section 5.13;
• a <i>home occupation</i> , in accordance with the provisions of Section 5.14;
• an oil or gas well;
• a <i>private airfield</i> ;
• a <i>public use</i> , in accordance with the provisions of Section 5.21;
• a <i>regulated farm</i> ;
• a seasonal fruit, vegetable, flower or farm produce sales outlet, provided the produce is the product of the <i>farm</i> on which the outlet is located;
• a <i>single detached dwelling</i> ;
• a <i>wayside sand or gravel pit</i> in accordance with the provisions of Section 5.31.

(Amended by By-Law 1563-2008)
(Deleted & Replaced by By-Law 2267-2021)

6.2 ZONE PROVISIONS

No person shall within any A1 Zone use any lot or erect, alter or use any building or structure except in accordance with the following provisions presented in Table 6.2:

TABLE 6.2: ZONE PROVISIONS			
Zone Provision	Livestock Barns & Manure Storage Buildings & Structures	Sales Outlets for Farm Produce	All Other Buildings and Structures
Lot Area , Minimum	<i>Existing</i> at the date of passing of this Zoning By-Law or created through a <i>boundary adjustment</i> .		
Lot Frontage , Minimum	<i>Existing</i> at the date of passing of this Zoning By-Law or created through a <i>boundary adjustment</i> .		
Front Yard , Minimum Depth Exterior Side Yard , Minimum Width	Greater of 30 m (98.4 ft) or such minimum distance from the <i>front</i> or <i>exterior side lot line</i> as determined through the application of the <i>Minimum Distance Separation Formula II (MDS II)</i> .	5 m (16.4 ft)	15 m (49.2 ft)
Rear Yard , Minimum Depth Interior Side Yard , Minimum Width	Greater of 10 m (32.8 ft) or such minimum distance separation from the <i>rear</i> or <i>interior side lot line</i> as determined through the application of the MDS II.	7.5 m (24.6 ft)	
Setback , Minimum Distance from the Centreline of a <i>County road</i> .	Greater of 45 m (148 ft) or the sum of 16 m (52.5 ft) plus the <i>front yard</i> , or <i>exterior side yard setback</i> determined through the application of the MDS II.	21 m (68.9 ft)	31 m (101.7 ft)
Setback , Minimum Distance from the property boundary of Highway 401	14 m (45.9 ft.), except for a <i>single detached dwelling</i> which shall be a minimum of 7.5 m (24.6 ft)		
Height of Building , Maximum	15 m (49.2 ft), except for a <i>single detached dwelling</i> which shall have a maximum height of 11 m (36 ft).		

(Amended by By-Law 1563-2008)

(Amended by By-Law 1576-2009)

(Amended by By-Law 2267-2021)

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6.2.1 MINIMUM DISTANCE SEPARATION REQUIREMENTS FOR LIVESTOCK BARN AND STRUCTURES

In addition to the minimum *yard* and *setback* requirements contained in Table 6.2, agricultural *buildings* and *structures* hereafter *erected*, *altered* and/or used for the housing of livestock shall meet the minimum distance separation requirements as determined through the application of the *Minimum Distance Separation Formula II (MDS II.*, in accordance with Section 2.7 of this Zoning By-Law.

6.2.2 MINIMUM DISTANCE SEPARATION REQUIREMENTS FOR MANURE STORAGE STRUCTURES

In addition to the minimum *yard* and *setback* requirements contained in Table 6.2, manure storage *structures erected*, or *altered* shall meet the minimum distance separation requirements as determined through the application of the *Minimum Distance Separation Formula II (MDS II.*, in accordance with Section 2.7 of this Zoning By-Law.

6.2.3 LOCATION OF AN ANIMAL KENNEL

Notwithstanding any provision of this Zoning By-Law to the contrary, no land shall be used and no *building or structure* or part thereof shall be used or *erected*, renovated or remodelled for use as an *animal kennel* nearer than **90 m** (295.3 ft) to any *lot line*.

6.2.4 NUMBER OF DWELLINGS AND GARDEN SUITES PER LOT

Single Detached Dwelling, Maximum 1, except that up to a maximum of 2 *single detached dwellings* may be located on a *farm* subject to the approval of the Committee of Adjustment.

Converted Dwelling, Maximum 1, with a maximum of 2 *dwelling units*, in accordance with the provisions of Section 5.5.

Garden Suites, Maximum 1, in accordance with the provisions of Section 5.11.

(Deleted & Replaced by By-Law 2267-2021)

6.2.5 MINIMUM GROUND FLOOR AREA FOR A SINGLE DETACHED DWELLING

(DELETED & REPLACED BY BY-LAW 2267-2021)

6.2.5 LOCATION OF NEW FARM RESIDENCES

New *farm dwellings*, including temporary *dwellings*, shall be required to satisfy the minimum distance separation requirements as determined through the application of the Minimum Distance Separation Formula I (MDS I), or not further reduce an *existing* insufficient *setback*.

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(Deleted & Replaced by By-Law 2267-2021)

6.2.6 LOCATION OF NEW FARM RESIDENCES

(Amended by By-Law 1563-2008)

(Amended by By-Law 1576-2009)

(Deleted by By-Law 2267-2021)

6.3 SPECIAL PROVISIONS FOR A CONVERTED DWELLING (A1-C)

In accordance with the provisions of Section 5.4, all A1-C zoned *lots* may contain a *converted dwelling* or any use *permitted* in Section 6.1, in accordance with the provisions of Section 6.2.

6.3.1 Location: Part Lot 2, Concession 2 (Blenheim), A1-C1 (Key Map 63)

6.3.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-C1 Zone use any *lot*, or *erect*, *alter* or use any *building or structure* for any purpose except the following:

all *uses permitted* in Section 6.1;
a *converted dwelling*.

6.3.2 Notwithstanding any provision of this by-law to the contrary, no *person* shall within any A1-C1 zone use any *lot*, or *erect*, *alter* or use any *building or structure* for any purpose except in accordance with the following provisions.

SPECIAL PROVISION FOR A CONVERTED DWELLING

Gross Floor Area, Maximum, for both dwelling units **372 m²** (4,004 ft²)

6.3.3 That all provisions of the A1 Zone in Section 6.2 of this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

(Added by By-Law 1501-2006)

(Deleted & Replaced by By-Law 2267-2021)

6.4 SPECIAL PROVISIONS FOR A GARDEN SUITE (A1-G)

In accordance with the provisions of Section 5.9, all A1-G zoned *lots* may contain a *garden suite* or any use *permitted* in Section 6.1, in accordance with the provisions of Section 6.2 of this Zoning By-Law. Upon the expiry of the temporary use by-law, the *garden suite* shall be removed unless a request is submitted for an extension of the use and approved by the Corporation pursuant to Section 39 of the Planning Act.

(Deleted & Replaced by By-Law 2267-2021)

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6.4.1 **Location: Part Lot 7, Concession 13 (Blenheim), A1-G1 (Key Map 9)**

6.4.1.1 Notwithstanding any provisions of this Zoning By-Law to the contrary, no person shall within any A1-G1 Zone *use* any lot, or erect, alter or *use* any building or structure for any purpose except for the following:

all *uses permitted* in Section 6.1 of this Zoning By-Law;
a *garden suite*, in accordance with the provisions of Section 5.11.

6.4.1.2 Notwithstanding any provisions of this Zoning By-Law to the contrary, no *person* shall within any A1-G1 Zone *use* any lot, or *erect, alter* or *use* any *building or structure* except in accordance with the following provisions:

6.4.1.2.1 SPECIAL PROVISIONS FOR A GARDEN SUITE

TIME PERIOD

Maximum September 15, 2010 to September 15, 2020

6.4.1.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

(Added by By-Law 1640-2010)

(Deleted & Replaced by By-Law 2267-2021)

6.4.2 **Location: Part Lot 1, Concession 3 (Blenheim), A1-G2 (Key Map 44)**

6.4.2.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-G2 Zone *use* any lot, or *erect, alter* or *use* any *building or structure* for any purpose except the following:

all *uses permitted* in Section 6.1 of this Zoning By-Law;
a *Garden Suite*, in accordance with the provisions of Section 5.11.

6.4.2.2 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-G2 Zone *use* any lot, or *erect, alter* or *use* any *building or structure* for any purpose except in accordance with the following provisions:

6.4.2.2.1 SPECIAL PROVISIONS FOR A GARDEN SUITE

6.4.2.2.1.1 *Ground Floor Area*

Maximum **130 m²** (1,400 ft²)

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6.4.2.2.1.2 Time Period

Maximum June 7, 2017 to June 7, 2022

6.4.2.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis

(Added by By-Law 2020-2017)

(Deleted & Replaced by By-Law 2267-2021)

6.4.3 **Location: Part Lot 19, Concession 1 (Blenheim), A1-G3 (Key Map 51)**

6.4.3.1 Notwithstanding any provision of this Zoning By-Law, no *person* shall within any A1-G3 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all *uses* permitted in Section 6.1 of this Zoning By-Law;
a *Garden Suite*, in accordance with the provisions of Section 5.11.

6.4.3.2 Notwithstanding any provision of this Zoning By-Law, no *person* shall within any A1-G3 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.4.3.2.1 LOT AREA

Minimum **4.8 ha** (11.8 ac)

6.4.3.2.2 LOT FRONTAGE

Minimum **179 m** (587 ft)

6.4.3.2.3 SPECIAL PROVISIONS FOR A GARDEN SUITE

6.4.3.2.3.1 TIME PERIOD

Maximum August 1, 2018 to August 1, 2028

6.4.3.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis

(Added by By-Law 2091-2018)

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(Deleted & Replaced by By-Law 2267-2021)

6.4.4 **Location: Part Lot 4, Concession 2 (Blenheim), A1-G4 (Key Map 62)**

6.4.4.1 Notwithstanding any provision of this Zoning By-Law, no *person* shall within any A1-G4 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all *uses permitted* in Section 6.1 of this Zoning By-Law;
a *Garden Suite*, in accordance with the provisions of Section 5.11.

6.4.4.2 Notwithstanding any provision of this Zoning By-Law, no *person* shall within any A1-G4 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.4.4.2.3 SPECIAL PROVISIONS FOR A GARDEN SUITE

6.4.4.2.3.1 TIME PERIOD

Maximum August 7, 2019 to August 7, 2029

6.4.4.3 All of the other provisions of the A1 Zone in Section 6.2 and all other relevant provisions contained in this Zoning By-Law shall continue to apply *mutatis mutandis*.

(Added by By-Law 2147-2019)

(Deleted & Replaced by By-Law 2267-2021)

6.5 **SPECIAL PROVISIONS**6.5.1 **Location: Part Lot 15, Concession 7 (Blenheim), A1-1 (Key Map 32)**

6.5.1.1 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-1 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all *uses permitted* in Section 6.1 of this Zoning By-Law.

6.5.1.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-1 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.1.2.1 SPECIAL PROVISIONS FOR RURAL HOME OCCUPATION

6.5.1.2.1.1 Not more than **148.6 m²** (1,599.6 ft²) of floor area of the *accessory storage building* shall be *used* for the purposes of a rural *home occupation use*.

6.5.1.2.1.2 A rural *home occupation* shall include a tradesman's shop.

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(Deleted & Replaced by By-Law 2267-2021)

6.5.1.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Deleted & Replaced by By-Law 2267-2021)

6.5.2 **Location: Part Lot 6, Concession 6 (Blenheim) A1-2 (Key Map 43)**

6.5.2.1 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-2 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

a farm;

a single detached dwelling accessory to a farm;

a public use in accordance with the provisions of Section 5.21;

a seasonal fruit, vegetable, flower or farm produce sales outlet, provided that such produce is the product of the farm on which such sales outlet is located.

(Amended by By-Law 1563-2008)

6.5.2.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-2 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.2.2.1 STREET FRONTAGE REQUIRED

Notwithstanding any other provisions of this Zoning By-law to the contrary, a *building or structure* may be *erected* within any A1-2 Zone.

6.5.2.2.2 LOT AREA

Minimum

10 ha (24.7 ac)

6.5.2.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Deleted & Replaced by By-Law 2267-2021)

6.5.3 **Location: Part Lot 3, Concession 2 (Blandford) A1-3 (Key Map 50)**

6.5.3.1 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-3 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

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(Deleted & Replaced by By-Law 2267-2021)

all *uses permitted* in Section 6.1 to this Zoning By-Law.

6.5.3.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-3 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.3.2.1 LOT AREA

Minimum **4 ha** (9.9 ac)

6.5.3.2.2 NUMBER OF DOGS PERMITTED ON PROPERTY

A kennel shall be limited to 30 dogs.

6.5.3.2.3 SPECIAL PROVISIONS FOR DOG KENNEL

No dog kennel shall be located within **90 m** (295.3 ft) of any *lot line*.

6.5.3.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

(Deleted & Replaced by By-Law 2267-2021)

6.5.4 **Location: Part Lot 23, Concession 1 (Blenheim) A1-4 (Key Map 52)**

6.5.4.1 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-4 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all *uses permitted* in Section 6.1 to this Zoning By-Law;
a craft shop, provided that the crafts sold are the product of the property on which the craft shop is located;
a sawmill.

(Amended by By-Law 1563-2008)

6.5.4.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-4 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.4.2.1 Lot Area

Minimum **5.1 ha** (12.6 ac)

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(Deleted & Replaced by By-Law 2267-2021)

6.5.4.2.2 SPECIAL PROVISIONS FOR A SAWMILL

6.5.4.2.2.1 FRONT YARD DEPTH

Minimum **90 m** (295.3 ft)

6.5.4.2.2.2 INTERIOR SIDE YARD WIDTH

Minimum **30 m** (98.4 ft)

6.5.4.2.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Deleted & Replaced by By-Law 2267-2021)

6.5.5 Location: Part Lot 5, Concession 3 (Blandford), A1-5 (Key Map 48)

6.5.5.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-5 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 6.1 of this Zoning By-Law.

6.5.5.2 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-5 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.5.2.1 LOT AREA

Minimum **6.8 ha** (16.8 ac)

6.5.5.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Added by By-Law 1421-2003)

(Deleted & Replaced by By-Law 2267-2021)

6.5.6 Location: Part Lot 19, Concession 1 (Blenheim), A1-6 (Key Map 51)

6.5.6.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-6 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

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(Deleted & Replaced by By-Law 2267-2021)

all *uses permitted* in Section 6.1 of this Zoning By-Law.

6.5.6.2 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-6 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.6.2.1 LOT AREA

Minimum **4.8 ha** (11.8 ac)

6.5.6.2.2 LOT FRONTAGE

Minimum **179 m** (587 ft)

6.5.6.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

(Added by By-Law 1425-2004)

(Deleted & Replaced by By-Law 2267-2021)

6.5.7 **Location: Part Lot 16, Concession 6 (Blenheim), A1-7 (Key Map 40)**

6.5.7.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-7 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all *uses permitted* in Section 6.1 of this Zoning By-Law;

an agri-business *use* consisting of a farm fence installation contractor's establishment;

open storage accessory to a permitted use.

6.5.7.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-7 zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.7.2.1 SPECIAL PROVISIONS FOR A FARM FENCE INSTALLATION CONTRACTOR'S ESTABLISHMENT

6.5.7.2.1.1 OPEN STORAGE REQUIREMENTS

(a) Open storage of fence building materials is permitted to the rear of the main dwelling;

(b) Such open storage is accessory to the farm fence installation contractor's establishment;

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(Deleted & Replaced by By-Law 2267-2021)

- (c) Such open storage complies with the minimum yard and setback requirements for farm structures;
- (d) Such open storage shall be enclosed by a fence extending at least 1.5 m (4.9 ft) in height from the ground, constructed of new materials;
- (e) Such open storage is restricted to a maximum area of 2,342 m² (25,200 ft²).

6.5.7.2.1.2 EMPLOYEES

Employees shall be limited to the *farm* owner and family members residing on the *farm* plus three (3) additional employees.

6.5.7.2.1.3 RETAILING AND WHOLESALING RESTRICTION

General wholesaling or retailing of goods, wares or merchandise shall not be *permitted*.

6.5.7.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

(Added by By-Law 1437-2004)

(Deleted & Replaced by By-Law 2267-2021)

6.5.8 Location: Part Lot 12, Concession 12 (Blenheim), A1-8 (Key Map 12)

6.5.8.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-8 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 6.1 of this Zoning By-Law.

6.5.8.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A2-8 zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.8.2.1 LOT AREA

Minimum **20 ha** (49.4 ac)

(Deleted & Replaced by By-Law 2267-2021)

6.5.8.2.2 SPECIAL PROVISION FOR AN ACCESSORY SINGLE DETACHED DWELLING

Prior to the issuance by the Township of a building permit for an *accessory single detached dwelling*, a new permanent *farm building* used to house livestock with a minimum floor area of **125 m²** (1345 ft²) shall be constructed and completed on the subject property.

6.5.8.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

(Added by By-Law 1459-2005)

(Deleted & Replaced by By-Law 2267-2021)

6.5.9 Location: Part Lot 9, Concession 13 (Blenheim), A1-9 (Key Map 9)

6.5.9.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-9 Zone use any *lot*, or *erect*, *alter* or use any *building* or *structure* for any purpose except the following:

all uses permitted in Section 6.1 of this Zoning By-Law.

6.5.9.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-9 zone *use* any *lot*, or *erect*, *alter* or *use* any *building* or *structure* for any purpose except in accordance with the following provisions:

6.5.9.2.1 LOT AREA

Minimum *Existing* at the date of passing of this Zoning By-Law

6.5.9.2.2 LOT FRONTAGE

Minimum *Existing* at the date of passing of this Zoning By-Law

6.5.9.2.3 SPECIAL PROVISIONS FOR A LIVESTOCK BUILDING

6.5.9.2.3.1 Maximum Number of Nutrient Units 2

6.5.9.2.3.2 *Rear Yard* Depth and Interior Side Yard Width

Minimum *Existing* at the date of passing of this Zoning By-Law

(Deleted & Replaced by By-Law 2267-2021)

6.5.9.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Added by By-Law 1464-2005)

(Deleted & Replaced by By-Law 2267-2021)

6.5.10 **Location: Part Lot 6, Concession 12 (Blenheim), A1-10 (Key Map 11)**

6.5.10.1 Notwithstanding any provisions of this Zoning By-law to the contrary, no *person* shall within any A1-10 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 6.1 to this Zoning By-Law.

6.5.10.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-10 Zone *use any lot, or erect, alter or use any building or structure* except in accordance with the following provisions:

6.5.10.2.1 LOT AREA

Minimum **1.6 ha** (4.0 ac)

6.5.10.2.2 LOT FRONTAGE

Minimum **76 m** (249.3 ft)

6.5.10.2.3 NUMBER OF NUTRIENT UNITS

Maximum **2.5**

(Amended by By-Law 1563-2008)

6.5.10.3 All the other provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all the other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Added by By-Law 1511-2006)

(Deleted & Replaced by By-Law 2267-2021)

6.5.11 Location: Part Lot 3, Concession 1 (Blandford), A1-11 (Key Map 50)

6.5.11.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-11 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 6.1.

6.5.11.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-11 zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.11.2.1 LOT AREA

Minimum *Existing* at the date of passing of this Zoning By-Law

6.5.11.2.2 LOT FRONTAGE

Minimum *Existing* at the date of passing of this Zoning By-Law

6.5.11.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

(Added by By-Law 1538-2007)

(Deleted & Replaced by By-Law 2267-2021)

6.5.12 Location: Part Lot 4, Concession 10 (Blandford), A1-12(T) (Key Map 18)

6.5.12.1 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-12(T) Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 6.1 of this Zoning By-law.
a farm equipment repair shop.

6.5.12.2 Notwithstanding any provision of this Zoning By-law to the contrary, no *person* shall within any A1-12(T) Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.12.2.1 SPECIAL PROVISIONS FOR A FARM EQUIPMENT REPAIR SHOP

6.5.12.2.1.1 EMPLOYEES

Employees shall be limited to the farm owner and family members residing on the *farm*.

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(Deleted & Replaced by By-Law 2267-2021)

6.5.12.2.1.2 GROSS FLOOR AREA

Maximum **139.4 m²** (1,500 ft²)

6.5.12.2.1.3 TIME PERIOD

Maximum March 31, 2018 to March 31, 2021

(Amended by By-Law 1891-2015)

(Amended by By-Law 2060-2018)

6.5.12.3 That all the provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all the other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Added by By-Law 1714-2012)

(Deleted & Replaced by By-Law 2267-2021)

6.5.13 Location: Part Lot 7 Concession 6 (Blenheim), A1-13 (Key Map 41)

6.5.13.1 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-13 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 6.1 of this Zoning By-Law.

6.5.13.2 Notwithstanding any provision of this Zoning By-Law to the contrary, no *person* shall within any A1-13 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.13.2.1 LOT AREA

Minimum **10 ha** (24.7 ac)

6.5.13.2.2 LOT FRONTAGE

Minimum **185 m** (606 ft)

6.5.13.3 That all the provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all the other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply mutatis mutandis.

(Added by By-Law 1739-2012)

(Deleted & Replaced by By-Law 2267-2021)

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6.5.14 Location: Part Lots 11 & 12, Concession 6, A1-14 (Key Map 41)

6.5.14.1 Notwithstanding any provision of this Zoning By-Law, no *person* shall within any A1-14 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except the following:

all uses permitted in Section 6.1 of this Zoning By-Law.

6.5.14.2 Notwithstanding any provision of this by-law, no person shall within any A1-14 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except in accordance with the following provisions:

6.5.14.2.1 LOT AREA

Minimum **12.1 ha** (30 ac)

6.5.14.2.2 LOT FRONTAGE

Minimum **350 m** (1,148 ft)

6.5.14.3 That all of the provisions of the ‘A1’ Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*. (Added by By-Law 2136-2019)
(Deleted & Replaced by By-Law 2267-2021)

6.5.15 Location: Part Lot 18, Concession 1 (Blenheim), A1-15 (Key Map 55)

6.5.15.1 Notwithstanding any provisions of this Zoning By-Law to the contrary, no *person* shall within any A1-15 Zone *use any lot, or erect, alter or use any building or structure* for any purpose except for the following:

all uses permitted in Section 6.1 of this Zoning By-Law;

6.5.15.2 Notwithstanding any provisions of this Zoning By-Law to the contrary, no *person* shall within any A1-15 Zone *use any lot, or erect, alter or use any building or structure* except in accordance with the following provisions:

6.5.15.2.1 INTERIOR SIDE YARD WIDTH

Minimum, from northerly side lot line **3.6 m** (12.0 ft)

6.5.15.3 That all provisions of the A1 Zone in Section 6.2 to this Zoning By-Law, as amended, shall apply, and further that all other provisions of this Zoning By-Law, as amended, that are consistent with the provisions herein contained shall continue to apply *mutatis mutandis*.

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(Deleted & Replaced by By-Law 2267-2021)