SECTION 20 - ZONE C-5: AUTOMOBILE SERVICE STATION

20.1 Permitted Uses

Within a Zone C-5, no land shall be used and no building or structure shall be erected or used except for one or more of the Permitted Uses listed in Column 1 below.

20.2 Regulations

Within a Zone C-5, no land shall be used and no building or structure shall be erected or used except in conformity with the applicable regulations contained in Section 6 entitled “General Regulations” and the additional regulations listed in Column 2 below for the specific uses.

<table>
<thead>
<tr>
<th>SUB-SECTION</th>
<th>COLUMN 1</th>
<th>COLUMN 2</th>
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</thead>
<tbody>
<tr>
<td></td>
<td>Permitted Uses</td>
<td>Regulations</td>
</tr>
</tbody>
</table>

- **20.2.1** Automobile Service Station
  - In conformity with the provisions of sub-section 20.3

- **20.2.2** Gas Bar
  - In conformity with the provisions of sub-section 20.3

- **20.2.3** Car Washing Establishment
  - In conformity with the provisions of sub-section 20.3

- **20.2.4** Accessory Uses
  - (a) Buildings or structures accessory to the foregoing permitted uses
    - In conformity with the provisions of sub-section 20.3. In no case shall a dwelling unit be permitted as an accessory use to an Automobile Service Station or Gas Bar
  - (b) Deleted
    - By-law 80-92

20.3 Additional Regulations

- **20.3.1** Minimum Lot Area
  - 1,390 square metres

- **20.3.2** Minimum Lot Width
  - 30 metres

- **20.3.3** Minimum Side Yard - Each Side
  - 6 metres

- **20.3.4** Minimum Rear Yard
  - 6 metres
<table>
<thead>
<tr>
<th>Section</th>
<th>Description</th>
<th>Requirement</th>
</tr>
</thead>
<tbody>
<tr>
<td>20.3.5</td>
<td>Service Pumps</td>
<td>Shall be located no closer than 4.5 metres to any street line or within a radius of 15 metres of the corner of intersecting street lines.</td>
</tr>
<tr>
<td>20.3.6</td>
<td>Storage Tanks</td>
<td>Storage tanks for automotive fuel shall not be located between the street line and any building line established by this By-law.</td>
</tr>
<tr>
<td>20.3.7</td>
<td>Off-Street Parking and Off-Street Loading</td>
<td>In conformity with the provisions of sub-sections 6.11, 6.12 and 6.13.</td>
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<tr>
<td>20.3.8</td>
<td>Buffer Strips</td>
<td>In conformity with the provisions of sub-section 6.15 along all lot lines which abut a Residential zone.</td>
</tr>
</tbody>
</table>

*By-law 83-2006 passed November 28, 2006 (General Amendment 2006)*