

Automotive Service Zone

7.16 Reserved (2012-001)

7.17 Automotive Service (AS) Zone Regulations

7.17.1 Uses Permitted

See Section 6.

7.17.2 Building Types Permitted and Related Standards								
Building Type	Min. Floor Space Index	Max. Floor Space Index	Min. Lot Frontage A	Min. Side Yard Set-back B	Min. Front Yard and Flankage C	Max. Front Yard and Flankage D	Min. Rear Yard Set-back E	Min. Overall Height
Commercial building	0.25	2	15 m	3 m	3 m	3.5 m	7.5 m	5 m

Note: Notwithstanding the setbacks above the minimum setback for a yard adjacent to a residential zone shall be 10m.

7.17.3 Permitted Yard Encroachments

See Section 4.21

7.17.4 Minimum Landscape Area

Minimum landscape area - 10%

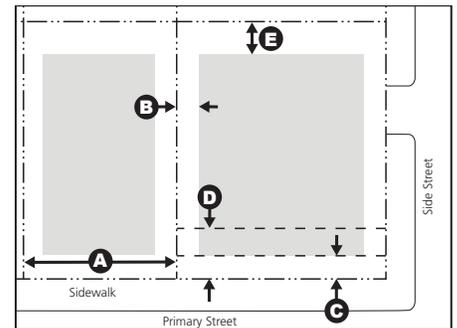
7.17.5 Parking

7.17.5.1 Parking Standards

See Section 5

7.17.5.2 Surface Parking Area Placement

- i. Min. setback from the front lot line: 2m provided that no surface parking shall be permitted between any building and the front lot line or flankage.
- ii. Min. setback from the interior side lot line: 1.5m
- iii. Min. setback from the flankage: 2m
- iv. Min. setback from the rear lot line: 3 m



The grey represents potential building area. The internal dashed line represents the maximum yard.

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7.17.5.3 Heavy Vehicles

The parking of *heavy vehicles* is not permitted between any *building* and the *front lot line* or in any *yard* abutting a *residential zone*.