

TABLE OF USES AND NORMS

IDENTIFICATION OF THE ZONE		PGE-1	PGE-2	PGE-3	PGE-4	PGE-5	PM-1	PM-2
P E R M I T T E D U S E S	INDUSTRIAL	Amended 2217-8						
	INDUSTRY							
	- Category - 1	•	•	•	•	•		
	- Category - 2	•	•	•	•	•		
	PUBLIC							
	PARKS, GREEN SPACES AND RECREATIVE FACILITIES						•	•
	MUNICIPAL FACILITIES						•	•
	PUBLIC UTILITIES							
	MAJOR PUBLIC UTILITIES	• (89)	•	•	•	•		
	INSTITUTIONAL							
	CULTURE, RELIGION, EDUCATION, HEALTH							
	- Category 1 - Culture							
	- Category 2 - Religion							
- Category 3 - Education								
- Category 4 - Health								
N O R M S	CONSTRUCTION OF BUILDINGS IN m							
	MAXIMUM HEIGHT OF BUILDING IN STOREYS						3	3
	MAXIMUM HEIGHT OF BUILDING	10.66	10.66	10.66	10.66	10.66		
	ESTABLISHMENT OF BUILDINGS IN m							
	MINIMUM FRONT SETBACK	12.19	12.19	12.19	12.19	12.19	7.62	7.62
	MINIMUM REAR SETBACK	7.62	7.62	7.62	7.62	7.62	7.62	7.62
	MINIMUM LATERAL SETBACKS	7.62	7.62	7.62	7.62	7.62	7.62	7.62
	RATIOS							
	LAND COVERAGE (Maximum)	50%	50%	50%	50%	50%	35%	35%
	DIMENSIONS OF LAND IN m							
	MINIMUM LAND AREA (m ²)	1858	1858	1858	1858	1858		
	MINIMUM FRONTAGE OF INTERIOR LAND	38	38	38	38	38		
	MINIMUM LAND DEPTH	45.72	45.72	45.72	45.72	45.72		
SPECIAL NORMS								
SPECIAL NORMS	(64)	(64)	(64)	(64)	(64)			
N O T E S	(64) The minimum area for installations reserved for railway sorting stations shall be 60%							
	(89) A waste snow dump is also permitted							

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IDENTIFICATION OF THE ZONE		IR-6	IR-7	IR-8	IR-9	IR-10	IR-11	IR-12
P E R M I T T E D U S E S	INDUSTRIAL							
	INDUSTRY							
	- Category - 1							
	- Category - 2							
	PUBLIC							
	PARKS, GREEN SPACES AND RECREATIVE FACILITIES							
	MUNICIPAL FACILITIES							
	PUBLIC UTILITIES							
	MAJOR PUBLIC UTILITIES							
	INSTITUTIONAL							
	CULTURE, RELIGION, EDUCATION, HEALTH							
	- Category 1 - Culture		•	•	•	•		
	- Category 2 - Religion			•				
- Category 3 - Education		•	•		•		•	
- Category 4 - Health						•		
N O R M S	CONSTRUCTION OF BUILDINGS IN m							
	MAXIMUM HEIGHT OF BUILDING IN STOREYS	3	3	3	3	4	3	3
	MAXIMUM HEIGHT OF BUILDING				11,88			
	ESTABLISHMENT OF BUILDINGS IN m							
	MINIMUM FRONT SETBACK	7,62	7,62	(69)	7,62	7,62	7,62	7,62
	MINIMUM REAR SETBACK	7,62	7,62	3,41	7,62	7,62	7,62	7,62
	MINIMUM LATERAL SETBACKS	7,62	7,62	(70)	7,62	7,62	7,62	7,62
	RATIOS							
	LAND COVERAGE (Maximum)	35%	35%	57%	41,4%	35%	35%	35%
	DIMENSIONS OF LAND IN m							
	MINIMUM LAND AREA (m ²)	2787	2784	1395,45	2787	2787	2787	2787
	MINIMUM FRONTAGE OF INTERIOR LAND							
	MINIMUM LAND DEPTH							
SPECIAL NORMS								
SPECIAL NORMS			(71)		(72)			
N O T E S	(69) The minimum front setbacks on Guelph Road are 5,43 m, 6,01 m, 9,66 m and 11,76 m.							
	(70) The minimum lateral setback on the side of Einstein Avenue is 4,57 m and the minimum lateral setbacks on the other sides are 1,98 m and 4,75 m.							
	(71) The height of the ground floor above the City sidewalk level shall be of an average height of 2,31 m in front of Einstein Avenue and an average height of 2,54 m in front of Guelph Road. The norms for parking do not apply.							
	(72) The norms for establishment and the ratios are for a building of one (1) to three (3) storeys. See annex "C" for the norms for a building of four (4) storeys up to a maximum of twenty (20) storeys.							

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IDENTIFICATION OF THE ZONE		IR-13	IR-14	IR-15	IR-16	IR-17	IR-18	
P E R M I T T E D U S E S	INDUSTRIAL			Amended 2217-35			Repealed 2217-5	
	INDUSTRY							
	- Category - 1							
	- Category - 2							
	PUBLIC							
	PARKS, GREEN SPACES AND RECREATIVE FACILITIES							
	MUNICIPAL FACILITIES							
	PUBLIC UTILITIES							
	MAJOR PUBLIC UTILITIES							
	INSTITUTIONAL							
	CULTURE, RELIGION, EDUCATION, HEALTH							
	- Category 1 - Culture							
- Category 2 - Religion	•				•	•		
- Category 3 - Education		•						
- Category 4 - Health			•	•				
N O R M S	CONSTRUCTION OF BUILDINGS IN m							
	MAXIMUM HEIGHT OF BUILDING IN STOREYS		3 (75)	3 (75)	3			
	MAXIMUM HEIGHT OF BUILDING	11,58				15,24		
	ESTABLISHMENT OF BUILDINGS IN m							
	MINIMUM FRONT SETBACK	(73)	7,62	7,62	7,62	6,4		
	MINIMUM REAR SETBACK	4,87	7,62	7,62	7,62	4,57		
	MINIMUM LATERAL SETBACKS	6,09	7,62	7,62	7,62 (77)	4,57		
	RATIOS							
	LAND COVERAGE (Maximum)	44%	35%	35%	35%	70%		
	DIMENSIONS OF LAND IN m							
	MINIMUM LAND AREA (m ²)	903	2787	2787	2787	2787		
	MINIMUM FRONTAGE OF INTERIOR LAND							
	MINIMUM LAND DEPTH							
	SPECIAL NORMS							
	SPECIAL NORMS	(74)			(78)	(74)		
N O T E S	(73) The minimum front setbacks are 4,26 m and 4,57 m.							
	(74) The norms for parking do not apply in this zone.							
	(75) The norms for establishment and the ratios are for a building of one (1) to three (3) storeys. See annex "C" for the norms for a building of four (4) storeys up to a maximum of twenty (20) storeys.							
	(77) The lateral setback of the building facing the property established at 7005 Kildare Road shall be 12,19 m.							
	(78) The exterior parking area shall have a minimum of 19 parking spaces.							