

BY-LAW NO 689-2017 ZONING APPENDIX « D » USES AND STANDARDS TABLE

ZONES ⇔			D 0	D 4	5.5						0.0
DEDMITTED HOSE	R-1	A-2	R-3	P-4	R-5	A-6	R-7	R-7	R-7	R-7	C-8
PERMITTED USES											
DWELLING											
Single-family	V	√(1)	V		V	√(1)	√(3)	√ (4)	√ (4)	√ (4)	
Two-family		, ,				,	. (2)	/			V
Multi-family											
Boarding house											V
Seniors' residence											
BUSINESS											
Retail business/Category 1											V
Retail business/Category 2											
Administrative services											
Cultural services											
Financial services											
Personal services											
Professional services											
Recreational services/Category 1											
Recreational services/Category 2											
Recreational services/Category 3											
Recreational services/Category 4											
Road services/Category 1											
Road services/Category 2											
Technical services/Category 1											
Technical services/Category 2											√ (2)
Tourist services/Category 1											
Tourist services/Category 2											
PUBLIC											
Public services/Category 1			V	V							
Public services/Category 2											
Public services/Category 3											
CONSERVATION											
AGRICULTURE		√ (1)				√(1)					
SPECIFIC USES											
Permitted							(5)	(5)	(5)	(5)	(2)
Not permitted							(-)	(-)	\-/	(-)	
NOTE:		•			•	1	•				•

- (1) See articles 1200 to 1219.

- (2) Landscapers and lawn maintenance
 (3) Lot not served by water and sewers systems.
 (4) Lot not served by water and sewers systems.
 (5) Subject to the integrated residential project contained in the zoning by-law.



ZONES □	R-1	A-2	R-3	P-4	R-5	A-6	R-7	R-7	R-7	R-7	C-8
STANDARDS	12-1	A-2	115	F	115	A-0	13-7	1X-7	IX-1	IX-7	C-0
Û											
LOT											
Min. surface (m ²)	3,700	5,000	2,800		1,400	5,000	2,800	500	500	162.5	1,850
Min. depth (m)	75 (1)		4-		04.4		45	25	25	25	00
Min. façade (m)	57	57	45		24.4	57	45	20	20	6.5	38
BUILDING											
Max. gable roof height (floors)	2½	2½	2½		2½	2½	2½	2½	2½	2½	2½
Max. flat roof height (floors)	2	2	2		2	2	2	2	2	2	2
Maximum height (m)	11	11	11		11	11	11	11	11	11	11
Min. construction surface m ²	150	150	80		80	150	130	75	75	65	92 (2)
STRUCTURE											
Detached	V	V	V	$\sqrt{}$	V	√	√	√	,		V
Semi-detached									√	.1	
Townhouse											
SETBACKS	40	10				40	•	-	-	-	_
Min. front setback (m) Min. lateral setbacks(m	12	12 4.5	6		6	12 4.5	9 4.5	5 3	5 0/2.5	7	8
Min. rear setback (m)	9	9	6		6	9	9	7	7	7	8
RATIOS	•										•
Max. dwelling/building	1	1	1		1	1	1	1	2	6	1 or 2
Max. lot occupation %		10	20		20	10	20	20	30	40	30
Land occupation density								(3)	(3)	(3)	
NATURAL CONSTRAINTS											
Riparian corridor	$\sqrt{}$	V									
Flood prone area	V	V									
AIIP BY-LAW											
EFP BY-LAW											
AMENDMENTS											
SPECIAL PROVISIONS											

- If riparian to a river
 75 m² for a two-family dwelling The maximum floor surface for a commercial establishment has been set at 4,000 m².
 With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with a net density of 12.5 dwellings per hectare.

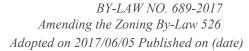


ZONES ➡	Cons-	R-10	R-11	Cons-	R-13	CONS	R-15	R-15	R-15	
PERMITTED USES	9			12		-14		10		
Φ										
DWELLING										
Single-family		√	V		1		√(1)	√ (2)	√ (2)	
Two-family										
Multi-family										
Boarding house										
Seniors' residence										
BUSINESS										
Retail business/Category 1										
Retail business/Category 2										
Administrative services										
Cultural services										
Financial services										
Personal services										
Professional services										
Recreational services/Category 1										
Recreational services/Category 2										
Recreational services/Category 3										
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										
Tourist services/Category 1										
Tourist services/Category 2										
PUBLIC										
Public services/Category 1		V	V		√		√	√	$\sqrt{}$	
Public services/Category 2										
Public services/Category 3										
CONSERVATION	\checkmark			$\sqrt{}$		\checkmark				
AGRICULTURE										
SPECIFIC USES			•						•	
Permitted										
Not permitted										
NOTES			L							
(1) Lot not served by water and sew	ers syste	ms.								
(2) Lot served by water and sewers										
	_									



STANDARDS	2,80 45 2½ 2 11 130	25 20 2½ 2 11	25 6.5 2½ 2½ 2 11 65	
Min. surface (m²) 3,700 2,800 3,700 Min. depth (m) 75 (1) 75 (1) 75 (1) Min. façade (m) 57 45 57 BUILDING Max. (floors) (floors) 2½ 2½ 2½ 2½ 2½ Max. (floors) (2½ 2 11 130	25 20 2½ 2 11	25 6.5 2½ 2 11	
Min. depth (m) 75 (1) 75 (1) Min. façade (m) 57 45 57 BUILDING Max. gable roof height (floors) 2½ 2½ 2½ Max. flat roof height (floors) 2 2 2 Maximum height (m) 11 11 11	2½ 2 11 130	25 20 2½ 2 11	25 6.5 2½ 2 11	
Min. depth (m) 75 (1) 75 (1) Min. façade (m) 57 45 57 BUILDING Max. gable roof height (floors) 2½ 2½ 2½ Max. flat roof height (floors) 2 2 2 Maximum height (m) 11 11 11	2½ 2 11 130	20 2½ 2 11	6.5 2½ 2 11	
BUILDING Max. (floors) gable roof height (floors) 2½ ½ ½½ ½½ Max. (floors) 2 2 2 2 Maximum height (m) 11 11 11 11	2½ 2 11 130	2½ 2 11	2½ 2 11	
Max. (floors) gable roof height (floors) 2½ ½ ½ Max. (floors) gable roof height (floors) 2 2 2 Maximum height (m) 11 11 11	2 11 130	2	2	
(floors) 2½ 2½ 2½ Max. (floors) 2 2 2 Maximum height (m) 11 11 11	2 11 130	2	2	
(floors) 2 2 2 Maximum height (m) 11 11 11	11 130	11	11	
	130			
Min. construction surface m ² 150 130 150		75	65	
STRUCTURE	V			
Detached $\sqrt{}$,			
Semi-detached Semi-detached		$\sqrt{}$		
Townhouse				
SETBACKS				
Min. front setback (m) 12 9 12	9	5	7	
Min. lateral setbacks(m 4.5 4.5 4.5	4.5	0/2.5	0	
Min. rear setback (m) 9 9 9	9	7	7	
RATIOS				
Max. dwelling/building 1 1 1	1	2	6	
Max. lot occupation % 20 20 20	20	30	40	
Land occupation density		(2)	(2)	
NATURAL CONSTRAINTS				
Riparian corridor √ √				
Flood prone area $\sqrt{}$				
AIIP BY-LAW				
EFP BY-LAW				
AMENDMENTS				
SPECIAL PROVISIONS				

- (1) If riparian to a river
- (2) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 14 dwellings per hectare between 2017 and 2021, 16 dwellings per hectare between 2022 and 2026, and 18 dwellings per hectare between 2027 and 2031.





DWELLING Single-family Two-family Multi-family Boarding house Seniors' residence Business Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Personal services Personal services Recreational services/Category 3 Recreational services/Category 4 Road services/Category 4 Road services/Category 1 Technical services/Category 2 Technical services/Category 1 Tourist services/Category 2 Technical services/Category 1 Tourist services/Category 2 Tourist services/Category 3 CONSERVATION CONSERVATION	ZONES □	R-16	R-16	R-16	P-17	P-18	P-19	P-20	R-21		
DWELLING	PERMITTED USES	K-10	K-10	K-10	P-17	P-10	P-19	P-20	K-21		
Single-family Multi-family Multi-family Boarding house Seniors' residence BUSINESS Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Personal services Personal services Recreational services(Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 4 Road services/Category 1 Road services/Category 1 Technical services/Category 1 Technical services/Category 2 Technical services/Category 1 Technical services/Category 1 Tourist services/Category 1 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 2 Public services/Category 3											
Two-family Multi-family Boarding house Seniors' residence Business Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Professional services Professional services/Category 1 Recreational services/Category 2 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 3	DWELLING		•						•	•	
Multi-family Boarding house Seniors' residence BUSINESS Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Personal services Professional services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 1 Technical services/Category 2 Technical services/Category 2 Technical services/Category 2 Tourist services/Category 3 PUBLIC Public services/Category 3	Single-family	$\sqrt{}$	V						√(2)		
Boarding house Seniors' residence Business Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Personal services Personal services Recreational services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 1 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Tourist services/Category 1 Tourist services/Category 2 Public services/Category 2 Public services/Category 2 Public services/Category 3									1		
Boarding house Seniors' residence BUSINESS Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Personal services Personal services Recreational services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 4 Road services/Category 1 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Tourist services/Category 1 Tourist services/Category 2 PUBLIC Public services/Category 3											
Business Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Professional services Professional services/Category 1 Recreational services/Category 2 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Tourist services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public services/Category 2 Public services/Category 2 Public services/Category 2 Public services/Category 3	Boarding house										
Retail business/Category 1 Retail business/Category 2 Administrative services Cultural services Financial services Personal services Personal services Professional services Recreational services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 1 Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 2 Public services/Category 3	Seniors' residence										
Retail business/Category 2 Administrative services Cultural services Financial services Personal services Professional services Professional services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 2 Technical services/Category 1 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 2 Tourist services/Category 2 Public services/Category 2 Public services/Category 3 Public services/Category 3	BUSINESS										
Retail business/Category 2 Administrative services Cultural services Financial services Personal services Professional services Professional services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 2 Technical services/Category 1 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 2 Tourist services/Category 2 Public services/Category 2 Public services/Category 3 Public services/Category 3	Retail business/Category 1										
Administrative services Cultural services Financial services Personal services Professional services Professional services Professional services Professional services Professional services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 2 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 3											
Financial services Personal services Personal services Professional services V(1) Professional services V(1) Public services/Category 1 Personal services/Category 2 Public services/Category 4 Public services/Category 1 Public services/Category 1 Public services/Category 2 Public services/Category 2 Public services/Category 3 Public services/Category 4 Public services/Category 5 Public services/Category 6 Public services/Category 7 Public services/Category 9 Public services/Category 9 V	Administrative services										
Personal services Professional services Professional services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 2 Tourist services/Category 2 Public services/Category 2 Public services/Category 3	Cultural services										
Professional services Recreational services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 2 Tourist services/Category 2 Public services/Category 2 Public services/Category 3	Financial services										
Recreational services/Category 1 Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 3	Personal services										
Recreational services/Category 2 Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Tourist services/Category 2 Public services/Category 1 Public services/Category 2 Public services/Category 3	Professional services			√(1)							
Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 3	Recreational services/Category 1			` ′							
Recreational services/Category 3 Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 3	Recreational services/Category 2										
Recreational services/Category 4 Road services/Category 1 Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public services/Category 1 Public services/Category 2 Public services/Category 3											
Road services/Category 2 Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 3											
Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 3	Road services/Category 1										
Technical services/Category 1 Technical services/Category 2 Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 3	Road services/Category 2										
Technical services/Category 2											
Tourist services/Category 1 Tourist services/Category 2 Public Public services/Category 1 Public services/Category 2 Public services/Category 2 Public services/Category 3	Technical services/Category 2										
Tourist services/Category 2 PUBLIC Public services/Category 1 √ √ √ √ √ ✓ <td></td>											
Public services/Category 1											
Public services/Category 2 Public services/Category 3	PUBLIC										
Public services/Category 2	Public services/Category 1	$\sqrt{}$	V	V	V	$\sqrt{}$	V	V	V		
Public services/Category 3			· ·	· ·							
						,		,			
		 									
AGRICULTURE	AGRICULTURE										
SPECIFIC USES	SPECIFIC USES										
Permitted $\sqrt{(1)}$ $\sqrt{(2)}$	Permitted			√ <u>(</u> 1)					√(2)		
Not permitted	Not permitted										

NOTES

- (1) Healthcare establishment
- (2) Maximum of 6 dwellings inside the zone; see Article 808 of the zoning by-law. Subject to the integrated residential project contained in the zoning by-law.



	ZONES 🕏	R-16	R-16	R-16	P-17	P-18	P-19	P-20	R-21	
STANDARDS		IX-10	IX-10	IX-10	1 -17	1 -10	1 -10	1 -20	1121	
	<u> </u>									
LOT										
Min. surfa	ace (m ²)	2,800	1,400 (3)	2,800 (4)		5,000		2,800	2,800	
Min. dept									75 (5)	
Min. faça	de (m)	45	24.4	45		45		24.4	45	
BUILDING										
Max. gabl (floors)	e roof height	2½	2 (1)	2 (1)					2½	
Max. flat r (floors)	oof height	2				3		3	2	
Maximum height (m)		11				15		15	11	
Min. construction surfa	ice m²	130	85	130					150	
STRUCTUR	E									
Detached						$\sqrt{}$		V		
Semi-detached										
Townhouse										
SETBACKS	4									
	setback (m)	9	9	14		(2)		(2)	12	
	al setbacks(m)	4.5	4.5	(2)		(2)		(2)	4.5	
Min. rear	setback (m)	9	9	14		(2)		(2)	9	
RATIOS										
	elling/building	1	6						1	
	occupation %	20	25	20		25		25	20	
Land occupation densi	ty								(6)	
NATURAL CONST	RAINTS									
Riparian corridor									V	
Flood prone area									V	
AIIP BY-LA	W									
EFP BY-LA	W									
AMENDMENTS										
SPECIAL PROVISIONS]	

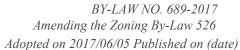
- Minimum roof pitch: 4/12
 Height of main building
 and 270 m² per dwelling
 and 230 m² per bed
 If riparian to a river

- With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 1.5 dwellings per hectare.



ZONES ➡	R-22	R-22	CONS	R-24	R-24	R-24	R-24	R-25	R-25	R-25	R-25
PERMITTED USES		11	-23		1121			11.20	11.20	11.20	
Û											
DWELLING											
Single-family	V	₹		√	4			√ (3)	√ (4)	√ (4)	√ (4)
Two-family											
Multi-family					√		√(2)				
Boarding house											
Seniors' residence											
BUSINESS											
Retail business/Category 1											
Retail business/Category 2											
Administrative services											
Cultural services											
Financial services											
Personal services											
Professional services						√(3)					
Recreational services/Category 1											
Recreational services/Category 2											
Recreational services/Category 3											
Recreational services/Category 4											
Road services/Category 1											
Road services/Category 2											
Technical services/Category 1											
Technical services/Category 2											
Tourist services/Category 1											
Tourist services/Category 2											
PUBLIC											
Public services/Category 1	V	V		V	V	4	√	V			$\sqrt{}$
Public services/Category 2	,	'		'	,	,	,	,		`	,
Public services/Category 3											
CONSERVATION			√								
AGRICULTURE											
SPECIFIC USES			I								
Permitted	(2)	(2)	√ (4) (1)	(2)	(2)	√ (3)	√ (2)	(5)	(5)	(5)	(5)
Not permitted			()								
NOTES											

- (1) Seniors' residence
- (2) Healthcare establishment
- (3) Nature trail
- (1) Nature trail
- (2) Subject to the integrated residential project contained in the zoning by-law. A maximum of 250 dwellings are authorized within these
- (3) Lot not served by water and sewers systems.
- (4) Lot not served by water and sewers systems.(5) Subject to the integrated residential project contained in the zoning by-law.





0550	ZONES ⇨											
		R-22	R-22	CONS -23	R-24	R-24	R-24	R-24	R-25	R-25	R-25	R-25
STANDARDS	Û			-23								
	LOT											
Min.	surface (m ²)	0.000	1.010		0.000	4.040						
		2,800 162.5	1,012 (1)		2,800 162.5	1,012 (1)	(2)	(3)	3,700	500	500	162.5
Min	do with (ma)											
Min.	depth (m)	75 (1) 25	75 (1) 25		75 (1) 25	75 (1) 25	75 (1)	75 (1)	75 (1)	25	25	25
Min.	façade (m)	45 6.5	57 20		57 6.5	57 20	57	57	57	20	20	6.5
	BUILDING	0.0			0.0							
Max. (floors)	gable roof height	2½	2½ 3½		2½	2½ 3½	21/2	2½	2½	2½	2½	2½
Max. (floors)	flat roof height	2	2 3		2	2 3	2	2	2	2	2	2
Maximum he	eight (m)	11	11 12		11	11 12	11	11	11	11	11	11
Min. construc	ction surface m²	130 65	150		130 65	85 150	130	130	150	75	75	65
,	STRUCTURE											
Detached		4	V		4	$\sqrt{}$	4	4	√	√		
Semi-detache Townhouse	ed	V	4		√	√					√	√
	SETBACKS	٧	•		٧	٧						
Min.	front setback (m)	12	12		12	12	12	12	12	5	5	7
Min.	lateral setbacks(m	7 4.5	5 4.5		7 4.5	5 4.5						
	` '	5	5		5	5	4.5	4.5	4.5	3	0/2.5	0
Min.	rear setback (m)	9 7	9 7		9 7	9 7	9	9	9	7	7	7
	RATIOS											
Max.	dwelling/building	1 6	6 20		1 6	6 20			1	1	2	6
Max.	lot occupation %	20 40	35		20 40	35	20	35	20	20	30	40
Land occupa	tion density	(2)	(2)		(2)	(2)			(3)	(3)	(3)	(3)
NATUF	RAL CONSTRAINTS											
Riparian corr		1	1	√ ,	√ ,	V	4	4	1	1	√ /	√
Flood prone		√ ,	√ ,	√	√ ,	√	4	√	√	√	V	V
A	AIIP BY-LAW	√	√		√	√						
E	FP BY-LAW											
AMENDMENTS												
SPECIAL PROV	VISIONS											

- (1) If riparian to a river
- 500 m² per bed 500 m² per dwelling
- Minimum of 700 square meters or 80 square meters per dwelling, whichever is largest
- (2) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 17.5 dwellings per hectare.
- (3) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 14 dwellings per hectare between 2017 and 2021, 16 dwellings per hectare between 2022 and 2026, and 18 dwellings per hectare between 2027 and 2031.



ZONES □		Doo	0.07	0.07	0.07	0.07	C 07	0.07		
PERMITTED USES	Rec- 26	Rec- 26	C-27	C-27	C-27	C-27	C-27	C-27		
Û										
DWELLING										
Single-family			$\sqrt{}$	V	V					
Two-family						V				
Multi-family							√(1)	V		
Boarding house			V							
Seniors' residence										
BUSINESS										
Retail business/Category 1										
Retail business/Category 2										
Administrative services								V		
Cultural services								V		
Financial services								V		
Personal services								V		
Professional services							√ (2)	V		
Recreational services/Category 1								V		
Recreational services/Category 2								V		
Recreational services/Category 3		√ (3)								
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										
Tourist services/Category 1								$\sqrt{}$		
Tourist services/Category 2										
PUBLIC										
Public services/Category 1								V		
Public services/Category 2								V		
Public services/Category 3								V		
CONSERVATION										
AGRICULTURE										
SPECIFIC USES			ı							
Permitted		√ (3)					√ (1.2)	√ (4)		
Not permitted	1	. (5)					· (1.2)	/		
. tot po.mittou		ı	1	l .		l .	l .		ı	

- (1) Including seniors' residences(2) Healthcare establishment
- (3) Sailing club
- (4) Notwithstanding Article 500 or "Appendix D: Definition", the abovementioned uses are permitted in accessory buildings if, upon adoption of this amendment, the accessory building has already been built AND the main building serves a commercial purpose. Accessory buildings that are subject to this provision may not be expanded.



STANDARDS	Z 0	ONES 🕏	Rec- 26	Rec- 26	C-27	C-27	C-27	C-27	C-27	C-27	
	LOT										
Min.	surface	(m ²)	2,800	3,700	1,400	1,400	162.5	700	(3)	1,850 (3)	
Min.	depth	(m)	75 (5)	75 (5)							
Min.	façade	(m)	45	57	24.4	24.4	6.5	24.4	20	24.4	
1	BUILDING										
Max. (floors)	gable roof	height	2½	2½	2½	2½	2½	2½	3½	2½ (8)	
Max. (floors)	flat roof he	ight	2	2	2	2	2	2	3	2 (8)	
Maximum heig	ght (m)		11	11	11	11	11	11	13.5 (7)	11 (8)	
Min. construct	ion surface m²		130	200	92	75	75	75	75	75 (6)	
S.	TRUCTURE										
Detached			V	V	V			V	V	V	
Semi-detache	d					V				V	
Townhouse							$\sqrt{}$				
S	SETBACKS										
Min.	front setba	ck (m)	9	12	3	3	3	3	3	3	
Min.	lateral setb		4.5	4.5	3.7	0/3.7	0 (4)	3.7	3.7	3.7	
Min.	rear setbac	k (m)	9	9	8	8	8	8	8	5	
	RATIOS										
Max.	dwelling/b	ouilding	1		1	2	6	2			
Max.	lot occupa	ation %	20	20	35	35	35	35	35	50 (8)	
Land occupati	on density		(9)		(9)	(9)	(9)	(9)	(9)	(9)	
NATURA	AL CONSTRAINTS										
Riparian corric	dor		$\sqrt{}$	$\sqrt{}$							
Flood prone a			V	V							
Al	IP BY-LAW				√	√	√	$\sqrt{}$	√	√	
El	P BY-LAW										
AMENDMENTS											
SPECIAL PROVIS	SIONS			I.	I.	I.			I .	1	

- (1) Minimum roof pitch of 4/12
- (2) 75 m² per dwelling unit
- (3) Minimum of 700 square meters or 80 square meters per dwelling, whichever is largest
- (4) Minimum of 3.7 meters at building extremities
- (5) If riparian to a river
- (6) Maximum floor surface of 2,000 m² per establishment
- (7) Dormers are limited to a maximum height of 11 meters.
- (8) The standards contained in the multi-family column for mixed-use buildings fully apply to their residential portion.
- (9) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 14 dwellings per hectare between 2017 and 2021, 16 dwellings per hectare between 2022 and 2026, and 18 dwellings per hectare between 2027 and 2031.



ZONES □										
	R-28	P-29	P-30	R-31	P-32	R-33	P-34	R-35	R-36	
PERMITTED USES										
Ţ										
DWELLING										
Single-family				V				V	V	
Two-family										
Multi-family										
Boarding house										
Seniors' residence										
BUSINESS										
Retail business/Category 1										
Retail business/Category 2										
Administrative services										
Cultural services										
Financial services										
Personal services										
Professional services										
Recreational services/Category 1										
Recreational services/Category 2										
Recreational services/Category 3										
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										
Tourist services/Category 1										
Tourist services/Category 2										
PUBLIC										
Public services/Category 1		V	V	V	V	V		√	V	
Public services/Category 2							V			
Public services/Category 3										
CONSERVATION										
AGRICULTURE										
SPECIFIC USES		I	I	l		I	<u>I</u>	1	1	1
		l	l			I				ı
Permitted						 				
Permitted Not permitted										



	ZONES □	R-28	P-29	P-30	R-31	P-32	R-33	P-34	R-35	R-36	
STANDARDS	п										
	<u></u>										
LOT											
	urface (m²)	1,400			2,800		2,800	5,000	3,700	2,800	
	epth (m)								75 (1)		
Min. fa	açade (m)	24.4			45		45	45	57	45	
BUILDI	ING										
Max. ga (floors)	able roof height	2½			2½		2½		2½	2½	
Max. fla	at roof height	2			2		2	3	2	2	
Maximum height (m	1)	11			11		11	15	11	11	
Min. construction su	urface m²	70			130		100		150	130	
STRUCT											
Detached					V		V	V	V	V	
Semi-detached					,		·	,	,	,	
Townhouse											
SETBA	cks										
Min. fr	ont setback (m)	4.5			9		9	(2)	12	9	
	ateral setbacks(m)	2			4.5		4.5	(2)	4.5	4.5	
Min. re	ear setback (m)	5			9		9	(2)	9	9	
RATIO	os										
	dwelling/building	1			1		1		1	1	
	lot occupation %	35			20		20	25	20	20	
Land occupation de	ensity	(3)			(3)		(3)		(3)	(3)	
NATURAL CON	NSTRAINTS										
Riparian corridor											
Flood prone area									V		
AIIP BY	-LAW										
EFP BY	-LAW										
AMENDMENTS											
SPECIAL PROVISIONS											

- (1) If riparian to a river
- (2) Height of main building(3) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 14 dwellings per hectare between 2017 and 2021, 16 dwellings per hectare between 2022 and 2026, and 18 dwellings per hectare between 2027 and 2031.



ZONES ➡										
	P-37	Cons-	P-39	R-40	Rec-	P-42	P-43	R-44		
PERMITTED USES		38			41					
· · · · · · · · · · · · · · · · · · ·										
DWELLING										
Single-family			$\sqrt{}$	$\sqrt{}$				V		
Two-family										
Multi-family										
Boarding house										
Seniors' residence										
BUSINESS										
Retail business/Category 1										
Retail business/Category 2										
Administrative services										
Cultural services										
Financial services										
Personal services										
Professional services										
Recreational services/Category 1										
Recreational services/Category 2										
Recreational services/Category 3					V					
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										
Tourist services/Category 1										
Tourist services/Category 2										
PUBLIC										
Public services/Category 1	$\sqrt{}$		$\sqrt{}$	V	√		$\sqrt{}$	V		
Public services/Category 2			√(2)							
Public services/Category 3						V	V			
CONSERVATION		√(1)(3) (4)								
AGRICULTURE		(- /								
SPECIFIC USES										
Permitted		√(1)(3)	√(2)							
Niet is a markta al	_	(4)	- \-/							
Not permitted NOTES									ĺ	

- (1) Bird rehabilitation and nature interpretation
- (2) Church
- (3) Wild birds and bird rehabilitation educational program
 (4) Wild bird product sales over a maximum floor surface of 16.5 m²



	ZONES □	P-37	Cons-	P-39	R-40	Rec-	P-42	P-43	R-44	
STANDARDS		F-57	38	F-55	117-40	41	F -42	F-43	114-4	
	Û									
	LOT									
Min.	surface (m ²)		3,700		2,800	3,700	4,000	4,000	2,750	
Min.	depth (m)									
Min.	façade (m)		57		45	57	45	45	45	
	BUILDING									
Max. (floors)	gable roof height		2½	2½	2½	2½	2	2	2½	
Max. (floors)	flat roof height		2	2	2	2	2	2	2	
Maximum heig	ght (m)		12	12	11	11	11	11	15	
Min. construct	ion surface m²		100	150	130	150	65	10	130	
S	TRUCTURE									
Detached				$\sqrt{}$		$\sqrt{}$	$\sqrt{}$			
Semi-detached	d									
Townhouse										
S	ETBACKS									
Min.	front setback (m)		12	12	9	12	9	6	9 (1)	
Min.	lateral setbacks(m)		4.5	4.5	4.5	4.5	9	6	4.5 (2)	
Min.	rear setback (m)		9	9	9	9	9	6	9	
	RATIOS									
Max.	dwelling/building			1	1		0	0	1	
Max.	lot occupation %		15	20	20	15	15	15	20	
Land occupati	on density									
	AL CONSTRAINTS									
Riparian corric				V						
Flood prone a	rea									
	IP BY-LAW									
EF	P BY-LAW									
AMENDMENTS										
CDECIAL DROVIS					<u> </u>					

- (1) When buildings exceed eleven meters (11 m) in height, a front setback of one meter (1 m) must be added for each five-tenths of a meter (0.5 m) that exceeds the eleven meter height (11 m), up to a maximum of fifteen meters (15 m) in height.
- (2) When buildings exceed eleven meters (11 m) in height, a lateral setback of one meter (1 m) must be added for each five-tenths of a meter (0.5 m) that exceeds the eleven meter height (11 m), up to a maximum of fifteen meters (15 m) in height.



ZONES □	Doo	A 46	D 47	D 40	D 40	A 50	D 54	D 50	00.00	D 54
PERMITTED USES	Rec- 45	A-46	P-47	R-48	R-49	A-50	R-51	R-52	Cons- 53	P-54
Û										
DWELLING										
Single-family		√(1)		V	V	√(1)	V	V		
Two-family										
Multi-family										
Boarding house										
Seniors' residence										
BUSINESS										
Retail business/Category 1										
Retail business/Category 2										
Administrative services										
Cultural services										
Financial services										
Personal services										
Professional services										
Recreational services/Category 1										
Recreational services/Category 2	,									
Recreational services/Category 3	√									
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										
Tourist services/Category 1										
Tourist services/Category 2										
PUBLIC		ı	,	,	,	ı	,	,	1	
Public services/Category 1	√		√	√	√		√	V		√
Public services/Category 2 Public services/Category 3										.1
Public services/Category 3										√
CONSERVATION									√	
AGRICULTURE		√(1)				√(1)				
SPECIFIC USES										
Permitted										
Not permitted										
NOTES (1) See articles 1200 to 1219.										



STANDARDS	ZONE	s ⇔	Rec- 45	A-46	P-47	R-48	R-49	A-50	R-51	R-52	Cons-	P-54
0171110711100	Û											
	LOT											
Min.		(m^2)	40,000	3,700		2,800	3,700	5,000	2,800	3,700		2,800
Min.	depth	(m)					75 (1)	75 (1)	75 (1)	75 (1)		
Min.	façade	(m)	57	45		45	45	57	48.7	45		30
	BUILDING											
Max. (floors)	gable roof hei	ght	2½	2½		2½	2½	2½	2½	2½		2½
Max. (floors)	flat roof height	t	2	2		2	2	2	2	2		2
Maximum he	eight (m)		15	11		11	11	11	11	11		12
Min. constru	ction surface m²		150	150		130	150	150	150	150		100
	STRUCTURE											
Detached				$\sqrt{}$		V	V	$\sqrt{}$	V	V		V
Semi-detach	ned											
Townhouse												
	SETBACKS											
Min.		(m)	12	12		9	12	12	12	12		9
Min.	lateral setback		6	4.5		4.5	4.5	4.5	4.5	4.5		4.5
Min.	rear setback	(m)	12	9		9	9	9	9	9		9
	RATIOS											
Max.	dwelling/buil	ding		1		1	1	1	1	1		
Max.	lot occupatio	n %	10	10		20	20	10	20	20		30
Land occupa	ation density											
NATU	RAL CONSTRAINTS											
Riparian cor	ridor				V		V	V	V		$\sqrt{}$	V
Flood prone	area				V		V		V	$\sqrt{}$	$\sqrt{}$	V
	AIIP BY-LAW											
	EFP BY-LAW	\equiv										
AMENDMENTS												
AMERICA	•											
SPECIAL PRO (1) If riparia						1	ı	1	ı	ı	1	



ZONES □	R-55	R-55	R-56	R-56	P-57	P-58	R-59	R-59	R-59	R-59
PERMITTED USES	11.55	1155	11-50	11-50	1 -37	1 -30	1155	11-55	11-55	11.55
Û										
DWELLING	•									
Single-family			√(2)	√ (2)			V	$\sqrt{}$		
Two-family			` ′	, ,					$\sqrt{}$	
Multi-family										V
Boarding house										
Seniors' residence	√(1)									
BUSINESS										
Retail business/Category 1										
Retail business/Category 2										
Administrative services										
Cultural services										
Financial services										
Personal services										
Professional services										
Recreational services/Category 1										
Recreational services/Category 2										
Recreational services/Category 3										
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										
Tourist services/Category 1										
Tourist services/Category 2										
PUBLIC										
Public services/Category 1		V	V	V			V	V	$\sqrt{}$	V
Public services/Category 2					√ (3.4)					
Public services/Category 3					√(3) [′]					
CONSERVATION										
AGRICULTURE										
SPECIFIC USES										
<u> </u>	(4)	ſ	ſ		(4)		ı			
Permitted	(1)				(4)					
Not permitted										<u> </u>

NOTES

- (1) Seniors' integrated residential projects (see Article 806), whether or not they integrate the following additional uses: banking counter and financial advisors, travel agency, medical consultation office, pharmacy, small hair salon, small convenience store, catering service, restaurant/bar and lounge, adapted health and fitness centre, laundry service, domestic assistance, private swimming pools, tennis courts.
- (2) A maximum of 49 dwellings are authorized within this zone. Planned detached single-family dwellings must be part of an integrated residential project (see Article 806).
- (3) Two (2) main buildings are authorized in this zone but must be separated by a minimum setback of 5 meters.
- (4) A church on lot 1 833 067



ZOI	ves ⇒	D 55	D 55	D 50	D 50	D 57	D 50	D 50	D 50	D 50	D 50
STANDARDS		R-55	R-55	R-56	R-56	P-57	P-58	R-59	R-59	R-59	R-59
Û											
LOT											
Min. surface	(m ²)	60,705 (1)		2,750 (4)	3,640 (4)	1,000	800	500	162.5	250	(7)
Min. depth	(m)							25	25	25	25
Min. façade	(m)	45 (2)		24.4	130	20	20	20	6.5	20	20
BUILDING											
Max. gable roof h (floors)		3	3	2½	2½	2½	2½	2½	2½	2½	3½
Max. flat roof heig (floors)	jht			2	2	2	2	2	2	2	3
Maximum height (m)		15 (3)	15 (3)	11	11	11	11	12	11	12	12
Min. construction surface m ²		2,600		120	80	75	75	75	65	75	150
STRUCTURE											
Detached Semi-detached		√	√	√	ما	√	√	√		√	V
Townhouse					√				√		
SETBACKS					•				•		
Min. front setbac	k (m)	50	50	9	6	8	5	5	7	5	5
Min. lateral setba	icks(m)	15	15	4.5	0 and 6	4	3	3	0 (6)	3	3
Min. rear setback	(m)	50	50	9	6	8	5	7	7	7	7
RATIOS											
Max. dwelling/bu				1	2	0	0	1	6	2	20
Max. lot occupa	tion %	25	50	25	25 (5)	50	50	30	40	30	35
Land occupation density		(8)	(8)					(9)	(9)	(9)	(9)
NATURAL CONSTRAINTS	<u> </u>										
Riparian corridor Flood prone area											
AliP BY-LAW		V	V	V	V	V	V	V	V	V	V
EFP BY-LAW											
AMENDMENTS											

- (1) Maximum of two (2) main buildings per lot.
- (2) Minimum secondary façade: 20.m
- (3) Minimum roof pitch: 4/12.
- (4) The zone must be accessible from a new street connecting directly to Côte Saint-Charles.
- (5) A minimum of 50% of the forest cover must be preserved on each lot.
- (6) Minimum of 5 meters at building extremities.
- (7) Minimum of 700 square meters or 80 square meters per dwelling, whichever is largest.
- (8) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 14 dwellings per hectare for the period of 2017 to 2021, of 16 dwellings per hectare for the period of 2022 to 2026 and of 18 dwellings per hectare for the period of 2027 to 2031.
- (9) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 82 dwellings per hectare.



ZONES □	R-60	R-60	R-60	R-60	R-60	R-61	R-61	R-61	R-61	R-61
PERMITTED USES	K-00	K-00	K-00	K-00	K-00	K-01	K-01	K-01	K-01	K-01
Ţ										
DWELLING										
Single-family	$\sqrt{}$	V			V	V	V			
Two-family			V					V		
Multi-family				V					V	
Boarding house										
Seniors' residence										
BUSINESS										
Retail business/Category 1										√(1)
Retail business/Category 2										
Administrative services										
Cultural services										
Financial services										
Personal services										
Professional services										√(1)
Recreational services/Category 1										
Recreational services/Category 2										
Recreational services/Category 3										
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										<u> </u>
Tourist services/Category 1										
Tourist services/Category 2										
PUBLIC										
Public services/Category 1	$\sqrt{}$	V	V	√	√	V	V	√	V	$\sqrt{}$
Public services/Category 2										
Public services/Category 3										
CONSERVATION										
AGRICULTURE										
SPECIFIC USES		ı	ı				ı			
Permitted										(1)
Not permitted										(' /
p		1	1			L				



	zo	ONES 🕏	R-60	R-60	R-60	R-60	R-60	R-61	R-61	R-61	R-61	R-61
STANDARDS	Û											
	LOT											
Min.	surface	(m ²)	162.5	500	250	333 (2)	500	500	162.5	250	(2)	1,400
Min.	depth	(m)	25	25	25	25	25	25	25	25	25	25
Min.	façade	(m)	6.5	20	20	20	20	20	6.5	20	20	24.4
E	BUILDING											
Max. (floors)	gable roof l	_	2½	2½	2½	2½ 3½	2½	2½	2½	2½	2½ 3½	21/2
Max. (floors)	flat roof hei	ght	2	2	2	2 3	2	2	2	2	2 3	2
Maximum heig			11	11	11	11 12	11	11	11	11	11 12	11
Min. construct	on surface m²		65	75	75	75	75	75	65	75	75	75
S	RUCTURE											
Detached						$\sqrt{}$	V	V		V	V	
Semi-detached	d		,	√					,			
Townhouse												
S	ETBACKS											
Min.	front setbac	\ /	5	5	5	5	5	7	7	7	7	7
Min.	lateral setb	acks(m)	0 (1)	0/2.5	2.5	2.5 5	2.5	3	0 (1)	3	3 5	3
Min.	rear setbac	k (m)	7	7	7	7	7	7	7	7	7	7
	RATIOS											
Max.	dwelling/b		6	2	2	3	1	1	6	2	20	0
Max.	lot occupa	ation %	40	30	30	30	30	30	40	30	30	40
Land occupation	on density		(3)	(3)	(3)	(3)	(3)	(4)	(4)	(4)	(4)	
NATURA	L CONSTRAINTS											
Riparian corric	lor											
Flood prone a	ea											
Al	IP BY-LAW		$\sqrt{}$	√	$\sqrt{}$	√	$\sqrt{}$	√	√	√	√	√
EF	P BY-LAW											
AMENDMENTS					•							

- (1) Minimum of 5 meters at the building extremities
- (2) Minimum of 700 square meters or 80 square meters per dwelling, whichever is largest
- (3) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 14 dwellings per hectare between 2017 and 2021, 16 dwellings per hectare between 2022 and 2026, and 18 dwellings per hectare between 2027 and 2031.
- (4) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 97 dwellings per hectare.



ZONES □	D 62	D 62	CONC	P-65	P-66	P-67	P-68	D 60	D 70	R-70
PERMITTED USES	R-62	R-63	CONS -64	P-65	P-66	P-67	P-68	R-69	R-70	R-70
Ţ.										
DWELLING	<u> </u>			<u> </u>			<u> </u>			
Single-family		V						V	$\sqrt{}$	
Two-family										
Multi-family										
Boarding house										
Seniors' residence	(3)									$\sqrt{}$
BUSINESS										
Retail business/Category 1										
Retail business/Category 2										
Administrative services										
Cultural services										
Financial services										
Personal services										
Professional services										
Recreational services/Category 1										
Recreational services/Category 2										
Recreational services/Category 3										
Recreational services/Category 4										
Road services/Category 1										
Road services/Category 2										
Technical services/Category 1										
Technical services/Category 2										
Tourist services/Category 1										
Tourist services/Category 2										
PUBLIC										
Public services/Category 1		V		V		√ (2)		V	$\sqrt{}$	$\sqrt{}$
Public services/Category 2	Ì									
Public services/Category 3					√					
CONSERVATION			√(1)							
AGRICULTURE										
SPECIFIC USES										
Permitted	(3)					(2)			(4)	(4)
Not permitted										1

NOTES

- (1) Nature interpretation
- (2) Accessory buildings for main use
- (3) Seniors' residential complexes, whether or not they integrates the following additional uses:

 Medical consultation office, pharmacy, small hair salon, small convenience store, restaurant, adapted health and fitness centre, laundry service.
- (4) Subject to the integrated residential project contained in the zoning by-law.



ZONES ➡	R-62	R-63	Cons-	P-65	P-66	P-67	P-68	R-69	R-70	R-70
STANDARDS ↓			64							
LOT										
Min. surface (m ²)	7,000	1,400			4,000	2,000		1,400	162.5	(1)
Min. depth (m)	90				25	25			25	25
Min. façade (m)	35	24.4			75	75		24.4	6.5	20
BUILDING										
Max. gable roof height (floors)	2½	2½			2	2		2½	2½	3½
Max. flat roof height (floors)	2	2			2	2		2	2	3
Maximum height (m)	11	11			11	11	_	11	11	12
Min. construction surface m ²	75	70			100			100	65	150
STRUCTURE										
Detached	$\sqrt{}$	$\sqrt{}$						V		$\sqrt{}$
Semi-detached										
Townhouse									$\sqrt{}$	
SETBACKS										
Min. front setback (m)	5	4.5			4	3		7	7	5
Min. lateral setbacks(m)	3	2			4.5	4.5		4.5	5	5
Min. rear setback (m)	8	5			9	9		7	7	7
RATIOS										
Max. dwelling/building		1			0	0		1	6	20
Max. lot occupation %	50	35			50	25		30	40	35
Land occupation density	(2)	(2)						(2)	(3)	(3)
NATURAL CONSTRAINTS										
Riparian corridor								V		
Flood prone area								V		
AIIP BY-LAW	√					$\sqrt{}$			√	V
EFP BY-LAW										
AMENDMENTS										
SPECIAL PROVISIONS										

- (1) Minimum of 700 square meters or 80 square meters per dwelling, whichever is largest
- (2) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 14 dwellings per hectare between 2017 and 2021, 16 dwellings per hectare between 2022 and 2026, and 18 dwellings per hectare between 2027 and 2031.
- (3) With the exception of infill lots, all vacant lots served by water and sewer systems, along with those intended for redevelopment, must comply with an average gross density of 16 dwellings per hectare.