

SECTION 27 - AGRICULTURAL CONSOLIDATION (AC) ZONE

27.1 Within an Agricultural Consolidation (AC) Zone, no person shall use any land; erect, alter, enlarge, use or maintain any building or structure for any use other than as permitted in this section and also such use, building or structure shall be in accordance with the regulations contained or referred to in this section.

27.2 PERMITTED USES

27.2.1 Residential Uses:

- a) prohibited

27.2.2 Non-Residential Uses:

- a) agricultural use
- b) radio, television, telephone or other communications tower or transmission facility.
- c) passive outdoor recreation use
- d) public use in accordance with the provisions of Section 3.29

27.3 ZONE PROVISIONS

27.3.1 Refer to Section 3(General Provisions)

27.3.2 Lot area (minimum) 35 ha (86.48 acres)

27.3.3 Lot Frontage (minimum) 150 m (492.125 ft.)

27.3.4 Front Yard Depth (minimum) or the MDS II requirement
whichever is the greater 30 m (98.43 ft.)

27.3.5 Rear Yard Depth (minimum) or the MDS II requirement
whichever is the greater 30 m (98.43 ft.)

27.3.6 Interior Side Yard Width (minimum) or the MDS II requirement
whichever is the greater 30 m (98.43 ft.)

27.3.7 Exterior Side Yard Width (minimum) or the MDS II requirement
whichever is the greater 30 m (98.43 ft.)

27.3.8 Maximum Building Height for all agriculturally related buildings N/A

27.3.9 Accessory buildings refer to Section 3.7

- a) In addition to the above and notwithstanding Section 3.7.3 following shall apply in regard to buildings accessory to an agricultural use;
 - i) minimum front yard for an accessory building 15 m (49.22 ft.)
 - ii) minimum interior side yard for an accessory building 8 m (26.25 ft.)
 - iii) minimum exterior side yard for an accessory building 8 m (26.25 ft.)
 - iv) minimum rear yard for an accessory building 15 m (49.22 ft.)

27.3.10 Special Lot Area Requirement:

- a) No minimum lot area is required in the case of a radio, television, telephone or other communications tower.

27.4 ZONE EXCEPTIONS

- 27.4.1 AC-1, Lot 1, Concession V, (Flos)
2314 Baseline Road, Part of Roll No. 43 41 030 001 127 00 0000
Graham Farm Consolidation ZBA 5000-015

Agricultural use is not permitted.

- 27.4.2 AC-2, part of East Halves of Lots 4 and 5, Con. IX, (Vespra)
1456 Vespra Valley Road, Roll No. 4341 010 005 054 00 0000
Priest Farm Consolidation ZBA 5000-052

The lot area (minimum) required shall be 33 hectares.

- 27.4.3 AC-3;South Half Lot 16, Concession VI, (Flos)
2422 Crossland Road, Part of Roll No. 4341 030 007 001 00 0000
Langcrest Farms Consolidation ZBA 5000-058

THAT the keeping, feeding or raising of livestock shall not be permitted in the existing building.

- 27.4.4 AC-4, Part of the East Half of Lot 21, Concession 11 (Vespra)
1935 Sunnidale Road, Roll No. 4341 010 006 233 00 0000
Harris Farm Consolidation ZBA 5000-063

The minimum lot frontage required shall be 137 metres (449 ft.) and the minimum lot area shall be 21 hectares (52 acres).

- 27.4.5 AC-5 Pt. Lot 23, Concession II, Vespra
Walt Road, Roll No. 4341 010 001 24700 0000
Fines Farm Consolidation ZBA 5000-076

The minimum lot area shall be 18.6 hectares (46 acres).

- 27.4.6 AC-6, Part Lot 14, Concession 8 (Flos)
2042 Flos Rd. Eight West, Roll No. 4341 030 006 09600 0000
Langcrest Farms ZBA 5000-117
Part Lot 15, Concession 1 (Vespra); Parts 1, 4 and 5, Plan 51R-25081
748 Penetanguishene Rd., Roll No. 434101000109200
Eisses ZBA 5000-119

That the keeping, feeding or raising of livestock shall not be permitted in existing building(s) which do not comply with MDS.”

- 27.4.7 AC-7 West Half Lot 2, Concession1 (Vespra)

1153 Glengarry Landing South, Roll No. 434101000502010
(Downey) ZBA 5000-118

That the keeping, feeding or raising of livestock shall not be permitted in existing building(s) which do not comply with MDS. New buildings are not permitted.”