

**SECTION 29 - OPEN SPACE "OS" ZONE**

## 29.1 GENERAL PROHIBITION

Within an Open Space "OS" 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 subsection 2 of this Section and also in accordance with the regulations contained or referred to in subsections 3 and 4 of this Section.

## 29.2 USES PERMITTED

Forestry use  
Park, Public  
Playground  
Public swimming or bathing area or beach

## 29.3 ZONE REGULATIONS

29.3.1 Minimum Required Yards

(i) Front	8 metres
(ii) Rear	8 metres
(iii) Interior Side Yard	8 metres
(iv) Exterior Side Yard	8 metres

## 29.4 ZONE EXCEPTIONS

29.4.1 OS-1 Zone

Notwithstanding Section 29.2 Uses Permitted, those lands zoned "OS-1" shall be used only for:

Public Park  
Public Use  
Conservation Use  
Recreational Trail

#### 29.4.2 OS-2(a) Zone

In addition to the permitted uses and notwithstanding the regulation to the contrary, the following permitted uses shall apply:

- a. Golf Course
- b. Hotel
- c. Bed and Breakfast
- d. Clubhouse
- e. Pro-Shop
- f. Restaurant
- g. Conference Centre
- h. Recreation Centre as accessory uses to the permitted golf course on the lands and servicing and accessory structures required to service the permitted golf course

#### OS-2(b)

In addition to the permitted uses and notwithstanding the regulation to the contrary, the following permitted uses shall apply:

- i. A golf course as well as servicing and accessory structures required to the service the permitted golf course.

#### OS-2(c)

In addition to the permitted uses and notwithstanding the regulation to the contrary, the following permitted uses shall apply:

- j. A golf course, with no accessory structures in connection with the permitted golf course shall be permitted on the lands zoned (OS-2)(c) Zone as per the recommendation of the D-4 Study Dixon Hydrogeology Limited dated May 14, 2004 and updated September 2006 by Golder Associates."

#### 29.4.3 OS-3 Zone

Notwithstanding the permitted uses of subsection 29.2 and the zone regulations of subsection 29.3 of this By-law to the contrary, for those lands zoned Open Space Exception 3 "OS-3", the following shall apply:

- 29.4.3.1 Permitted Uses
  - (a) Park, Private

(b) Harbour related signs and structures

29.4.3.2 Zone Regulations

- |  |                   |
|--|-------------------|
| (a) Minimum Lot Area                               | 200 square metres |
| (b) Minimum Lot Frontage                           | 0 metres          |
| (c) Minimum Required Yard for buildings            | 1.0 metre         |
| (d) Minimum Required Yard for signs and structures | 0 metres          |

29.4.4 OS-4 Zone

In addition to the permitted uses of Subsection 29.2, the following uses are permitted:

- (a) Parking and loading accessory to the Marine Heritage use.
- (b) Real estate information and sales office not to exceed a maximum floor area of 100 square metres.
- (c) In order to remove the Holding (H) Symbol the following condition must be fulfilled:
  - i. Enter into a site plan agreement with the Township of Tay.