

SECTION 18 - INSTITUTIONAL ZONE (IN)

18.1 Permitted Uses, Buildings and Structures

- (a) Institutional uses;
- (b) Accessory uses, buildings, and structures.

18.2 Requirements for Permitted Uses, Buildings, and Structures

18.2.1 Lot Area, Minimum	900 sq. m
18.2.2 Lot Frontage, Minimum	15 m
18.2.3 Front Yard, Minimum	7.5 m
18.2.4 Interior Side Yard, Minimum	4.5 m
18.2.5 Exterior Side Yard, Minimum	7.5 m
18.2.6 Rear Yard, Minimum	7.5 m
18.2.7 Lot Coverage, Maximum	40 %
18.2.8 Building Height, Maximum	12 m
18.2.9 Landscaped Open Space, Minimum	30 %

18.2.10 Parking Requirements:

In accordance with Section 5.

18.2.11 Supplementary Requirements - Existing Institutional Uses

The enlargement of existing institutional uses located outside of a designated Settlement Area as identified in the County of Perth Official Plan shall satisfy the minimum distance separation requirements from adjacent livestock facilities as determined through the application of the MDS I.

Notwithstanding any provisions of this By-law to the contrary, existing closed cemeteries are a "Type "A" Land Use" for the purposes of MDS I.

18.3 Special Zones

18.3.1 IN-1

- (a) Location: Part Lot 15, Concession 13, Mornington Ward (Hesson) (formerly I-5)
- (b) Notwithstanding any provision of this By-law to the contrary, the area zoned "IN-1" shall be used only for institutional uses described as a church, a school, a cemetery, and accessory uses, excluding any accessory residential use. The

minimum lot frontage for this land shall be 24 m.

(c) All other provisions of this By-law, as amended, shall apply.

18.3.2 IN-2 (added by By-law No. 205-2003)

(a) Location: Part of Lot 21, Concession 7, Ellice Ward

(b) Notwithstanding the provision of Section 18.2.5 of By-law No. 30-1999 to the contrary, the minimum exterior side yard for the enlargement of an existing Church on the land in "IN-2" zone as shown on Key Map 37 of Schedule "A" to By-law No. 30-1999 (also shown on Schedule "A" to By-law No. 205-2003) shall be 2.7 m.

(c) All other provisions of this By-law, as amended, shall apply.

18.3.3 IN-3 (added by By-law No. 215-2015)

(a) Location: Part of Lot 208, Plan 363, Milverton Ward

(b) Notwithstanding Section 18.1 of By-law No. 30-1999 to the contrary, an additional use described as a funeral reception center shall be permitted on the land within the "IN-3" Zone as shown on Key Map 11 of Schedule "A" to By-law No. 30-1999 (also shown on Schedule "A" to By-law No. 215-2015) subject to the following additional provisions:

- Other uses associated with a funeral home, such as the preparation of a dead human body for interment or cremation, shall be prohibited.

(c) All other provisions of this By-law, as amended, shall apply.

18.3.4 IN-4 (added by By-law No. 206-2020)

(a) Location: Part of Lot 58, Registered Plan 511, and RP 44R-4168, Parts 1 & 2, Ellice Ward)

(b) Notwithstanding Section 18.1 of By-law No. 30-1999 to the contrary, additional uses being:

- 3 residential dwelling units; and
- Commercial music/recording studio shall be permitted on the land within the "IN-4" zone as shown on Key Map 45 of Schedule "A" to By-law No. 30-1999 (also shown on Schedule "A" to By-law No. 206-2020) subject to a site plan agreement pursuant to the provisions of Section 41 of the Planning Act, R.S.O. 1990

(c) All other provisions of this By-law, as amended, shall apply.