



DRYDEN

APPENDIX A

DEFINITIONS

Agricultural Uses: means the growing of crops, including nursery, biomass, and horticultural crops; raising of livestock; raising of other animals for food, fur or fibre, including poultry and fish; aquaculture; apiaries; agro-forestry; maple syrup production; and associated on farm buildings and structures, including, but not limited to livestock facilities, manure storages, value-retaining facilities, and accommodation for full-time farm labour when the size and nature of the operation requires additional employment.

Agricultural Related Uses: means those farms related commercial and farm-related industrial uses that are directly related to farm operations in the area, support agriculture, benefit from being in close proximity to farm operations, and provide direct products and/or services to farm operations as a primary activity.

Archaeological Resources: includes artefacts, archaeological sites, marine archaeological sites, as defined under the Ontario Heritage Act. The identification and evaluation of such resources are based upon archaeological fieldwork undertaken in accordance with the Ontario Heritage Act.

Areas of Archaeological Potential: means areas with the likelihood to contain archaeological sites, as defined under the Ontario Heritage Act. The identification and evaluation of such resources are based upon archaeological fieldwork undertaken in accordance with the Ontario Heritage Act.

Areas of Mineral Potential: means areas favourable to the discovery of mineral resources due to geology, the presence of known mineral deposits or other technical evidence. Areas of mineral potential are identified using acceptable scientific methodology.

Built Heritage Resource: means a building, structure, monument, installation or any manufactured remnant that contributes to a property's cultural heritage value or interest as identified by a community, including an Aboriginal community. Built heritage resources are generally located on property that has been designated under Parts IV or V of the Ontario Heritage Act, or included on local, provincial and/or federal registers.

Contaminated Site: means land that is contaminated from past land use activities relating to, but not limited to, industrial uses, transportation or utility purposes including municipal and Ministry of Transportation refuelling yards, waste disposal sites, and commercial uses such as gas stations, auto repair shops and lands where filling has occurred.

Cultural Heritage Landscape: means a defined geographical area that may have been modified by human activity and is identified as having cultural heritage value or interest by a community, including an Aboriginal community. The area may involve features such as structures, spaces, archaeological sites or natural elements that are valued together for their interrelationship, meaning or association. Examples may include, but are not limited to, heritage conservation districts designated under the Ontario Heritage Act; villages, parks, gardens, battlefields, main streets and neighbourhoods, cemeteries, trailways, viewsheds, natural areas and industrial complexes of heritage significance; and areas recognized by federal or international designation authorities (e.g., a National Historic Site, District Designation, or a UNESCO World Heritage Site).

Cultural Heritage Resource: means a defined geographic area of heritage significance which has been modified by human activities. Such an area is valued by a community and is of significance to the understanding of the history of a people or place.

Developable Land Area: means the net land area that can be utilized for development including residential, commercial, institutional, industrial uses although excludes the required public or private roads and infrastructure, stormwater management ponds, parking, environmental constraint areas (e.g., wetlands, watercourses) and their required buffers.

Development: means the creation of a new lot, a change in land use, or the construction of buildings and structures, requiring approval under the Planning Act, but does not include: activities that create or maintain infrastructure authorized under and environmental assessment process, or works subject to the Drainage Act.

Floodway: means that portion of the river or stream system floodplain where development and site alteration would cause a danger to public health and safety or property damage. Uses which by their nature must be located within

the floodway, flood or erosion control works or non-structural works that do not affect flood flows are permitted in the floodway.

Hazard Lands: means property or lands which could be unsafe for development due to naturally occurring processes or hazards. Along the shoreline of lakes, rivers and stream systems this means lands covered by water to the farthest landward limit of the flooding and erosion hazard limits and would also include unstable soils such as sensitive marine clays (leda clay) and unstable bedrock (karst topography).

Heritage Attributes: means the principal features or elements that contribute to a protected heritage property's cultural heritage value or interest, and may include the property's built or manufactured elements as well as natural landforms, vegetation, water features, and its visual setting (including significant views or vistas to or from a protected heritage property).

Heritage Impact Assessment (HIA): means the evaluation of the impact of a proposed development, building alteration or site alteration on a built heritage resource(s) or a cultural heritage landscape(s) and recommends mitigative measures or alternative development approaches to conserve the heritage attributes of that resource/landscape. HIAs are an important planning tool to ensure that the heritage values, attributes and integrity of cultural heritage resources are considered in the land development process.

Home Profession: means the use of part of a dwelling unit for service or profession by at least 1 of the permanent residents of such dwelling unit, is clearly secondary to the main residential use of the dwelling unit for gain, profit or reward, and does not compete with existing businesses in the commercial areas of the City. A home profession shall be licenced in accordance with the Business Licence By-law and shall include such home professions as surveying, engineering, architecture, accounting, shoe and leather working and repairs, real estate, bookkeeping, computer services, dressmaking, painting, sculpting, weaving, engraving, and instruction in arts, crafts and music.

Infrastructure: means physical structures that form the foundation for development. Infrastructure includes sewage and water works, waste management systems, electrical power, communications, transit and transportation corridors and facilities, and oil and gas pipelines and associated

facilities.

Mine Hazards: means any feature of a mine as defined under the Mining Act, or any related disturbance of the ground that has not been rehabilitated.

Mineral Aggregate Operation: means

- lands under license or permit, other than for wayside pits and quarries, issued in accordance with the Aggregate Resources Act, or successors thereto;
- for lands not designated under the Aggregate Resources Act, established pits and quarries that are not in contravention of municipal zoning by-laws and including adjacent land under agreement with or owned by the operator, to permit continuation of the operation; and
- associated facilities used in extraction, transport, processing or recycling of mineral aggregate resources and derived products such as asphalt and concrete, or the production of secondary related products.

Mineral Aggregate Resources: means gravel, sand, clay, earth, shale, stone, limestone, dolostone, sandstone, marble, granite, rock or other material prescribed under the Aggregate Resources Act suitable for construction, industrial, manufacturing and maintenance purposes but does not include metallic ores, asbestos, graphite, kyanite, mica, nepheline syenite, salt, talc, woolastonite, mine tailings or other material prescribed under the Mining Act.

Mineral Deposits: means an unusually large or rich concentration of valuable minerals identified within a small part of the earth's crust.

Mineral Mining Operation: means mining operations and associated facilities, or past producing mines with remaining mineral development potential that have not been permanently rehabilitated to another use.

Minerals: means metallic and non-metallic minerals, but does not include mineral aggregates or petroleum resources.

Net Residential Density: means the number of dwelling units per hectare and is a measure based on the area of land exclusively for residential use, including private roads and parking areas but excluding public streets, rights-of-way, parks, environmental areas and non-residential uses.

Natural Heritage Features: means features and areas such as significant wetlands, fish habitat, significant portions of a habitat or endangered and threatened species, significant wildlife habitat and significant areas of natural and scientific interest which are important for their environmental and social values as a legacy of the natural landscape of an area.

Natural Shoreline Buffer: means forested or vegetated strips of land that border watercourses like creeks, rivers and lakes. These buffers can help filter sediment and other pollutants (such as fertilizers and pesticides) from runoff that flows from the land into waterways, thus protecting these waters from various nearby land uses.

Petroleum Resources: means oil, gas, and brine resources which have been identified through exploration and verified by preliminary drilling or other forms of investigation. They may include sites of former operations where resources are still present or former sites that may be converted to underground storage for natural gas or other hydrocarbons.

Portable Asphalt Plant: means a facility with equipment designed to heat and dry aggregate and to mix aggregate with bituminous asphalt to produce asphalt paving material, and includes stockpiling and storage of bulk materials used in the process. A portable asphalt plant is not of permanent construction, but is designed to be dismantled and moved to another location as required.

Portable Concrete Plant: means a building or structure with equipment designed to mix cementing materials, aggregate, water and admixtures to produce concrete, and includes stockpiling and storage of bulk materials used in the process. A portable concrete plant is not of permanent construction, but is designed to be dismantled and moved to another location as required.

Public Service Facilities: means land, buildings and structures for the provision of public services, but does not include infrastructure.

Public Works: means any improvement, structural work or undertaking that is within the jurisdiction of Council, a local board, a ministry, department, board, commission, agency or official of the provincial or federal government or a First Nation.

Regulatory Flood Area: means the area of the City which would be flooded during a storm occurring on average once every 100 years. In areas where the Regulatory Flood elevation is not known and where there has not been air photo interpretation of the potential flood plain boundary beyond that which identifies the normal high water mark, lands below the normal high water mark, as measured by an Ontario Land Surveyor, shall be considered Hazard Lands.

Residential Intensification: means the creation of new residential unit or accommodation in existing buildings or on previously developed, serviced land and includes infill, accessory apartments and rooming houses.

Rural Residential Use: means a residential use located in the rural area that is a principal residence, intended to be occupied on a year-round basis, and is privately serviced by individual sewage and water systems.

Seasonal Residential, Waterfront Residential or Cottage Residential Use: means a recreational residential use located in the rural area that is not a principal residence, intended to be occupied on a seasonal or part time basis for recreational purposes and is privately serviced by individual sewage and water systems.

Sensitive Land Uses: means buildings, amenity areas, or outdoor spaces where routine or normal activities occurring at reasonably expected times would experience one or more adverse effects from contaminant discharges generated by a nearby major facility. Sensitive land uses may be a part of the natural or built environment. Examples may include, but are not limited to: residences, day care centres, and educational and health facilities.

Significant: means in regard to cultural heritage and archaeology, resources that have been determined to have cultural heritage value or interest for the important contribution they make to our understanding of the history of a place, an event, or a people.

Site Alteration: means the placing, or dumping of fill, the removal of topsoil, or fill from land, or the alteration of the grade of the land, or any combination of these activities. A large site alteration means any site alteration where greater than 500 cubic metres of fill is being placed or dumped within any 12 month

period or resulting in a change to the existing landform of greater than 600 millimetres (2 feet).

Tiny Homes: means a small, private and self-contained dwelling unit:

- with living and dining areas
- with kitchen and bathroom facilities
- with a sleeping area
- intended for year-round use.

A tiny home shall not be smaller than the minimum required size set out in Ontario's Building Code, of 17.5 m² (188 ft²).

Waste Management System: means sites and facilities to accommodate solid waste from one or more municipalities and includes landfill sites, recycling facilities, transfer stations, processing sites and hazardous waste depots.

Wayside Pits and Quarries: means a temporary pit or quarry opened and used by or for a public authority solely for the purposes of a particular project or contract of road construction or maintenance and not located on the road right-of-way. Accessory aggregate processing operations such as crushing, screening, washing and stockpiling of aggregate product are also considered to be permitted uses in a wayside pit or quarry.

Wetlands: means lands where the water table is close to or at the surface. In either case the presence of abundant water has caused the formation of hydric soils and has favoured the dominance of either hydrophytic plants or water tolerant plants.

Woodlands: means treed areas that provide environmental and economic benefits such as erosion prevention, water retention, provision of habitat, recreation and the sustainable harvest of woodland products. Woodlands include treed areas, woodlots or forested areas and vary in their level of significance.