

SECTION 12**ARTERIAL COMMERCIAL ZONE (C-6)**
(By-law 2003-138, S.1)

No person shall erect, nor use any building in whole or in part, nor use any land, nor permit to use any land, in whole or in part, within a C-6 Zone for any purpose other than one or more of the following uses, or uses accessory thereto. Such erection or use shall also comply with the prescribed regulations.

(Amended: By-law 2006-174, S.1) (City of Kitchener Housekeeping Amendment)

12.1 PERMITTED USES

Audio-Visual or Medical Laboratory

Beverage and Beverage-Making Equipment Sales

Building Material and Decorating Supply Sales

Canine or Feline Grooming or Training (By-law 93-129, S.9)

Carwash

Commercial Parking Facility

Commercial Recreation

Convenience Retail

Craftsman Shop

Day Care Facility

Educational Establishment

Financial Establishment

Funeral Home

Garden Centre and Nursery

Gas Station

Health Clinic

Health Office

Hotel

Office

Personal Services

Printing Establishment

Private Club or Lodge and Union Hall

Religious Institution

Repair Service

Restaurant

Sale of Pets and Pet Supplies (By-law 96-58, S.2)

Sale of Sporting Goods (By-law 98-136, S.1)

Sale or Rental of Furniture and Electric or Electronic Appliances or Electric or Electronic Equipment

Sale, Rental or Service of Business Machines and Office Supplies

Sale, Rental, Service, Storage or Repair of Motor Vehicles, Major Recreational Equipment and Parts and Accessories for Motor Vehicles or Major Recreational Equipment

Sale, Rental, Storage or Service of Tools and Industrial or Farm Equipment

Studio

Surveying, Planning, Engineering or Design Business (By-law 87-145, S.1)

Tradesman or Contractor's Establishment

Transportation Depot (By-law 93-129, S.9)

Veterinary Services

Warehouse

Wholesaling

12.1A **PROHIBITED USES**

Notwithstanding Section 12.1 of this By-law, no person shall erect, nor use any building in whole or in part, nor use any land in whole or in part, even as an accessory use, within a C-6 zone for any of the following purposes:

Transportation Depot for hazardous, toxic or contaminated materials within the area bounded by the Conestoga Parkway, Westmount Road and the northerly boundary of the City of Kitchener;

Warehousing of hazardous, toxic or contaminated materials within the area bounded by the Conestoga Parkway, Westmount Road and the northerly boundary of the City of Kitchener, except as an accessory use.

(By-law 2001-161, S.2)

12.2 **REGULATIONS****.1 For All Permitted Uses Except Gas Station and Car Wash**

Minimum Lot Width	16.0 metres
Minimum Front Yard	6.0 metres
Minimum Side Yard	3.0 metres, except where: <ul style="list-style-type: none"> a) the side lot line forms part of a boundary between a C-6 Zone and a Residential Zone, in which case a side yard equal to one-half the building height or 3.0 metres, whichever is greater, shall be required. b) the side lot line abuts a railway right-of-way, in which case no side yard shall be required along the length of such abutting side.
Minimum Side Yard Abutting a Street	6.0 metres
Minimum Rear Yard	7.5 metres, except where: <ul style="list-style-type: none"> a) the rear lot line forms part of a boundary between a C-6 Zone and a Residential Zone, in which case a rear yard equal to one-half the building height or 7.5 metres, whichever is greater, shall be required. b) the rear lot line abuts a railway right-of-way, in which case no rear yard shall be required along the length of such abutting side.
Maximum Lot Coverage	50 percent
Maximum Floor Space Ratio and Gross Floor Area for Office (By-law 2003-138, S.2)	0.5, and in no case shall the gross floor area be greater than 3,750 square metres, except: <ul style="list-style-type: none"> a) in the area on the south side of King Street East between Highway No. 8 and Highway No. 401; in which case office excluding accessory office use, shall only be located within a building used for other permitted Arterial Commercial uses and shall not exceed 25 percent of the gross floor area (By-law 2003-138, S.2)

Maximum Gross Leasable
Commercial Space for Convenience
Retail except Video Film Outlet
(By-law 2003-163, S.33)

No single convenience retail outlet shall exceed 225.0 square metres.

Maximum Floor Area Devoted to
Non-Permitted Retail as Accessory
Use

(I) Not more than 25 percent of that to part of a buildings gross floor area occupied by a repair service, warehouse or wholesaling shall be used for accessory retail purposes, unless the goods or equipment being repaired, stored or wholesaled is a specific retail use permitted by Section 12.1 of this By-law.

- and -

(II) Not more than 15 percent of that part of a buildings gross floor area occupied by any permitted Arterial Commercial retail use shall be used for accessory sales of goods or equipment not listed as a specific retail use permitted by Section 12.1 of this By-law.
(Amended: By-law 2015-068, S.7)

Off-Street Parking

In accordance with Section 6.1 of this By-law.

Off-Street Loading

In accordance with Section 6.2 of this By-law.

Visual Barrier

Where a lot line forms part of a Boundary between a C-6 Zone and a Residential Zone, a visual barrier shall be provided and maintained along such abutting lot line in accordance with Section 5.11 of this By-law.

Outdoor Storage

i) No outdoor storage of goods, materials or equipment shall be permitted in any front yard or in a side yard abutting a street or within 6 metres of any other lot line abutting a street. This shall not, however, prevent the display of goods or materials for retail purposes.
(Amended: By-law 2012-034, S.42)

ii) No outdoor storage of motor vehicles, major recreational equipment or parts or accessories thereof shall be permitted within 3.0 metres of a lot used for residential purposes.
(By-law 2003-163, S.34)

.2 **Regulations for Carwash**

Minimum Lot Width	38.0 metres
Minimum Lot Area	2,250.0 square metres
Minimum Front Yard	6.0 metres
Minimum Side Yard	3.0 metres, except where: <ul style="list-style-type: none"> a) the side lot line forms part of a boundary with a Residential Zone, in which case a side yard of 30.0 metres shall be required. b) the side lot line abuts a railway right-of-way, in which case no side yard shall be required along the length of such abutting side.
Minimum Side Yard Abutting a Street	6.0 metres
Minimum Rear Yard	7.5 metres, except where: <ul style="list-style-type: none"> a) the rear lot line forms part of a boundary with a Residential Zone, in which case a rear yard of 30.0 metres shall be required. b) the rear lot line abuts a railway right-of-way, in which case no rear yard shall be required along the length of such abutting side.
Provision of Vehicle Waiting Spaces	<p><u>For Self Service Carwash</u></p> <p>A minimum of 4 vehicle waiting spaces in sequence on the lot for each cleaning/washing bay plus a designated area accommodating a minimum 3 additional waiting spaces for each bay for customer dry-off, wiping and vacuum area.</p> <p><u>For Automatic Carwash</u></p> <p>A minimum of 10 vehicle waiting spaces in sequence on the lot for entrance into each automatic car wash unit plus a designated area accommodating a minimum 10 additional waiting spaces for employee vehicle storage and customer cleaning and vacuum area.</p>

Size of Vehicle Waiting Space	Each vehicle waiting space shall have a minimum width of 2.58 metres and a minimum length of 5.49 metres.
Location of Vehicle Waiting Space	All required vehicle waiting spaces shall be located a minimum distance of 3.0 metres from a street line and shall not be located in a manner which may obstruct traffic flow on internal driveways which provide shared access to other uses on a lot.
Visual Barrier	Where a lot line forms part of a boundary between a lot containing a carwash and a Residential Zone, a visual barrier shall be provided and maintained along such abutting lot line in accordance with the requirements of Section 5.11 of this By-law.

.3 Regulations for Gas Station

The use of any lands in a C-6 Zone for a Gas Station shall be in accordance with the requirements of Section 13 of this By-law.

(Amended: By-law 2006-174, S.1) (City of Kitchener Housekeeping Amendment)