

(163) - Within the lands zoned SGA-4 and shown as affected by this provision on Zoning Grid Schedule 84 of Appendix A, the following shall apply:

- a) *Dwelling units* shall be permitted in a *building* containing non-residential *uses* on the ground floor;
- b) *Dwelling units* and *accessory amenity use* shall not be located on the ground floor;
- c) The minimum *building floor area* on the ground floor for any *use(s)* listed in Section 17.1 of this By-law, except for those *uses* listed in subsection (b) above, shall be 250 square metres;
- d) The minimum *rear yard setback* shall be 0 metres.

(By-law 2024-065, S.46 – March 18, 2024)