

TOWN OF PLYMPTON-WYOMING
TABLE "A" TO BY-LAW 97 of 2003

ZONE REGULATIONS

| Zone | Section No. | Permitted Use Category | Lot Size | | Max. Lot Coverage | Minimum Yards (m) | | | | | Max. Building Height | Min. Landscaped Open Space | |
|-----------------------------|-------------|------------------------|--|--------------------|------------------------|--------------------|--------------------|------------------------------------|---------------------------------------|--------------------|----------------------|----------------------------|--------------------|
| | | | Minimum Frontage | Minimum Area | | % | Front | Interior Side (if attached garage) | Interior Side (if no attached garage) | Exterior Side | | | Rear |
| AGRICULTURAL - 1 | A1 | 5.1a) | Agriculture | 150 m | 38 ha. | 20 | 20 | 3 | 3 | 20 | 7 | n/a | n/a |
| | A1 | 5.1b) | Single Detached Dwelling | 30 & 45 m | 0.8,0.4 & 1.0 ha | 30 | 20, 8 & 50 | 3 | 3 | 20 | 7 | 11 | n/a |
| | A1 | 5.1c) | Other Uses | 45 m | 4.0 ha. | 30 | 20 | 3 | 3 | 20 | 7 | 11 | n/a |
| AGRICULTURAL - 2 | A2 | 6.1a) | Agriculture | 150 m | 38 ha. | 20 | 20 | 3 | 3 | 20 | 7 | n/a | n/a |
| | A2 | 6.1b) | Single Detached Dwelling | 30 & 45 m | 0.8,0.4 & 1.0 ha | 30 | 8 & 20 | 3 | 3 | 20 | 7 | 11 | n/a |
| | A2 | 6.1c) | Other Uses | 45 m | 4.0 ha. | 30 | 20 | 3 | 3 | 20 | 7 | 11 | n/a |
| AGRICULTURAL - 3 | A3 | 7.1a) | Single Detached Dwelling | 15m | 780 sq.m | 35 | 6 | 1.2 | 1.2 & 2.4 * | 4.5 | 7 | 11 | 40 |
| AGRICULTURAL - 4 | A4 | 8.1a) | Single Detached Dwelling | 45m | 0.4 ha. | 30 | 6 | 1.2 | 1.2 & 2.4 * | 4.5 | 7 | 11 | 40 |
| RESIDENTIAL-1 | R1 | 9.1a) | Single Detached Dwelling | 15 m | 620 sq. m | 35 | 6 | 1.2 | 1.2 & 2.4 * | 4.5 | 7 | 11 | 40 |
| RESIDENTIAL-2 | R2 | 10.1a) | Single Detached Dwelling | 15m | 460 sq. m | 35 | 6 | 1.2 | 1.2 & 2.4 * | 4.5 | 7 | 11 | 40 |
| | R2 | 10.1a) | Semi-Detached Dwelling | 12m/dwelling | 400 sq. m/dwelling | 35 | 6 | 1.2 & 0 * | 2.4 & 0 * | 4.5 | 7 | 11 | 30 |
| | R2 | 10.1a) | Duplex Dwelling | 15m | 600 sq. m | 35 | 6 | 1.2 | 2.4 | 4.5 | 7 | 12 | 30 |
| RESIDENTIAL-3 | R3 | 11.1b) & 3.23 | Converted Dwelling | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) | (see Section 3.23) |
| | R3 | 11.1a) | Townhouse Dwelling | 30 m | 300 sq. m/dwellingunit | 40 | 6 | 3 & 0 * | 3 & 0 * | 6 | 10 | 12 | 10 |
| | R3 | 11.1a) | Street Townhouse Dwelling | 6 m | 300 sq. m/dwellingunit | 40 | 6 | 3 & 0 * | 3 & 0 * | 6 | 10 | 12 | 10 |
| | R3 | 11.1a) | Multiple Dwelling | 30 m | 200 sq. m/dwellingunit | 40 | 10 | 10 & 0 □ | 10 & 0 □ | 10 | 10 | 12 | 10 |
| RESIDENTIAL-4 | R4 | 12.1 a) | All R4 Uses | 30 m | 1.5 ha | 35 | 10 | 5 | 5 | 10 | 5 | 11 | 30 |
| RESIDENTIAL-5 | R5 | 13.1a) | Single Detached Dwelling | 18 m | 780 sq. m | 35 | 8 | 1.2 | 1.2 & 2.4 * | 4.5 & 8 * | 8 | 11 | 40 |
| RESIDENTIAL-6 | R6 | 13A | See zoning by-law Section 13A for requirements | | | | | | | | | | |
| RESIDENTIAL-7 | R7 | 13B | See zoning by-law Section 13B for requirements | | | | | | | | | | |
| COMMERCIAL-1 | C1 | 14.1 | All C1 Uses | 0 m | 0 m | 100 | 0 | 0 & 3 ◇ | 0 & 3 ◇ | 0 | 0 & 3 ◇ | 12 | 0 |
| COMMERCIAL-2 | C2 | 15.1 | All C2 Uses | 20m | 700 sq. m | 50 | 10 & 7.5 □ | 3 & 6 ◇ | 3 & 6 ◇ | 10 & 7.5 □ | 3 & 6 ◇ | 11 | 10 |
| COMMERCIAL-3 | C3 | 16.1a) | All C3 Uses | 30 m | 1,500 sq. m | 30 | 15 | 4 & 9 ◇ | 4 & 9 ◇ | 15 | 7.5 | 12 | 10 |
| COMMERCIAL-4 | C4 | 17.1a) | All C4 Uses | 80 m | 7000 sq. m | 20 | 30 | 10 | 10 | 30 | 10 | 12 | 10 |
| MIXED COMMERCIAL INDUSTRIAL | CM | 18.1a) | All CM Uses | 30 m | 2500 sq. m | 30 | 15 | 3 & 7.5 ◇ | 3 & 7.5 ◇ | 15 | 3 & 7.5 ◇ | 12 | 10 |
| INDUSTRIAL-1 | M1 | 19.1a) | All M1 Uses | 30 m | 1,200 sq. m | 50 | 7 | 3 & 7.5 ◇ | 3 & 7.5 ◇ | 7 | 0 & 7.5 ☆ | 12 | 10 |
| INDUSTRIAL-2 | M2 | 20.1a) | All M2 Uses | 30 m | 1,200 sq. m | 50 | 7.5 | 3 & 7.5 ◇ | 3 & 7.5 ◇ | 7.5 | 0 & 7.5 ☆ | 12 | 10 |
| INDUSTRIAL-4 | M4 | 21.1a) | Pit | n/a | n/a | n/a | 15, 30 & 0 Δ | 15, 30 & 0 Δ | 15, 30 & 0 Δ | 15, 30 & 0 Δ | 15, 30 & 0 Δ | n/a | n/a |
| | M4 | 21.1a) | Other | n/a | n/a | n/a | 30, 90 & 0 ◀ | 30, 90 & 0 ◀ | 30, 90 & 0 ◀ | 30, 90 & 0 ◀ | 30, 90 & 0 ◀ | 12 | n/a |
| INSTITUTIONAL-1 | I1 | 22.1a) | All I1 Uses | 18 m | 500 sq. m | 50 | 6 | 3 | 3 | 6 | 6 | 12 | 10 |
| INSTITUTIONAL-2 | I2 | 22A.1a) | All I2 Uses | 45 m | 0.8 ha | 40% | 15 | 6 | 6 | 15 | 8 | 12 | 25 |
| MOBILE HOME PARK/CAMPGROUND | MHP/CG | 23.1 | All MHP/CG Uses | 150 m | 40 ha. | n/a | 15 | 15 | 15 | 15 | 15 | 10 | 10 |
| OPEN SPACE-1 | OS1 | 24.1a) | All OS1 Uses | 15 m | 500 sq. m | 5 | 6 | 6 | 6 | 6 | 6 | 10.5 | n/a |
| OPEN SPACE-2 | OS2 | 25.1a) | All OS2 Uses | 30 m | 5,000 sq. m | 15 | 6 | 6 | 6 | 6 | 6 | 10.5 | n/a |
| OPEN SPACE-3 | OS3 | 26.1 | All OS3 Uses | 120 m | 20 ha | 10 | 15 | 15 | 15 | 15 | 15 | 11 | n/a |

Minimum Gross Floor Area Regulations: 83 sq m minimum for a one-storey dwelling; 75 sq m minimum on the ground floor for a multiple-storey dwelling or 55 sq m on the ground floor for a multiple-storey semi-detached dwelling; 75 sq m minimum for each dwelling unit in a duplex dwelling;

55 sq m minimum for a dwelling unit in a converted dwelling.

Additional Zone Regulations applying to multiple zones are contained in Section 3, General Provisions.

Special Zones, as listed in Section 5 and following, have site specific zone provisions superceding the "Zone Regulations" of Table "A".

◇ **Single Detached Dwellings:** See Section 3.8, Addition of Second Dwelling Unit.

✕ **A1 & A2 Zones:** 45 m minimum, 30 m where connected to municipal sewers

▽ **A1 & A2 Zones:** 0.8 ha minimum, 0.4 ha minimum where connected to municipal sewers, 1 ha maximum

▽ **A1 & A2 Zones:** 20 m minimum, 8 m minimum for properties listed in Section 5.3.3 or 6.3, 50 m maximum in the A1 Zone in accordance with Section 5.3

* **Single Detached Dwellings:** 1.2 m minimum (one side) and 2.4 m minimum (other side).

⊙ **Semi-Detached Dwellings:** 2.4m minimum, 1.2m minimum if Attached garage,

0 m where a Semi-Detached Dwelling is Attached to a Semi-Detached Dwelling.

☆ **Townhouses & Street Townhouses:** 3 m minimum, 0 m minimum where a Townhouse or Street Townhouse is Attached to a Townhouse or Street Townhouse

□ **Multiple Dwellings:** 10 m minimum, 0 m where a multiple dwelling unit is attached to a multiple dwelling unit.

*Residential - 6 & 7 Zones - see zoning by-law Section 13A & 13B for requirements

◇ **C1, C2, CM, M1 & M2 Zones:** the greater Setback is required from any portion of a Lot Line abutting a Residential Use or Zone.

▢ **C2 Zone:** 7.5 m minimum for a Gasoline Pump Island

☆ **M1 & M2 Zone:** 7.5 m minimum, 0 m from a portion of a Lot Line abutting a Lot in an Industrial Zone or abutting a railroad Right-of-Way.

Δ **Aggregate Pit:** no extraction within 15m of a Lot Line, within 30 m of a part of a Lot Line abutting a highway or a Residential Use or Zone, within 0 m of a Lot Line where the abutting Lot is used for the same purpose.

◀ **M4 Zone Other Uses** including piled aggregate (excepting earth berms for screening purposes): 30 m minimum, 90 m minimum from any part of a Lot Line abutting a Residential Use or Zone, 0 m minimum from any part of a Lot Line where the abutting Lot is used for the same purpose.

* **R5 Zone:** the greater Setback is required for Lots within the original Plan 2 for Enrol Village.

Consolidated April 2011

TOWN OF PLYMPTON-WYOMING
TABLE "B" TO BY-LAW 97 of 2003

ENVIRONMENTAL PROTECTION - LAKESHORE ZONE REGULATIONS

| Location | | | | Zone | Erosion Allowance | Gross Floor Area | Max. Lot Coverage of Dwelling | Minimum Yards (m) | | | | | | Minimum Lot Frontage |
|----------------------|----------------------|---------------------------------------|--|---------|-------------------|------------------|-------------------------------|------------------------|---------|---------------|---------|----------|---------|----------------------|
| Municipal Address | | Legal Description | | | | | | Front or Exterior Side | | Interior Side | | Rear | | |
| Beginning Lot | Ending Lot | Beginning Lot | Ending Lot | | | | | Required | Reduced | Required | Reduced | Required | Reduced | |
| 3012 Sandpiper Trail | 3070 Sandpiper Trail | Plan 12 Lot 1 | Plan 12 Part Lot 13 | EP-L | 7.5 | 279 | 25% | 6 | 3 | 3 | 1.2 | 7 | 3 | 30 |
| 3074 Lakeview Ave | 3106 Lakeview Ave | Plan 14 Lot 1 | Plan 14 Lot 16 | EP-L | 7.5 | 111 | 30% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 12 |
| 3110 Egremont Rd | 3110 Egremont Rd | Part Lot 4 Front Concession | Part Lot 4 Front Concession | EP-L(4) | 15.6 | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a |
| 3118 Douglas St | 3170 Egremont Road | Plan 16 Lots 7 & 6 | Plan 13 Lot 13 | EP-L | 15.6 | 174 | 25% | 6 | 3 | 3 | 1.2 | 7 | 3 | 15 |
| 3172 Dana St | 3180 Dana St | Plan 15 Lot 1 | Plan 15 Lot 3 | EP-L | 15.6 | 195 | 30% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 15 |
| 3182 Dana St | 3220 Dana St | Plan 15 Lot 4 | Plan 20 Lot 6 | EP-L | 5.9 | 195 | 30% | 6 | 3 | 3 | 1.2 | 7 | 3 | 15 |
| 3224 Devonshire Rd | 3274 Devonshire Rd | Plan 695 Lot 4 | Plan 19 Lot 13 & Part Lot 14 | EP-L | 5.9 | 230 | 20% | 6 | 3 | 3 | 1.2 | 7 | 3 | 15 |
| 3280 Devonshire Rd | 6838 O'Brien Rd | Plan 19 Pt Lt 14 to Lot 17 | Plan 19 Lots 26 & 27 | EP-L | 17.8 | 230 | 20% | 8 | 3 | 3 | 1.2 | 7 | 3 | 15 |
| 3304 Egremont Rd | 3412 Schram Dr | Fr Con Pt Lot 10 | Fr Cn Pt Lt 13 (west of creek) | EP-L | 17.8 | 301 | 10% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 43 |
| 6907 Maltland St | 6910 Maple St | Fr Con Pt Lot 13 (east of creek) | Plan 421 Lots 1 & 2 | EP-L | 58.4 | 136 | 30% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 29 |
| 3454 Queen St | 3494 Queen St | Plan 2 Lot 3 S of Front | Plan 2 Lot 12 S of Front | EP-L | 58.4 | 287 | 20% | 6 | 4 | 3 | 1.2 | 7 | 3 | 30 |
| 3502 Queen St | 3580 Queen St | Plan 2 Lot 13 S of Front | Fr Cn N Pt Lt 18 25R4247 Pt 1 | EP-L | 55.6 | 287 | 20% | 6 | 4 | 3 | 1.2 | 7 | 3 | 30 |
| 3584 Queen St | Queen St | Fr Con N Pt Lot 18 | Fr Cn Pt Lt 19 25R3867 Pt 3 | EP-L | 34.7 | 287 | 20% | 6 | 4 | 3 | 1.2 | 7 | 3 | 30 |
| 3674 Windcliff Lane | 3684 Windcliff Lane | Fr Con Pt Lot 20 25R7064 Pt 6 | Fr Cn Pt Lt 20 25R7064 Pts 1&10 | EP-L | 55.1 | 413 | 20% | 6 | 3 | 3 | 1.2 | 7 | 3 | 25 |
| 3688 Beverly Glen | 3720 Beverly Glen | Plan 30 Lots 22&23 | Plan 30 Lot 33 | EP-L | 55.1 | 195 | 35% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 15 |
| To be assigned | | That portion of Lot 7 of Draft Plan a | That portion of Lot 12 of Draft Plan a | EP-L(5) | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | |
| To be assigned | | That portion of Lot 1 of RP 496 | That portion of 10C to be a Part on a | EP-L(5) | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | |
| Queen St | Ferne Ave | Fr Con Pt Lts 20&21 & 25R2277 | Plan 496 | EP-L(4) | 48 | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a |
| 3836 Ferne Ave | 3852 Ferne Ave | Plan 29 Lot 1 & 2 & Pt Lot 3 | Plan 29 Lot 11 | EP-L | 48 | 185 | 30% | 6 | 4 | 3 | 1.2 | 7 | 3 | 18 |
| 3854 Ferne Ave | 3896 Ferne Ave | Plan 29 Lot 12 | Plan 29 Lot 29 & 30 | EP-L | 35.7 | 185 | 30% | 6 | 4 | 3 | 1.2 | 7 | 3 | 18 |
| 3936 Delmage Ave | 3967 Delmage Ave | Plan 24 Lot 13 & Pt Lot 12 | Plan 24 Lots 9 to 11 | EP-L | 15 Δ | 98 | 25% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 19 |
| Aspen Valley Lane | Aspen Valley Lane | Plan 33 Block A | Plan 33 Block A | EP-L(4) | 15 Δ | n/a | n/a | 6 | 3 | 3 | 3 | 7 | 3 | n/a |
| 3937 Point View Dr | 3913 Point View Dr | Plan 33 Lot 8 | Plan 587 Lot 3 | EP-L | 15.6 | 285 | 25% | 6 | 3 | 3 | 1.2 | 7 | 3 | 35 |
| 4318 Lakeshore Rd | 4318 Lakeshore Rd | Fr Con N Pt Lot 26 | Fr Con N Pt 26 | EP-L(4) | 15.6 | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a |
| 4342 Lakeshore Rd | 4410 Lakeshore Rd | Fr Con Pt Lt 27 25R4055 Pt 6 | Fr Con N Pt Lt 28 | EP-L | 30 Δ | 395 | 10% | 20 | 20 | 3 | 3 | 7 | 3 | 30 |
| Lakeshore Rd | 4450 Lakeshore Rd | Fr Con Lot 29 | Fr Cn W Pt Lt 30 (south of creek) | EP-L | 15 □ | 164 | 25% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 18 |
| Lakeshore Rd | Ivy Lane | Fr Con Pit Lt 30 (north of creek) | Plan 25 Lot 29 | EP-L | 15 □ | 251 | 25% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 23 |
| 4086 Douglas Line | 4560 Lakeshore Rd | Fr Con Lot 32 | Fr Con Lot 33 | EP-L | 35.6 | 409 | 10% | 8 | 8 | 3 | 3 | 7 | 3 | 45 |
| 4600 Lakeshore Rd | 4001 Cullen Drive | Plan 25M-19 Lot 1 | Plan 25M-19 Lot 28 | EP-L(4) | 30 Δ | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a | n/a |
| Blue Point Dr | 4076 Blue Point Dr | Plan 28 Lot 59 | Plan 28 Lot 51 | EP-L | 15 □ | 164 | 25% | 6 | 4 | 3 | 1.2 | 7 | 3 | 15 |
| Blue Point Dr | 4104 Blue Point Dr | Plan 28 Lot 50 | Plan 28 Lot 42 | EP-L | 39.5 | 164 | 20% | 6 | 4 | 3 | 1.2 | 7 | 3 | 22 |
| 4106 Blue Point Dr | 4246 Blue Point Dr | Plan 28 Lot 41 | Plan 28 Lot 5 | EP-L | 66.3 | 142 | 15% | 6 | 4 | 3 | 1.2 | 7 | 3 | 30 |
| 4255 Bluepoint Dr | 4376 Lambton Lane | Plan 448 Block A | Plan 448 lot 37 | EP-L | 76.6 | 275 | 20% | 6 | 4 | 3 | 1.2 | 7 | 3 | 30 |
| 4994 Lakeshore Rd | 5046 Lakeshore Rd | Fr Cn Lts 40-41 25R4070 Pts 1-4 | Fr Con Lts 42-43 P 22 P 18 | EP-L(4) | 30 Δ | n/a | n/a | 6 | 6 | 3 | 3 | 7 | 3 | n/a |
| 4074 Lakeshore Rd | 4094 Lakeshore Rd | Fr Con Pt Lots 42 & 43 | Fr Con Pt Lot 43 | EP-L(1) | 15 □ | n/a | 15% | 6 | 3 | 3 | 3 | 7 | 3 | n/a |
| 4524 William St | 4574 William St | Plan 17 Lot 8 | Plan 23 Lots 12 & 13 | EP-L | 15 □ | 123 | 25% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 16 |
| 5150 Lakeshore Rd | Lakeshore/Gordon Rd | Fr Con Part Lots 43-45 | Fr Cn Pt Lts 44-46, P 31 Lt A | EP-L | 15 □ | 166 | 10% | 20 | 20 | 3 | 3 | 7 | 3 | 30 |
| 4606 Lakeside St | 4730 Lakeside St | Plan 31 Lot 1 | P 440 Lt 9 & Fr Cn Lts 47 & 48 | EP-L | 15 □ | 234 | 35% | 6 | 4 | 3 | 1.2 | 7 | 3 | 24 |
| 4744 Mack Ave | 4768 Mack Ave | Plan 27 Lot 1 | Plan 27 Lots 12 & 13 | EP-L | 15 □ | 140 | 35% | 8 | 3 | 3 | 1.2 | 7 | 3 | 15 |
| 4806 Fisher Beach | 4816 Fisher Beach | Fr Con Pt Lot 49 | Fr Con Pt Lot 49 & FB Pt Lot 6 | EP-L(2) | n/a | 98 | 20% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 20 |
| 4802 Mooring Circle | 4858 Commodore Dr | Fr Con Lot 49 RP25R6126 Pt 1 | Fr Cn Pt Lt 49 & P 28 Lot 14 | EP-L | 15 □ | 159 | 25% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 21 |
| 4839 Pond Trail | 4890 Forsyth Trail | Plan 26 Lot 13 | Fr Con Part Lot 51 | EP-L(2) | n/a | 99 | 30% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 20 |
| 4892 A Forsyth Trail | 4897 Forsyth Trail | Fr Con Pt Lt 51 | Fr Con Pt Lt 51 | EP-L(3) | n/a | n/a | 15% | 6 | 6 | 3 | 3 | 7 | 7 | n/a |
| 4876 Ann St | 4914 Dunbar Lane | Fr Cn Pt Lt 51 & P 26 Pt Lt 27 | Plan 26 N Pt Lot 37 & Lot 38 | EP-L(2) | n/a | 115 | 30% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 18 |
| 4896 Ann St | 4912 Ann St | Plan 26 Part Lot 42 & Lot 43 | Fr Con Part Lot 51 | EP-L | 15 □ | 110 | 35% | 6 | 1.5 | 3 | 1.2 | 7 | 3 | 18 |

Δ

Erosion Allowance is based on standard minimum in the absence of measured rate.

□

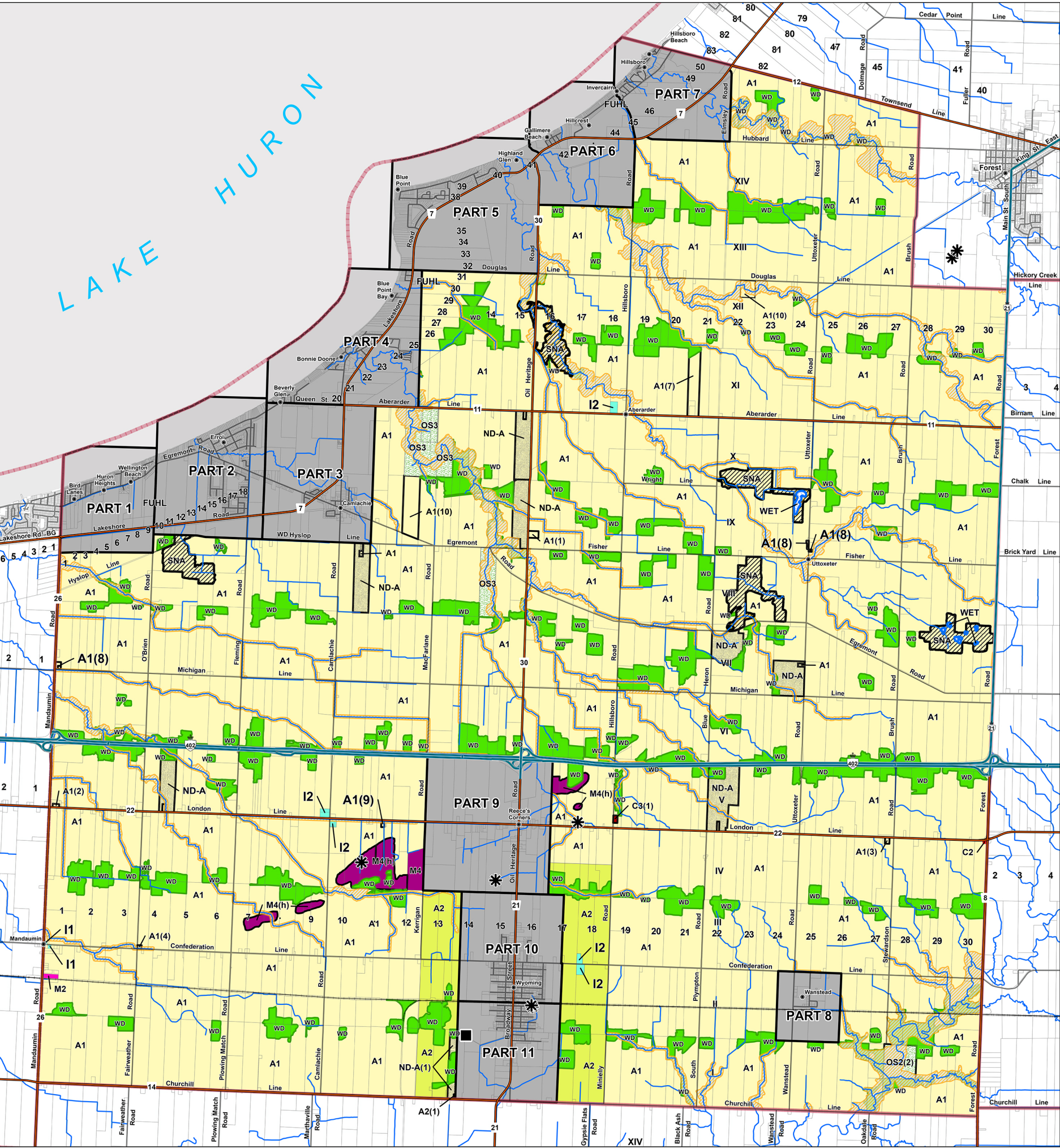
Erosion Allowance is based on a standard minimum of 15m where bluff height exceeds 8m.

April 2011

¹ Located lakeward of the EP-L(5) line as staked and registered on title.

² Located lakeward of the EP-L(5) line as staked and registered on title.

Town of
Plympton-Wyoming
ZONING BY-LAW
SCHEDULE "A"



LEGEND

- Assessment Parcels
- Rivers - Streams - Drainage
- Roads
- County Road
- Provincial Highway
- Railroad
- Waterbodies
- Sewage Treatment Works
- Former Waste Disposal Site (Anderson Dataset : Lambton GWS 2004)
- Municipal Boundary
- Schedule Inset Boundaries ("Part 1"..... "Part 11")

Zoning IndexA1 Agricultural - 1A2 Agricultural - 2C2 Highway Commercial - 2C3 Rural Commercial - 3I1 Institutional - 1I2 Institutional - 2M2 Light Industrial - 2M4 Extractive Industrial - 4OS2 Open Space - 2OS3 Open Space - 3ND-A No Dwelling - AgriculturalWD Significant WoodlotH Hazard AreaWET WetlandSNA Locally Significant Natural Area* Temporary Use ...-T1* Zone Exceptions ...(-1), ...(-2)* Holding Zones ...(-h)* NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Zoning Index

- A1 Agricultural - 1
- A2 Agricultural - 2
- C2 Highway Commercial - 2
- C3 Rural Commercial - 3
- I1 Institutional - 1
- I2 Institutional - 2
- M2 Light Industrial - 2
- M4 Extractive Industrial - 4
- OS2 Open Space - 2
- OS3 Open Space - 3
- ND-A No Dwelling - Agricultural
- WD Significant Woodlot
- H Hazard Area
- WET Wetland
- SNA Locally Significant Natural Area

* Temporary Use ...-T1* Zone Exceptions ...(-1), ...(-2)* Holding Zones ...(-h)* NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

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The Zoning By-law information contained herein is current as of the last recorded amendment noted under "By-law Amendments".

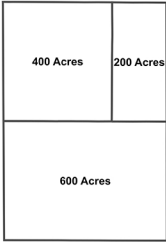
- Cadastral database is current to May 2010.
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Projection: UTM NAD 83 Zone 17

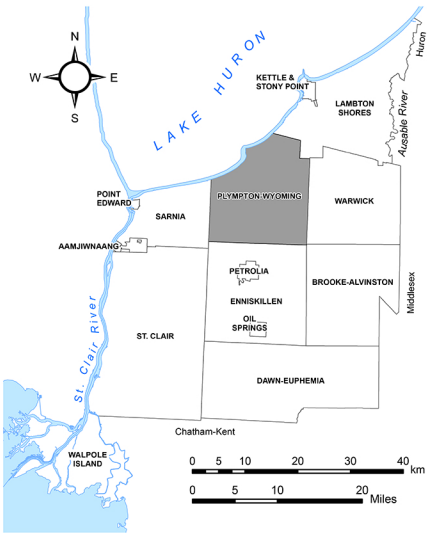
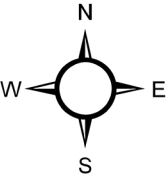
COUNTY OF LAMBTON
Planning and Development Services, October 2010

www.lambtononline.ca

Area Estimator



Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
Acre area measures can be converted to hectares (ha) by dividing by (2.471).



Town of
Plympton-Wyoming
ZONING BY-LAW
SCHEDULE "A"

to By-law No. 97 of 2003
Passed this 26 day of Nov, 2003

Lonny Napper, Mayor

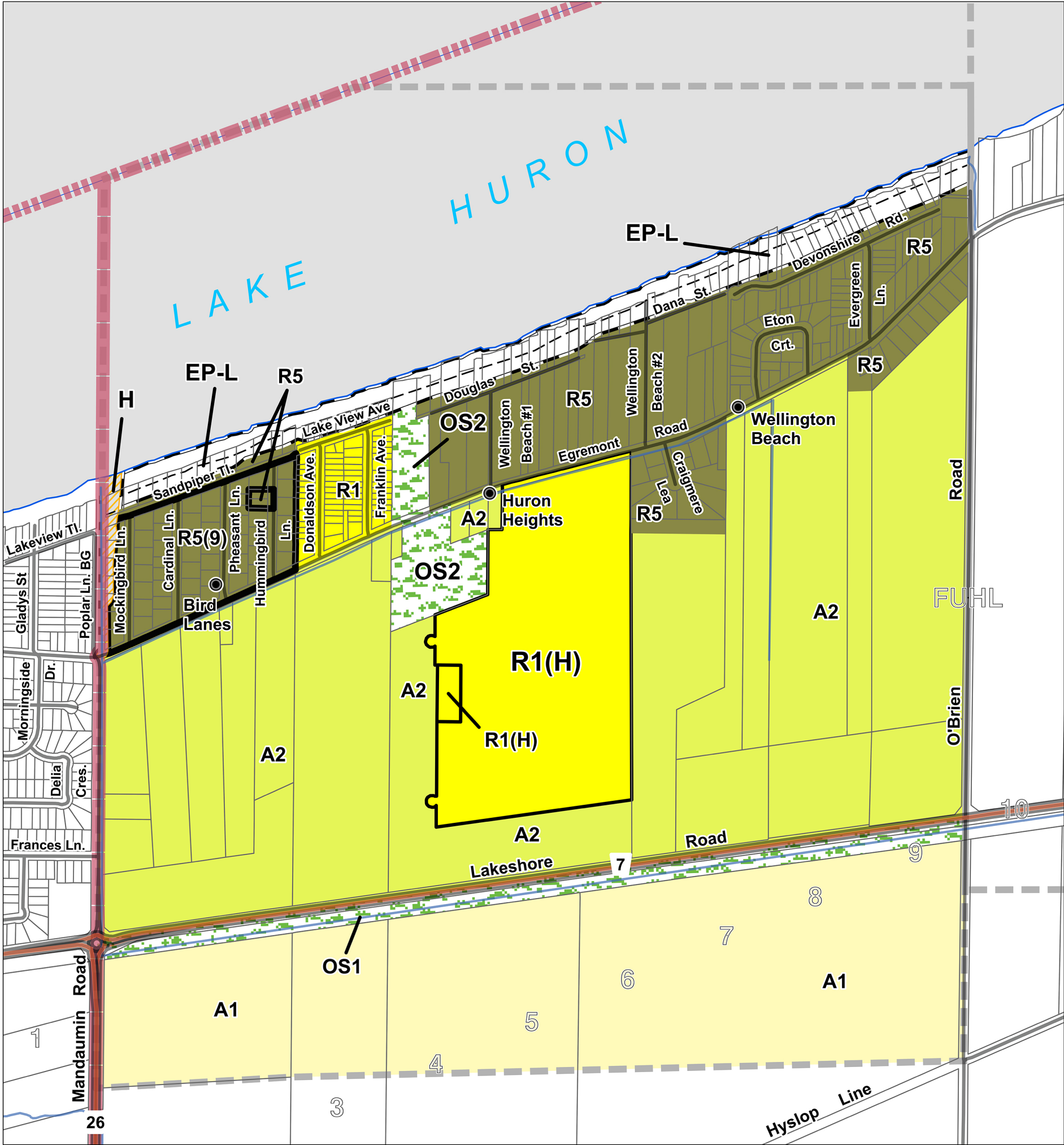
Caroline DeSchutter, Clerk

By-law Amendments

33 of 2011, April 13/2011
85 of 2012, October 29/2012
67 of 2013, September 23/2013
PL130262, February 12/2014
23 of 2019, March 26/2019
23 of 2020, July 27/2020
40 of 2022, March 28/2022
124 of 2023, December 11/2023

5 of 2024, January 29/2024
37 of 2024, April 29/2024
119 of 2024, October 28/2024
124 of 2024, October 28/2024
114 of 2024, September 30, 2024
9 of 2025, February 5, 2025
55 of 2025, July 2, 2025





Town of
Plympton-Wyoming
ZONING BY-LAW
PART 1 to Schedule "A"
(Bird Lanes - Huron Heights - Wellington Beach)

LEGEND

Assessment Parcels

Rivers - Streams - Drainage

Roads

Provincial Highway

Railroad

Waterbodies

Municipal Boundary

Schedule Inset Boundaries ("Part 1" "Part 11")

Zoning Index

A1 Agricultural - 1

A2 Agricultural - 2

R1 Residential - 1

R5 Residential - 5

OS1 Open Space - 1

OS2 Open Space - 2

EP-L Environmental Protection - Lakeshore

H Hazard Area

* Temporary UseT1
* Zone Exceptions(-1), ...(-2)
* Holding Zones ...(h)

* **NOTE:** For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

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Projection: UTM NAD 83 Zone 17
COUNTY OF LAMBTON
Planning and Development Services, October 2010
www.lambtononline.ca

Area Estimator

0.50 Acres

0.50 Acres

1 Acre

2 Acres

Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.

Acre area measures can be converted to hectares (ha) by dividing by (2.471).

N

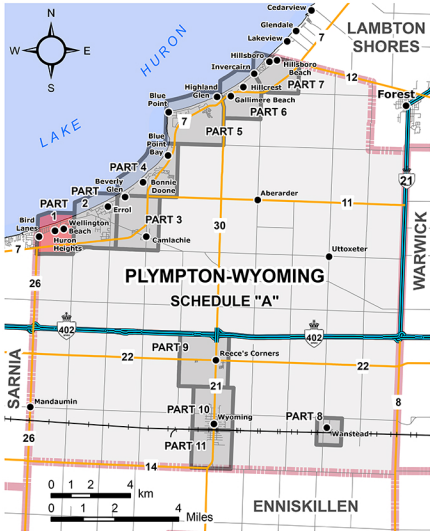
W

E

S

0 125 250 500 Metres

0 500 1,000 2,000 Feet



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 1 to Schedule "A"
(Bird Lanes - Huron Heights - Wellington Beach)

to By-law No. 97 of 2003

Passed this 26 day of Nov, 2003

Lonny Napper, Mayor

Caroline DeSchutter, Clerk

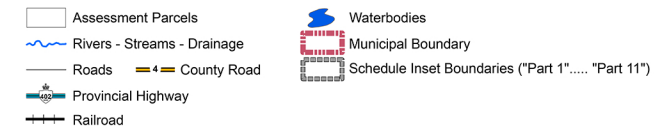
By-law Amendments

21 of 2021, March 29/2021
22 of 2024, June 24/2024
36 of 2025, July 2, 2025



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 2 to Schedule "A"
(Errol Village)

LEGEND



Zoning Index



- * Temporary Use ...T1
- * Zone Exceptions ...(-1), ...(-2)
- * Holding Zones ...(h)
- * **NOTE:** For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

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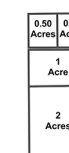
- Cadastral database is current to May 2010.
- Wetlands database is current to March 2010 (MNR).
- Hazard Areas are determined by local Conservation Authorities and are Subject to Change.

Projection: UTM NAD 83 Zone 17

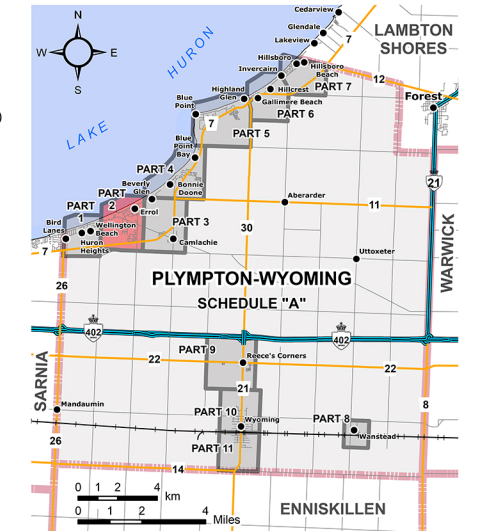
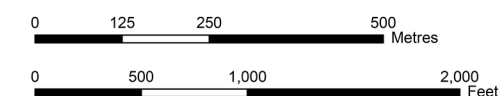
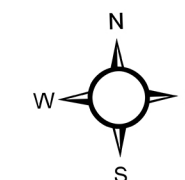
COUNTY OF LAMBTON
Planning and Development Services, May 2011

www.lambtononline.ca

Area Estimator



Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
Acre area measures can be converted to hectares (ha) by dividing by (2.471).



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 2 to Schedule "A"
(Errol Village)

to By-law No. 97 of 2003
Passed this 26 day of Nov, 2003

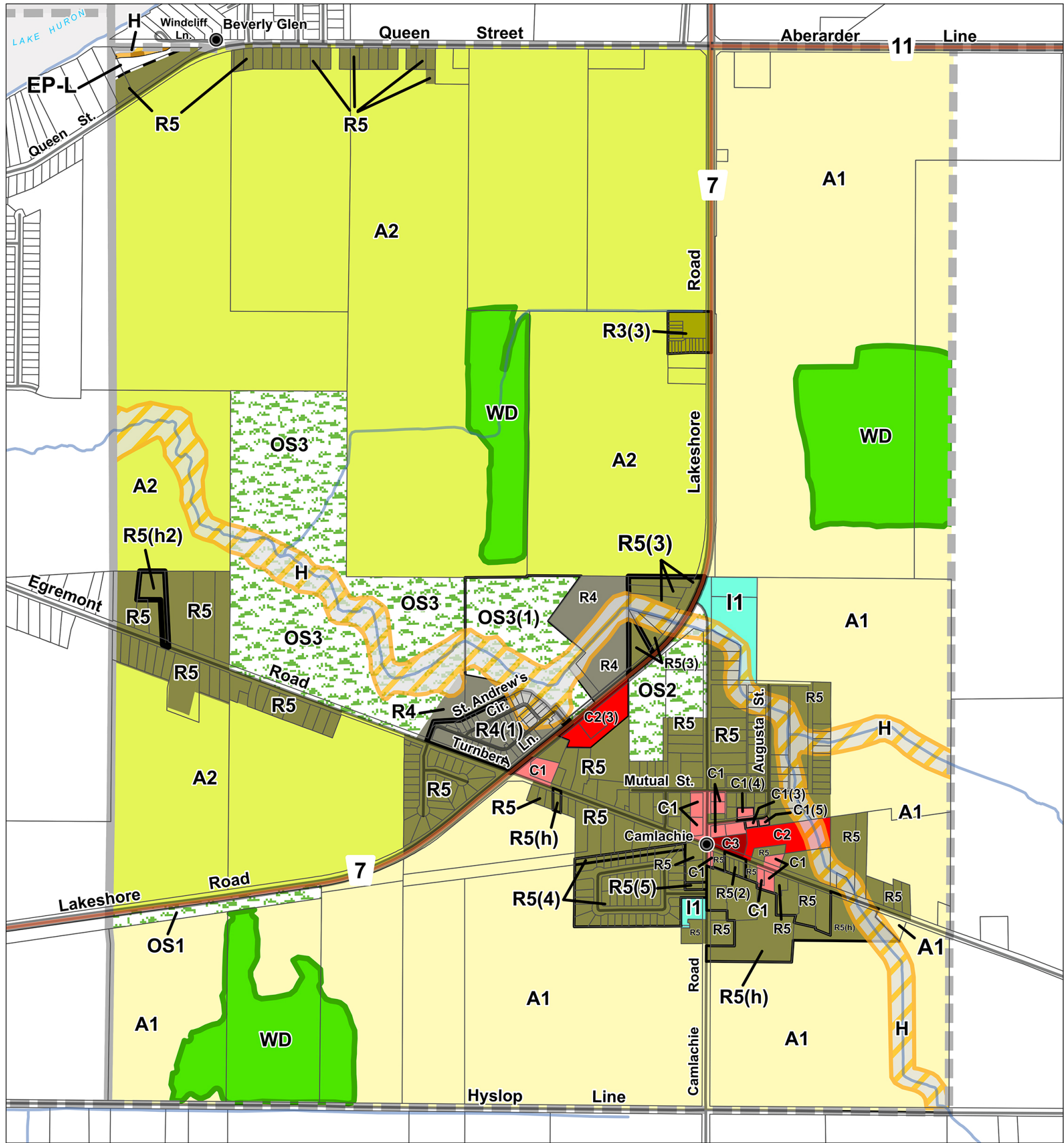
Lonny Napper, Mayor

Caroline DeSchutter, Clerk

By-law Amendments

| | |
|------------------------------------|------------------------------------|
| ZBA 47 of 2011, June 29, 2011 | ZBA 42 of 2022, March 28, 2022 |
| ZBA 83 of 2011, October 24, 2011 | ZBA 44 of 2022, March 28, 2022 |
| ZBA 46 of 2015, June 24, 2015 | ZBA 125 of 2023, December 11, 2023 |
| ZBA 72 of 2019, August 26, 2019 | ZBA 19 of 2025, May 1, 2025 |
| ZBA 82 of 2020, September 28, 2020 | |
| ZBA 98 of 2020, November 23, 2020 | |
| ZBA 63 of 2021, May 31, 2021 | |





Town of Plympton-Wyoming ZONING BY-LAW PART 3 to Schedule "A" (Camlachie)

LEGEND

Assessment Parcels
Rivers - Streams - Drainage
Roads
Provincial Highway
Railroad

Waterbodies
Municipal Boundary
Schedule Inset Boundaries ("Part 1"....."Part 11")

Zoning Index

A1 Agricultural - 1
A2 Agricultural - 2
R3 Residential - 3
R4 Residential - 4
R5 Residential - 5
C1 Central Commercial - 1
C2 Highway Commercial - 2
C3 Rural Commercial - 3
I1 Institutional - 1
OS1 Open Space - 1
OS2 Open Space - 2
OS3 Open Space - 3
EP-L Environmental Protection - Lakeshore

WD Significant Woodlot
H Hazard Area

* Temporary Use ...T1
* Zone Exceptions ...(-1), ...(-2)
* Holding Zones ...(-h)
* NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

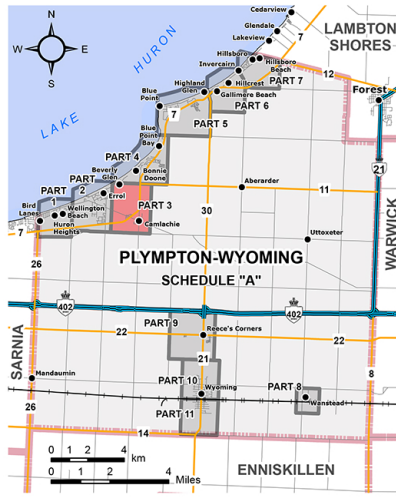
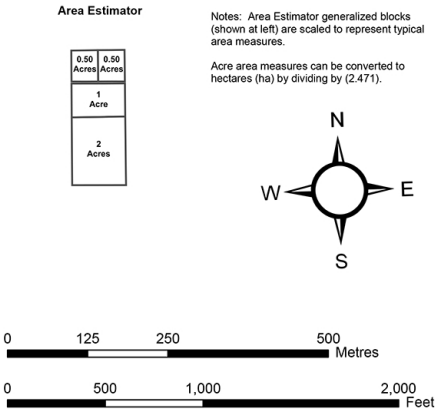
Reference

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Projection: UTM NAD 83 Zone 17
COUNTY OF LAMBTON
Planning and Development Services, October 2010
www.lambtononline.ca



Town of Plympton-Wyoming ZONING BY-LAW PART 3 to Schedule "A" (Camlachie)

to By-law No. 97 of 2003
Passed this 26 day of Nov, 2003

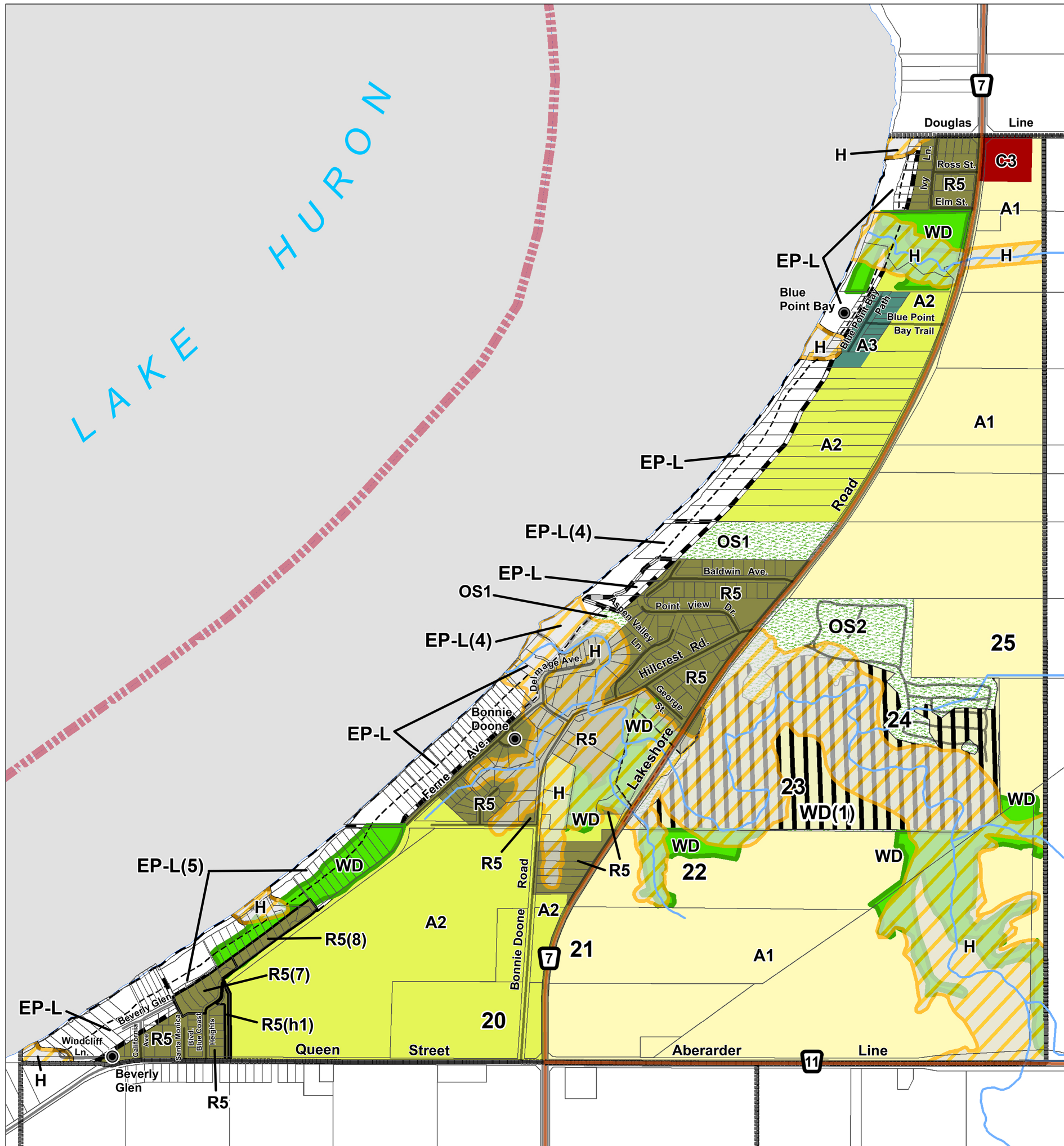
Lonny Napper, Mayor
Caroline DeSchutter, Clerk

By-law Amendments

B/L 22 of 2012, March 26, 2012
B/L 99 of 2012, December 19, 2012
B/L 19 of 2013, March 25, 2013
B/L 22 of 2014, April 28, 2014
B/L 34 of 2016, May 30, 2016

B/L 9 of 2018, March 26, 2018
B/L 86 of 2018, November 26, 2018
B/L 70 of 2018, July 11, 2018
B/L 59 of 2024, June 24, 2024
B/L 115 of 2024, September 30, 2024





Town of
Plympton-Wyoming
ZONING BY-LAW
PART 4 to Schedule "A"
(Beverly Glen - Bonnie Doone - Blue Point Bay)

LEGEND

Assessment Parcels

Rivers - Streams - Drainage

Roads

Provincial Highway

Railroad

Waterbodies

Municipal Boundary

Schedule Inset Boundaries ("Part 1"....."Part 11")

Zoning Index

A1 Agricultural - 1

A2 Agricultural - 2

A3 Agricultural - 3

R5 Residential - 5

C3 Rural Commercial - 3

OS1 Open Space - 1

OS2 Open Space - 2

EP-L Environmental Protection - Lakeshore

EP-L(4) Environmental Protection - Lakeshore Exception 4

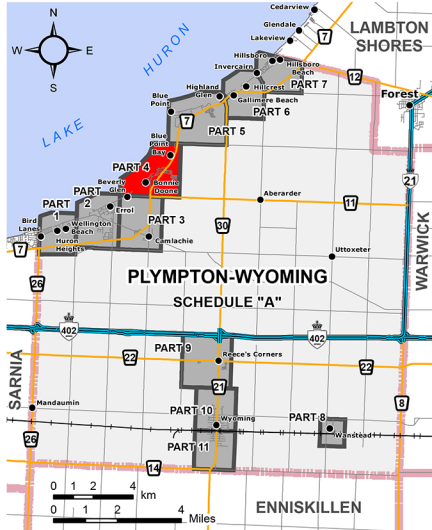
EP-L(5) Environmental Protection - Lakeshore Exception 5

WD Significant Woodlot

WD(1) Woodlot Zone Exception

H Hazard Area

* Temporary UseT1
* Zone Exceptions ...(-1), ...(-2)
* Holding Zones ...(h)
*** NOTE:** For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.



Reference

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Projection: UTM NAD 83 Zone 17
COUNTY OF LAMBTON
Planning and Development Services, May 2011
www.lambtononline.ca

Area Estimator

0.50 Acres/Ares

1 Acre

2 Acres

Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
Acre area measures can be converted to hectares (ha) by dividing by (2.471).

0 125 250 500 Metres


0 500 1,000 2,000 Feet

N

W

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Town of
Plympton-Wyoming
ZONING BY-LAW
PART 4 to Schedule "A"
(Beverly Glen - Bonnie Doone - Blue Point Bay)

to By-law No. 97 of 2003


Passed this 26 day of Nov, 2003

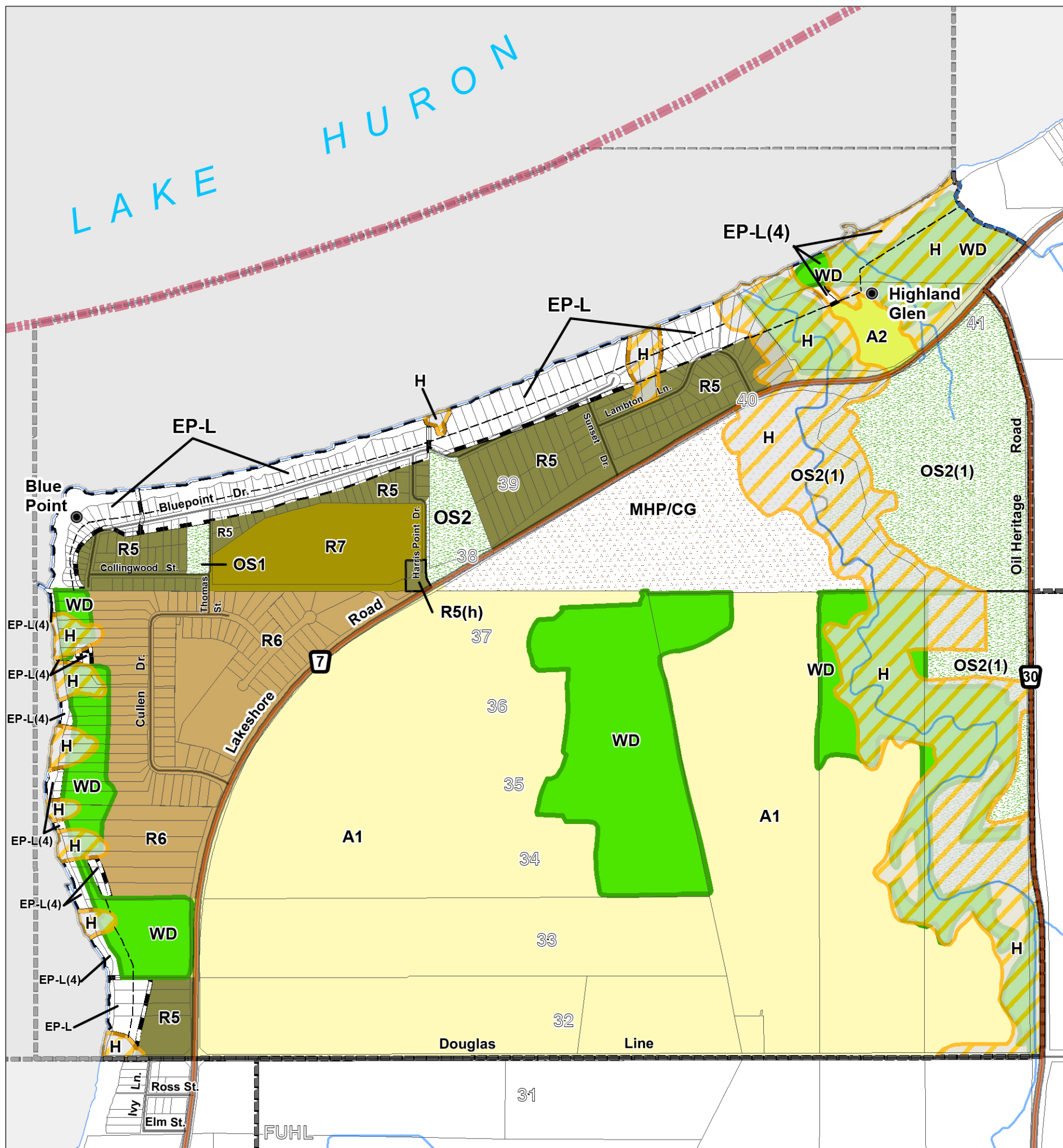
Lonny Napper, Mayor

Caroline DeSchutter, Clerk

By-law Amendments

B/L 17 of 2014, March 24, 2014
B/L 51 of 2018, July 29, 2019
B/L 90 of 2022, July 13, 2022





Town of Plympton-Wyoming ZONING BY-LAW PART 5 to Schedule "A" (Blue Point - Highland Glen)

LEGEND

- Assessment Parcels
- Rivers - Streams - Drainage
- Roads
- Provincial Highway
- Railroad
- Waterbodies
- Municipal Boundary
- Schedule Inset Boundaries ("Part 1"..... "Part 11")

Zoning Index

- A1 Agricultural - 1
- A2 Agricultural - 2
- R5 Residential - 5
- R6 Residential - 6
- R7 Residential - 7
- MHP/CG Mobile Home Park / Campground
- OS1 Open Space - 1
- OS2 Open Space - 2
- EP-L Environmental Protection - Lakeshore
- EP-L(4) Environmental Protection - Lakeshore Exception 4
- WD Significant Woodlot
- H Hazard Area

- * Temporary UseT1
- * Zone Exceptions ...(-1), ...(-2)
- * Holding Zones ...(-h)
- * NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

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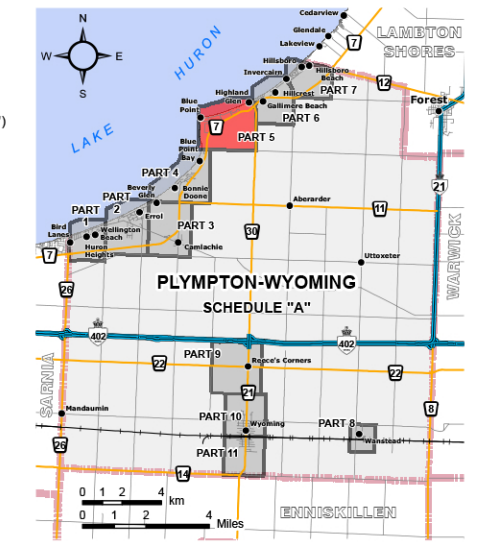
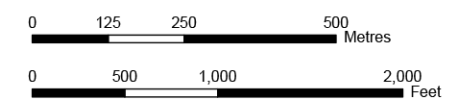
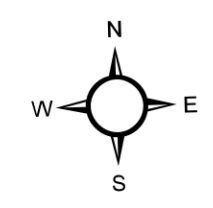
Projection: UTM NAD 83 Zone 17

COUNTY OF LAMBTON
Planning and Development Services, May 2011
www.lambtononline.ca

Area Estimator



Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
Acre area measures can be converted to hectares (ha) by dividing by (2.471).



Town of Plympton-Wyoming ZONING BY-LAW PART 5 to Schedule "A" (Blue Point - Highland Glen)

to By-law No. 97 of 2003
Passed this 26 day of Nov, 2003

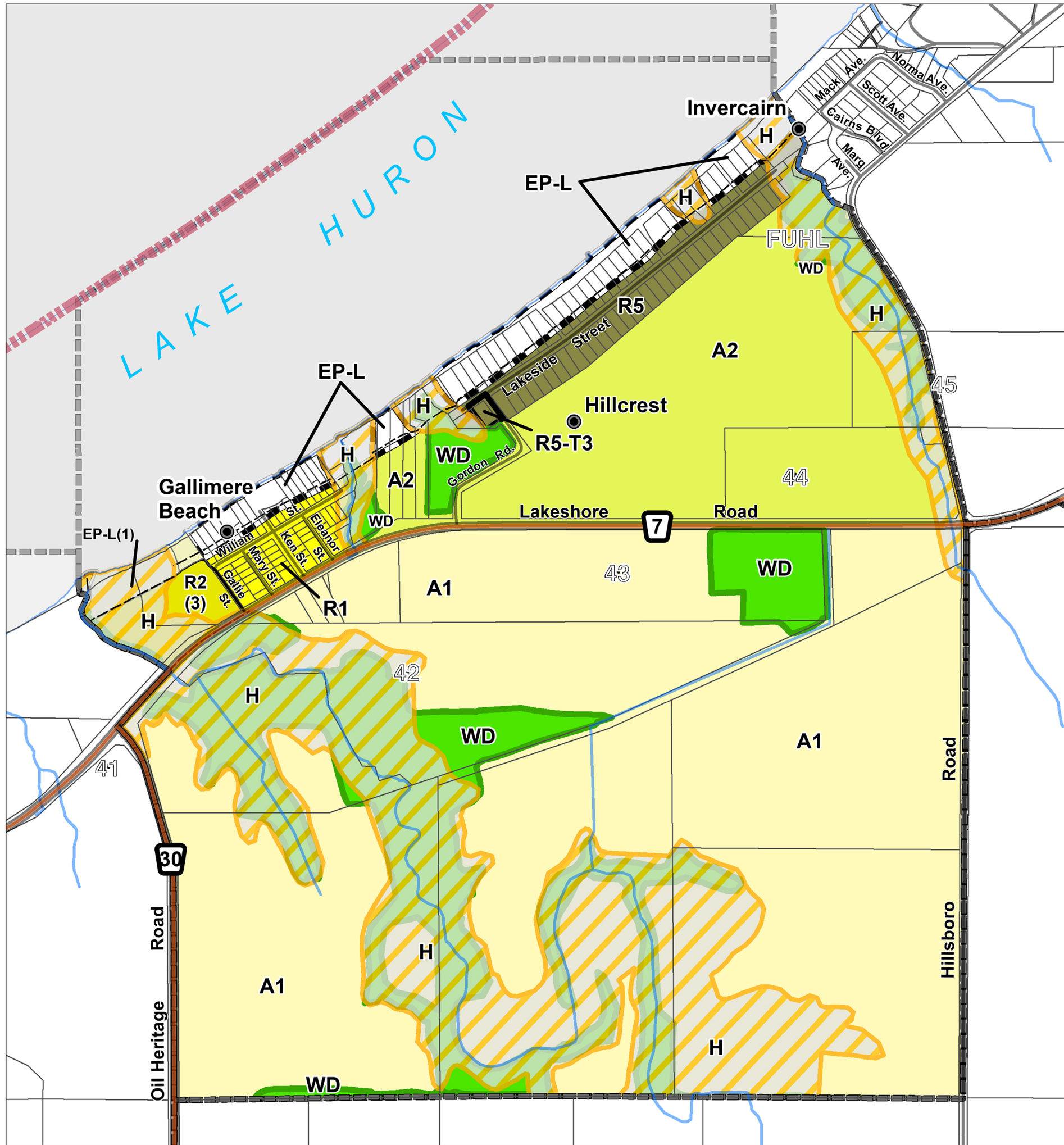
Lonny Napper, Mayor

Caroline DeSchutter, Clerk

By-law Amendments

B/L 76 of 2011, October 24, 2011





Town of Plympton-Wyoming ZONING BY-LAW PART 6 to Schedule "A" (Gallimere Beach - Hillcrest)

LEGEND

- Assessment Parcels
- Rivers - Streams - Drainage
- Roads
- County Road
- Provincial Highway
- Railroad
- Waterbodies
- Municipal Boundary
- Schedule Inset Boundaries ("Part 1"....."Part 11")

Zoning Index

- A1 Agricultural - 1
- A2 Agricultural - 2
- R1 Residential - 1
- R2 Residential - 2
- R5 Residential - 5
- EP-L Environmental Protection - Lakeshore
- EP-L(1) Environmental Protection - Lakeshore Exception 1
- WD Significant Woodlot
- H Hazard Area

- * Temporary UseT1
- * Zone Exceptions(-1), ...(-2)
- * Holding Zones(h)
- * NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

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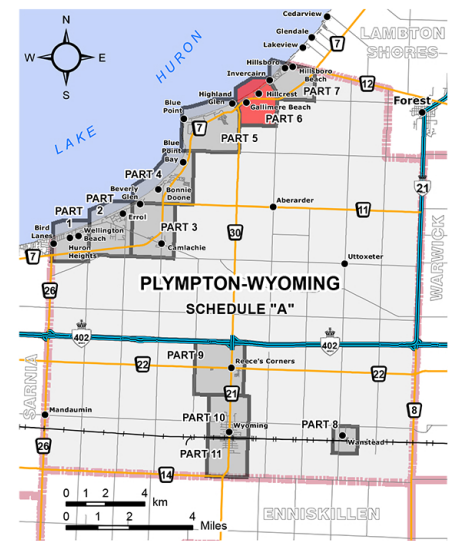
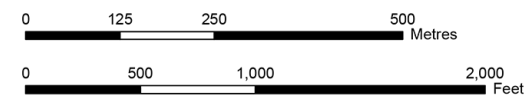
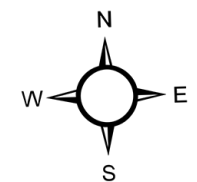
Projection: UTM NAD 83 Zone 17

COUNTY OF LAMBTON
Planning and Development Services, October 2010
www.lambtononline.ca

Area Estimator

| | |
|------------|------------|
| 0.50 Acres | 0.50 Acres |
| 1 Acre | |
| 2 Acres | |

Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
Acre area measures can be converted to hectares (ha) by dividing by (2.471).



Town of Plympton-Wyoming ZONING BY-LAW PART 6 to Schedule "A" (Gallimere Beach - Hillcrest)

to By-law No. 97 of 2003

Passed this 26 day of Nov, 2003

Lonny Napper, Mayor

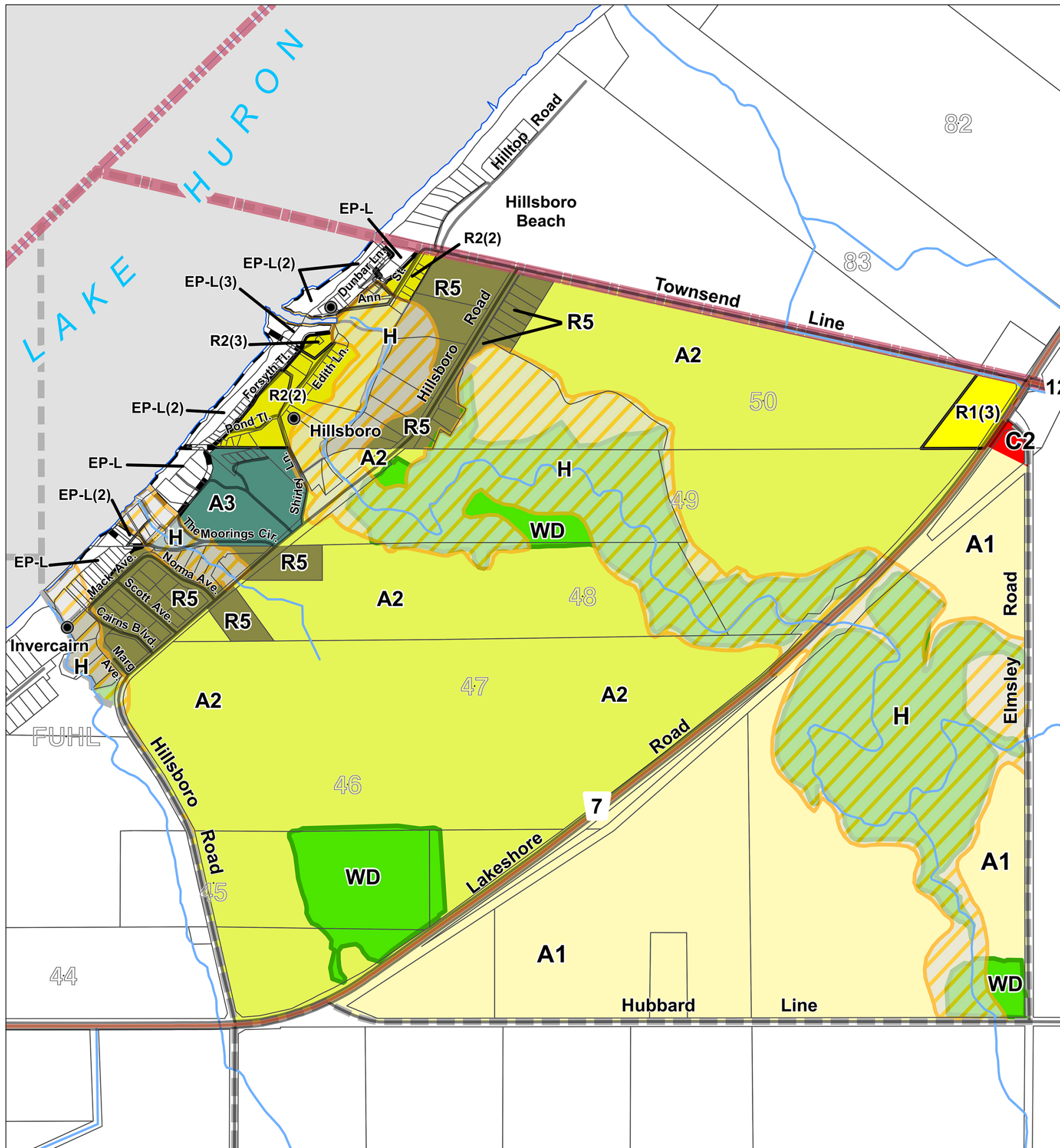
Caroline DeSchutter, Clerk

By-law Amendments

28 of 2021, April 21, 2021



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 7 to Schedule "A"
(Invercairn - Hillsboro - Hillsboro Beach)



LEGEND

- Assessment Parcels
- Rivers - Streams - Drainage
- Roads - County Road
- Provincial Highway
- Railroad
- Waterbodies
- Municipal Boundary
- Schedule Inset Boundaries ("Part 1" "Part 11")

Zoning Index

- A2 Agricultural - 2
- A3 Agricultural - 3
- R2 Residential - 2
- R5 Residential - 5
- EP-L Environmental Protection - Lakeshore
- EP-L(2) Environmental Protection - Lakeshore Exception 2
- EP-L(3) Environmental Protection - Lakeshore Exception 3
- WD Significant Woodlot
- H Hazard Area

- * Temporary Use ...-T1
- * Zone Exceptions ...(-1), ...(-2)
- * Holding Zones ...(-h)
- * NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

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Projection: UTM NAD 83 Zone 17

COUNTY OF LAMBTON
Planning and Development Services, October 2010

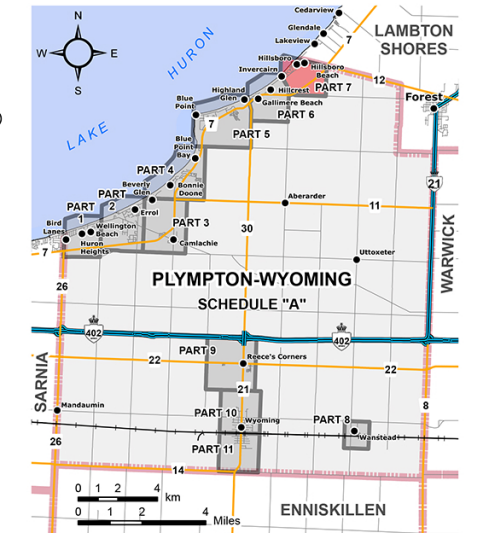
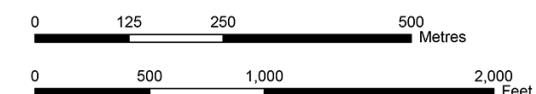
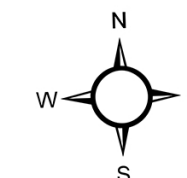
www.lambtononline.ca

Area Estimator

| | |
|------------|------------|
| 0.50 Acres | 0.50 Acres |
| 1 Acre | |
| 2 Acres | |

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Town of
Plympton-Wyoming
ZONING BY-LAW
PART 7 to Schedule "A"
(Invercairn - Hillsboro - Hillsboro Beach)

to By-law No. 97 of 2003

Passed this 26 day of Nov, 2003

Lonny Napper, Mayor

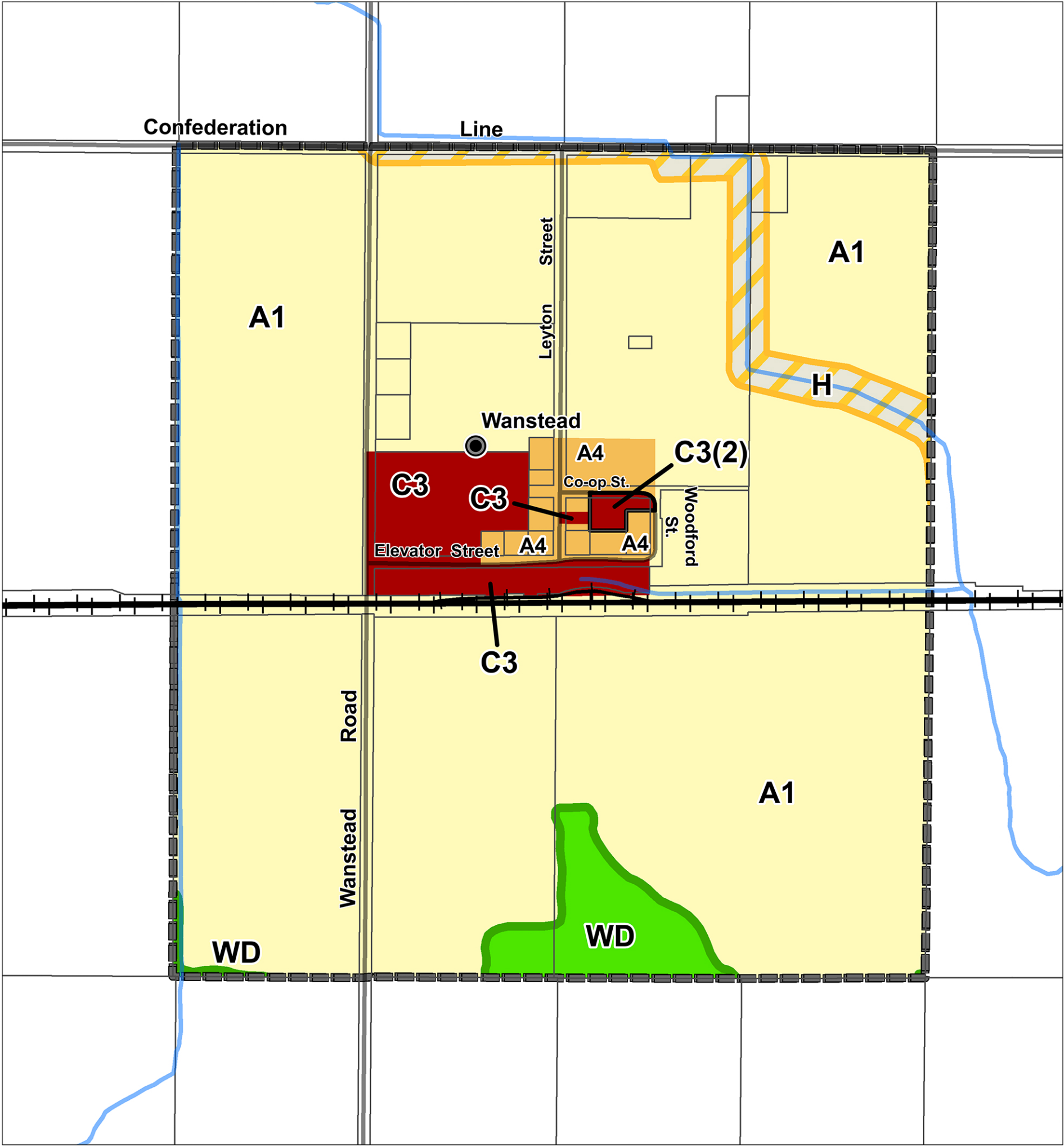
Caroline DeSchutter, Clerk

By-law Amendments

13 of 2013, February 19, 2013
45 of 2016, July 25, 2016
81 of 2022, June 27, 2022
60 of 2024, June 24, 2024
138 of 2024, December 16, 2024



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 8 to Schedule "A"
(Wanstead)



LEGEND

Assessment Parcels
Rivers - Streams - Drainage
Roads
Provincial Highway
Railroad

Waterbodies
Municipal Boundary
Schedule Inset Boundaries ("Part 1"....."Part 11")

Zoning Index

A1 Agricultural - 1
A4 Agricultural - 4
C3 Rural Commercial - 3

WD Significant Woodlot
H Hazard Area

* Temporary Use ...-T1
* Zone Exceptions ...(-1), ...(-2)
* Holding Zones ...(-h)
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Projection: UTM NAD 83 Zone 17

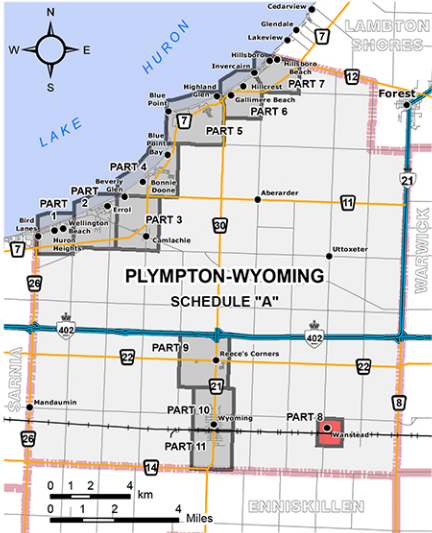
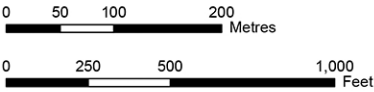
COUNTY OF LAMBTON
Planning and Development Services, October 2010
www.lambtononline.ca

Area Estimator

| | |
|------------|------------|
| 0.50 Acres | 0.50 Acres |
| 1 Acre | |
| 2 Acres | |

Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
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North Arrow



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 8 to Schedule "A"
(Wanstead)

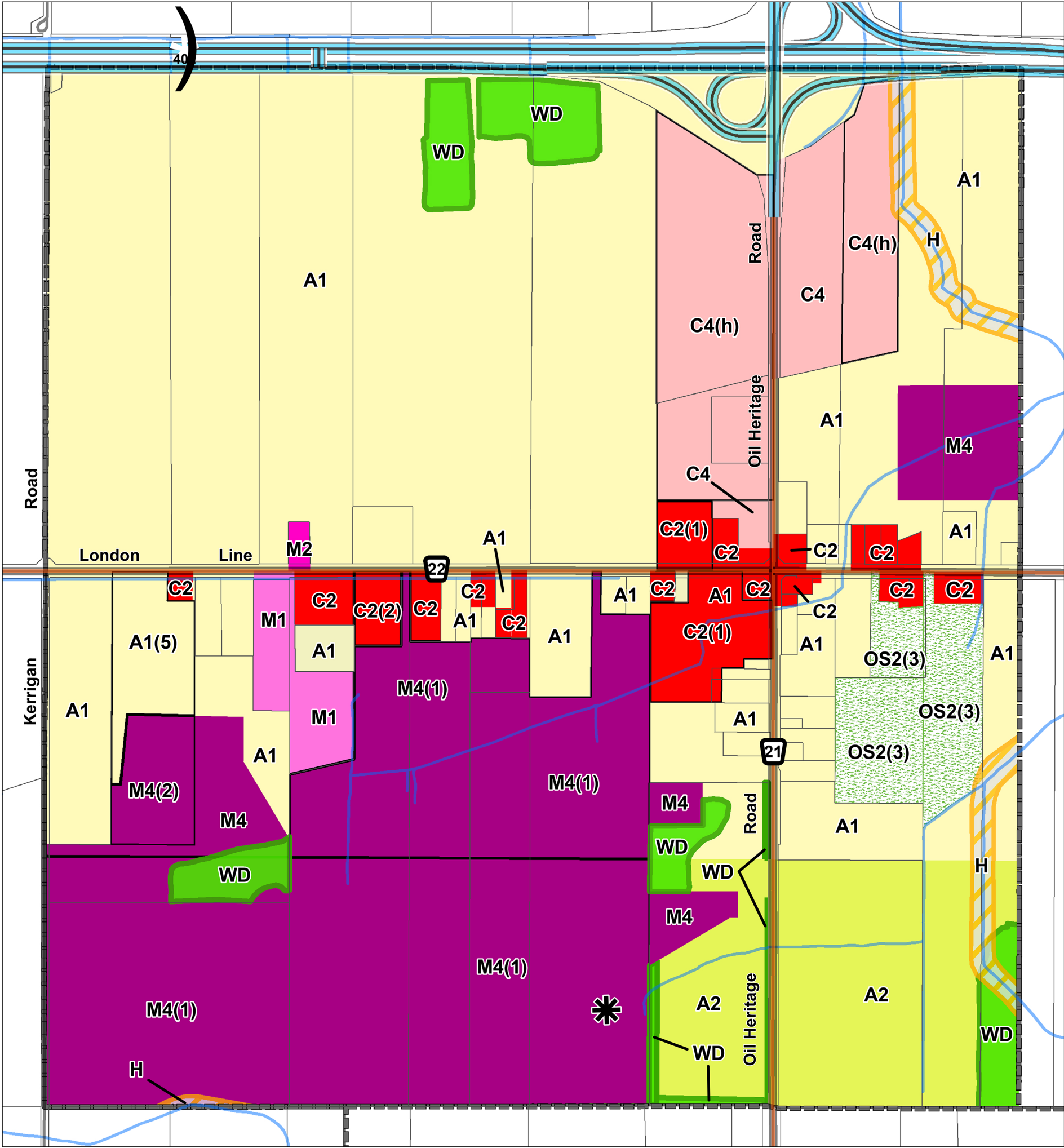
to By-law No. 97 of 2003
Passed this 26 day of Nov, 2003

Lonny Napper, Mayor
Caroline DeSchutter, Clerk

By-law Amendments

B/L 88 of 2018, November 26, 2018





Town of
Plympton-Wyoming
ZONING BY-LAW
PART 9 to Schedule "A"
(Reece's Corners)

LEGEND

Assessment Parcels

Rivers - Streams - Drainage

Roads

Provincial Highway

Railroad

County Road

Waterbodies

Former Waste Disposal Site
(Anderson Dataset : Lambton GWS 2004)

Municipal Boundary

Schedule Inset Boundaries ("Part 1"....."Part 11")

Zoning Index

A1 Agricultural - 1

A2 Agricultural - 2

C2 Highway Commercial - 2

C3 Rural Commercial - 3

C4 Service Centre Commercial - 4

M1 Industrial - 1

M2 Light Industrial - 2

M4 Extractive Industrial - 4

OS2 Open Space - 2

WD Significant Woodlot

H Hazard Area

* Temporary Use ...-T1
* Zone Exceptions ...(-1), ...(-2)
* Holding Zones ...(-h)
* NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

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Projection: UTM NAD 83 Zone 17
COUNTY OF LAMBTON
Planning and Development Services, October 2010
www.lambtononline.ca

Area Estimator

0.50 Acres

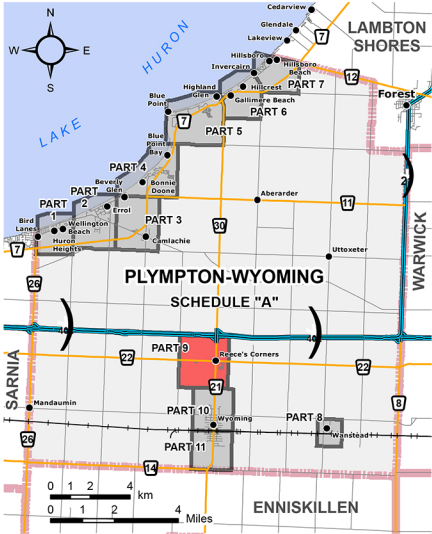
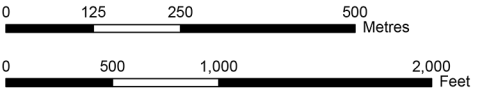
0.50 Acres

1 Acre

2 Acres

Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
Acre area measures can be converted to hectares (ha) by dividing by (2.471).

N
W E
S



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 9 to Schedule "A"
(Reece's Corners)

to By-law No. 97 of 2003

Passed this 26 day of Nov, 2003

Lonny Napper, Mayor

Caroline DeSchutter, Clerk

By-law Amendments

.46 of 2012, May 28, 2012
.42 of 2019, June 18, 2019



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 10 to Schedule "A"
(Wyoming North)

LEGEND

- Assessment Parcels
Rivers - Streams - Drainage
Roads
County Road
Provincial Highway
Railroad
Waterbodies
Former Waste Disposal Site
(Anderson Dataset : Lambton GWS 2004)
Municipal Boundary
Schedule Inset Boundaries ("Part 1"....."Part 11")

Zoning Index

- A2 Agricultural - 2
R1 Residential - 1
R2 Residential - 2
R3 Residential - 3
C1 Central Commercial - 1
C2 Highway Commercial - 2
I1 Institutional - 1
M1 Industrial - 1
OS1 Open Space - 1
OS2 Open Space - 2
WD Significant Woodlot
H Hazard Area

- * Temporary Use ...-T1
* Zone Exceptions ...(-1), ...(-2)
* Holding Zones ...(-h)
* NOTE: For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

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Projection: UTM NAD 83 Zone 17

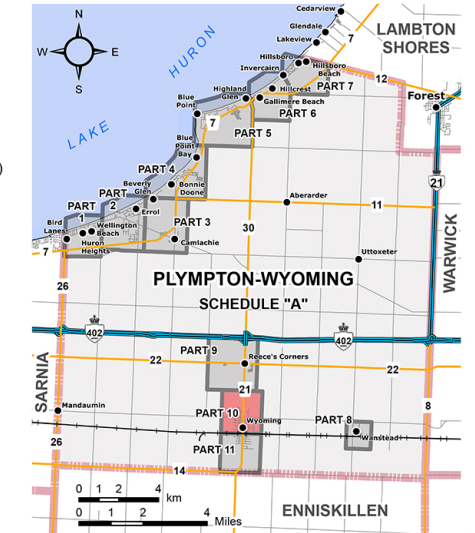
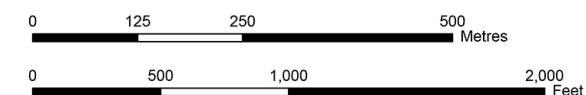
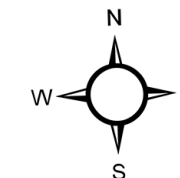
COUNTY OF LAMBTON
Planning and Development Services, October 2010

www.lambtononline.ca

Area Estimator

| | |
|------------|------------|
| 0.50 Acres | 0.50 Acres |
| 1 Acre | |
| 2 Acres | |

Notes: Area Estimator generalized blocks (shown at left) are scaled to represent typical area measures.
Acre area measures can be converted to hectares (ha) by dividing by (2.471).



Town of
Plympton-Wyoming
ZONING BY-LAW
PART 10 to Schedule "A"
(Wyoming North)

to By-law No. 97 of 2003

Passed this 26 day of Nov, 2003

Lonny Napper, Mayor

Caroline DeSchutter, Clerk

By-law Amendments

ZBA 32 of 2014, June 26, 2014
ZBA 49 of 2014, July 28, 2014
ZBA 72 of 2014, November 12, 2014
ZBA 48 of 2015, July 27, 2015
ZBA 13 of 2016, March 29, 2016
ZBA 37 of 2017, June 26, 2017
ZBA 34 of 2020, April 8, 2020
ZBA 63 of 2020, August 19, 2020
ZBA 83 of 2020, September 28, 2020
ZBA 74 of 2022, May 30, 2022
ZBA 4 of 2024, January 29, 2024
ZBA 3 of 2025, February 25, 2025

Town of
Plympton-Wyoming
ZONING BY-LAW
PART 11 to Schedule "A"
(Wyoming South)

LEGEND

- Assessment Parcels
- Rivers - Streams - Drainage
- Roads
- Provincial Highway
- Railroad
- Waterbodies
- Sewage Treatment Works
- Former Waste Disposal Site (Anderson Dataset : Lambton GWS 2004)
- Municipal Boundary
- Schedule Inset Boundaries ("Part 1"..... "Part 11")

Zoning Index

- A2 Agricultural - 2
- R1 Residential - 1
- R2 Residential - 2
- R3 Residential - 3
- C1 Central Commercial - 1
- CM Mixed Commercial / Industrial
- I1 Institutional - 1
- M1 Industrial - 1
- M2 Light Industrial - 2
- OS1 Open Space - 1
- WD Significant Woodlot

* Temporary Use ...T1

* Zone Exceptions ...(-1), ...(-2)

* Holding Zones ...(h)

* **NOTE:** For Zones with these suffixes refer to the text of the by-law for applicable zoning provisions.

Reference

Disclaimer: These digital mapping products have been produced on the County of Lambton's Geographic Information System. Data provided herein is derived from sources with varying levels of accuracy and currency. This is not a survey product. The County of Lambton disclaims all responsibility for the accuracy or completeness of information contained herein. The County of Lambton assumes no responsibility for errors arising from use of these digital mapping products.

The Zoning By-law information contained herein is current as of the last recorded amendment noted under "By-law Amendments".

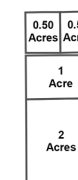
- Cadastral database is current to May 2010.
- Wetlands database is current to March 2010 (MNR).
- Hazard Areas are determined by local Conservation Authorities and are Subject to Change.

Projection: UTM NAD 83 Zone 17

COUNTY OF LAMBTON
Planning and Development Services, October 2010

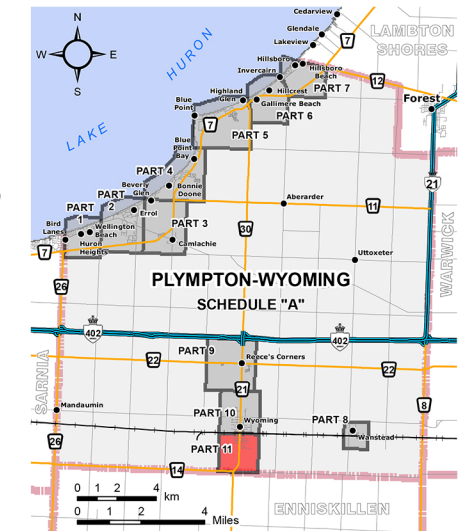
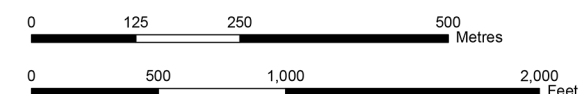
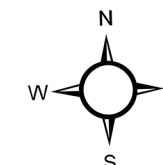
www.lambtononline.ca

Area Estimator



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Town of
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PART 11 to Schedule "A"
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By-law Amendments

B/L 67 of 2011, August 29, 2011
B/L 74 of 2016, October 24, 2016
B/L 75 of 2016, October 24, 2016
B/L 31 of 2024, March 27, 2024

