

**General Industrial – Light and  
General Industrial – Medium Use Definitions**

**203.2 “General Industrial – Light”**

- (a) means a **use**:
- (i) where any of the following activities occur:
- (A) the manufacturing, fabricating, processing, assembly or disassembly of materials, semi-finished goods, finished goods, food, beverages, products or equipment, provided live animals are not involved in any aspect of the operation;
  - (B) the cleaning, servicing, testing, repairing or maintenance of industrial or commercial goods and equipment;
  - (C) the offices or workshops of contractors engaged in either building trades and services, or road and utility construction;
  - (D) the crushing, dismantling, sorting or processing of discarded goods, provided these activities do not involve chemicals or the application of heat;
  - (E) the warehousing, shipping and distribution of goods, including the functions of repackaging and wholesaling, provided the **gross floor area** of the warehouse is less than 20 000.0 square metres;
  - (F) the analysis or testing of materials or substances in a **laboratory**;
  - (G) **research and development**; or
  - (H) the repair, service or refurbishment of furniture, electronic equipment and appliances that are used in the home;
- (ii) that may include any of the following **uses**:
- (A) *deleted*;
  - (B) **Health Services Laboratory – Without Clients**;
  - (C) **Printing, Publishing and Distributing**; and
  - (D) **Food Production**;
- (iii) where all of the processes and functions associated with the **use** are contained within a fully enclosed **building**; and

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- (iv) where no dust or vibration is seen or felt outside of the **building** containing the **use**;
- (b) is a **use** within the General Industrial Group in Schedule A to this Bylaw;
- (c) that may have a limited area for the accessory outdoor storage of goods, materials or supplies when located in the I-G, I-R, I-C or I-H Districts;
- (d) requires a minimum number of **motor vehicle parking stalls** that is the greater of:
  - (i) 1.0 stalls per 100.0 square metres of **gross usable floor area** for the first 2000.0 square metres, and then 1.0 stalls for each subsequent 500.0 square metres; or
  - (ii) 1.0 stalls per three (3) employees based on the maximum number of employees at the **use** at any given time;
- (e) does not require **bicycle parking stalls – class 1**; and
- (f) requires a minimum of 1.0 **bicycle parking stalls – class 2** per 2000.0 square metres of **gross usable floor area**.

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**203.3 “General Industrial – Medium”**

- (a) means a **use**:
  - (i) where any of the following activities occur:
    - (A) the manufacturing, fabricating, processing, assembly or disassembly of materials, semi-finished goods, finished goods, food, beverages, products or equipment, provided live animals are not involved in any aspect of the operation;
    - (B) the cleaning, servicing, testing, repairing or maintenance of industrial or commercial goods and equipment;
    - (C) the offices or workshops of contractors engaged in either building trades and services, or road and utility construction;
    - (D) the crushing, dismantling, sorting or processing of discarded goods, provided these activities do not involve chemicals or the application of heat;
    - (E) the warehousing, shipping and distribution of goods, including the functions of repackaging and wholesaling, provided the **gross floor area** of the warehouse is less than 20 000.0 square metres;
    - (F) the analysis or testing of materials or substances in a **laboratory**; or
    - (G) **research and development**;
  - (ii) where part of the processes and functions associated with the **use** may be located outside of a **building**, including the function of using trailer units or railway cars prior to shipping;
  - (iii) where dust or vibration may be seen or felt outside of the **building** containing the **use** provided it is contained on the **parcel**; and
  - (iv) that may include **Food Production**;
- (b) is a **use** within the General Industrial Group in Schedule A to this Bylaw;
- (c) requires a minimum number of **motor vehicle parking stalls** that is the greater of:

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- (i) 1.0 stalls per 100.0 square metres of **gross usable floor area** for the first 2000.0 square metres, and then 1.0 stalls for each subsequent 500.0 square metres; or
- (ii) 1.0 stalls per three (3) employees based on the maximum number of employees at the **use** at any given time;
- (d) does not require **bicycle parking stalls – class 1**; and
- (e) requires a minimum of 1.0 **bicycle parking stalls – class 2** per 2000.0 square metres of **gross usable floor area**.