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The following provisions shall apply to the use of the land and the construction of buildings located in the CM Zone subject to the general provisions under Part B and Part C of this By-Law.

1. PERMITTED USES

Any person may use land and erect, occupy and maintain buildings and structures thereon for any of the following purposes:

(1) **Main Uses**

- a) business, professional and/or administrative offices;
- b) eating establishments, but not including drive-in restaurants;
- c) service shops;
- d) banks, trust companies and other similar financial establishments;
- e) rental and service businesses for commercial and industrial equipment;
- f) a butcher shop, a jewellery repair shop, a clock repair shop, and other similar speciality businesses;
- g) automotive supply and service businesses;
- h) public use.

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(2) **Accessory Uses, Buildings or Structures**

Any use, building or structure which is subordinate and customarily incidental to a main use.

2. ZONE REQUIREMENTS

- (1) All permitted uses shall be accessory commercial uses primarily serving the industrial area in which they are located and shall be situated within an Industrial Mall. For the purpose of this Part T-1 an Industrial Mall shall mean a building or group of buildings constructed for multiple tenant occupancy having a minimum gross floor area of 7,432 sq. m. and containing industrial and commercial establishments constructed in accordance with the provisions of Section 2, Zone Requirements of Part V-M1 Industrial Restricted Zone.
- (2) Where permitted uses are established, such uses shall be limited to a maximum of 20% of the total gross floor area of the Industrial Mall. In addition the maximum gross floor area of any single permitted use shall be 557 sq. m.
- (3) Notwithstanding the provisions of Part C, Sections 14 and 15, the following off street parking provisions shall apply to all uses within the CM Zone.
 - a) One parking space shall be provided for every 50 sq. m. of gross floor area devoted to the permitted uses.
 - b) Driveways to parking areas serving the Industrial Mall may pass through the CM Zone.