

GLOSSARY OF TERMS

ATV – All-Terrain Vehicle

AVMA – Aesthetic Viewscape Management Area – is an area of concern identified in the Forest Management Plan 1999-2019 where the value or feature to be protected is the aesthetic viewscape area around canoe routes/boating lakes, recreation lakes and certain roads in the Municipality. See Section 1.8 of the Plan.

Apartments-in-House – These are second self-contained units in detached or semi-detached houses in a residential zone serviced by a publicly owned or operated sewage system and which satisfy special provisions of the Ontario Building Code and the Fire Code.

Bed and Breakfast – A home occupation within a single family dwelling wherein not more than two rooms are rented and meals are served to overnight guests for commercial purposes.

Boat House – A building or structure used for the storage of private boats and equipment accessory to their use, or as an accessory building to a residential use, no part of which is to be used for commercial purposes.

Community Improvement – Those activities, both public and private, which plan, rehabilitate, redesign and redevelop the existing physical environment within a community improvement project area, as further defined by and within the context of the Planning Act.

Condominium Corporation, Freehold – A corporation in which all the units and their appurtenant common interests are held in fee simple by the owner.

Condominium Corporation, Leasehold – A corporation in which all the units and their appurtenant common interests are subject to leasehold interests held by the owners.

Consent – the authorized separation of a piece of land to form no more than (3) new adjoining properties. No formal plan of subdivision is required.

Contractors Yard – A portion of a rural or remote residential property used for the storage of tools and equipment and the temporary storage of surplus or in-transit building materials. Standards are described in the Zoning By-law.

Cottage – A building or structure designed and built as an independent and separate housekeeping establishment with separate culinary and sanitary facilities, provided for the exclusive use of one family for temporary occupancy during vacation periods and not for year-round or permanent human habitation.

Crown Land Tenure – Tenure that is issued to a proponent that consists of Land Use Permits, Licenses of Occupation, Crown Leases and Letters of Authority that provides temporary tenure to Crown land.

Cultural/Heritage Resources – Cultural heritage resources include, but are not restricted to, archaeological sites, aboriginal and non-aboriginal cemeteries and burials with historic significance, buildings and structural remains of historical and architectural value, and human-made rural village or urban districts or landscapes.”

Development – The creation of a new lot, a change in land use or the construction of buildings and structures, requiring the approval under the Planning Act or the Public Lands Act; but does not include activities that create or maintain infrastructure authorized under an environmental assessment process; or works subject to the Drainage Act.

Dwelling Unit – A building or part of a building that may be used as a permanent residence excluding a mobile home, but including a factory-built home that is fully serviced with sleeping accommodations, cooking facilities and plumbing fixtures.

Environmentally Sensitive Areas (ESA's) – ESA's can be defined as areas having: fragile or unstable soils, regeneration problems caused by geoclimatic or biotic factors; exceptional high recreational values; critical importance to wildlife; and/or high water values and sensitivity to harvesting.

Garden Suite – An additional temporary dwelling unit intended for the sole occupancy of one or two adult persons and serviced from the services of the primary/main residential dwelling on the same property. The floor area of the garden suite shall not exceed 30 percent of the existing living area of the primary residence or 1,200 square feet in a floor area on a lot zoned residential, whichever is lesser. The units are portable so that when they are no longer required they may be removed and relocated to a new site.

Home Industry – An occupation conducted in whole or in part in a building accessory to a single detached dwelling, and such home industry is clearly secondary to the main residential use of the property, does not change the

residential character of the neighbourhood, and as further defined in the Zoning By-law.

Home Occupation – Any gainful occupation which is conducted within the dwelling unit by the resident(s) of the dwelling, and such home occupation is clearly secondary to the main residential use, does not change the residential character of the dwelling and as further defined in the Zoning By-law.

Institutional Use – The use of land, buildings or structures for a public or non-profit purpose and without limiting the generality of the foregoing, may include such uses as schools, places of worship, indoor recreation facilities, community centres, public hospitals, cemeteries and government buildings.

Land Severance – see “Consent”.

Locational Criteria – This is the criteria used to set the location and spatial distribution of new lots created from Crown land.

Lot Density – This is a lot development standard that sets the maximum number of structures and/or bedrooms permitted on a lot based on its area. Most density provisions will be found in the zoning by-law.

Lot Intensity – This is the percentage of the total area of Crown lease and patented land in a neighbourhood that is located in a specified area.

Mobile Home – A dwelling that is designed to be transportable, and constructed or manufactured to provide a permanent residence for one or more persons, but does not include a travel or tent trailer.

Modular Home – A dwelling that is composed of components substantially manufactured at an off-site location, and transported to a site for installation on a permanent foundation.

Old Growth Forest – Old growth forests are those which are well past the age of maximum growth, frequently showing great horizontal and vertical density of structure and plant species composition, and possessing one or more features not seen in much younger forests such as snags, downed woody material, or arboreal lichens.

Patented Land – Privately owned land that is registered under the Registry Act or the Land Titles Act in the Land Titles Office.

Remote – areas that are not accessible by a municipally maintained road.

Semi-Wilderness - Physical Characteristics of Semi-wilderness – areas with dispersed development which may have utilities, road access, and mechanized transport, but where there is limited disturbance to the natural environment. Individual on-site water and sewage systems would have approved design.

Sewage and water systems –

- .1 Full municipal sewage and water services:** - Piped sewage and water services that are connected to the centralized municipal water and wastewater treatment facility.
- .2 Communal Services** - Sewage works and sewage systems, and/or water works that provide for the collection or treatment of sewage or the treatment or distribution of water but which:
 - are not connected to full municipal sewage and water services;
 - are for the common use of more than five residential units/lots for permanent year-round use; and
 - are owned, operated, and managed by:
 - the municipality; or
 - another public body; or
 - a condominium corporation or single owner which has entered into an agreement with the municipality or public body, pursuant to Section 51 of the Planning Act, providing for municipal/public body assumption of the communal services in the event of default by the owner.
- .3 Individual on-site systems** - Individual autonomous water supply and sewage disposal systems, that are owned, operated and managed by the owner of the property upon which the system is located and which do not serve more than five residential permanent year round units/lots. The sewage system is designed to receive less than 10000 l/day of domestic sewage and is regulated under the Ontario Building Code. A Class 4 sewage system is a septic tank/leaching bed system. (See also Sewage Works.)
- .4 Individual on-site Sewage Works** - individual autonomous sewage disposal works that are owned, operated and managed by the owner of the property where the sewage originates; and which do not serve more than five permanent year round residential units/lots. These sewage works are

designed to receive sewage at a rate that is equal to or more than 10,000 l/day and are regulated under the Ontario Water Resources Act. These systems:

- a) have a design capacity of 10,000 l/day or more;
- b) have, in total, a design capacity of 10,000 l/day or more where more than one of these are located on a lot or parcel of land, and
- c) are not necessarily located wholly within the boundaries of the lot or parcel of land on which is located the building or buildings they serve.

.5 Partial Services - Connection to one communal service or municipal service with the other service provided by an individual on-site system.

Site Plan – A scale drawing showing the relationship between the lot lines and their uses, buildings or structures, existing or proposed on a lot, including such details as: topographic features, parking areas, access points, landscaped areas, building areas, setbacks from lot lines, building heights, floor areas, densities, septic tank tile fields, utility lines and currents, or a special or particular use.

Skyline Reserve – A contiguous area on the mainland surrounding Lake Temagami, for which policies are in place to protect the natural appearance of the landscape as viewed from the lake, and important ecological functions of the lake. It is described as Management Area #39 in the Temagami Land Use Plan. It cannot be assumed that all of the mainland landscape, which is visible from the surface of Lake Temagami, is contained in Management Area #39. (See also AVMA)

Sleep Cabin – A non-commercial structure for sleeping accommodation, which may have bathroom facilities, if approved and connected to a sewage disposal system. Cooking facilities may be permitted in one sleep cabin that is accessory to a dwelling unit on the same lot.

Subdivision – The authorized separation of a piece of land into more than (3) new, adjoining properties that, based on the policies of this Plan requires a plan of subdivision. A plan of subdivision may also be required regardless of the number of new lots to be created where (3) properties have already been created by previous consents.

Sustainable Development - Refers to development that meets the material and social needs of the present without compromising the ability of future generations

to meet their own needs. Renewable resources must be used within the limits of regeneration and natural growth. (See Section 1.12)

Tenets for Temagami – A tenet is a principle or belief held in common by members of an organization or group. The “Tenets for Temagami” are based on the principle or belief that the mainland shoreline of Lake Temagami should remain in a natural undeveloped state without permanent structures or public roads and that development should occur only on islands. They are a statement of local interest and do not comprise or reflect provincial policy for Crown land in the Temagami area.

Tourism Services – Includes tourist establishments, youth and adult camps, tourist outfitters, marinas and float bases.

Wilderness - Physical Characteristics of Wilderness – areas with no development that have no utilities (i.e. phone or electricity) and where there is no road access, where access is by trail or water and where the common mode of transport is by non-mechanized means. There would be little disturbance in the natural environment and development would be sparse. Water and sewer facilities would be rudimentary if they exist at all.