

SECTION G – DEFINITIONS

Adjacent Lands - Means those lands contiguous to a specific natural heritage feature or area, where it is likely that development or site alteration would have a negative impact on the feature or area.

Affordable – means

- a) in the case of ownership housing, the least expensive of:
 1. housing for which the purchase price results in annual accommodation costs which do not exceed 30 percent of gross annual household income for low and moderate income households; or
 2. housing for which the purchase price is at least 10 percent below the average purchase price of a resale unit in the regional market area;
- b) in the case of rental housing, the least expensive of:
 1. a unit for which the rent does not exceed 30 percent of gross annual household income for low and moderate income households; or
 2. a unit for which the rent is at or below the average market rent of a unit in the regional market area.

For the purpose of determining affordable in the Township of Muskoka Lakes, waterfront properties shall be excluded from the calculations above.

Archaeological Resources – includes artefacts, archaeological sites and marine archaeological sites. The identification and evaluation of such resources are based upon archaeological fieldwork undertaken in accordance with the Ontario Heritage Act.

Areas of Archaeological Potential – Means areas with the likelihood to contain archaeological resources. Criteria for determining archaeological potential are established by the Province, but municipal approaches which achieve the same objectives may also be used. Archaeological potential is confirmed through archaeological fieldwork undertaken in accordance with the Ontario Heritage Act.

Area of Natural and Scientific Interest (ANSI) - Means areas of land and water containing natural landscapes or features that have been identified as having life science or earth science values related to protection, scientific study, or education.

Cultural Heritage Value – The Ontario Heritage Act, enables municipalities to designate properties of cultural heritage value or interest. The designation will apply to individual properties.

Cultural Heritage Landscape – Means a defined geographical area of heritage significance which has been modified by human activities and is valued by a community. It involves a grouping(s) of individual heritage features such as structures, spaces, archaeological sites and natural elements, which together form a significant type of heritage form, distinctive from that of its constituent elements or parts. Examples may include, but are not limited to, heritage conservation districts designated under the Ontario Heritage Act; and villages, parks, gardens,

battlefields, mainstreets and neighbourhoods, cemeteries, railways and industrial complexes of cultural heritage value.

Dryland Marinas – A marina that is not located on the water and does not provide boat access to the water.

Employment Area – All commercial and industrial zoned development in the Waterfront and Rural designation, including waterfront contractors in the Waterfront designation, and all lands designated Commercial and Industrial in the Urban Centres and Communities designation, including all resorts and marinas.

Endangered Species – Means a species that is listed or categorized as an “Endangered Species” on the Ontario Ministry of Natural Resources official species at risk list, as updated and amended from time to time.

Erosion Hazards - Means the loss of land, due to human or natural processes, that poses a threat to life and property. The erosion hazard limit is determined using the 100 year erosion rate (the average annual rate of recession extended over a hundred year time span), an allowance for slope stability, and an erosion allowance.

Fish Habitat – as defined in the Fisheries Act, C.F-14, means spawning grounds and nursery, rearing, food supply, and migration areas on which fish depend directly or indirectly in order to carry out their life processes.

Flooding Hazard - Means the inundation, under the conditions specified below, of areas adjacent to a shoreline or a river or stream system and not ordinarily covered by water:

- a) Along the shorelines of the Great Lakes –St. Lawrence River System and large inland lakes, the flooding hazard limit is based on the one hundred year flood level plus an allowance for wave uprush and other water-related hazards,
- b) Along river, stream and small inland lake systems, the flooding hazard limit is the great of:
 1. the flood resulting from the rainfall actually experienced during a major storm such as the Hurricane Hazel storm (1954) or the Timmins storm (1961); transposed over a specific watershed and combined with the local conditions, where evidence suggests that the storm event could have potentially occurred over watersheds in the general area;
 2. the hundred year flood; and
 3. a flood which is greater than 1. or 2. which was actually experienced in a particular watershed or portion thereof as a result of ice jams and which has been approved as the standard for that specific area by the Minister of Natural Resources;except where the use of the one hundred year flood or the actually experienced event has been approved by the Minister of Natural Resources as the standard for a specific watershed (where the past history of flooding supports the lowering of the standard).

Floodplain - Means the area, usually low lands adjoining a watercourse, which has been or may be subject to flooding hazards.

Floodway – For river, stream and small inland lake systems, means the portion of the flood plain where development and site alteration would cause a danger to public health and safety or property damage.

Where the one zone concept is applied, the floodway is the entire contiguous flood plain.

Full Municipal Services – Means municipally owned and operated water and waste water treatment infrastructure.

Heritage Conservation Districts - The Ontario Heritage Act, Part V, provides for the designation of Heritage Conservation Districts. Following approval of a local designation by-law by Council, any alterations, additions and demolition to property within a heritage conservation district requires a permit from the Township.

Major Development – 3 lots or more, and any commercial, industrial or institutional development

Mineral Aggregate Operation -

1. lands under license or permit, other than for a wayside pit or quarry, issued in accordance with the Aggregate Resources Act.
2. for lands not designated under the Aggregate Resources Act, established pits and quarries that are not in contravention of municipal zoning by-laws and including adjacent land under agreement with or owned by the operator, to permit continuation of the operation; and
3. associated facilities used in extraction, transport, beneficiation, processing or recycling of mineral aggregate, or the production of secondary related products.

Mineral Aggregate Resources – means gravel, sand, clay, earth, shale, stone, limestone, dolostone, sandstone, marble, granite, rock or other material prescribed under the Aggregate Resources Act suitable for construction, industrial, manufacturing and maintenance purposes but does not include metallic ores, asbestos, graphite, kyanite, mica, nepheline syenite, salt, talc, wollastonite, mine tailings or other material prescribed under the Mining Act.

Natural Heritage Features and Areas – Means features and areas, including significant wetlands, fish habitat, significant habitat of endangered species and threatened species, significant wildlife habitat, and significant areas of natural and scientific interest, which are important for their environmental and social values as a legacy of the natural landscapes of an area.

Negative Impacts - Means:

- a) degradation to the quality and quantity of water, sensitive surface water features and sensitive ground water features, and their related hydrologic functions, due to single, multiple or successive development or site alteration activities;

- b) in regard to fish habitat, the harmful alteration, disruption or destruction of fish habitat, except where, in conjunction with the appropriate authorities, it has been authorized under the Fisheries Act, using the guiding principle of no net loss of productive capacity; and
- c) in regard to other natural heritage features and areas, degradation that threatens the health and integrity of the natural features or ecological functions for which an area is identified due to single, multiple or successive development or site alteration activities.

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

Private Communal Services – Means private sewage disposal and water systems that provide for the distribution, collection, and treatment of sewage or water and service more than one legally conveyable lot. Private communal services are only permitted for resort commercial uses registered by way of condominium description.

Private Individual On-Site Systems – Means 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. Private individual on-site systems shall not service more than one lot legally capable of being conveyed.

Quality & Quantity of Water - Is measured by indicators such as minimum base flow, oxygen levels, suspended solids, temperature, bacteria, nutrients, hazardous contaminants, and hydrologic regime.

Secondary Dwelling Unit – Means a separate accessory dwelling unit that is contained within a single detached or semi-detached dwelling or within an accessory structure such as a garage.

Service Commercial – Means commercial uses that provide a personal service including but not limited to barbershop, beauty parlor, shoe repair shop, self-service laundry, and depot for the collection of any cleaning and laundry.

Site Alteration - Means activities, such as fill, grading and excavation, that would change the landform and natural vegetative characteristics of a site.

Wayside Pit & Quarry - Means a temporary pit or quarry opened and used by or for a public authority solely for the purpose of a particular project or contract of road construction and not located on the road right of way.

Wetlands – Means lands that are seasonally or permanently covered by shallow water, as well as lands where the water table is close to or at the surface. In either case the presence of abundant water has caused the formation of hydric soils and has favoured the dominance of either hydrophytic plants or water tolerant plants. The four major types of wetlands are swamps, marshes, bogs and fens.

Periodically soaked or wet lands being used for agricultural purposes which no longer exhibit wetland characteristics are not considered to be wetlands for the purposes of this definition.

Wildlife Habitat – Means areas where plants, animals and other organisms live, and find adequate amounts of food, water, shelter and space needed to sustain their populations. Specific wildlife habitats of concern may include areas where species concentrate at a vulnerable point in their annual or life cycle; and areas which are important to migratory or non-migratory species.