NOTE: The lot lines depicted on this map are for reference only and may not reflect accurately property boundaries in all instances.
Schedule 'A-7'

Land Use Plan

Official Plan of the Town of Wasaga Beach

Subject to Section 7.4.1

Subject to Section 7.4.5

Subject to Section 7.4.5.5

Subject to Section 5.6.5

Subject to Section 5.6.3

Subject to Section 5.6.2

Subject to Section 6.4.1

Subject to Section 6.4.1.4

Subject to Section 9.3

Subject to Section 9.4

Adopted by Council: September 9, 2003

Approved by the County of Simcoe: June 22, 2004

Consolidated: February 29, 2016

NOTE: The lot lines depicted on this map are for reference only and may not reflect accurately property boundaries in all instances.
Schedule 'B'
Transportation System

Adopted by Council: September 9, 2003
Approved by the County of Simcoe: June 22, 2004
Consolidated: February 29, 2016

Legend
- Provincial Highway/Future Collector Road
- Provincial Highway 26
- Planned Interchange
- Controlled Access
- Arterial Road
- Collector Road
- Local Municipal Road
- Private Local Road
- Planned Collector Road (Not Built)
- Future Road Linkage

NOTE: The lot lines depicted on this map are for reference only and may not reflect accurately property boundaries in all instances.

0 300 600 1,200 1,800 2,400 3,000

Metres

Nottawasaga Bay

Corporate Limits of the Town of Wasaga Beach

Jacks Lake

MOSLEY STREET

SUNNIDALE ROAD SOUTH

POWERTLINE ROAD

KLONDIKE PARK ROAD

RIVER ROAD WEST

DEERBROOK DRIVE

58TH STREET SOUTH

COUNTY ROAD 7

DUNKERRON AVENUE

50TH STREET SOUTH

STONEBRIDGE BOULEVARD

45TH STREET SOUTH

GREAND PRAIRIE AVENUE

45TH STREET NORTH

36TH STREET NORTH

36TH STREET SOUTH

35TH STREET NORTH

35TH STREET SOUTH

34TH STREET NORTH

34TH STREET SOUTH

33RD STREET NORTH

33RD STREET SOUTH

32ND STREET NORTH

32ND STREET SOUTH

31ST STREET NORTH

31ST STREET SOUTH

30TH STREET NORTH

30TH STREET SOUTH

29TH STREET NORTH

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21ST STREET NORTH

21ST STREET SOUTH

20TH STREET NORTH

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19TH STREET NORTH

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18TH STREET NORTH

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17TH STREET NORTH

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7TH STREET NORTH

7TH STREET SOUTH

6TH STREET NORTH

6TH STREET SOUTH

5TH STREET NORTH

5TH STREET SOUTH

4TH STREET NORTH

4TH STREET SOUTH

3RD STREET NORTH

3RD STREET SOUTH

2ND STREET NORTH

2ND STREET SOUTH

1ST STREET NORTH

1ST STREET SOUTH

0TH STREET NORTH

0TH STREET SOUTH

Official Plan for the Town of Wasaga Beach

NOTE: The lot lines depicted on this map are for reference only and may not reflect accurately property boundaries in all instances.
NOTE: The lot lines depicted on this map are for reference only and may not reflect accurately property boundaries in all instances.

Adopted by Council: September 9, 2003
Approved by the County of Simcoe: June 22, 2004
Consolidated: February 29, 2016

Schedule 'D'
Natural Heritage System
Official Plan of the Town of Wasaga Beach
NOTE: The lot lines depicted on this map are for reference only and may not reflect accurately property boundaries in all instances.

0 300 600 1,200 1,800 2,400 3,000

Municipal Wells
Well Head Protection Area-A: 100 Metre Fixed Radius Area Capture Zone
Well Head Protection Area-B: 2 Year Capture Zone
Well Head Protection Area-C: 2-10 Year Capture Zone
Well Head Protection Area-D: 10-25 Year Capture Zone
Area of High Aquifer Vulnerability
Special Hydrogeological Study Area

Title: Schedule 'G'
Wellhead Protection Areas and Vulnerable Aquifer Areas
Official Plan for the Town of Wasaga Beach

Adopted by Council: September 9, 2003
Approved by the County of Simcoe: June 22, 2004
Consolidated: February 29, 2016

Subject to Section 9.4
Schedule 'H'

Community Improvement Project Areas

Official Plan for the Town of Wasaga Beach

Adopted by Council: September 9, 2003
Approved by the County of Simcoe: June 22, 2004
Consolidated: February 29, 2016

Legend
- Beach Area 1 and 2 Community Improvement Project Area
- Mosley Village Community Improvement Project Area
- West End Community Improvement Project Study Area

NOTE: The lot lines depicted on this map are for reference only and may not reflect accurately property boundaries in all instances.
Appendix 1

Table WH1 - Risk Categories by Land Use

Table WH2 - Wellhead Protection Area Land Use Restrictions
Appendix 1

Land Use Groups by Risk to Groundwater

The following Table is to be used in conjunction with the policies and requirements of Section 18.1, Ground and Surface Water Resources.

Table WH1 - Risk Categories by Land Use

High Risk Land Uses and Activities

High Risk Land Uses and Activities are characterized by the following:

- Utilize or generate large volumes of potentially hazardous liquid or soluble chemicals and/or;
- Have no effective engineering measures to manage chemical usage and/or;
- Cannot reasonably implement hazard prevention measures and/or;
- Cannot be reasonably relocated.

Examples of High Risk land uses and activities could include:

- Auto wrecking and salvage yards
- Storage of construction vehicles and/or agricultural equipment
- Bulk road salt storage
- Bulk storage of chemicals or hazardous substances, including on-farm storage for agricultural production purposes
- Bulk storage of animal manure or inorganic fertilizer
- Bulk storage of tires
- Petroleum products refining and asphalt batching
- Winter snow storage and disposal facilities
- Sewage treatment lagoons
- Landfill sites and long term storage of waste materials
- Warehousing, bulk storage of oil, gasoline or petroleum products
- Warehousing, bulk storage of cleaning products, pesticides, herbicides, fungicides, chemicals and contaminants listed in Schedule 3 (Severely Toxic Contaminants) of Ontario Regulation 347 of the Environmental Protection Act.

Medium Risk Land Uses and Activities

Medium Risk Land Uses and Activities are characterized by the following:

- Use or generate lesser volumes of potentially hazardous liquid or soluble chemicals and;
- Have engineering measures to manage chemical usage (or could retroactively engineer systems) and;
- Can implement hazard prevention measures and;
- Can possibly be relocated.

Examples of Medium Risk Land Uses and Activities could include:
- Assembly of motor vehicles, truck, trailers, rail cars, mobile homes, ships and boats
- Automobile service stations and gas stations
- Commercial or industrial dry cleaning of textiles and textile products
- Leather tanning and finishing
- Manufacturing and dyeing of textiles
- Manufacturing of agricultural, commercial and industrial machinery
- Manufacturing of cable and wire
- Manufacturing of chemicals, resins, paints, varnish, printing inks, adhesives, plastics and reinforced fiberglass plastic
- Manufacturing of electronic components (e.g. semiconductors, printed circuit boards and cathode ray tubes)
- Manufacturing of automotive parts
- Manufacturing of pharmaceuticals and medicines
- Manufacturing of unfinished fabricated metal products and parts
- Manufacturing of wet electrical equipment and wet batteries
- Metal casting operations
- Metal finishing operation (electroplating, electro-coating, galvanizing, painting, application of baked enamel)
- Recycling facilities including short term outside storage, transfer and processing of waste
- Wood and wood product preservation and treatment

Low Risk Land Uses and Activities:

Low Risk Land Uses and Activities are characterized by the following:
- Use or generate small volumes, if any, of potentially liquid or soluble hazardous chemicals and;
- Have engineering measures to manage chemical usage (or could retroactively engineer systems) and;
- Can implement hazard prevention measures and;
- Can readily be relocated.

Examples of Low risk Land Uses and Activities could include:
- Airports, transit terminals
- Construction and paving contractor yards
-Automated manufacturing of soft drinks, distilleries, breweries and wine making
-Automated production of baked goods, dairy, canned goods, frozen foods, processed food and meat
-Cemeteries, funeral homes
-Furniture, casket, cabinet and other wood products manufacturing and assembly
-Glass and glass products manufacturing
-Golf courses
-Lawn care contractors
-Machinery equipment rental outlets
• Manufacturing electrical appliances, equipment, motors, lighting fixtures, lamps
• Manufacturing of paper, newsprint, boxes
• Manufacturing of soaps and toiletry preparations
• Medical health and other laboratories
• Photographic developing facilities
• Printing of newspaper, packaging and books
• Vehicle and equipment repair
• Retail sale of agricultural fertilizers and pesticides
<table>
<thead>
<tr>
<th>Land Use Type</th>
<th>Within WHPA-A 100 metre Fixed Radius Area Capture Zone</th>
<th>Within WHPA-B (0 - 2 Year Time of Travel)</th>
<th>Within WHPA-C (2 - 10 Year Time of Travel)</th>
<th>Within WHPA-D (10 - 25 Year Time of Travel)</th>
</tr>
</thead>
<tbody>
<tr>
<td>High Risk</td>
<td>Prohibited</td>
<td>Prohibited</td>
<td>Prohibited</td>
<td>Prohibited</td>
</tr>
<tr>
<td>Medium Risk</td>
<td>Prohibited</td>
<td>Prohibited</td>
<td>Restricted</td>
<td>Restricted</td>
</tr>
<tr>
<td>Low Risk</td>
<td>Restricted</td>
<td>Restricted</td>
<td>Restricted</td>
<td>Restricted</td>
</tr>
<tr>
<td>Expansion of Existing Uses, Buildings and structures as permitted by the Official Plan</td>
<td>Restricted</td>
<td>Restricted</td>
<td>Restricted</td>
<td>Permitted</td>
</tr>
<tr>
<td>A change in use to a similar use, as permitted by the Official Plan</td>
<td>Restricted</td>
<td>Restricted</td>
<td>Restricted</td>
<td>Restricted</td>
</tr>
</tbody>
</table>

**NOTE:** In accordance with Section 18.1 of the Official Plan, Restricted Land Uses may only be permitted if the applicant submits an appropriate study demonstrating that any impacts on a municipal well will be within acceptable limits, to the satisfaction of the Town.