
Section 1: Interpretation And Administration

1.1 Title

This By-law may be referred to as the "Town of Ajax Zoning By-law" and applies to all lands within the Town of Ajax.

1.2 Conformity and Compliance with By-law

No *person* shall change the *use* of any *building*, *structure* or land or erect or *use* any *building* or *structure* or occupy any land or *building* except in accordance with the provisions of this By-law. Any *use* not specifically permitted by this By-law shall not be permitted in the Town of Ajax. A *use* which is defined but not identified within a permitted *use* table in any zone or by exception is not permitted.

1.3 Building Permits

The requirements of this By-law must be met before a *building* permit is issued for the erection, addition to or alteration of any *building* or *structure*.

1.4 Interpretation

Nothing in this By-law shall serve to relieve any *person* from any obligation to comply with the requirements of any other By-law of the Town of Ajax or any other regulation of the Regional Municipality of Durham, Province of Ontario or Government of Canada that may otherwise affect the *use* of lands, *buildings* or *structures* in the Town of Ajax.

1.5 Enforcement

Any *person* or corporation that contravenes any provision of this By-law is guilty of an offense and upon conviction is liable to the fine as provided for in the Planning Act, R.S.O. 1990, Chapter P.13 as amended.

1.6 Severability

A decision of a court that one or more of the provisions of this By-law are invalid in whole or in part does not affect the validity, effectiveness or enforceability of the other provisions or parts of the provisions of this By-law.

1.7 Effective Date

This By-law shall come into force the day it was passed.

1.8 Repeal of Former By-laws

By-law 3036, By-law 3037 and By-law 35-77 of the Town of Ajax and all Amendments thereto are hereby repealed.