

We often get asked questions that relate to how I build this or improve this location.¹² These questions usually involve the issue of zoning. Zoning describes the control by cities or other authorities over the use of land and of the buildings on the built terrain.

Zoning is a technique of land planning. The primary purpose of zoning is to regulate uses that are thought to be incompatible. Zoning is used to prevent incompatible uses from interfering with existing uses and/or preserve the character of a community. Zoning may also include regulation of the kinds of activities, which will be allowable on particular lots or parcels of land. It also controls the number of houses or other buildings that can be built on a lot, and the amount of parking on the lots of buildings. Zoning can also control the placement of signs on a lot and the amount of landscaping around.

Currently, the City of Peterborough does not have any zoning regulations in place.

Subdivision regulations provide for the procedures and standards for dividing (sub-dividing) a large parcel of land into smaller parcels for sale and development. Subdivision regulations, like zoning, are used to control the use of land.

Subdivision regulations usually address the quality of a development and deal with the layout of streets, parks, etc. Subdivision regulations tend to being more permanent than zoning regulations.

Most cities that have zoning regulations also have subdivision regulations. The opposite is also true as is the case with Peterborough.

Currently, the City of Peterborough does not have any subdivision regulations in place.

In conclusion, there are no zoning regulations or subdivision regulations in the City of Peterborough.