

Air Conditioners

For Private Homes

Zoning By-Law 2014-126 restricts air conditioning units, heat pumps, or other similar devices from locating within any required interior side yard. The purpose of this provision is to minimize the effect on neighbours, and to ensure unobstructed access along side yards.

A required interior side yard means the minimum distance required by the by-law between the house and the lot line, where a house is next to another lot. The distance required varies according to the zone in which the property is located.

For example:

If a house is located in the Urban Residential 1 (UR1) zone, the required interior side yard is 1.2 metres (4 feet). To comply with the zoning by-law, an air conditioner must be located so that there are at least 1.2 metres between the outer edge of the air conditioner and the property line.

Air conditioners may be located in an exterior side yard (a side yard next to a street/a corner lot), or in front or back yards. For rear yards, a setback of ONE metre must be observed. The front, interior and exterior side yard setbacks vary according to the zone.

If you do not know what zone your property is in, and the required depth of a yard in which you want to place an air conditioner, please contact the Town.

If you need to leave a message, or if you are sending an e-mail, please provide your civic address, and a request for the setback you are interested in. This will allow us to respond promptly to your enquiry.

Town Contact:

Planning & Development Department

705-435-3900 or 905-729-0057 ext. 1301

planning@newtecumseth.ca