

7.1 SINGLE DETACHED HOUSING

R1

Purpose: To accommodate low density single family residential use with some associated uses.

PERMITTED USES TABLE FOR R1 ZONE

- 7.1.1 Permitted uses, buildings and structures:
- .1 *Single detached house;*
 - .2 *Home based business, standard;* (see Section 3.19)
 - .3 *Neighbourhood recreation and storage;*
 - .4 *Bed and breakfast accommodation;* (see Section 3.23)
 - .5 *Accessory buildings and structures.* (see Section 3.17)
 - .6 *Day care centre, minor*

Bylaw 871-125

Bylaw 871-25

Bylaw 871-13

REGULATIONS TABLE FOR R1 ZONE

Column 1	Column 2
7.1.2 Minimum <i>parcel area</i>	700 m2 (7,535 sq. ft.)
7.1.3 Minimum <i>parcel frontage</i>	18.0 m (59.0 ft.)
7.1.4 Minimum <i>front setback</i>	4.5 m (14.8 ft.)
7.1.5 Minimum <i>side setback</i>	1.5 m (4.9 ft.)
7.1.6 Minimum <i>corner side setback</i>	4.5 m (14.8 ft.)
7.1.7 Minimum <i>rear setback</i>	3.0 m (9.8 ft.)
7.1.8 Minimum <i>setbacks from A1 Zone</i>	15.0 m (49.2 ft.) [see section 3.11]
7.1.9 Maximum <i>parcel coverage</i>	35% of the <i>parcel area</i>
7.1.10 Maximum number of <i>single detached houses</i>	1 per <i>parcel</i>
7.1.11 Minimum <i>building width of principal building</i>	5.5 m (18.0 ft.)
7.1.12 Maximum <i>building height:</i>	
.1 <i>Principal buildings</i>	9.0 m (29.5 ft.) to a maximum of 3 <i>storeys</i>
.2 <i>Accessory buildings and structures</i> (see Section 3.17)	5.0 m (16.4 ft.)