

603 (See also Parts 100 - 500)

RURAL ONE (RU-1)

1) PERMITTED PRINCIPAL USE

- a) Residential.

2) PERMITTED ACCESSORY USES

- a) Accessory buildings and structures.

3) CONDITIONS OF USE

- a) On a lot less than or equal to 4.0 hectares (9.88 acres) in size, residential use shall be limited to one single family dwelling and one secondary suite, or one single family dwelling and one cottage limited in size to 60 square metres (645.85 square feet) in total floor area.
- b) For each additional 4.0 hectares (9.88 acres) of land area on a lot (in excess of the required minimum lot area), one additional dwelling shall be permitted to a maximum of five dwellings per lot (and one secondary suite or one cottage per lot).

4) SITING AND HEIGHT OF BUILDINGS AND STRUCTURES

- a) Except where otherwise specified, the setbacks and height requirements for buildings and structures within the Rural One zone shall be as set out in the table below.

Type of Structure	Maximum Height	Required Setback From All Property Lines
Principal & Accessory	10.0 m (32.8 feet)	7.5 m (24.6 feet)
[Part 400, Siting Specifications, of this bylaw and Bylaw No. 1836, being the "Floodplain Management Bylaw, 1997", may affect the siting of structures adjacent to roads, and the natural boundaries of watercourses and the sea, respectively.]		

5) LOT COVERAGE

The maximum lot coverage of all buildings and structures shall not exceed 5% of the total lot area.

6) SUBDIVISION REQUIREMENTS (SEE ALSO PART 500)

Minimum Lot Area: 4.0 hectares (9.88 acres)

Average Lot Area: The smallest lot area permitted pursuant to density-averaging zoning provisions shall be no less than 75% of the minimum lot area cited above.

(Note: Prior to construction of a dwelling on a property, or alteration of a dwelling to incorporate a suite, Environmental Health approval shall be obtained.)

END • RU-1