

SECTION 7.3

RURAL 3 (R3) ZONE

7.3.1 Permitted Uses

- (1) In addition to the uses permitted in Section 3.0 of this Bylaw, the following uses and no others shall be permitted in Rural 3 (R3) Zone:
 - a) *Residential*
 - b) *Agriculture*
 - c) *Home-based Business*
 - d) *Accessory uses, buildings and structures*

7.3.2 Residential Density

- (1) There shall be no more than one (1) *dwelling unit* on each *lot*.

7.3.3 Siting and Dimensions of Buildings and Structures

- (1) The *height* of a *dwelling unit* shall not exceed 10.5 metres.
- (2) The *height* of an *accessory building or structure* shall not exceed 6 metres and the *height* of a *building* used for *agriculture* shall not exceed 12 metres.
- (3) No *building or structure* shall be sited within 7.5 metres of a *front lot line* and no *building* used for *Agriculture* shall be sited within 30 metres of a *front lot line*.
- (4) No *building or structure* shall be sited within 5 metres of a *side lot line* and no *building* used for *Agriculture* shall be sited within 15 metres of a *side lot line*.
- (5) No *building or structure* shall be sited within 10 metres of a *side lot line* that abuts a *highway*.
- (6) No *building or structure* shall be sited within 10 metres of a *rear lot line* and no *building* used for *Agriculture* shall be sited within 15 metres of a *rear lot line*.
- (7) The total *floor area* of all *accessory buildings* on a *lot* shall not exceed 525 square metres and no single *accessory building* shall exceed 300 square metres in *floor area*.

7.3.4 Subdivision Density and Lot Area Requirements

- (1) No lot having an area less than 0.8 hectares (2 acres) may be created by subdivision. No subdivision plan may be approved unless *lots* created by the subdivision have an average area of at least 4 hectares (10 acres).