

SECTION 31C: RURAL RESIDENTIAL RR ZONE**31C.1 Permitted Uses**

The following uses are permitted in a Rural Residential Zone:

- (1) single detached dwelling;
- (2) uses, building and structures accessory to a single detached dwelling in accordance with the provisions of Section 6.25.

31C.2 Zone Provisions

No person shall use any land or erect or use any building or structure in a Rural Residential RR Zone except in accordance with the applicable provisions of Section 6 General Provisions and with the following:

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| (a) Minimum Lot Frontage (metres) | 45 |
| (b) Minimum Lot Area (hectares) | 1.0 |
| (c) Maximum Height for a dwelling (storeys) | 1.5 |
| (d) Maximum Lot Coverage (percent of lot area) | 15 |
| (e) Minimum Front Yard Setback (metres) | 15 |
| (f) Minimum Exterior Side Yard Setback (metres) | 15 |
| (g) Minimum Interior Side Yard Setback (metres) | 6 |
| (h) Minimum Rear Yard Setback (metres) | 15 |

31C.3 Special Provisions

In accordance with Section 5.1.3 the following special provisions shall apply to those lands shown on the zoning schedules as having reference to the corresponding special provision number:

RR-1 Part 1, 3295 Thorold Townline Road

Notwithstanding the provisions of the Rural Residential RR Zone, the lands indicated as RR-1 on Schedule A2 shall be subject to the following special provisions:

- (a) For all buildings and structures including swimming pool, the minimum interior side yard setback for Part 1 lands shall be 25 metres.

RR-2 Part 2, 3295 Thorold Townline Road

Notwithstanding the provisions of the Rural Residential RR Zone, the lands indicated as RR-2 on Schedule A2 shall be subject to the following special provisions:

- (a) For all buildings and structures including swimming pool, the minimum rear yard setback for Part 2 lands shall be 25 metres.
- (b) The existing structure may be used for storage purposes until such time as a single detached dwelling is erected on the subject lands whereby the storage barn will become an accessory use in accordance with the provisions of Section 6.25.

RR-3 Part 3, 3295 Thorold Townline Road

Notwithstanding the provisions of the Rural Residential RR Zone, the lands indicated as RR-3 on Schedule A2 shall be subject to the following special provisions:

- (a) For all buildings and structures including swimming pool, the minimum rear yard setback for Part 3 lands shall be 25 metres.

RR-4 Part 4, 3295 Thorold Townline Road

Notwithstanding the provisions of the Rural Residential RR Zone, the lands indicated as RR-4 on Schedule A2 shall be subject to the following special provisions:

- (a) For all buildings and structures including swimming pool, the minimum westerly interior side yard setback for Part 4 lands shall be 10 metres.
- (b) For all buildings and structures including swimming pool, the minimum rear yard setback for Part 4 lands shall be 20 metres.
- (c) Minimum Lot Area (hectares) 0.4