

## Part 9 | Agricultural & Rural Zones

### 9.1 Zone Names and Symbols

Zone	Zone Symbol
i) Agricultural	A
ii) Specialty Crop	AS
iii) Rural	RU

### 9.2 Permitted Uses

No person shall *erect, alter, enlarge, reconstruct, locate, or use any building or structure* in whole or in part, nor use any *lot* in whole or in part, for any purpose other than one or more of the following *permitted uses* denoted by the symbol “•” in the column applicable to that *zone* and corresponding with the row in Table 9.2.

Use	A	AS	RU
<b><i>Agricultural use</i></b>	•	•	•
<b><i>Agriculture-related use</i></b>	•	•	•
<b><i>Forestry and resource management use</i></b>	•	•	•
<b><i>Greenhouse</i></b>	•	•	•
<b><i>Passive recreational trail</i></b>	•	•	•
<b><i>Single detached dwelling</i></b>	•	•	•
<b><i>Veterinary clinic</i></b>			•
<b><i>Wayside pit or quarry</i></b>	•		•
<b>Specified Accessory Uses</b>			
<b><i>Accessory buildings and structures to residential uses</i></b>	•	•	•
<b><i>Bed and breakfast (1)</i></b>	•	•	•
<b><u><i>Farm help accommodation (2)</i></u></b>	•	•	•
<b><i>Farm produce stand (1)</i></b>	•	•	•
<b><i>On-farm diversified use (1)</i></b>	•	•	•
<b><i>Second dwelling unit (24)</i></b>	•	•	•
<b><i>Short term rental accommodation</i></b>	•	•	•

Table 9.2 – Permitted Uses in Agricultural and Rural Zones			
Use	A	AS	RU
<b>Storage container (1)</b>	•	•	•

**Footnotes for Table 9.2 Permitted Uses:**

(1) This use is subject to regulations outlined in Part 3 – General [Provisions Regulations](#).

(4)(2) [This use is subject to the regulations outlined in Table 9.4.](#)

### 9.3 Lot, Building and Structure Requirements

The following requirements in Table 9.3 shall apply to every *lot, building and structure* in the applicable *zone*.

Table 9.3 – Lot, Building and Structure Requirements for the Agricultural and Rural Zones			
Requirement	A	AS	RU
<i>Minimum Lot Area</i>	30,000.0 m <sup>2</sup> (3 ha) for <i>greenhouses</i>	30,000.0 m <sup>2</sup> (3 ha) for <i>greenhouses</i>	30,000.0 m <sup>2</sup> (3 ha) for <i>greenhouses</i>
	400,000.0 m <sup>2</sup> (40 ha) for all other <i>uses</i>	161,870.0 m <sup>2</sup> (16.2 ha) for all other <i>uses</i>	10,000.0 m <sup>2</sup> (1 ha) for all other <i>uses</i>
<i>Minimum Lot Frontage</i>	45.0 m	45.0 m	45.0 m
<i>Minimum Front Yard</i>	7.5 m to <i>dwelling</i>	7.5 m to <i>dwelling</i>	7.5 m to <i>dwelling</i>
	15.0 m to <i>agricultural use building(s)/structure(s)</i> (1)	15.0 m to <i>agricultural use buildings(s)/structure(s)</i> (1)	15.0 m to <i>agricultural use building(s)/structure(s)</i> (1)
<i>Minimum Rear Yard</i>	10.0 m to <i>dwelling</i>	10.0 m to <i>dwelling</i>	10.0 m to <i>dwelling</i>

<b>Table 9.3 – Lot, Building and Structure Requirements for the Agricultural and Rural Zones</b>			
<b>Requirement</b>	<b>A</b>	<b>AS</b>	<b>RU</b>
	15.0 m <i>agricultural use building(s)/structure(s)</i> (1)	15.0 m <i>agricultural use building(s)/structure(s)</i> (1)	15.0 m <i>agricultural use building(s)/structure(s)</i> (1)
<i>Minimum Interior Side Yard</i>	5.0 m to dwelling	5.0 m to dwelling	5.0 m to dwelling
	7.5 m to <i>agricultural use building(s)/structure(s)</i> (1)	7.5 m to <i>agricultural use building(s)/structure(s)</i> (1)	7.5 m to <i>agricultural use building(s)/structure(s)</i> (1)
<i>Minimum Exterior Side Yard</i>	7.5 m to dwelling	7.5 m to dwelling	7.5 m to dwelling
	5.0 m to <i>building(s)/structure(s) accessory to dwelling</i>	5.0 m to <i>building(s)/structure(s) accessory to dwelling</i>	5.0 m to <i>building(s) / structure(s) accessory to dwelling</i>
	10 m to <i>agricultural use building(s)/structure(s)</i> (1)	10 m to <i>agricultural use building(s)/structure(s)</i> (1)	10 m to <i>agricultural use building(s)/structure(s)</i> (1)
<i>Maximum Lot Coverage</i>	10% for <i>dwelling and all building(s)/structure(s) accessory to dwelling</i>	10% for <i>dwelling and all building(s)/structure(s) accessory to dwelling</i>	15% for <i>dwelling and all building(s)/structure(s) accessory to dwelling</i>
	20% for <i>agricultural use building(s)/structure(s) excluding greenhouse(s)</i> (1)	20% for <i>agricultural use building(s)/structure(s) excluding greenhouses</i> (1)	20% for <i>agricultural use building(s)/structure(s) excluding greenhouses</i> (1)
	30% for <i>greenhouse(s)</i>	30% for <i>greenhouse(s)</i>	30% for <i>greenhouse(s)</i>
<i>Maximum Height</i>	11.0 m for dwelling	11.0 m for dwelling	11.0 m for dwelling
	15.0 m	15.0 m	15.0 m

Table 9.3 – Lot, Building and Structure Requirements for the Agricultural and Rural Zones			
Requirement	A	AS	RU
	for agricultural use building(s)/structure(s) (1)	for agricultural use building(s)/structure(s) (1)	for agricultural use building(s)/structure(s) (1)

**Footnotes for Table 9.3:**

- (1) Includes *building(s)/structure(s)* for an *agriculture-related-use, on-farm diversified use, and accessory building(s) or structure(s)* to an *agricultural use*.

## 9.4 Accessory Building and Structure to Residential Uses

The following requirements in Table 9.4 shall apply to every *accessory building* and *structure* to a residential use in the A, AS, and RU zone.

Table 9.4 – Accessory Building and Structure to Residential Uses Requirements for the Agricultural and Rural Zones	
Requirement	A, AS, RU
<i>Minimum Front Yard</i>	12.0 m, but in no case closer to the <i>street</i> than the <i>front wall</i> of the <i>dwelling</i>
<i>Minimum Rear Yard</i>	3.0 m
<i>Minimum Interior Side Yard</i>	3.0 m
<i>Minimum Exterior Side Yard</i>	5.0 m
<i>Maximum Lot Coverage</i>	10% including <i>dwelling</i> in the A and AS zone; 15% including <i>dwelling</i> in the RU zone
<i>Distance Between Dwelling and Accessory Building or Structure</i>	1.2 m
<i>Maximum Height</i>	4.5 m

