



(204-2010)(253-2021)

## SECTION 15.4 RESIDENTIAL EXTENDED ZONE – R2B ZONE

The lands zoned R2B on Schedule A to this by-law:

15.4.1 shall only be used for the following purposes:

(a) <u>Residential</u>	
	(1) a single detached dwelling subject to the requirements in R2A(1) Zone
	(2) a semi-detached dwelling subject to the requirements in R2A(1) Zone
	(3) Supportive Housing Residence Type 1
(b) <u>Non-Residential</u>	
	(1) a place of worship
	(2) purposes accessory to the other permitted purposes

15.4.2 shall be subject to the following requirements and restrictions:

(a)	<b>Minimum Lot Area</b>	278 square metres per dwelling unit
(b)	<b>Minimum Lot Width</b>	9 metres per dwelling unit
(c)	<b>Minimum Lot Depth</b>	No requirement
(d)	<b>Minimum Front Yard Depth</b>	4 metres, provided that the front of any garage or carport shall not be closer than 7 metres to the front lot line
(e)	<b>Minimum Interior Side Yard Width</b>	1.2 metres for the first storey or part thereof, plus 0.6 metres for each additional storey or part thereof
(f)	<b>Minimum Exterior Side Yard Width</b>	3 metres
(g)	<b>Minimum Rear Yard Depth</b>	3 metres provided that the centre of the rear wall of any building shall not be closer than 7.5 metres to

	the rear lot line
<b>(h) Maximum Building Height</b>	10.6 metres
<b>(i) Maximum Lot Coverage</b>	50%