

USE ZONE TABLE
AGRICULTURE (A) ZONE

| ZONE TITLE | AGRICULTURE (A) |
|---|---|
| PERMITTED USE CLASSES - (see Regulation 94) | Agriculture, Antenna, Conservation, Forestry, Public Services and Public Utilities, Recreational Open Space and Transportation. |
| DISCRETIONARY USE CLASSES - (see Regulations 23 and 95) | Animal, Mineral Exploration, Single Dwelling and Utilities. |

CONDITIONS FOR THE AGRICULTURE ZONE

1. General Development Standards

The minimum lot area, frontage and front, rear and side yards shall be as determined by the Town, subject to the approvals of the Agrifoods, Forest Resources and Mines Divisions of the Department of Natural Resources and the Government Service Centre. Applications shall also be referred to other departments and agencies as required.

2. Municipal Services

Development in this zone shall not be connected to municipal water and sewer services. However, the Town may allow a connection where the development is immediately adjacent to the service, and the Town deems the connection necessary.

3. General Industry

- (1) General industry shall be restricted to the maintenance and repair of equipment, processing and storage related to agriculture, forestry or mineral working uses.
- (2) Where deemed necessary, the Town shall require the provision of buffering by the developer to the satisfaction of the Town.

4. Recreational Open Space and Trails

Recreational Open Space and Trails may be permitted in this zone subject to the following conditions:

- a) the proposed use shall not interfere with adjacent agricultural and other natural resource uses by virtue of noise, increased traffic or other activities;
- b) the proposed use shall not prejudice the continuation of existing agricultural and other natural resource uses and operational practices which may not be compatible with the proposed use;
- c) applications for recreational open space uses shall be referred to the Department of Natural Resources before approval is granted by the Town.

5. Single Dwelling

A single dwelling may be permitted only as accessory to a permitted use. A dwelling is subject to the approval of the Department of Natural Resources and the Government Service Centre before a permit is issued by the Town.

6. Application and Parts I, II, III and IV and Schedules A, B, D and E of the Development Regulations