

USE ZONE TABLE
RESIDENTIAL (RMD) ZONE

ZONE TITLE RESIDENTIAL MEDIUM DENSITY (RMD)				
PERMITTED USE CLASSES - (see Regulation 94) Conservation, Double Dwelling, Office, Public Services and Public Utilities, Recreational Open Space and Trails, Row Dwelling, Single Dwelling and Subsidiary Apartment.				
DISCRETIONARY USE CLASSES - (see Regulations 23 and 95) Antenna, Apartment Building, Bed and Breakfast, Boarding House, Child Care, Educational, Family and Group Care Centre, Home Business, Medical Treatment and Special Care and Place of Worship.				
STANDARDS	WHERE PERMITTED			
	Single Dwelling	Double Dwelling	Row Dwelling	Apartment Building
Lot Area (minimum)	450 m*	325 m *	180 m* (average)	600 m ²
Frontage (minimum)	15 m	20 m	6 m per unit plus 9 for each end unit	25 m
Building Line and Setback (minimum)	7m	7m	7m	8 m
Side Yard Width (minimum)	3 m and 1 m	3 m	3 m	3 m
Rear Yard Depth (maximum)	10 m	10 m	10 m	14 m
Lot Coverage (maximum - all buildings combined)	33%	33%	33%	33%
Building Height (maximum)	8 m	8 m	10 m	10 m
NOTES: * per dwelling unit, except subsidiary apartment.				

CONDITIONS FOR THE RESIDENTIAL MEDIUM DENSITY ZONE

1. Municipal Services

All development shall be connected to municipal water and sewer services.

2. Home Business - see Regulations 32 and 54

3. Medical Treatment and Special Care

- a) A Medical Treatment and Special Care Use shall be limited to a home for the aged.
- b) The Medical Treatment and Special Care Use shall be residential in character and shall not detract from the amenities of the surrounding uses.
- c) The Medical Treatment and Special Care Use shall meet the standards for a single dwelling in this Zone, or such higher standard as the Town may determine.

4. Offices

An office can be permitted on the ground floor of an apartment building provided that there is adequate safety and sound separation between an office and the apartments and offices, and the offices are considered by the Town to be compatible with the residential uses.

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