

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

**USE ZONE TABLE
 RESIDENTIAL SPECIAL (RS) ZONE**

ZONE TITLE	RESIDENTIAL SPECIAL (RS)
PERMITTED USE CLASSES - (see Regulation 94)	
Conservation, Public Services and Public Utilities, and Single Dwelling.	
DISCRETIONARY USE CLASSES - (see Regulations 23 and 95)	
Antenna, Bed and Breakfast, Child Care, Family and Group Care Centre, Home Business, Recreational Open Space and Subsidiary Apartment.	

CONDITIONS FOR THE RESIDENTIAL SPECIAL ZONE

1. Development Standards

- Lot area (minimum) 900 m²
- Frontage (minimum) 20 m
- Building Line Setback (minimum/maximum) 8 m
- Side Yard Width (minimum) 3 and 1 m
- Rear Yard Depth (minimum) 8 m
- Maximum Lot Coverage (all buildings combined) 33 %
- Maximum Building Height (maximum) one storey

2. Municipal Services

All development shall be connected to the municipal water supply and sewer system.

3. Home Business - see Regulations 32 and 54.

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