

12.3 SETTLEMENT RESIDENTIAL (S1) ZONE

No person shall erect, or use any building in whole or in part, or use any land in whole or in part, within a Settlement Residential (S1) Zone for any purpose other than one or more of the following uses, or uses accessory thereto. Such erection or use shall also comply with the prescribed regulations:

- 12.3.1 PERMITTED USES** Agriculture (By-law No. 18-219, August 17, 2018)
Residential Care Facility
Single Detached Dwelling
- 12.3.1.1 RESTRICTED USES** Notwithstanding Section 12.3.1,
Agricultural uses shall be limited to:
- Growing of crops
Apiaries
Agro-forestry
Maple syrup production
(By-law No. 21-189, October 13, 2021)
- 12.3.2 PROHIBITED USES** The following uses are prohibited:
- a) For lands located within Vulnerable Area 1 as delineated in Figures 5.0, 5.1, 5.2 and 5.3 of Schedule "F"-Special Figures:
- i) Waste Disposal sites under Part V of Environmental Protection Act that include the following activities:
- 1) storage, treatment and discharge of mine tailings;
 - 2) land farming of petroleum refining waste;
 - 3) storage of polychlorinated biphenyl (PCB) waste;
 - 4) application of untreated septage to land;
 - 5) injection of liquid waste into a well;
 - 6) storage of hazardous waste;

- ii) hazardous waste management facility;
 - iii) waste management facility;
 - iv) Salt Storage Facility that can accommodate 5,000 tonnes and greater;
 - v) snow storage facility greater than 1 ha in size;
 - vi) Motor Vehicle Service Station;
 - vii) motor vehicle collision repair establishment.
- b) For lands located within Vulnerable Area 2, as delineated in Figures 5.0, 5.1, 5.2 and 5.3 of Schedule "F"-Special Figures:
- i) Waste Disposal sites under Part V of Environmental Protection Act that include the injection of liquid waste into a well;
 - ii) waste disposal facility.
- c) For lands located within Vulnerable Area 3 as delineated on Figure 5.0 of Schedule "F"-Special Figures:
- i) Waste Disposal sites under Part V of Environmental Protection Act that include the application of untreated septage to land.
- (By-law No. 21-189, October 13, 2021)

12.3.3 REGULATIONS

- a) Minimum Lot Area 0.4 hectares

SECTION 12: RURAL ZONES

- b) Minimum Lot Width 30.0 metres
- c) Minimum Front Yard 7.5 metres
- d) Minimum Side Yard 3.0 metres
- e) Minimum Rear Yard 7.5 metres
- f) Maximum Building Height 10.5 metres
- g) Maximum Capacity for Residential Care Facility Shall not exceed 6 residents.
- h) Home Business Regulations In accordance with the requirements of Section 4.21 of this By-law.
- i) Accessory Buildings In accordance with the requirements of Sections 4.8 of this By-law.
(By-law No. 21-070, May 12, 2021)
- j) Parking In accordance with the requirements of Section 5 of this By-law.

12.3.4 ADDITIONAL DWELLING UNIT AND ADDITIONAL DWELLING UNIT - DETACHED REGULATIONS

In accordance with the requirements of Section 4.33. of this By-law.
(By-law No. 21-071, May 12, 2021)

(By-law No. 15-173, July 10, 2015)
(By-law No. 18-219, August 17, 2018)
(By-law No. 24-039, March 27, 2024, not final & binding)