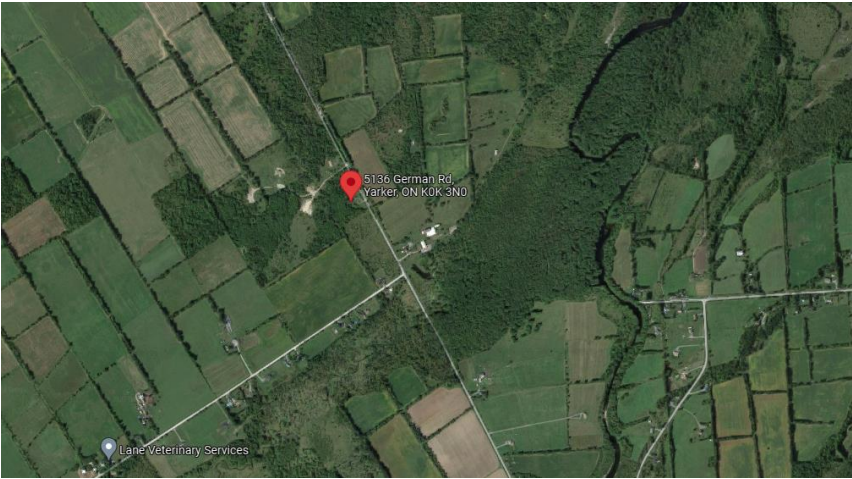
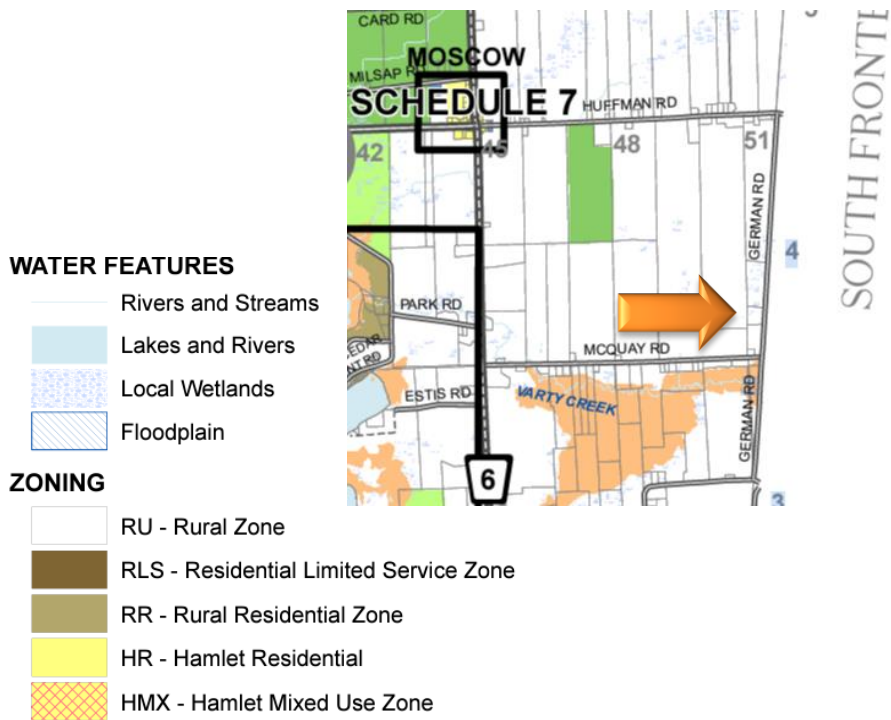


**Figure 1- Location Map:** 5136 German Rd, Yarker, K0K 3N0



**Figure 2 - Zoning Map**  
Excerpt from: TOWNSHIP OF STONE MILLS ZONING  
[BY-LAW NO. 2014-744](#)  
RU – Rural Zone



# **TOWNSHIP OF STONE MILLS ZONING BY-LAW NO. 2014-744**



**August 5, 2014**

Township of Stone Mills  
4504 County Road 4  
Centreville Ontario K0K 1N0  
Tel.: (613) 378-2475  
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## **4.5 RURAL (RU) ZONE**

No person shall within any Rural (RU) Zone use any lot or erect, alter or use any building or structure except as specified hereunder:

### **4.5.1 USES PERMITTED**

#### **a) Residential Uses**

- i. Single-detached dwelling; and
- ii. Two-unit dwelling.

#### **b) Non-Residential Uses**

- i. Agriculture and Agricultural uses;
- ii. Agriculture-related uses; (By-law No. 2018-909)
- iii. Apiary;
- iv. Cemetery;
- v. Community garden;
- vi. Conservation uses;
- vii. Custom workshop;
- viii. Equestrian centre or equestrian establishment;
- ix. Farm vacation establishment;
- x. Forestry and reforestation uses;
- xi. Garden and nursery sales and supply establishment;
- xii. Golf course;
- xiii. Golf driving range;
- xiv. Kennel;
- xv. Livestock facility;
- xvi. Livestock sales outlet;
- xvii. Nursery farm;
- xviii. Portable asphalt/concrete plant;
- xix. Public or private park;
- xx. Studio and artist's studio; and
- xxi. Wayside pit or quarry and portable asphalt/concrete plant.

#### **c) Accessory Uses**

- i. Home Occupation or Home Industry, in accordance with the General Provisions of this By-law;
- ii. Recreational facilities accessory to any of the permitted uses;
- iii. Uses, buildings and structures accessory to any of the permitted uses in accordance with the General Provisions of this By-law; and

- 
- iv. One bunkie may be permitted as an accessory use to a permitted single-detached dwelling provided that where sanitary facilities are included in the bunkie, approval is received from the appropriate approval authority.

#### **4.5.2 ZONE PROVISIONS FOR RESIDENTIAL USES**

- a) Lot Area (minimum) ..... 1 ha
- b) Lot Frontage (minimum).....60 metres
- c) Minimum Yards
  - i. Front Yard .....15 metres
  - ii. Exterior Side Yard .....10 metres
  - iii. Interior Side Yard.....5 metres
  - iv. Rear Yard .....10 metres
- d) Dwelling Unit Area (minimum) .....60 square metres
- e) Lot Coverage (maximum) .....20 percent
- f) Number of Dwellings Per Lot (maximum) .....1
- g) Height of Buildings (maximum).....10 metres
- h) Special Setbacks - In accordance with the General Provisions of this By-law.
- i) Alternate Minimum Lot Area – the minimum lot area requirements may be reduced to not less than 0.5 ha without an amendment to this By-law. Acceptable technical studies prepared by a qualified professional shall be provided in support of the Alternate Minimum Lot Area.

#### **4.5.3 ZONE PROVISIONS FOR NON-RESIDENTIAL USES**

- a) Lot Area (minimum) ..... 4 ha
- b) Lot Frontage (minimum).....100 metres
- c) Minimum Yards
  - i. Front Yard .....30 metres
  - ii. Exterior Side Yard .....15 metres
  - iii. Interior Side Yard.....10 metres
  - iv. Rear Yard .....30 metres
- d) Lot Coverage (maximum) .....10 percent
- e) Height of Buildings (maximum).....12 metres
- f) Special Setbacks - In accordance with the General Provisions of this By-law

#### **4.5.4 EXCEPTION ZONE PROVISIONS - RURAL (RU) ZONE**