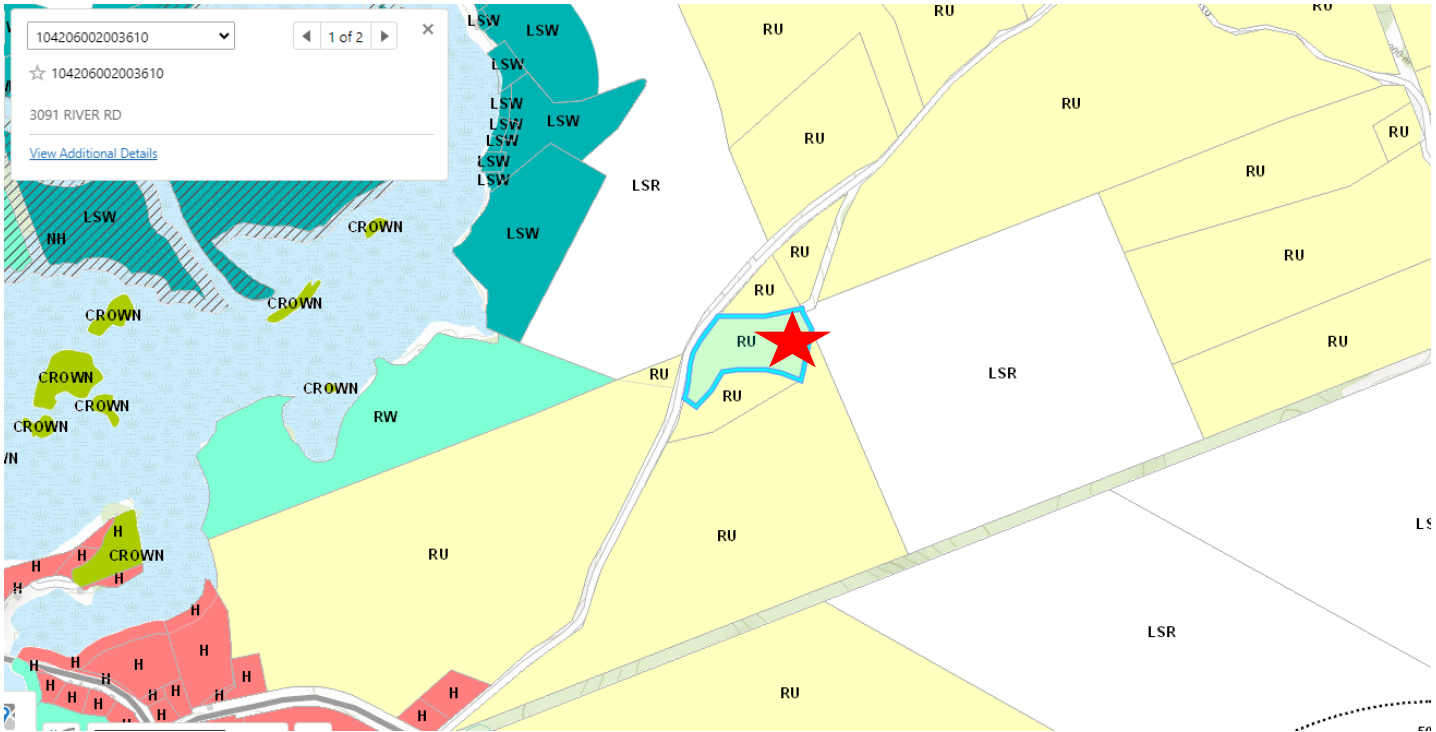


Zoning Information

3091 River Road, Ardoch



RU - Rural Residential Zone



**The Corporation of the Township
Of North Frontenac**

Zoning By-law

By-law #55-19

Office Consolidation

May 2022

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4.7 Rural - RU

No person shall use any land or erect, alter or use any building or structure in the Rural Zone except in accordance with the provisions of this Section and any other relevant sections of this By-law.

4.7.1 Permitted Uses – Principal

- Agricultural Use
- Cemetery
- Commercial Greenhouse
- Community Facility
- Continuum-of-Care Facility
- Day Nursery
- Dwelling – Mobile Home
- Dwelling – Single Detached
- Equestrian Establishment
- Group Home
- Live/Work Unit
- Maple Syrup Processing and Sales Establishment
- Place of Worship
- Principal Storage Unit
- Refreshment Vehicle
- School – Private
- School – Public
- Studio
- Wayside Pit
- Wayside Quarry

4.7.2 Permitted Uses – Accessory

The following accessory uses are permitted subject to the General Provisions in Section 3:

- Accessory Buildings and Structures
- Backyard Chickens
- Bed and Breakfast
- Garden Suite
- Hobby Farm
- Home Based Business
- Kennel
- Secondary Dwelling
- Swimming Pool

4.7.3 Zone Requirements

(a) Principal Uses – All Uses Except Agricultural and Equestrian Establishment

		Metric
Minimum Lot Area		0.8 hectares
Minimum Lot Frontage		46 metres
Minimum Yard Requirements		
	Front Yard	7 metres
	Rear Yard	7 metres
	Interior Side Yard	3 metres
	Exterior Side Yard	7 metres
Maximum Building Height		10 metres
Maximum Lot Coverage		fifteen percent (15%)
Maximum Number of Dwellings per Lot		One (1)

(e) Principal Uses – Agricultural and Equestrian Establishment

		Metric
Minimum Lot Area		4 hectares
Minimum Lot Frontage		75 metres
Minimum Yard Requirements		
	Front Yard	15 metres
	Rear Yard	10 metres
	Interior Side Yard	10 metres
	Exterior Side Yard – per site	10 metres
Maximum Building Height		10 metres
Maximum Lot Coverage		twenty-five percent (25%)

(a) Accessory Uses

		Metric

Minimum Lot Area		
	Hobby Farm	2 hectares
	Kennel	0.8 hectares
	Secondary Dwelling	0.8 hectares
Minimum Yard Requirements		
	Accessory Building and Structures	See Section 3.1
	Hobby Farm	In compliance with Minimum Distance Separation (MDS) Criteria
	Kennel	30 metres from any lot line and 150 metres from a waterbody
Maximum Building Height		
	Accessory Building and Structures	See Section 3.1
	Hobby Farm	See Section 3.19
	Kennel	See Section 3.23
	All other Accessory Uses	See Section 3.1
	Secondary Dwelling	10 metres
Maximum Lot Coverage		See Section 3.1
Maximum Number of Secondary Dwellings per Lot		One (1)
Minimum Separation Distance between residential use and non-residential use on the same lot		6 metres

4.7.4 Additional Provisions

- (a) Despite anything in Section 4.7.2 to the contrary, on land within 300 metres of the high water mark of Reid Lake, Lucky Lake, Mackie Lake, Camp Lake, Big Ohlman Lake, Mosque Lake, Kishkebus Lake, Shabomeka Lake or Little Green Lake, the maximum permitted number of dwelling units per lot shall be one (1);
- (b) A park or parking area shall not be subject to minimum lot area or lot frontage requirements but shall comply with the setback requirements of Section 4.7.2;
- (c) Cemeteries shall not be governed by the above standards but shall conform with appropriate legislation;

- (d) Despite anything in Section 4.7.2 to the contrary, Wayside Pits and Wayside Quarries shall be subject only to a minimum yard requirement of 15 meters;
- (e) Development shall only be on lots with frontage on a public street;
- (f) Any livestock or manure storage facility, shall comply with the Minimum Distance Separation (MDS) Criteria.

4.7.5 Exception Zones

- (a) **Roll #: 1042-090-020-03506** (By-law #14-10)
RU-X2 - Part of Lot 27, Concession 8, Township of Palmerston
On lands Zoned **RU-X2**, despite the definition of Kennel in this By-law, a kennel in the **RU-X2** zone shall not be required to be registered or eligible to be registered with the Canadian Kennel Club or any other recognized registry;

- (b) **Roll # 1042-060-010-18900** (By-law #21-18)
RU-X3 - Part of Lot 41 (E1/4), Concession 10, Geographic Township of Clarendon.

On lands zoned **RU-X3**, permitted uses shall include mini-warehouse and public storage. All other provisions of this By-law shall apply.

- (c) **12059 Road 509; Roll # 104209002003103** (By-Law Number 42-21)
RU-X4 – Part of Lot 23, Concession 8, Geographic Township of Palmerston

On lands zoned **RU-X4**, permitted uses shall include a maximum of one principal Dwelling and two Secondary Dwelling Units (see Section 3.1.3) for a total of three Dwelling Units, in addition to all other uses permitted in the Rural zone.

- (d) **1406 Gulley Road; Roll # 1042 090 010 12900** (By-Law #30-22)
RU-X5 – Part Lots 7 and 8, Concession 10, Geographic Township of Palmerston
(1) Despite the provisions of Section 4.7.1 and Section 4.7.2 (RU Zone Permitted Uses) to the contrary, on lands zoned **RU-X5**, only the following uses are permitted:

- (a) Permitted Uses – Principal
 - Agricultural Use
 - Cemetery
 - Commercial Greenhouse
 - Community Facility
 - Day Nursery – Licensed
 - Day Nursery – Private
 - Dwelling – Single Detached
 - Equestrian Establishment
 - Group Home