

Zoning Information

92 Consecon Street, Wellington



R1 - Rural Residential Zone

COUNTY OF PRINCE EDWARD

COMPREHENSIVE ZONING

BY-LAW NO. 1816-2006

Updated October 25, 2019

October 23, 2006

SECTION 7 RURAL 1 (RU1) ZONE

No person shall within any Rural 1 (RU1) Zone use any land or erect, alter or use any building or structure except in accordance with the following provisions:

7.1 PERMITTED RESIDENTIAL USES

7.1.1 one single detached dwelling

7.1.2 home business

7.1.3 rural home business

7.1.4 private home day care

7.1.5 bed and breakfast establishment

7.1.6 group home

7.1.7 uses, buildings and structures accessory to the foregoing permitted residential uses

7.1.8 accessory farm accommodation

7.1.9 one second unit or one garden suite

7.2 PERMITTED NON-RESIDENTIAL USES

7.2.1 agriculture

7.2.2 commercial greenhouses

7.2.3 conservation area including low impact outdoor recreation activities, nature study and wildlife areas, or other similar use as provided for the preservation of the natural environment

7.2.4 equestrian centre

7.2.5 farm

7.2.6 farm produce outlet

7.2.7 forestry and reforestation

- 7.2.8** garden and nursery sales and supply establishment
- 7.2.9** kennel
- 7.2.10** maximum of two windmills in accordance with the provisions of Section 4.33 of this By-law
- 7.2.11** outdoor furnace in accordance with the provisions of Section 4.32 of this By-law
- 7.2.12** wayside pit and wayside quarry, in accordance with provisions of Section 4.21 of this By-law
- 7.2.13** public uses or utilities in accordance with the provisions of Section 4.23 of this By-law
- 7.2.14** uses, buildings and structures accessory to the foregoing permitted non-residential uses
- 7.2.15** farm winery (**Amending By-law No. 2433-2009**)
- 7.2.16** mobile restaurant (**Amending By-law No. 3064-2012**)

7.3 REGULATIONS FOR PERMITTED USES

- 7.3.1** Minimum Lot Area 10 ha (24.7 ac.)
- 7.3.2** Minimum Lot Frontage 60 m (200 ft.)
- 7.3.3** Minimum Front Yard 15 m (50 ft.)
- 7.3.4** Minimum Exterior Side Yard 15 m (50 ft.)
- 7.3.5** Minimum Interior Side Yard 7.5 m (25 ft.)
- 7.3.6** Minimum Rear Yard 15 m (50 ft.)
- 7.3.7** Maximum Lot Coverage (all buildings and structures) 10 %
- 7.3.8** Minimum Landscaped Open Space 30 %
- 7.3.9** Maximum Height of Buildings 10 m (33 ft.)
- 7.3.10** Maximum Number of Dwelling Units Per Lot 1
- 7.3.11** Minimum Dwelling Unit Area Requirement 90 m² (970 sq. ft.)

7.3.12 Maximum number of dwelling units per lot 2

7.4 GENERAL PROVISIONS AND PARKING, DRIVEWAY AND LOADING PROVISIONS

All provisions of Section 4, General Provisions and Section 5, Parking, Driveway and Loading Provisions, of this By-law where applicable to the use of any land, building or structure permitted within the Rural 1 (RU1) Zone and any special zone thereunder, shall apply and be complied with.

7.5 SPECIAL RURAL 1 (RU1) ZONES

Except as specifically exempted or varied with the following special zones, all other requirements of this By-law shall apply.

7.5.1 RU1-1 Zone (Part of Lot 11, Concession 1, LSWCV, Ward of North Marysburgh)

Notwithstanding any provisions of this By-law to the contrary, within the RU1-1 Zone, the following provisions shall apply:

i. Minimum interior side yard, south side 15.0 m (49.2 ft.)

7.5.2 RU1-2 Zone (Part of Lot 4, Concession 3 South Side East Lake, Ward of Athol) (Part of Lot 16, Concession 2, West Green Point, Ward of Sophiasburgh)

Notwithstanding any provisions of this By-law to the contrary, within the RU1-2 Zone, the following provisions shall apply:

i. The use of the barn existing on the day of passing of this By-law and future improvements thereto shall be restricted to dry storage only.

7.5.3 RU1-3 Zone (696444 Ontario Limited, Part of Lots 80 & 81, Concession 1, 349 Gore Road, Ward of Ameliasburgh) (Amending By-law No. 2974-2011); (Aubrey and Robin Blaker, Part Lot 1, Plan 3, Concession Gore A, Ward of North Marysburgh) (Amending By-law No. 3357-2014)

Notwithstanding any provisions of the By-law to the contrary, within the RU1-3 Zone, the following provisions shall apply:

i. Lot Area (Minimum) 8.1 ha (20 ac)

All other provisions of the RU1 Zone and By-law No. 1816-2006, as amended, shall apply to the lands zoned RU1-3.