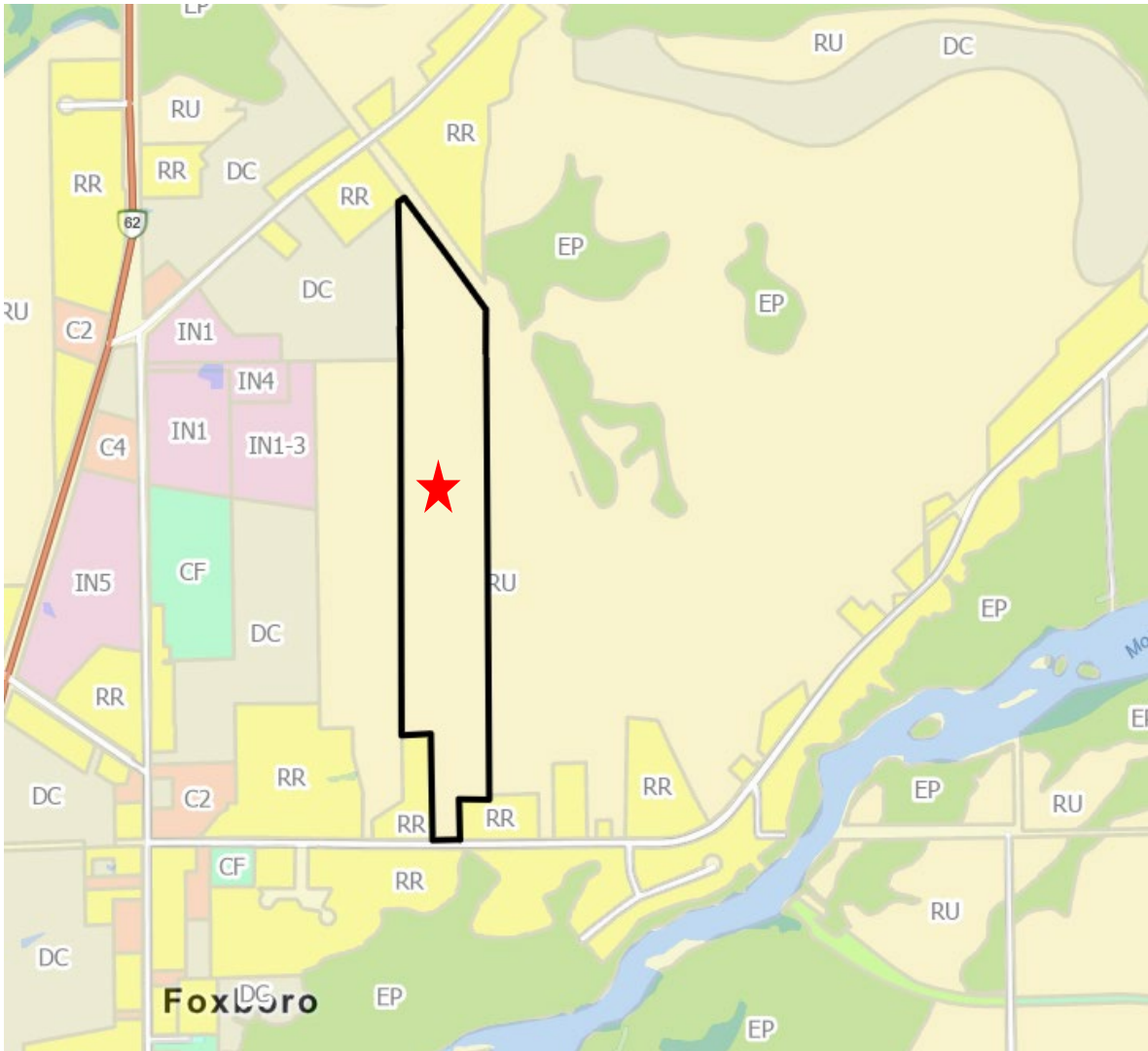
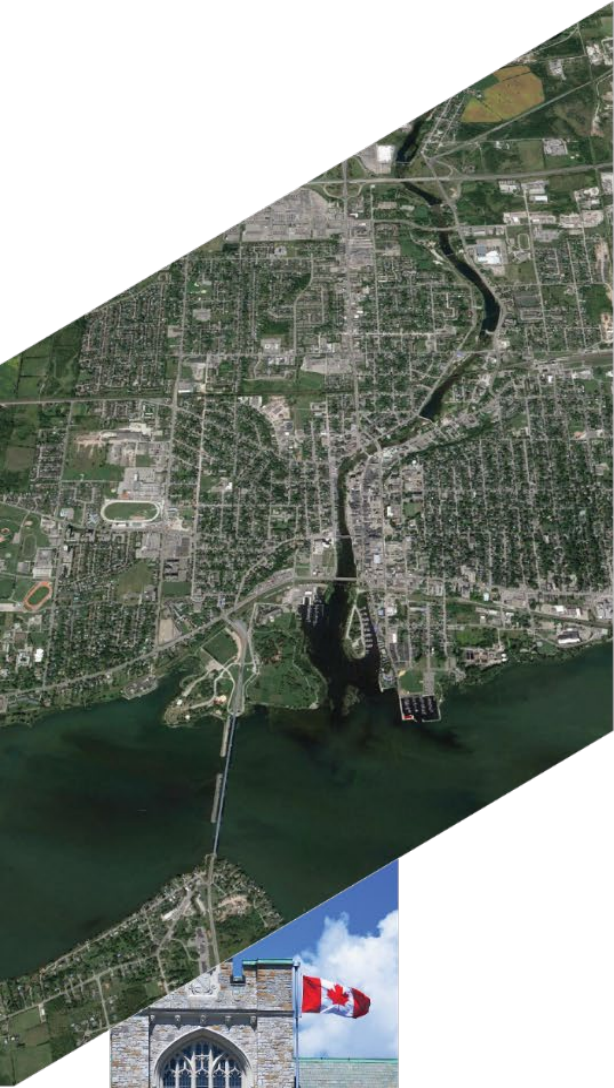


Zoning Map

46 Rosedale Ave, Belleville



RU - Rural



City of Belleville

Zoning By-law

By-law 2024-100

March 11, 2024

7. Rural Zone – RU

7.1 Rural Zone – RU

The following provisions apply to the use of land and the erecting, locating, and using of buildings or structures in the RU Zone subject to the provisions of Sections 14, 15, 16, 17, and 18 of this By-law.

Permitted Uses

- (1) Main uses:
 - a) Uses permitted in the Agriculture Zone, see Section 8.1
 - b) One-unit detached dwelling
 - c) Cemetery
 - d) Day care centre
 - e) Equestrian centre or riding arena
 - f) Forestry
 - g) Garden centre
 - h) Kennel
 - i) Place of worship
- (2) Accessory uses, buildings, or structures:
 - a) Any accessory use and accessory building or structure, which is dependent and related to the main use(s), see Section 16.1
 - b) Rural home occupation accessory to a residential use, see Section 16.10
 - c) Home industry accessory to a residential use, see Section 16.11
 - d) On-farm diversified use accessory to an agricultural use, see Section 16.12
 - e) Accessory dwelling unit to a one-unit detached dwelling, subject to servicing requirements, see Section 16.13
 - f) Home-based childcare accessory to a residential use
 - g) Backyard hens accessory to a residential use, see Section 17.3

Provisions for Main Uses

- (3) The following requirements shall apply to the main uses in the RU Zone:

Table 7-1 Requirements for Main Uses in the RU Zone

Land Use or Building Type	Min. Lot Area	Min. Lot Frontage	Max. Height	Min. Front Yard Depth	Min. Interior Side Yard Width	Min. Rear Yard Depth
All Permitted Uses	6.0 hectares	70.0 metres	15.0 metres 11.0 metres for a one-unit detached dwelling	15.0 metres	10.0 metres 4.0 metres for a one-unit detached dwelling	7.5 metres 15.0 metres for a one-unit detached dwelling

7.1.1 RU Exception Zones

- (1) For the lands zoned RU-1⁹⁴, the following shall apply despite any provisions of this Zoning By-law to the contrary:

a) Lot Area (minimum): 23 471.8 square metres (2.35 hectares)
- (2) For the lands zoned RU-2⁹⁵, the following shall apply despite any provisions of this Zoning By-law to the contrary:

a) The permitted uses shall be limited to:

i) Conservation

ii) Agriculture

iii) Forestry

iv) Equestrian Centre or Riding Arena

v) A transition home with activities including education services, life skills classes, community services and recreational activities.

b) The transition home will provide on-site accommodation in the form of dormitories or bunkhouses. Support services, including meal preparation and laundry services will also be provided.

c) Number of Residents (maximum): 22

d) Number of Buildings (maximum): 8, including:

⁹⁴ Formerly known as RU-27 in Thurlow Zoning By-law No. 3014.

⁹⁵ Formerly known as RU-2 in Thurlow Zoning By-law No. 3014.

- i) 2 stand-alone dormitories/bunk houses
 - ii) 1 activity building with activity rooms/studios/workroom on main floor and dormitory on second floor
 - iii) 1 chapel
 - iv) 1 workshop
 - v) 1 barn for home industry
 - vi) 1 existing log cabin
 - vii) 1 existing lean-to cover
- e) Lot Area (minimum): 5.2 hectares
- f) Lot Frontage (minimum): 52.0 metres
- g) Individual Building Footprint (maximum): 400.0 square metres
- h) Setback from any point along southern property line (minimum): 15.0 metres
- i) Distance Between Buildings (minimum): 4.0 metres
- j) Distance from Environmental Protection (EP) Zone (minimum): 30.0 metres
- k) The front lot line and the lot frontage for lands zoned RU-2 shall be determined utilizing the line abutting the road allowance of the 6th Concession Road (Thrasher Road) even though the lands situated between the RU-2 Zone and the subject front lot line are zoned Rural Residential (RR) Zone
- (3) For the lands zoned RU-3⁹⁶, the following shall apply despite any provisions of this Zoning By-law to the contrary:
- a) Lot Frontage (minimum): 45.0 metres
- (4) For the lands zoned RU-4⁹⁷, the following shall apply despite any provisions of this Zoning By-law to the contrary:
- a) A cabin establishment consisting of a maximum of four (4) tourist cabins shall be permitted as an accessory use, subject to the following provisions:
 - i) Cabin Size (maximum): 18.6 square metres
 - ii) Interior Side Yard Width (minimum): 15.0 metres
 - iii) Rear Yard Depth (minimum): 15.0 metres
 - iv) Distance between a parking lot for the cabin establishment and an adjacent residential lot (minimum): 1.5 metres including a landscape buffer consisting of trees or hardy bushes
- (5) For the lands zoned RU-5⁹⁸, the following shall apply despite any provisions of this Zoning By-law to the contrary:
- a) Lot Frontage (minimum): 150.0 metres

⁹⁶ Formerly known as RU-14 in Thurlow Zoning By-law No. 3014.

⁹⁷ Formerly known as RU-29 in Thurlow Zoning By-law No. 3014.

⁹⁸ Formerly known as RU-31 in Thurlow Zoning By-law No. 3014.

- b) Lot frontage shall be determined utilizing the road frontage of the abutting Development Control (DC) Zone along Sunningdale Drive
- (6) For the lands zoned RU-6⁹⁹, the following shall apply despite any provisions of this Zoning By-law to the contrary:
 - a) Lot Frontage (minimum): 43.0 metres
- (7) For the lands zoned RU-7¹⁰⁰, the following shall apply despite any provisions of this Zoning By-law to the contrary:
 - a) Lot Frontage (minimum): 57.5 metres
- (8) For the lands zoned RU-H1¹⁰¹, no person shall erect any building or structure or use the land for any purpose other than the use existing on the day of the passing of this By-law until such time as the Holding (H) Symbol is removed. The Holding (H) Symbol shall be removed in accordance with the provisions of the Planning Act, as amended, when the following has been completed to the satisfaction of the municipality:
 - 1) a hydrogeological study

⁹⁹ As amended by By-law No. 2024-63.
¹⁰⁰ As amended by By-law No. 2024-136.
¹⁰¹ As amended by By-law No. 2025-151.