

PART 1.62 - R1-9 ZONE, FORT BED & BREAKFAST DISTRICT

Uses	1	The only uses permitted in this Zone are (a) all of the uses permitted in the R1-A Zone, Rockland Single Family Dwelling District; (b) <u>transient accommodation</u> .
Lot Area	2	The <u>area</u> of a <u>lot</u> must be at least 1800 m ² .
Number of Rooms	3	Not more than 16 rooms may be used for <u>transient accommodation</u> .
Height	4	(1) The main <u>building</u> on a <u>lot</u> must not exceed 12 m nor 3 <u>storeys</u> in <u>height</u> . (2) An <u>accessory building</u> on a <u>lot</u> must not exceed 4 m nor 2 <u>storeys</u> in <u>height</u> .
Floor Space Ratio	5	The <u>floor space ratio</u> must not exceed .4 to 1.
Lot Coverage	6	The <u>site coverage</u> must not exceed 20%.
Open Space	7	<u>Open site space</u> must be at least 50%.
Siting	8	Not more than 3 of the rooms used for <u>transient accommodation</u> may be located in an <u>accessory building</u> that is located in a <u>rear yard</u> .
Parking	9	A <u>lot</u> must contain at least 0.8 parking spaces for each <u>transient accommodation</u> room on the <u>lot</u> .
General	10	Except as provided in this Part, the regulations applicable in the R1-A Zone, Rockland Single Family Dwelling District, apply in this Zone.