

PART 2.139 – RK-27 ZONE, ST. LAWRENCE STREET TOWNHOUSE DISTRICT

2.139.1 Permitted Uses in this Zone

The only uses permitted in this Zone are:

- a. All of the uses permitted under Part 1.2 for the R1-B Zone, Single Family Dwelling District, subject to the regulations applicable in that zone;
- b. All of the uses permitted under Part 2.1 for the R-2 Zone, Two Family Dwelling District, subject to the regulations applicable in that zone;
- c. Attached dwellings, subject to the regulations contained in this Part.

2.139.2 Lot Area

- a. Lot area (minimum) 790m²

2.139.3 Floor Area, Floor Space Ratio

- a. Total floor area (maximum) 740m²
- b. Floor space ratio (maximum) 0.75:1

2.139.4 Height, Storeys

- a. Principal building height (maximum) 8.5m from grade to the highest ceiling
- b. Storeys (maximum) 3
- c. Roof deck Not permitted

2.139.5 Setbacks

- a. Front yard setback (minimum) 6.5m
- b. Rear yard setback (minimum) 2.6m
- c. Side yard setback from interior lot lines (minimum) 6m
- d. Side yard setback on a flanking street for a corner lot (minimum) 2.8m

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2.139.6 Site Coverage, Open Site Space, and Number of Units

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| a. <u>Site coverage</u> (maximum) | 40% |
| b. <u>Open site space</u> (minimum) | 33% |
| c. Number of <u>dwelling units</u> per <u>attached dwelling</u> (maximum) | 4 |

2.139.7 Vehicle, Visitor and Bicycle Parking

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| a. Vehicle Parking (minimum) | Subject to the regulations in Schedule "C" |
| b. Visitor Parking (minimum) | 0 |
| c. Bicycle Parking (minimum) | 6 Class 2 bicycle parking spaces |