

PART 1.124 – R1-36 ZONE, RICHARDSON STREET CONVERSION DISTRICT

1.124.1 Permitted Uses in this Zone

The following uses are the only uses permitted in this Zone:

- a. All of the uses permitted in the R1-B Zone, Single Family Dwelling District, subject to the regulations set out in Part 1.2
- b. Kindergarten as a result of a house conversion subject to the regulations in Schedule “G” except as otherwise specified in this Part 1.124

1.124.2 House Conversion

Notwithstanding Section 1 c. of Schedule “G”, a kindergarten may be created as a result of a house conversion in a building constructed as a single family dwelling prior to 1963, provided the other conditions contained in Section 1 c. are met.

1.24.3 Vehicle Parking, Landscaping and Screening

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|---|---|
| a. <u>Vehicle parking</u> (minimum) | Subject to the regulations in Schedule “C” and Schedule “G”, except as otherwise specified in this Part 1.124 |
| b. <u>Front yard</u> parking (maximum) | 2 spaces |
| c. Access/egress and drive aisle | Parking or loading spaces on a <u>lot</u> may be served by a driveway located on a <u>lot</u> in a different zone from the <u>lot</u> providing the parking or loading spaces, provided there is registered against title to the <u>lot</u> providing the driveway an easement appurtenant to the <u>lot</u> providing the parking or loading spaces and furthermore there is registered a covenant in favour of the City restricting the use of the easement area on the servient tenement to a driveway |
| d. East <u>lot</u> line landscaping screen for unenclosed parking | Nil |

Bylaw 14-061 adopted Nov. 6, 2014