

PART 1.27- R1-S-C ZONE, CROFT STREET SMALL LOT DISTRICT

Permitted Uses	1. All of the uses permitted in the R1-S2 Zone, Restricted Small Lot (Two Storey) District are permitted in this zone.
Site Area	2. The minimum <u>area</u> of any <u>lot</u> shall be 355m ² .
Lot Width	3. The minimum <u>width</u> of any <u>lot</u> shall be 17m.
Height	4. No <u>building</u> shall exceed 7m in <u>height</u> .
Setbacks	5. The minimum <u>setback</u> (a) from any <u>street</u> shall be 4.6m; (b) from any <u>rear lot line</u> shall be 4.5m.
General Regulations	6. Notwithstanding the provisions of paragraph (a) of Section 5, a bay window may project 0.5m into the <u>setback</u> from any <u>street</u> . 7. Except as provided in this part, the regulations applicable in the R1-S2 Zone, Restricted Small Lot (Two Storey) District apply in this zone.