

PART 2.147 – R2-56 ZONE, SUPERIOR STREET CONVERSION DISTRICT

2.147.1 Permitted Uses in this Zone

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

Uses permitted in the R-2 Zone, Two Family Dwelling District, subject to the regulations set out in Part 2.1 of the Zoning Regulation Bylaw

Multiple dwelling created through a house conversion of a building constructed prior to 1900, with no more than four self-contained dwelling units

- a. Home occupation subject to the regulations in Schedule “D”

2.147.2 Lot Area

- a. Lot area (minimum) 945m²

2.147.3 Floor Space Ratio

- a. Floor space ratio (maximum) 0.5:1

2.147.4 Height, Storeys

- a. Principal building height (maximum) 7.6m
- b. Storeys (maximum) 2

2.147.5 Setbacks, Projections

- a. Front yard setback (minimum) 11m
Except for the following maximum projections into the setback:
 - Steps less than 1.7m in height 2.5m
 - porch 2.5m
- b. Rear yard setback (minimum) 4.0m
- c. Side yard setback - west (minimum) 3.65m
- d. Side yard setback - east (minimum) 3.00m

2.147.6 Site Coverage, Open Site Space

- a. Site Coverage (maximum) 30%

Words that are underlined see definitions in Schedule “A” of the Zoning Regulation Bylaw

PART 2.147 – R2-56 ZONE, SUPERIOR STREET CONVERSION DISTRICT

2.147.7 Vehicle and Bicycle Parking

- a. Vehicle and bicycle parking (minimum)

Subject to the regulations in Schedule "C".

Bylaw 19-010 adopted May 9, 2019

Words that are underlined see definitions in Schedule "A" of the Zoning Regulation Bylaw