

PART 3.89 – R-68 ZONE, ROCK BAY MOTEL CONVERSION DISTRICT

3.89.1 Permitted Uses in this Zone

- a. Multiple dwelling and multiple dwelling accessory use

3.89.2 Lot Area

- a. Lot area (minimum) 2004m² in lot area

3.89.3 Floor Area, Floor Space Ratio

- a. Floor area, of all floor levels combined (maximum) 1830m²
- b. Floor Space Ratio (maximum) 0.9 : 1

3.89.4 Height, Storeys, Roof Decks

- a. Building height (maximum) 7.5m

3.89.5 Setbacks, Projections

- a. Front yard setback (minimum) 5.1m
- b. Rear yard setback (minimum) Nil
- c. Side yard setback (north) (minimum) 13.4m
- d. Side yard setback (south) (minimum) 6.3m

3.89.6 Site Coverage, Open Site Space

- a. Site coverage (maximum) 41%
- b. Open site space (minimum) 18%

3.89.7 Vehicle and Bicycle Parking

- a. Vehicle (minimum) 25 spaces
- b. Bicycle parking (minimum) Subject to the regulations in Schedule "C"