

SECTION 13 PARADISE LAKE RESIDENTIAL (PLR) ZONE REGULATIONS

The Paradise Lake Residential (PLR) Zone is intended to apply to permanent and seasonal residential lots within areas designated "Settlement Residential" in the Paradise Lake Settlement Area in the Official Plan.

13.1 PERMITTED USES

No land shall be used and no buildings or structures shall be erected, used, or altered in the Paradise Lake Residential (PLR) Zone except for the following purposes:

- Single-detached dwelling;
- Seasonal dwelling;
- Home occupation (including a private home day care);
- Accessory uses to the above permitted uses.

13.2 MINIMUM LOT AREA

700 m²

13.3 MINIMUM LOT FRONTAGE

18.0 m

13.4 MAXIMUM LOT COVERAGE

- | | |
|---------------------|---|
| All buildings: | 25% of the buildable lot area |
| Principal building: | 20% of the buildable lot area |
| Accessory building: | 5% of the buildable lot area to a maximum of 225 m² ground floor area |

13.5 MAXIMUM BUILDING HEIGHT

- | | |
|--|--------|
| Buildings located within 30 metres of the lake line established in this By-law: | 7.5 m |
| Buildings located more than 30 metres from the lake line established in this By-law: | 10.5 m |

13.6 MINIMUM GROUND FLOOR AREA

- | | |
|-----------|--------|
| 1 storey: | 100 m² |
|-----------|--------|

More than 1 storey: 70 m²

13.7 MINIMUM FRONT YARD DEPTH

Principal building: 7.5 m

Accessory building or structure fronting on public right-of-way: 6.0 m

Accessory building or structure fronting on private right-of-way: 3.0 m

13.8 MINIMUM SIDE YARD WIDTH

3.0 m

13.9 MINIMUM REAR YARD DEPTH

7.5 m

13.10 MINIMUM LAKE YARD

12.5 m

13.11 SUPPLEMENTAL REGULATIONS

13.12 EXCEPTIONS – PARADISE LAKE RESIDENTIAL (PLR) ZONE

13.12.1

Defined Area

PLR-1 as shown in Schedule “J” to this By-law

Added by By-law 42-97

Building Regulations

No buildings or structures shall be permitted in the PLR-1 Zone

13.12.2

Defined Area

PLR-2 as shown in Schedule “J” to this By-law

Added by By-law 42-97

Building Regulations

Only accessory buildings or structures shall be permitted in the PLR-2 Zone