

603. TRUCK GARDENING DISTRICT (A3)

This District provides for farming, truck gardening, orchard or nursery cultivation and similar activities of an intensive agricultural character developed in proper relationship with surrounding uses.

(B/L No. 6117-72-12-18)

603.1 Uses Permitted:

- (1) Farming, truck gardening, orchard or nursery cultivation, greenhouses and other similar enterprises and uses.
- (2) Accessory buildings and uses, including:
 - (a) A single family dwelling on an agricultural lot with a minimum area of 1.8 ha (4.448 acres) subject to the bulk regulations of this district.
(B/L No. 10197-95-05-08)
 - (b) Home occupations.
 - (c) The storage and sale of peat which has been removed in the preparation of land for cultivation.
- (3) The keeping of bees, provided that all hives or structures used for such purposes are:
 - (a) surrounded by a solid fence or hedge not less than 1.8 m (5.91 ft.) in height; or
 - (b) set back not less than 7.5 m (25 ft.) from all lot lines; or
 - (c) elevated not less than 2.5 m (8.0 ft.) above the surface of the ground.
(B/L No. 13918-18-09-24)

603.2 Conditions of Use:

The erection and use of roadside stands or similar structures for the retail sale of farm produce shall be prohibited.

603.3 Height of Buildings:

The height of a building shall not exceed 10.5 m (34.45 ft.) nor 2 1/2 storeys.

603.4 Lot Area and Width:

Each lot shall have an area of not less than 1.8 ha (4.448 acres) and a width of not less than 91 m (298.56 ft.). (B/L No. 10197-95-05-08)

603.5 Residential Development Density-Gross Floor Area

- (1) The density of residential development shall not exceed the lesser of a floor area ratio of 0.60 or 590 m² (6,350.9 sq.ft.).
- (2) A maximum of 42 m² (452.1 sq. ft.) of a garage or carport shall not be included as gross floor area under subsection (1). (B/L No. 11273-01-09-17)

603.6 Front Yard:

A front yard shall be provided of not less than 9.0 m (29.53 ft.) in depth.

603.7 Side Yards:

A side yard shall be provided on each side of the building of not less than 4.5 m (14.76 ft.) in width.

603.8 Rear Yard:

A rear yard shall be provided of not less than 9.0 m (29.53 ft.) in depth.

603.9 Off-Street Parking:

Off-street parking shall be provided and maintained in accordance with Schedule VIII of this Bylaw.