

SECTION 18 ZONE 12**18.1 Permitted Uses**

Within a Zone 12, no land shall be used and no building or structure shall be erected or used except for the permitted uses listed below:

- 18.1.1 School
- 18.1.2 Place of Worship
- 18.1.3 Cemetery
- 18.1.4 Golf Course
- 18.1.5 Senior Citizen Residence
- 18.1.6 Group Home A
- 18.1.7 Hospital or clinic
- 18.1.8 Orphanage or similar institutional residence
- 18.1.9 Day Care Facility
- 18.1.10 Nursing or convalescent home
- 18.1.11 Community centre or arena
- 18.1.12 Uses accessory to the foregoing permitted uses
- 18.1.13 One refreshment vehicle or refreshment cart

18.2 Regulations

Within a Zone 12, no land shall be used and no building or structure shall be erected or used except in conformity with the following regulations:

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| 18.2.1 | Minimum Lot Area | |
| | (a) Without Municipal Sewer | 2,000 square metres |
| | (b) With Municipal Sewer | 1,390 square metres |
| 18.2.2 | Minimum Lot Width and Minimum Lot Frontage | |
| | (a) Without Municipal Sewer | 30 metres |
| | (b) With Municipal Sewer | 30 metres |
| 18.2.3 | Front Yard Setback | 7.6 metres |
| 18.2.4 | Exterior Side Yard Setback | 6.0 metres |
| 18.2.5 | Minimum Side Yard (each side) | Equal to one-half (1/2) building height but not less than 4.5 metres |
| 18.2.6 | Minimum Rear Yard | 7.5 metres |

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| 18.2.7 | Maximum Lot Coverage (all buildings) | 50% of total lot area |
| 18.2.8 | Off-Street Parking and Off-Street Loading | |
| | Off-street parking and off-street loading shall be provided in conformity with the regulations contained in subsections 6.10, 6.11 and 6.12 of this By-law. | |
| 18.2.9 | Main and Accessory Buildings | |
| | Notwithstanding any other provisions in this By-law, more than one main building shall be permitted on any lot in this zone and all buildings in Zone 12 shall be considered to be main buildings. | |