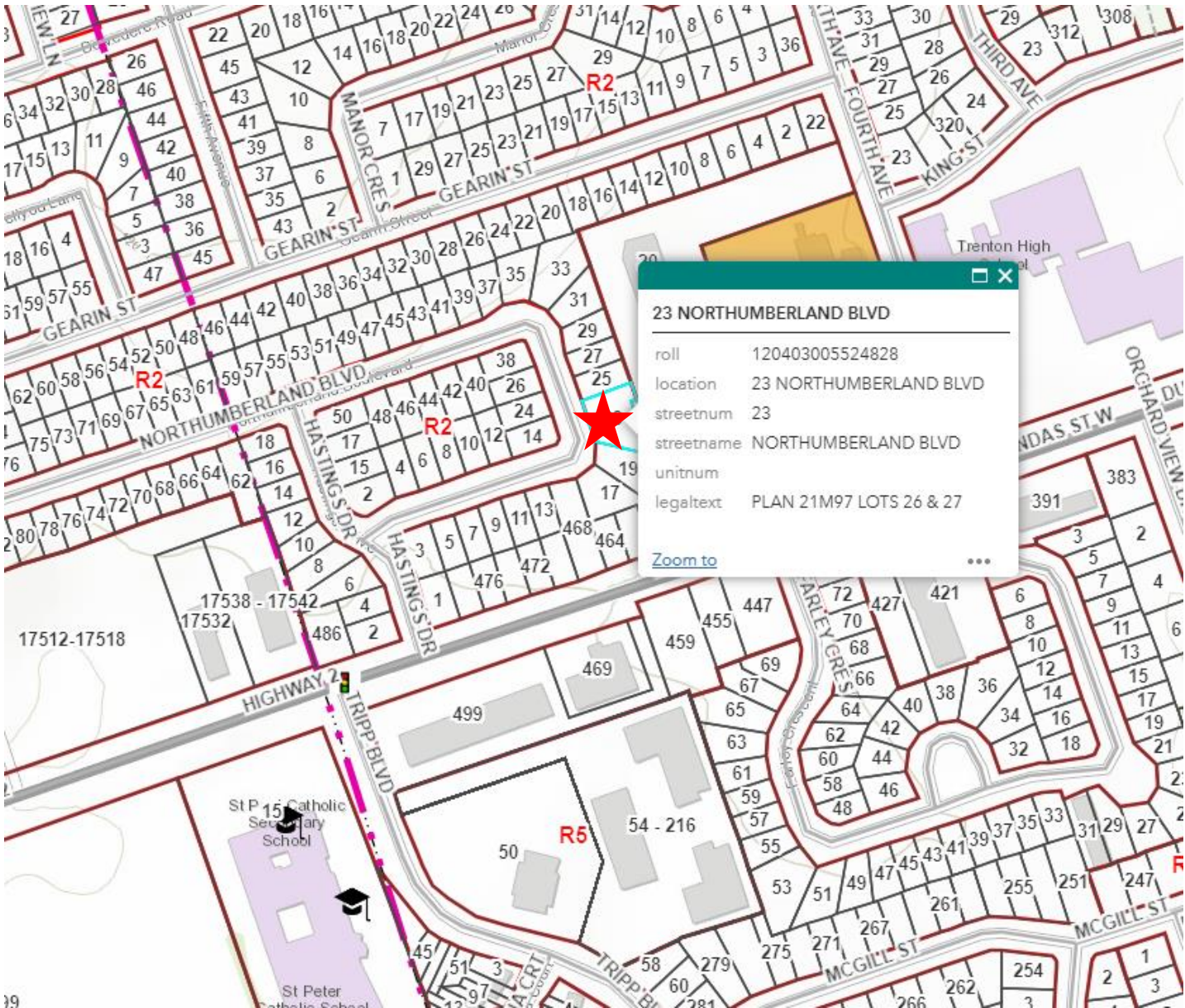


Zoning Information

23 Northumberland Blvd, Trenton



R2 – Residential Zone

Comprehensive Zoning By-law



*Gateway to the Trent-Severn Canal
Rick Jones*

Date of Passing: July 21, 2014
Consolidated to By-law #24-010 (January 10, 2024)



A Natural Attraction



10. Residential Type 2 (R2) Zone

No person shall within any Residential Type 2 (R2) Zone use any land, erect or use any building except in accordance with the following provisions:

10.1 Permitted Uses

- 10.1.1 Single Detached Dwelling
- 10.1.2 Group Home
- 10.1.3 Bed and Breakfast Establishment
- 10.1.4 Home Child Care (By-law 18-093)
- 10.1.5 Second Dwelling Unit (By-law 19-039)
- 10.1.6 Home Occupation

10.2 Regulations For Permitted Uses

(By-law 16-062)

- | | | |
|---------|--|--------------------|
| 10.2.1 | Minimum Lot Area | 450 m ² |
| 10.2.2 | Minimum Lot Frontage | 15 m |
| 10.2.3 | Minimum Front Yard | 6 m |
| 10.2.4 | Minimum Exterior Side Yard | 5 m |
| 10.2.5 | Minimum Interior Side Yard | 1.2 m |
| 10.2.6 | Minimum Rear Yard | 6 m |
| 10.2.7 | Maximum Building Height | 11.0 m |
| 10.2.8 | Maximum Lot Coverage of All Buildings | 40% |
| 10.2.9 | Minimum Landscaped Open Space | 30% |
| 10.2.10 | Maximum Number of Dwellings Per Lot | 1 |
| 10.2.11 | Maximum Number of Dwelling Units Per Lot | 2 |
| 10.2.12 | All buildings in the Residential Type 2 (R2) Zone shall be serviced by municipal water and sewer services. | |

10.3 General Provisions

All provisions of Section 4, General Zone Provisions, of this By-law where applicable to the use of any land, building or structure permitted within the Residential Type 2 (R2) Zone shall apply.