

PART 3 - ESTABLISHMENT OF ZONES

3.1 ZONES

For the purposes of this bylaw, the City of Nanaimo is hereby divided into the following zones:

PART 7 - RESIDENTIAL

Zone Name	Abbreviation
Single Dwelling Residential	R1 / R1a / R1b
Single Dwelling Residential - Small Lot	R2
Island Residential	R3
Two Unit Residential	R4
Three and Four Unit Residential	R5
Low Density Residential	R6
Row House Residential	R7
Medium Density Residential	R8
High Density (High Rise) Residential	R9
Steep Slope Residential	R10
Recreational Vehicle Park	R11
Mobile Home Park Residential	R12
Old City Duplex Residential	R13
Old City Low Density (Fourplex) Residential	R14
Old City Medium Density Residential	R15

(4500.158; 2019-DEC-02) (4500.219; 2024-FEB-05)

PART 8 - AGRICULTURE RURAL RESIDENTIAL

Zone Name	Abbreviation
Rural Resource	AR1
Semi-Rural	AR2

(4500.219; 2024-FEB-05)

PART 9 - CORRIDOR

Zone Name	Abbreviation
Residential Corridor	COR1
Mixed Use Corridor	COR2
Community Corridor	COR3

PART 10 - COMMERCIAL CENTRE

Zone Name	Abbreviation
Local Service Centre	CC1
Neighbourhood Centre	CC2
City Commercial Centre	CC3
Woodgrove Urban Centre	CC4
Hospital Urban Centre	CC5
Commercial Recreation Centre	CC6

(4500.158; 2019-DEC-02)

PART 11 - DOWNTOWN

Zone Name	Abbreviation
Core	DT1
Fitzwilliam	DT2
Wallace	DT3
Terminal Avenue	DT4
Chapel	DT5
Port Place	DT6
Quennell Square	DT7
Old City Mixed Use	DT8
Old City Central	DT9
Old City Infill Business Commercial	DT10
Old City Infill Service Commercial	DT11
Gateway	DT12

PART 12 - PARKS, RECREATION AND CULTURE

Zone Name	Abbreviation
Parks, Recreation and Culture One	PRC1
Parks, Recreation and Culture Two	PRC2
Parks, Recreation and Culture Three	PRC3

PART 13 - INDUSTRIAL

Zone Name	Abbreviation
Highway Industrial	I1
Light Industrial	I2
High Tech Industrial	I3
Industrial	I4

PART 14 - COMMUNITY SERVICE

Zone Name	Abbreviation
Community Service One	CS1
Community Service Two	CS2
Community Service Three	CS3

PART 15 - WATERFRONT

Zone Name	Abbreviation
Waterfront	W1
Harbour Waterfront	W2
Newcastle Waterfront	W3
Industrial Waterfront	W4

PART 16 - COMPREHENSIVE DEVELOPMENT

3.2 ZONING MAP

The location and extent of each zone established by this Bylaw is shown on “Schedule A”, which forms part of this Bylaw.

3.3 ZONE BOUNDARIES

- 3.3.1. Where a zone boundary does not follow a legally defined line, and where distances are not specifically indicated, the location of such a boundary shall be determined by the use of a scale ruler from “Schedule A”.
- 3.3.2. Where a lot is divided by a zone boundary, such lot shall be considered as two distinct zones for the purpose of this bylaw.
- 3.3.3. Where a lot is divided into separate zones, the maximum number of dwelling units permitted on the lot is the number permitted under one zone and not the combined total of dwelling units permitted under each zone.