

TABLE OF CONTENTS

Part 1 – Title and Application	Page
Title	1
Application	1
Severability	1
Interpretation	1
Repeal of Previous Bylaws	1
Part 2 – Administration	Page
General Compliance	1
Inspection	1
Violation	1
Penalty	1
Bylaw Amendments	1
Part 3 – Establishment of Zones	Page
Zones	1-3
Zoning Map	3
Zone Boundaries	3
Part 4 – Use Index [<i>deleted</i>]	Page
Part 5 – Definitions	Page
Definitions	1-21
Part 6 – General Regulations	Page
Uses Permitted and Prohibited in All Zones	1
Containers	2
Location and Siting of Buildings and Structures to Watercourses and the Sea	3
Flood Control Requirements	4
Projections into Yards	5-6
Accessory Uses – Buildings and Structures	7-8
Temporary Uses – Buildings and Structures	9
Height Exemptions	10
Visibility at Intersections	10
Fence Height	11-12
Swimming Pools	12
Vehicle Restrictions	13
Mobile Home Parks	13
Neighbourhood Pub and Lounge Occupancy	13
Secondary Suites	14

Part 6 – General Regulations - Continued		Page
Short-Term Rental		15
Rooming House		15
Seniors Congregate Housing		16
Day Care		16
Home Based Business		17-18
Residential Shelter		18
Subdivision		19
Nanaimo Parkway		19
Part 7 – Residential Zones		Page
Description of Zones		1
Permitted Uses		2-4
Density		4-8
Lot Size and Dimensions		9-10
Siting of Buildings		11-12
Size of Buildings		13-15
Conditions of Use		15
Part 8 – Agriculture Rural Reserve		Page
Description of Zones		1
Permitted Uses		1-2
Density		2
Lot Size and Dimensions		2
Siting of Buildings		3
Size of Buildings		3
Part 9 – Corridor		Page
Description of Zones		1
Permitted Uses		1-6
Density		7
Lot Size and Dimensions		7
Siting of Buildings		8
Location of Parking Area		8
Size of Buildings		9
Interim Corridor Area		9
Part 10 – Commercial		Page
Description of Zones		1
Permitted Uses		1-6
Density		6-7
Lot Size and Dimensions		7
Siting of Buildings		7-8
Size of Buildings		8

Part 11 – Downtown		Page
Description of Zones		1
Permitted Uses		2-7
Density		7-8
Lot Size and Dimensions		9
Siting of Buildings		10-11
Location of Parking Area		11
Size of Buildings		11-12
Part 12 – Parks, Recreation and Culture		Page
Description of Zones		1
Permitted Uses		1
Siting of Buildings		2
Lot Coverage		2
Part 13 – Industrial		Page
Description of Zones		1
Permitted Uses		1-5
Lot Size and Dimensions		5
Siting of Buildings		5-6
Size of Buildings		6
Part 14 – Community Service		Page
Description of Zones		1
Permitted Uses		2-3
Density		3
Lot Size and Dimensions		4
Siting of Buildings		4
Size of Buildings		4
Part 15 – Waterfront		Page
Description of Zones		1
Permitted Uses		1-3
Density		4
Lot Size and Dimensions		4
Siting of Buildings		5
Size of Buildings		5
Part 16 – Comprehensive Development Zones		Page
Comprehensive Development District Zone One (CD1)		1
Permitted Uses		1
Site Development		1
Screening and Landscaping		1
Height and Fences		1

Part 16 – Comprehensive Development Zones - Continued	Page
Plans	1
The Woodgrove Pines Comprehensive Development Plan	2
The Comprehensive Plan (“CD Plan”)	2-3
Comprehensive Development District Zone Two (CD2)	4
Permitted Uses	4
Density	4
Yard Requirements	4
Height of Buildings	4
Screening and Landscaping	4
Parking	4
Plans	5
Comprehensive Development District Zone Three (CD3) <i>(deleted)</i>	6
Comprehensive Development District Zone Four (CD4)	6
Permitted Uses	6
Density	6
Yard Requirements	6
Height of Buildings	6
Screening and Landscaping	6
Parking	6
Plans	7
Comprehensive Development District Zone Five (CD5)	8
Permitted Uses	8
Density	8
Lot Size and Dimensions	8
Yard Requirements	8
Location of Parking Areas	8
Size of Buildings	8
Plans	8-9
Comprehensive Development District Zone Six (CD6)	10
Permitted Uses	10
Conditions of Use	10
Density	10
Lot Coverage	10
Yard Requirements	10
Height of Buildings	10
Screening and Landscaping	10

Part 16 – Comprehensive Development Zones - Continued	Page
Parking	10
Plans	11
Development Data	11
Site Plan	12
Comprehensive Development District Zone Seven (CD7)	13
Permitted Uses	13
Density	14
Conditions of Use	14
Lot Area	14
Lot Coverage	14
Yard Requirements	15
Height of Buildings	15
Height of Fences	15
Screening and Landscaping	15
Comprehensive Development District Zone Eight (CD8)	16
Permitted Uses	16
Permitted Size, Siting, Shape and Density	16
Plans	16
Northbrook Centre (Brooks Landing) (CD8) Continued	17-26
Comprehensive Development District Zone Nine (CD9)	27
Permitted Uses	27
Density	27
Lot Area	27
Lot Dimensions	27
Yard Setbacks	27
Lot Coverage	27
Building Height	28
Garage Floor Elevation	28
Plans / Development Data	28-31
Comprehensive Development District Zone Ten (CD10)	32
Permitted Uses	32
Density	32
Lot Area	32
Lot Dimensions	32
Yard Setbacks	32
Building Height	33

Part 16 – Comprehensive Development Zones - Continued		Page
Parking		33
Plans		33
Project Data		34
Site Plan		35
Comprehensive Development District Zone Eleven (CD11)		36-38
Comprehensive Development District Zone Twelve (CD12)		39-42
Comprehensive Development District Zone Thirteen (CD13)		43-47
Part 17 – Landscaping		Page
Required Landscaping		1
Part 18 – Development Permit Area (DPA) Guidelines		Page
DPA1: Environmentally Sensitive Area (ESA) Guidelines – Watercourse, Terrestrial & Marine Foreshore		1-5
DPA2: Hazardous Slopes Guidelines		6-7
DPA3: Sea Level Rise Guidelines		8-10
DPA4: Abandoned Mine Workings Hazards Guidelines		11-12
DPA5: Wildfire Hazard Guidelines		13-15
DPA6: Steep Slopes Guidelines		16-17
DPA7: Nanaimo Parkway Design Guidelines		18
DPA8: Form and Character Guidelines		19-20
Part 19 – Effective Date of Bylaw		Page
Effective Date of Bylaw		1
Schedules		