

DISTRICT OF BARRIERE

DRAFT BYLAW NO. 160

A BYLAW TO FURTHER AMEND "DISTRICT OF BARRIERE
ZONING BYLAW NO. 111"

WHEREAS a sufficient number of small changes, have been compiled by the District since Zoning Bylaw No. 111 and amendment Bylaws 124 and 127 were adopted to warrant a comprehensive amendment to the bylaw at this time;

AND WHEREAS the desirable changes in uses of Land and Buildings have been considered by the Committee of the Whole over the past few months;

AND WHEREAS the zoning amendment conforms to the District of Barriere Official Community Plan;

NOW THEREFORE, the Council of the District of Barriere, in open meeting assembled, enacts as follows:

1. **CITATION**

- 1.1 This bylaw may be cited as "*District of Barriere Zoning Bylaw No. 111 Amendment Bylaw No. 160*".

2. **PURPOSE**

- 2.1 DIVISION ONE – DEFINITIONS, as amended, is further amended by the addition of the following:

Cannabis (a) "***Cannabis Sales***" means a business that sells cannabis but excludes the sale of cannabis for exclusively medical purposes where that sale is made in accordance with federal medical cannabis or medical marihuana enactments or regulations."; and,

(b) the addition to the "*Retail Sales*" definition of, "**excluding *Cannabis Sales***" to read as follows:

"Retail Sales" means the use of a building for the sale of goods, merchandise, and other materials to the general public, **excluding "*Cannabis Sales*"**, and includes limited on-site storage, limited seasonal outdoor sales to support the *Retail Sales* operation, and the manufacturing of products to be sold on site, provided the Gross Floor Area used for manufacturing does not exceed 25% of the Gross Floor Area of the *Retail Sales* Premises."; and,

(c) the addition of (g) to the definition of "***Home Occupation***" means a business that is carried out in a dwelling unit that does not:

(g) include "*Cannabis Sales*".

RVs (d) "***Recreational Vehicle (RV)***" means any camper, travel trailer, fifth wheel or motor home with a maximum width of 2.6m in transit mode which can be used to provide sleeping accommodation and which is capable of being licensed for highway use pursuant to the Motor Vehicle Act or any subsequent Act or Acts which may be enacted in substitution therefore.

- (e) **“RV Park” means premises where RVs are used for:**
(i) the temporary accommodation of travellers in RVs; or,
(ii) the longer term accommodation of residents in RVs, including Park Model RVs, on designated fully serviced sites,

both approved through the District Development Permit approval process.

(f) The word “Manufactured”, within the “Manufactured Home” definition, shall be replaced with the word **“Modular”**.

- 2.2 Schedule “A” to Bylaw No. 111, as amended, is further amended as follows:

Mtn Rd (a) The portions of the Road Allowance that were closed and consolidated with the adjacent properties, denoted as Areas 2 and 3, as shown on Road Closure Plan EPP78142, are **changed from Country Residential (CR) to Residential (R) Zone.**

Jackpine (b) The portion of the Road Allowance that was closed and consolidated with the adjacent property at the corner of Gilbert and Jackpine Dr., as shown on Road Closure Plan EPP34965, is **changed from Road to Industrial (I) Zone.**

Dixon Creek (c) The portion of the Road Allowance that was closed and consolidated with the adjacent property at the east boundary of Barriere Mobile Home Park (MH), as shown on Road Closure Plan EPP34965, is **changed from Road to Mobile Home Park (MH) Zone.**

- 2.3 In Division TWO - GENERAL PROVISIONS, Section 2.6 ENFORCEMENT, the words “Municipal Ticketing Bylaw No. 71” will be replaced with **“Bylaw Notice Enforcement (BNE) Bylaw No.95, as amended from time to time”**.

- 2.4 DIVISION THREE – SPECIAL PROVISIONS:

(a) In Section 3.9, the word “Manufactured” will be replaced by the word **“Modular”**.

(b) Section 3.16 will be added, as follows:

3.16 RV PARK REGULATIONS

- (a) **Provision of an appropriate Wastewater System** – RVs staying in the RV Park for longer than one week must be provided with a wastewater disposal service option, approved by the District of Barriere or other legislatively responsible authority.
- (b) **Provision of an appropriate Water System** – RVs staying in the RV Park for longer than one week must be provided with a potable water service option, approved by Interior Health or other legislatively responsible authority.
- (c) **Spacing** – RVs must have a minimum 3.0m separation from any adjacent RV or structure.
- (d) **Heating/Cooking Appliances** – Any heating/cooking appliances (wood or otherwise) that are not part of the original certified manufactured RV, shall be in accordance with the regulations of the authority having

jurisdiction and proof of such shall be provided, upon request, to the District of Barriere.

- (e) **Vehicle Lane Access** – Lane width accessing RV sites must be a minimum of 6m (5m if one way) to allow emergency vehicles (e.g. fire truck, ambulance) to safely access a site in an emergency.
- (f) **Structures/additions** constructed adjacent to or connected to an RV must be provide safe ingress and egress from the RV in case of emergency and may be subject to a safety inspection by the District of Barriere.
- (g) **A Development Permit is required** for all RV Parks, whether or not they were existing at the time of passage of this bylaw.

2.5 In DIVISION TEN - YELLOWHEAD CORRIDOR COMMERCIAL (C2) ZONE, Section 10.1 – PERMITTED USES “**RV Park**” will be added under “Principal Uses”.

READ A FIRST TIME this 7th day of May , 2018

PUBLIC HEARING held this 4th day of June , 2018

READ A SECOND TIME this 4th day of June , 2018

READ A THIRD TIME this 4th day of June , 2018

Approved under Section 52 of the Transportation Act this 22nd day of August , 2018



For the District Transportation Manager
Ministry of Transportation and Infrastructure

RECONSIDERED AND ADOPTED this day of , 2018

Mayor

Corporate Officer

