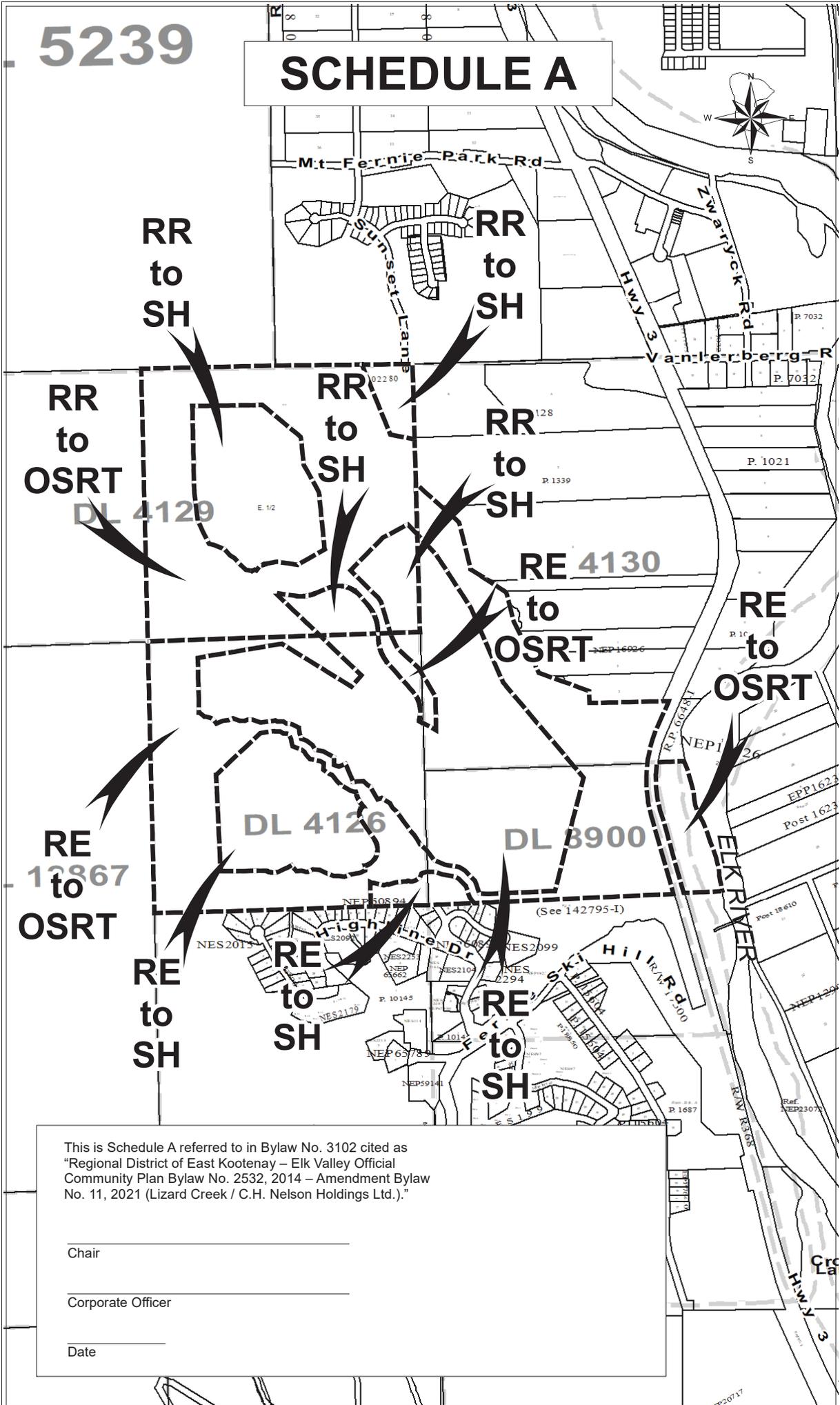




5239

# SCHEDULE A



This is Schedule A referred to in Bylaw No. 3102 cited as  
 "Regional District of East Kootenay – Elk Valley Official  
 Community Plan Bylaw No. 2532, 2014 – Amendment Bylaw  
 No. 11, 2021 (Lizard Creek / C.H. Nelson Holdings Ltd.)."

Chair \_\_\_\_\_

Corporate Officer \_\_\_\_\_

Date \_\_\_\_\_

**REGIONAL DISTRICT OF EAST KOOTENAY**

**BYLAW NO. 3103**

A bylaw to amend Bylaw No. 829 cited as "Regional District of East Kootenay – Elk Valley Zoning Bylaw No. 829, 1990."

---

WHEREAS the Board of the Regional District of East Kootenay has received an application to amend Bylaw No. 829;

AND WHEREAS the Board deems it desirable to make this amendment as aforementioned;

NOW THEREFORE, the Board of the Regional District of East Kootenay in open meeting assembled, enacts as follows:

1. This Bylaw may be cited as "Regional District of East Kootenay – Elk Valley Zoning Bylaw No. 829, 1990 – Amendment Bylaw No. 98, 2021 (Lizard Creek / C.H. Nelson Holdings Ltd.)."
2. The designation of the east half of District Lot 4129, Kootenay District, the north half of District Lot 4126, Kootenay District, District Lot 8900, Kootenay District except (1) Parcel A (see 142795i) and (2) parts included in Plans R368, 17500 and EPP88294 and part of District Lot 4130, Kootenay District except (1) Reference Plan 66648i, (2) the right of way of the Crows Nest Southern Railway as shown on Plan B15 and (3) parts included in Plans 1021, 1339 and EPP88294, outlined on the attached Schedule A, which is incorporated in and forms part of this Bylaw, is amended from RR-60, Rural Resource Zone and RR-8, Rural Residential (Country) Zone to RR-1, Rural Residential (Estate) Zone and PG-2, Parks and Recreation Zone.

READ A FIRST TIME the    day of                    , 2022.

READ A SECOND TIME the    day of                    , 2022.

READ A THIRD TIME the    day of                    , 2022.

APPROVED by the Ministry of Transportation and Infrastructure the    day of                    , 2022.

*Signature:* \_\_\_\_\_

*Print Name:* \_\_\_\_\_

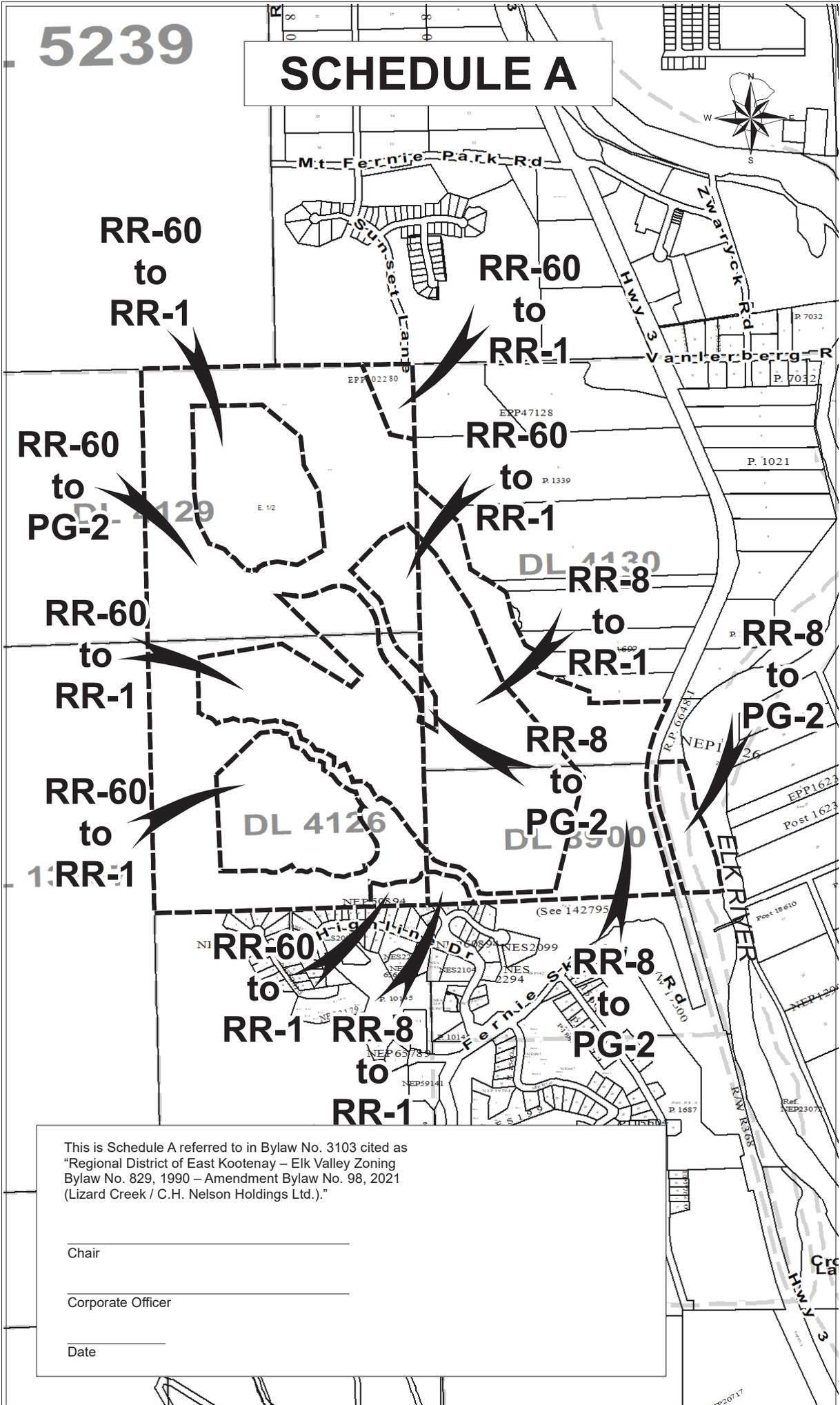
ADOPTED the    day of                    , 2022.

\_\_\_\_\_  
CHAIR

\_\_\_\_\_  
CORPORATE OFFICER

5239

# SCHEDULE A



RR-60  
to  
RR-1

RR-60  
to  
RR-1

RR-60  
to  
PG-2

RR-60  
to  
RR-1

RR-60  
to  
RR-1

RR-8  
to  
RR-1

RR-8  
to  
PG-2

RR-60  
to  
RR-1

RR-8  
to  
PG-2

RR-60  
to  
RR-1

RR-8  
to  
PG-2

RR-8  
to  
RR-1

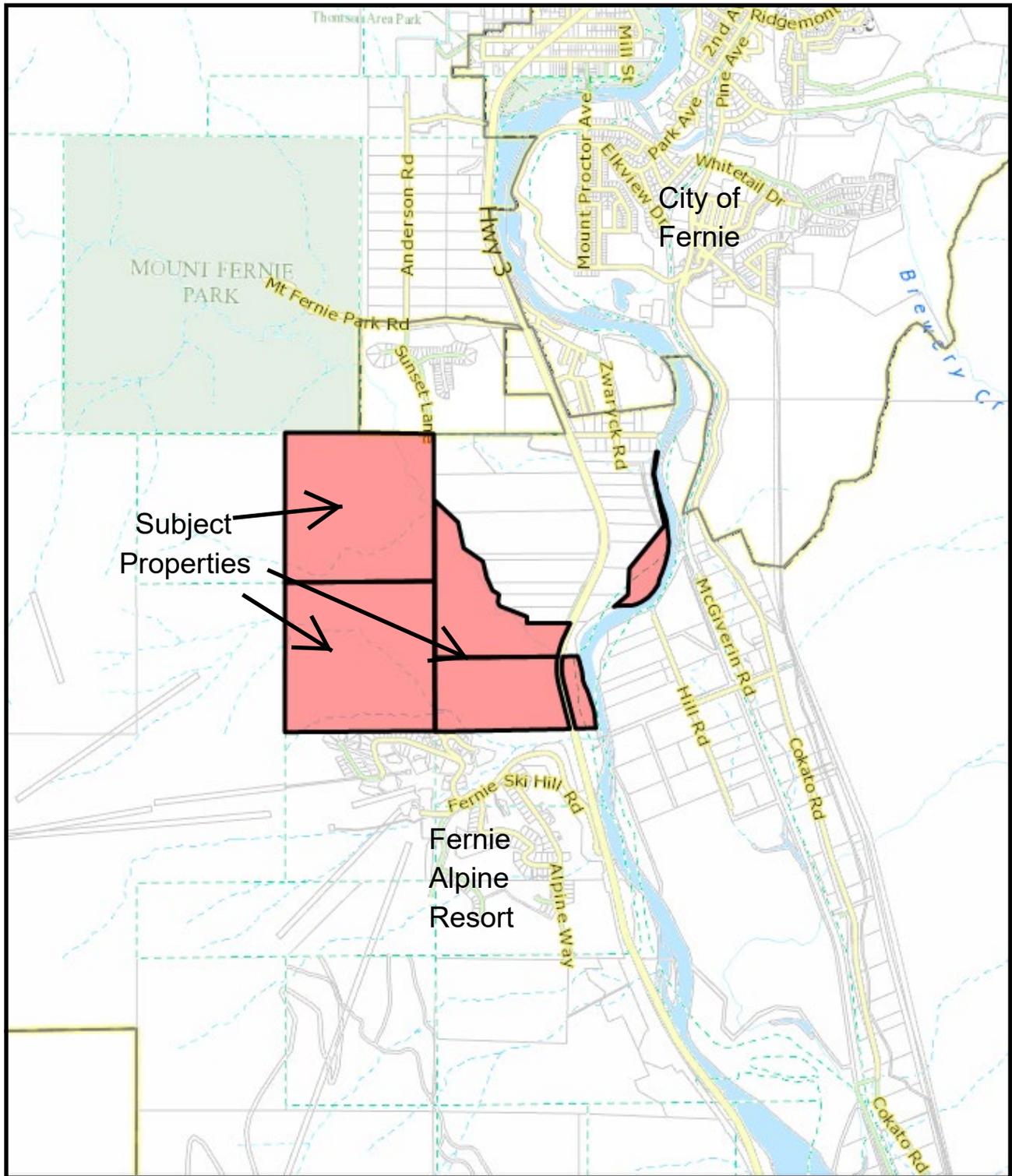
This is Schedule A referred to in Bylaw No. 3103 cited as "Regional District of East Kootenay – Elk Valley Zoning Bylaw No. 829, 1990 – Amendment Bylaw No. 98, 2021 (Lizard Creek / C.H. Nelson Holdings Ltd.)."

Chair

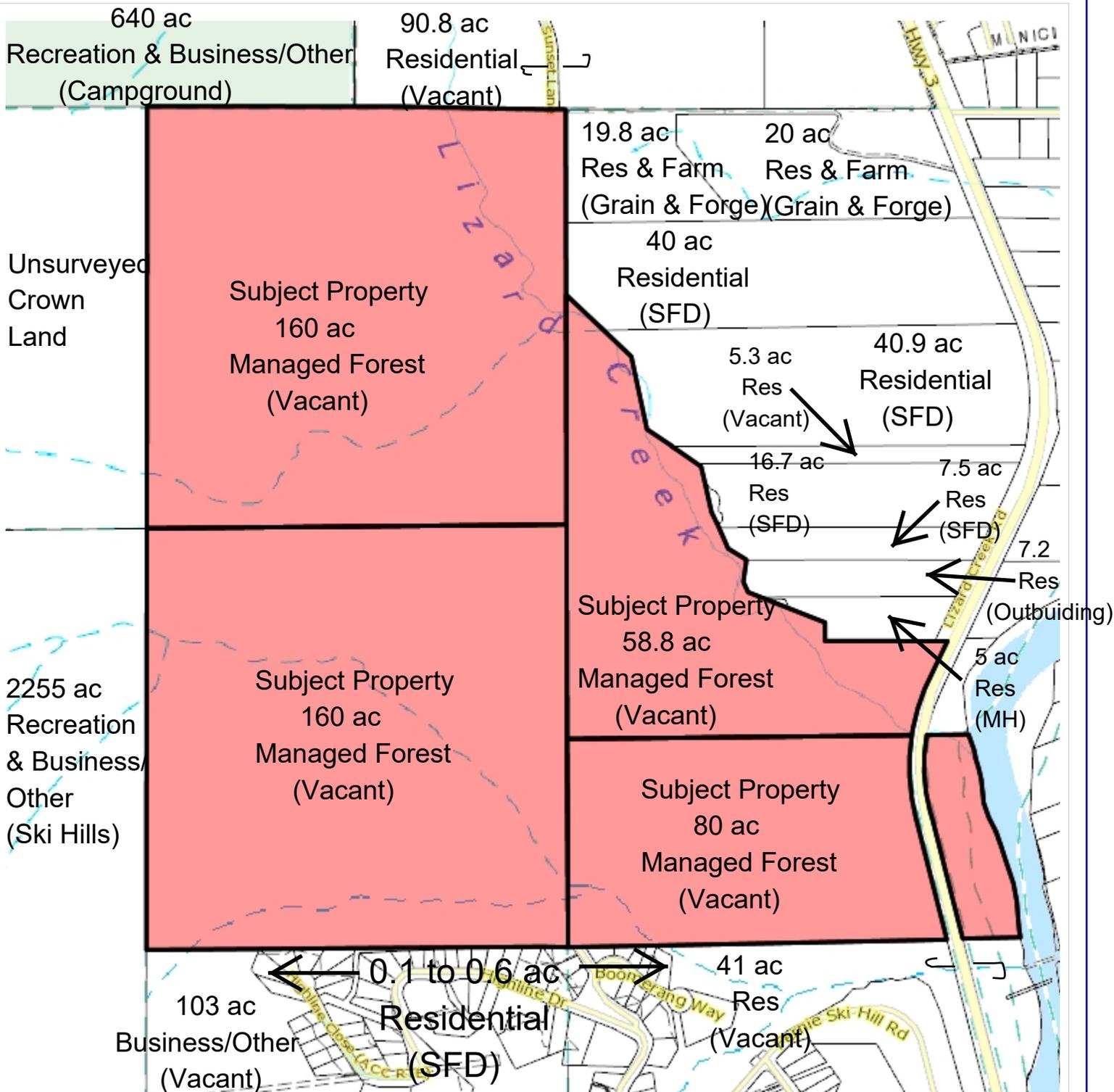
Corporate Officer

Date

# Location Map



# Land Use Map



Notes:



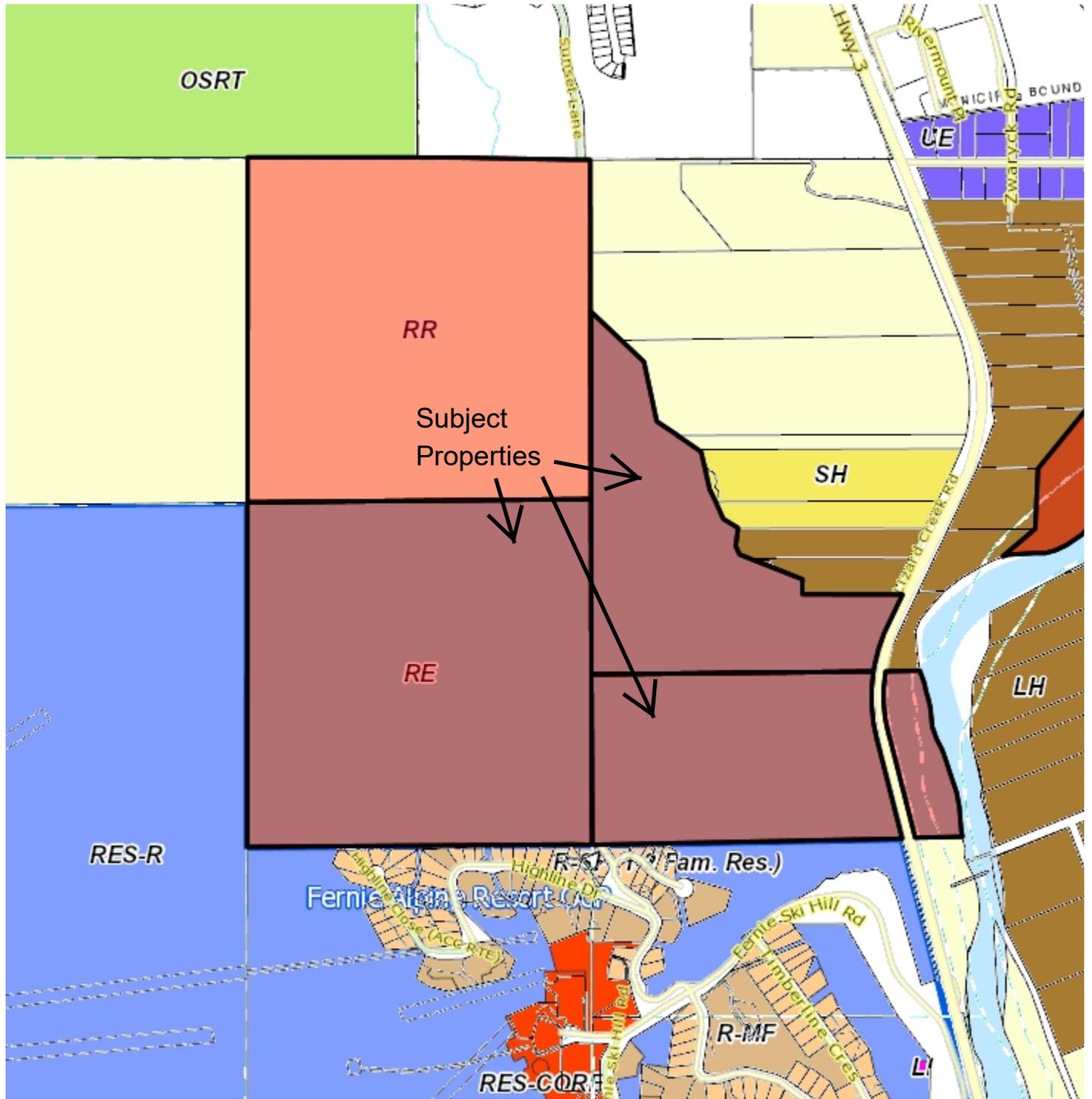
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THIS MAP IS NOT TO BE USED FOR NAVIGATION

This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

# OCP Designation Map



Notes:

500 0 250 500 Meters

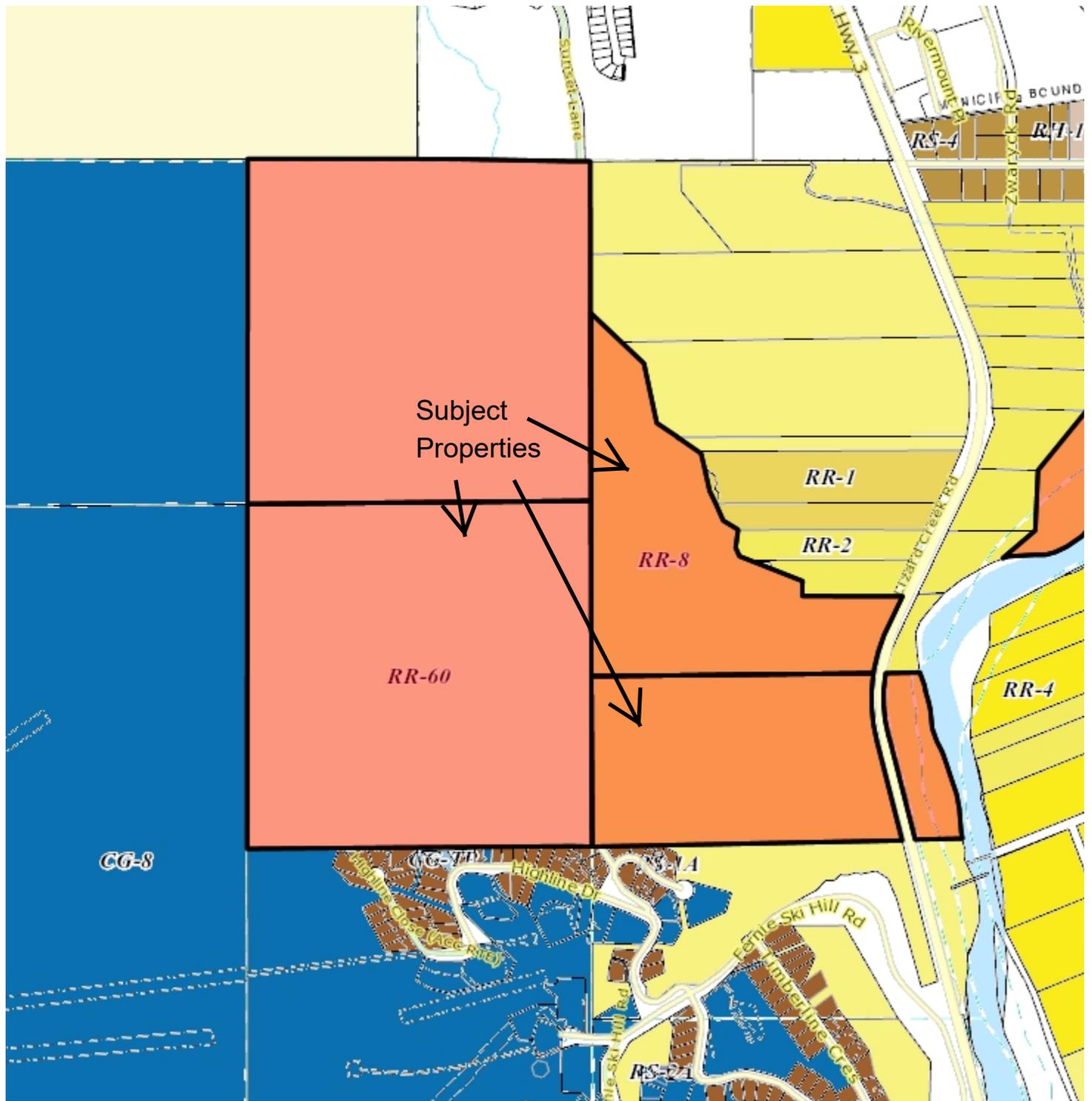
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THIS MAP IS NOT TO BE USED FOR NAVIGATION

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# Zone Designation Map



Notes:



Scale = 1: 20,000



THIS MAP IS NOT TO BE USED FOR NAVIGATION

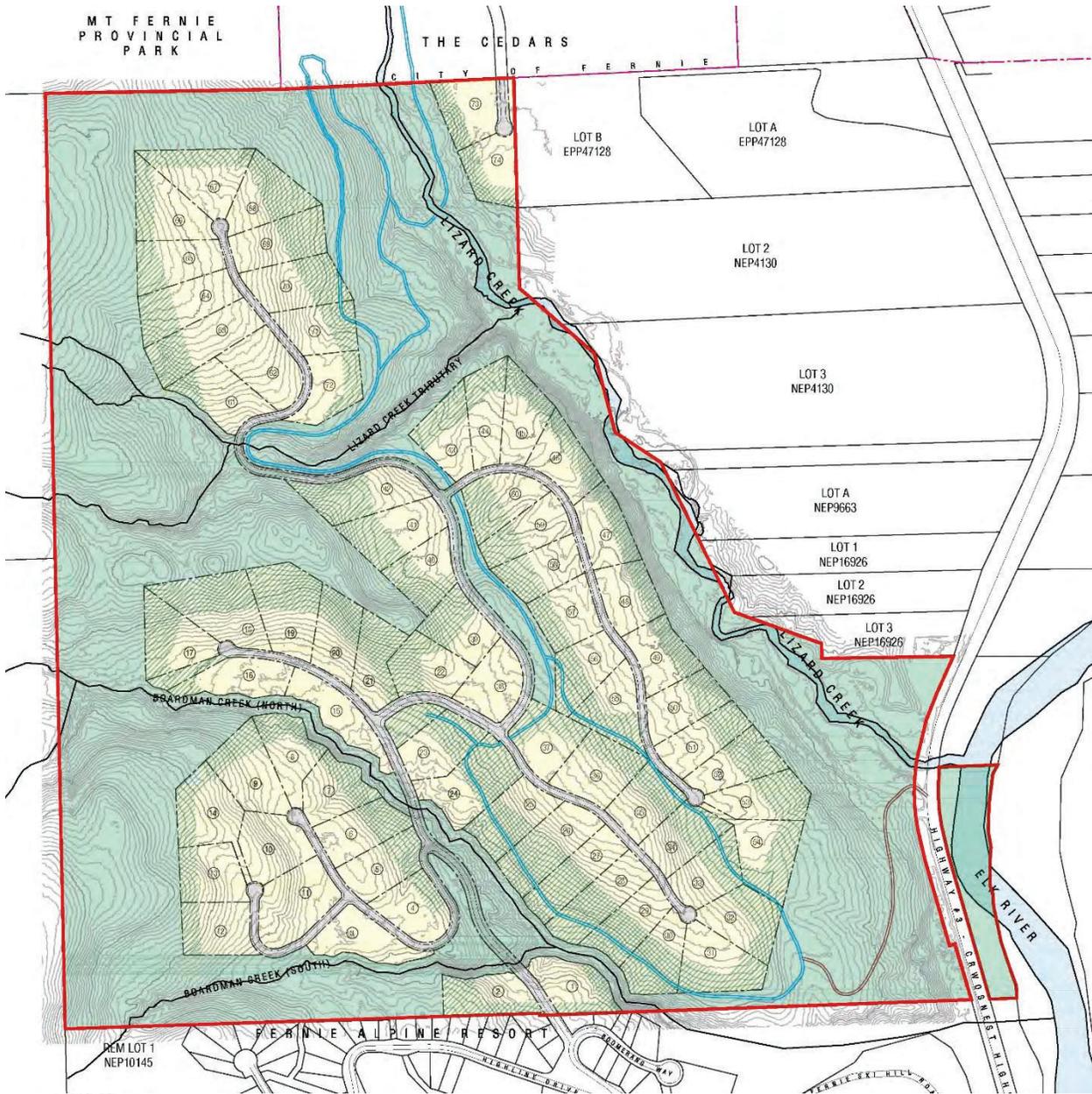
This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.



Figure 33 - Proposed Zoning Designations

**PROPOSED ZONING**

- RR-1 RURAL RESIDENTIAL (ESTATE) ZONE  
Approx. 89.4 ha (221 acres)
- PG-2 PARKS AND RECREATION ZONE  
Approx. 95.8 ha (236 acres)



- GREENSPACE - COMMON OWNERSHIP
- PRIVATE HOMESITES
- COVENANT AREA WITHIN HOMESITES (NO DEVELOPMENT / VEGETATION REMOVAL)
- PUBLIC AND COMMON LOT ROAD
- EMERGENCY ACCESS ROUTE (POTENTIAL ALIGNMENT)
- NORDIC SKI TRAIL / MULTI-USE TRAIL

Figure 22 - Conceptual Land Use Plan

*PLAN IS CONCEPTUAL ONLY. While effort has been taken to prepare a plan that represents the vision for development of the lands, additional ground-truthing is required prior to final subdivision design. Modifications to road design, lot layout and boundaries of conservation areas / greenspace are to be expected.*

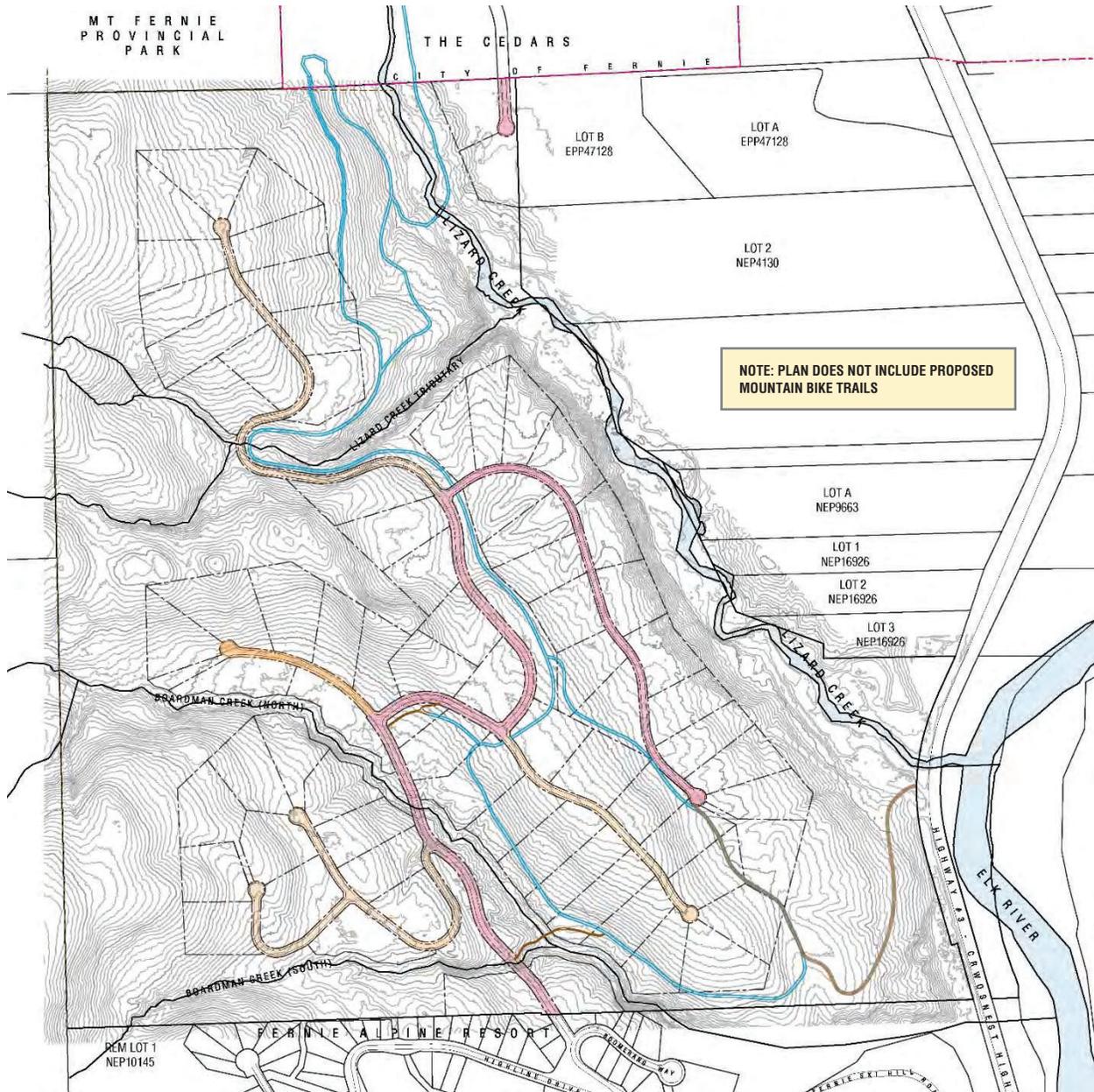


Figure 31 - Road and Trail Network

-  PUBLIC ROAD
-  COMMON LOT ROAD
-  EMERGENCY ACCESS ROUTE
-  NORDIC SKI TRAIL / MULTI-USE TRAIL
-  CONNECTOR TRAIL

*PLAN IS CONCEPTUAL ONLY. While effort has been taken to prepare a plan that represents the vision for development of the lands, additional ground-truthing is required prior to final subdivision design. Modifications to road design, lot layout and boundaries of conservation areas / greenspace are to be expected.*