

**RURAL RESIDENTIAL (COUNTRY) ZONE: RR-8****7.11 (1) Permitted Uses**

Within the RR-8 zone the following uses only are permitted:

- (a) Single family dwelling;
- (b) Two family dwelling;
- (c) Agricultural use;
- (d) Seasonal produce stands;
- (e) Veterinary clinics;
- (f) Kennels, subject to subsection (5)(e);
- (g) ~~Section 7.11(1)(g)~~ *deleted by Bylaw 1673 adopted 01 Aug 2003.*
- (h) Guest ranch, subject to subsection (7)(e);
- (i) Riding stables, equestrian centres;
- (j) Rifle, archery, trap and skeet ranges, subject to subsection (5)(f);
- (k) Fish ponds;
- (l) Rural retreats;
- (m) Hostels;
- (n) Extraction of sand and gravel, including grading, washing, screening, crushing and transporting of materials;
- (o) Harvesting, transport and storage of forest resources, silvicultural practices and Christmas tree management;
- (p) Portable sawmill, subject to subsection (7)(d);
- (q) Private air strips and helicopter landing pad;
- (r) Wildland use;
- (s) Government services;
- (t) Sanitary landfill sites, subject to subsection (5)(i);
- (u) Water storage and bulk water distribution facilities on same parcel as water source, subject to subsections 5(j) and 6(d);
- (v) Uses permitted under Section 4.03 of this Bylaw.

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**(2) Accessory Uses**

- (a) Cement, concrete, asphalt or ready-mix plants accessory to sand and gravel pits subject to subsection (5)(g);
- (b) Concession stands accessory to fish ponds;
- (c) Cabins accessory to wildland use;
- (d) Backcountry Commercial Recreation lodge accessory to wildland use;

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- (e) Home occupation;
- (f) Secondary dwelling for farm hands;
- (g) Secondary suite;
- (h) Other uses, buildings and structures accessory to an above permitted use.

BL 2146  
07 Aug 09

(3) Parcel Area

- (a) No parcel shall be created in the RR-8 zone which is less than 8.0 ha (19.8 acres) except as provided for in clause (b) and under Section 5.02 and 5.03 of this Bylaw.
- (b) The Approving Officer may permit the creation of parcels having an area less than 8.0 ha (19.8 acres) but greater than 1.0 ha (2.48 acres) provided:
- (i) the applicant for such subdivision is a farmer who intends to retire from the occupation of farming on the land to be subdivided; and
- (ii) the applicant provides an undertaking that he intends to reside on the parcel.
- (c) Notwithstanding clause (a), parcels in the RR-8 zone with a two family dwelling constructed prior to the effective date of this Bylaw may be divided into two (2) structural strata parcels pursuant to provisions of the *Condominium Act*.

(4) Density

- (a) No person shall site more than one (1) single family dwelling or one (1) two family dwelling on a parcel within the RR-8 zone except as permitted under subsection 2(f) above.

(5) Siting

BL 1738  
06 Aug 04

- (a) Subject to clauses (e) - (h), no person shall site a principal building in the RR-8 zone which has:
- (i) a front yard less than 7.5 m (24.6 ft);
- (ii) a rear yard less than 7.5 m (24.6 ft);
- (iii) a side yard less than 7.5 m (24.6 ft);

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- (b) Subject to clause (c), no person shall site an accessory building or structure in the RR-8 zone which has:
- (i) a front yard less than 7.5 m (24.6 ft);
- (ii) a rear yard less than 1.5 m (4.9 ft), nor less than 4.5 m (14.8 ft) where adjacent to a highway right-of-way other than a lane;

(iii) side yard less than 1.5 m (4.9 ft), nor less than 4.5 m (14.8 ft) where adjacent to a highway right-of-way other than a lane.

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(c) No person shall site a secondary dwelling for farm hands in the RR-8 zone which has:

- (i) a front yard less than 7.5 m (24.6 ft);
- (ii) a rear yard less than 7.5 m (24.6 ft);
- (iii) a side yard less than 7.5 m (24.6 ft).

(d) ~~Section 7.11(5)(d) deleted by Bylaw 1673 adopted 01 Aug 2003.~~

(e) No person shall site a kennel building, structure or enclosed run closer than 60 m (196.9 ft) from a parcel line.

(f) No person shall establish a rifle, archery, trap and skeet range in the RR-8 zone less than 50 m (164 ft) from a parcel line abutting a highway and not less than 100 m (328.1 ft) from an existing dwelling not on the same parcel.

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(g) No person shall site a use permitted under subsection (2)(a) less than 100 m (328.0 ft) from a parcel line.

(h) ~~Section 7.11(5)(h) repealed by Bylaw 2326 adopted 04 Nov 2011.~~

(i) No person shall site sewage treatment or sanitary landfill sites in the RR-8 zone less than 1000.0 m (3280.8 ft) from a dwelling in a Residential or Rural Residential Zone, nor from any buildings or structures in the PG-1 zone.

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07 May 93

(j) All water storage and bulk distribution facilities shall be located on a contiguous area not larger than 0.8 ha (1.98 acres).

(6) Size and Dimensions of Buildings and Structures

(a) No person shall site a dwelling in the RR-8 zone which exceeds a height of 10.0 m (32.8 ft).

(b) No person shall site an accessory building or structure in the RR-8 zone which exceeds a height of 12.0 m (39.4 ft).

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(c) Parcel coverage in the RR-8 zone shall not exceed 10%.

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(d) The total area of all buildings and structures used for water storage and bulk distribution facilities shall not exceed 185 m<sup>2</sup> (1991 ft<sup>2</sup>).

(7) Other Regulations

(a) All persons carrying out a use permitted in the RR-8 zone shall comply with the relevant provisions of Parts 4, 5 and 6 of this Bylaw.

(b) No person shall use or permit the use of any portion of a parcel in the RR-8 zone for the wrecking and repair of vehicles or for the storage of derelict vehicles except for the storage of not more than one derelict vehicle in other than the front yard.

(c) ~~Section 7.11(5)(c) deleted by Bylaw 1673 adopted 01 Aug 2003.~~

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(d) All portable sawmills must meet the following requirements:

- (i) maximum production of 50 m<sup>3</sup> (1,765.73ft<sup>3</sup> or 21,188.8 board feet) per day;
- (ii) accumulation of sawdust, wood chips or other wood products not exceeding 10.0 m high;
- (iii) clear fireguard a minimum of 15.0 m wide must be established around the portable sawmill, wood storage and debris piles;
- (iv) all slash must be removed from the parcel and disposed of in advance of operations of the portable sawmill;
- (v) all debris, mill waste, timbers and skids must be removed from the parcel upon cessation of the portable sawmill operation;
- (vi) no person shall site a portable sawmill less than 50.0 m (164.0 ft) from a parcel line;
- (vii) the minimum parcel size on which a portable sawmill may be sited is 8.0 ha.

(e) Guest ranches shall:

- (i) consist only of guest ranch cabins or a guest ranch lodge, or both, as well as accessory buildings, structures and facilities, and;
- (ii) have all guest ranch cabins and accessory buildings, structures, and facilities on the same 2.0 hectare portion of the parcel.

**RURAL RESOURCE ZONE: RR-60****7.12 (1) Permitted Uses**

Within the RR-60 zone the following uses only are permitted:

- (a) Single family dwelling;
- (b) Two family dwelling;
- (c) Agricultural use;
- (d) Seasonal produce stands;
- (e) Veterinary clinics;
- (f) Kennels, subject to subsection (5)(e);
- (g) ~~Section 7.12(1)(g)~~ *deleted by Bylaw 1673 adopted 01 Aug 2003.*
- (h) Guest ranch, subject to subsection (7)(e);
- (i) Riding stables, equestrian centres;
- (j) Rifle, archery, trap and skeet ranges, subject to subsection (5)(f);
- (k) Fish ponds;
- (l) Rural retreats;
- (m) Hostels;
- (n) Extraction of sand and gravel, including grading, washing, screening, crushing and transporting of materials;
- (o) Harvesting, transport and storage of forest resources, silvicultural practices and Christmas tree management;
- (p) Portable sawmill, subject to subsection (7)(d);
- (q) Private airstrips and helicopter landing pad;
- (r) Wildland use;
- (s) Government services;
- (t) Sanitary landfill sites, subject to subsection (5)(i);
- (u) Wireless communication facility;
- (v) Uses permitted under Section 4.03 of this Bylaw.

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**(2) Accessory Uses**

- (a) Cement, concrete, asphalt or ready-mix plants accessory to sand and gravel pits subject to subsection (5)(g);
- (b) Concession stands accessory to fish ponds;
- (c) Cabins accessory to wildland use;
- (d) Backcountry Commercial Recreation lodge accessory to wildland use;
- (e) Home occupation;

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- (f) Secondary dwelling for farm hands;
- (g) Secondary suite;
- (h) Other uses, buildings and structures accessory to an above permitted use.

(3) Parcel Area

- (a) No parcel shall be created in the RR-60 zone which is less than 60.0 ha (148.5 acres) except as provided for in clause (b) and under Section 5.02 and 5.03 of this Bylaw.
- (b) The Approving Officer may permit the creation of parcels having an area less than 60.0 ha (148.5 acres) but greater than 1.0 ha (2.48 acres) provided:
  - (i) the applicant for such subdivision is a farmer who intends to retire from the occupation of farming on the land to be subdivided; and
  - (ii) the applicant provides an undertaking that he intends to reside on the parcel.
- (c) Notwithstanding clause (a), parcels in the RR-60 zone with a two family dwelling constructed prior to the effective date of this Bylaw may be divided into two (2) structural strata parcels pursuant to provisions of the *Condominium Act*.

(4) Density

- (a) No person shall site more than one (1) single family dwelling or one (1) two family dwelling on a parcel within the RR-60 zone except as permitted under subsection 2(f) above.

(5) Siting

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- (a) Subject to clauses (e) - (h), no person shall site a principal building in the RR-60 zone which has:
  - (i) a front yard less than 7.5 m (24.6 ft);
  - (ii) a rear yard less than 7.5 m (24.6 ft);
  - (iii) a side yard less than 7.5 m (24.6 ft);

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- (b) Subject to clause (c), no person shall site an accessory building or structure in the RR-60 zone which has:
  - (i) a front yard less than 7.5 m (24.6 ft);
  - (ii) a rear yard less than 1.5 m (4.9 ft), nor less than 4.5 m (14.8 ft) where adjacent to a highway right-of-way other than a lane;
  - (iii) side yard less than 1.5 m (4.9 ft), nor less than 4.5 m (14.8 ft) where adjacent to a highway right-of-way other than a lane.

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- (c) No person shall site a secondary dwelling for farm hands in the RR-60 zone which has:
- (i) a front yard less than 7.5 m (24.6 ft);
  - (ii) a rear yard less than 7.5 m (24.6 ft);
  - (iii) a side yard less than 7.5 m (24.6 ft).
- (d) ~~Section 7.12(5)(d)-deleted by Bylaw 1673 adopted 01 Aug 2003.~~
- (e) No person shall site a kennel building, structure or enclosed run closer than 60 m (196.9 ft) from a parcel line.
- (f) No person shall establish a rifle, archery, trap and skeet range in the RR-60 zone less than 50 m (164 ft) from a parcel line abutting a highway and not less than 100 m (328.1 ft) from an existing dwelling not on the same parcel.

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- (g) No person shall site a use permitted under subsection (2)(a) less than 100 m (328.0 ft) from a parcel line.
- (h) ~~Section 7.12(5)(h)-repealed by Bylaw 2326 adopted 04 Nov 2011.~~
- (i) No person shall site sewage treatment or sanitary landfill sites in the RR-60 zone less than 1000.0 m (3280.8 ft) from a dwelling in a Residential or Rural Residential Zone, nor from any buildings or structures in the PG-1 zone.

(6) Size and Dimensions of Buildings and Structures

- (a) No person shall site a dwelling in the RR-60 zone which exceeds a height of 10.0 m (32.8 ft).
- (b) No person shall site an accessory building or structure in the RR-60 zone which exceeds a height of 12.0 m (39.4 ft).

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- (c) Parcel coverage in the RR-60 zone shall exceed 10%.

(7) Other Regulations

- (a) All persons carrying out a use permitted in the RR-60 zone shall comply with the relevant provisions of Parts 4, 5 and 6 of this Bylaw.
- (b) No person shall use or permit the use of any portion of a parcel in the RR-60 zone for the wrecking and repair of vehicles or for the storage of derelict vehicles except for the storage of not more than one derelict vehicle in other than the front yard.
- (c) ~~Section 7.12(5)(e)-deleted by Bylaw 1673 adopted 01 Aug 2003.~~

**SINGLE RESIDENTIAL (EXTENSIVE) ZONE: RS-4****7.06 (1) Permitted Uses**

Within the RS-4 zone the following uses only are permitted:

- (a) Single family dwelling;
- (b) Two family dwelling;
- (c) Horticulture;
- (d) Keeping of small farm animals;
- (e) Uses permitted under Section 4.03 of this Bylaw.

**(2) Accessory Uses**

- (a) Home occupation;
- (b) Secondary suite;
- (c) Other uses, buildings and structures accessory to a permitted use.

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**(3) Parcel Area**

- (a) No parcel shall be created in the RS-4 zone which is less than 0.4 ha (1 acre) in area except as permitted under Sections 5.02 and 5.03 of this Bylaw.
- (b) Notwithstanding clause (a), parcels in the RS-4 zone with a two family dwelling constructed prior to the effective date of this Bylaw may be divided into two (2) structural strata parcels pursuant to the provisions of the *Condominium Act*.

**(4) Density**

No person shall site more than one (1) single family dwelling or one (1) two family dwelling on a parcel in the RS-4 zone.

**(5) Siting**

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- (a) No person shall site a principal building in the RS-4 zone which has:
  - (i) a front yard less than 7.5 m (24.6 ft);
  - (ii) a rear yard less than 7.5 m (24.6 ft);
  - (iii) side yard less than 1.5 m (4.9 ft), nor less than 4.5 m (14.8 ft) where adjacent to a highway right-of-way other than a lane.

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- (b) No person shall site an accessory building or structure in the RS-4 zone which has:



- (i) a front yard less than 7.5 m (24.6 ft);
- (ii) a rear yard less than 1.5 m (4.9 ft), nor less than 4.5 m (14.8 ft) where adjacent to a highway right-of-way other than a lane;
- (iii) side yard less than 1.5 m (4.9 ft), nor less than 4.5 m (14.8 ft) where adjacent to a highway right-of-way other than a lane.

(c) ***Section 7.06(5)(e) deleted by Bylaw 1673 adopted 01 Aug 2003.***

(6) Size and Dimensions of Buildings and Structures

- (a) No person shall site a building or structure in the RS-4 zone which exceeds a height of 10.0 m (32.8 ft).
- (b) Parcel coverage in the RS-4 zone shall not exceed 20%.

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(7) Other Regulations

- (a) All persons carrying out a use permitted in the RS-4 zone shall comply with the relevant provisions of Parts 3, 4, 5 and 6 of this Bylaw.
- (b) No person shall use or permit the use of any portion of a parcel in the RS-4 zone for the wrecking and repair of vehicles or for the storage of derelict vehicles except for the storage of not more than one derelict vehicle in other than the front yard.

**RESORT OPEN SPACE, RECREATION AND TRAILS ZONE: PG-4****7.23 (1) Permitted Uses**

Within the PG-4 zone the following uses only are permitted:

- (a) Conservation areas, recreation reserves, ecological reserves, and wildlife sanctuaries;
- (b) Wildland use;
- (c) Wildlife research centre;
- (d) Wireless communication facility;
- (e) Uses permitted under Section 4.03 of this Bylaw.

**(2) Accessory Uses**

- (a) Cabin accessory to (1) (b);
- (b) Other uses, buildings and structures accessory to a permitted use.

**(3) Siting**

No person shall site a building or structure in the PG-4 zone which has a setback less than 7.5 m (24.6 ft).

**(4) Density**

No person shall site more than one (1) cabin accessory to wildland use per 250 ha (618 acres) of PG-4 zoned land.

**(5) Size and Dimensions of Buildings and Structures**

No person shall site a building or structure in the PG-4 zone that exceeds a height of 9.0 m (29.5 ft).

**(6) Other Regulations**

- (a) All persons carrying out a use permitted in the PG-4 zone shall comply with the relevant provisions of Part 4, 5 and 6 of this Bylaw.
- (b) All persons carrying out a use permitted in the PG-4 zone shall comply with the relevant provisions of Section 4.11 of this Bylaw with respect to screening of outdoor storage.
- (c) Buildings and structures accessory to wildland use are restricted to warming huts, picnic shelters, trail signage, and cabins accessory to wildland use.

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(d) All portable sawmills must meet the following requirements:

- (i) maximum production of 50 m<sup>3</sup> (1,765.73ft<sup>3</sup> or 21,188.8 board feet) per day;
- (ii) accumulation of sawdust, wood chips or other wood products not exceeding 10.0 m high;
- (iii) clear fireguard a minimum of 15.0 m wide must be established around the portable sawmill, wood storage and debris piles;
- (iv) all slash must be removed from the parcel and disposed of in advance of operations of the portable sawmill;
- (v) all debris, mill waste, timbers and skids must be removed from the parcel upon cessation of the portable sawmill operation;
- (vi) no person shall site a portable sawmill less than 50.0 m (164.0 ft) from a parcel line;
- (vii) the minimum parcel size on which a portable sawmill may be sited is 8.0 ha.

(e) Guest ranches shall:

- (i) consist only of guest ranch cabins or a guest ranch lodge, or both, as well as accessory buildings, structures and facilities, and;
- (ii) have all guest ranch cabins and accessory buildings, structures, and facilities on the same 2.0 hectare portion of the parcel.