



REGIONAL DISTRICT OF ALBERNI-CLAYOQUOT

BYLAW NO. P1534

OFFICIAL ZONING TEXT AMENDMENT

A bylaw of the Regional District of Alberni-Clayoquot to amend Bylaw No. 15, being the “Regional District of Alberni-Clayoquot Zoning By-law No. 15, 1971”.

WHEREAS the *Local Government Act* authorizes the Regional Board to amend a zoning bylaw upon the affirmative vote of the directors in accordance with Sections 464, 465, 470 and 479 of the *Local Government Act*;

NOW THEREFORE the Board of Directors of the Regional District of Alberni-Clayoquot, in open meeting assembled, enacts the following amendment to the text of the Regional District of Alberni-Clayoquot Zoning By-law No. 15, 1971:

1. TITLE

This bylaw may be cited as the Regional District of Alberni-Clayoquot Zoning Text Amendment Bylaw No. P1534.

2. Bylaw No. 15 of the Regional District of Alberni-Clayoquot is hereby amended by:

- a. Adding Section “132B Light Industrial (M2B) District” and sub-sections to read as follows:

132B Light Industrial (M2B) District

This District provides for the accommodation of general industrial activities under conditions designed to minimize conflicts with surrounding uses.

132B.1 Uses Permitted:

- (1) Uses permitted in the Industrial Park District (M 1).
- (2) Offices, storage buildings, and workshops for that part of the Construction Industry not permitted in the Industrial Park District (M 1).
- (3) Wholesalers of Lumber and Building Materials including screening and grinding of sand and gravel.

- (4) Open storage as a principal use.
- (5) Truck Transport.
- (6) Commercial nurseries and greenhouses.
- (7) Accessory buildings and uses, including display, storage and retail sale of goods produced on the premises.

132B.2 Conditions of Use:

- (1) Nothing shall be done which is or will become an annoyance or nuisance to the surrounding areas by reason of unsightliness, the emission of odours, liquid effluent, dust, fumes, smoke, vibration, noise or glare; nor shall anything be done which creates or causes a health, fire or explosion hazard, electrical interference or undue traffic congestion.
- (2) Where a lot or any part thereof is used or intended to be used as an outside storage area, that portion of such storage area which fronts upon or adjoins a public street, a lot in an R or RM district or is separated by a lane therefrom, shall be screened and no material located within 15.39 meters [50 feet] of the screen shall be piled to extend above such screening. Required front screening shall be so situated as to conform with the front yard setback provisions

b. By amending Section 200, Schedule II – Bulk and Site Regulations as follows:

Zoning District or Use	Minimum Lot Width (feet)	Minimum Lot Area	Maximum Lot Coverage	Minimum Setbacks (feet)			Maximum Height (feet)
				Front	Rear	Side	
M2B	328.1	2 hectares	30%	50	50	50	35

- c. By amending Section 4.3, Interpretation, to include “M2B” on the line which references “M districts”.
- d. By amending Section 5.1, Designation of Districts, to include “132B Light Industrial (M2B) District” in the Industrial Section.

3. This bylaw shall come into force and take effect upon the adoption thereof.

4. Read a first time this day of ,
Public hearing held this day of ,
Read a second time this day of ,
Read a third time this day of ,

Adopted this day of ,

Corporate Officer

Chair of the Regional Board