

COLUMBIA SHUSWAP REGIONAL DISTRICT

KAULT HILL RURAL LAND USE AMENDMENT (CSRD) BYLAW NO. 3009

A bylaw to amend the "Kault Hill Rural Land Use Bylaw No. 3000"

WHEREAS the Board of the Columbia Shuswap Regional District has adopted Bylaw No. 3000;

AND WHEREAS the Board deems it appropriate to amend Bylaw No. 3000;

NOW THEREFORE the Board of the Columbia Shuswap Regional District, in open meeting assembled, hereby enacts as follows:

1. "Kault Hill Rural Land Use Bylaw No. 3000", as amended, is further amended as follows:

A. TEXT AMENDMENT

1. Section '2.1 Definitions' is amended by:

a. Deleting the definition of "ACCESSORY BUILDING" and replacing it with the following:

"ACCESSORY BUILDING or STRUCTURE is a detached building or structure located on the same parcel as the principal building and the use of which is customarily ancillary to that of the principal use;"

b. Deleting the definition of "ACCESSORY USE" and replacing it with the following:

"ACCESSORY USE is the use of land, buildings, or structures in conjunction with and ancillary to an established principal use;"

c. Deleting the definition of " GROSS FLOOR AREA," and replacing it with the following in alphabetical order:

"FLOOR AREA, GROSS is the total area of all *storeys* in a building and attached decks and balconies, whether at, above, or below established grade, measured to the outside face of the exterior walls, windows, roof or floor as applicable, or the area in a portion of a building as applicable. For structures or portions of structures without walls, floor area, gross is measured from the outside edges of posts. Where a roof extends more than 1.3 m beyond a wall or post floor area, gross is measured to the outermost edge of the roof or eave. For buildings, structures or portions thereof without a roof floor area, gross is measured from the exterior face of a wall, post or edge of floor. Floor area, gross includes balconies, decks and parking areas but does not include unenclosed exterior stairs;"

"FLOOR AREA, NET is the total area of all *storeys* in a building measured to the outside face of exterior walls, or, as applicable, the area associated with each specific use measured to the outside face of the walls of the area. For portions of buildings without walls, the floor area is measured from the outside edges of posts. Floor area, net does not include balconies, decks, and parking areas;"

d. Adding the definition of "STOREY" in alphabetical order:

"STOREY is the portion of a building situated between the top of any floor and the roof or ceiling above it with a minimum clearance height of 1.5 m;"

2. Section 2.3.6 'APPLICATION OF FLOODPLAIN' is amended by replacing "floor area" with "*floor area, gross*" in section 2.3.6 (6) (b).

3. Section 2.3.12 'ACCESSORY BUILDING' is amended by deleting Section 2.3.12 and replacing it with the following:

"ACCESSORY BUILDING

An accessory building must be located on the same parcel as the principal use to which it relates and must only be used for an accessory use, home occupation or secondary dwelling unit provided these uses are permitted in the zone where the accessory building is located;"

4. Section 2.3.15 'HOME BUSINESS' is amended by replacing all references of "floor area" with "*floor area, net.*"

5. Section 2.4 'OFF STREET PARKING SPACES AND OFF STREET LOADING SPACES' is amended by replacing all references of "floor area" with "*floor area, net*" in 'TABLE 2 REQUIRED OFF STREET PARKING AND OFF STREET LOADING SPACES'

6. Section 2.6 R RURAL ZONE is amended by:

a. Deleting section 2.6 (2) (f) and replacing it with the following:

COLUMN 1 MATTER REGULATED	COLUMN 2 REGULATION
(f) Maximum height for: <ul style="list-style-type: none"> Principal buildings and structures Accessory buildings containing a dwelling unit All other Accessory buildings and structures 	<ul style="list-style-type: none"> 11.5 m (37.73 ft) 10 m (32.81 ft) 8.5 m (27.89 ft)

b. Adding new regulation immediately following section 2.6(2)(f) as follows:

COLUMN 1	COLUMN 2
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MATTER REGULATED	REGULATION
(g) Maximum <i>floor area, gross</i> of an accessory building: <ul style="list-style-type: none"> On a parcel less than 0.4 ha Accessory buildings containing a dwelling unit All other Accessory buildings and structures On a parcel equal to or greater than 0.40 ha and less than 2.0 ha 	<ul style="list-style-type: none"> 250 m² (2690.98 ft²) 150 m² (1614.59 ft²) 250 m² (2690.98 ft²)

7. Section 2.7 SH SMALL HOLDINGS ZONE is amended by:

a. Deleting section 2.6 (2) (f) and replace it with the following:

COLUMN 1 MATTER REGULATED	COLUMN 2 REGULATION
(f) Maximum height for: <ul style="list-style-type: none"> Principal buildings and structures Accessory buildings containing a dwelling unit All other Accessory buildings and structures 	<ul style="list-style-type: none"> 11.5 m (37.73 ft) 10 m (32.81 ft) 8.5 m (27.89 ft)

b. Adding a new regulation immediately following 2.7(2)(f):

COLUMN 1 MATTER REGULATED	COLUMN 2 REGULATION
(g) Maximum <i>floor area, gross</i> of an accessory building: <ul style="list-style-type: none"> On a parcel less than 0.4 ha Accessory buildings containing a dwelling unit All other Accessory buildings and structures On a parcel equal to or greater than 0.40 ha and less than 2.0 ha 	<ul style="list-style-type: none"> 250 m² (2690.98 ft²) 150 m² (1614.59 ft²) 250 m² (2690.98 ft²)

8. Section 2.8 RR RURAL RESIDENTIAL ZONE is amended by:

a. Deleting section 2.8 (2) (e) and replace it with the following:

COLUMN 1 MATTER REGULATED	COLUMN 2 REGULATION
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(e) Maximum height for:	
<ul style="list-style-type: none"> Principal buildings and structures Accessory buildings containing a dwelling unit All other Accessory buildings and structures 	<ul style="list-style-type: none"> 11.5 m (37.73 ft) 10 m (32.81 ft) 8.5 m (27.89 ft)

b. Adding a new regulation in numerical order to section 2.8(2):

COLUMN 1 MATTER REGULATED	COLUMN 2 REGULATION
(g) Maximum <i>floor area, gross</i> of an accessory building:	
<ul style="list-style-type: none"> On a parcel less than 0.4 ha Accessory buildings containing a dwelling unit All other Accessory buildings and structures On a parcel equal to or greater than 0.40 ha and less than 2.0 ha 	<ul style="list-style-type: none"> 250 m² (2690.98 ft²) 150 m² (1614.59 ft²) 250 m² (2690.98 ft²)

9. Section 2.9 PA PUBLIC ASSEMBLY ZONE is amended by:

a. Deleting section 2.9 (2) (f) and replace it with the following:

COLUMN 1 MATTER REGULATED	COLUMN 2 REGULATION
(f) Maximum height for:	
<ul style="list-style-type: none"> Principal buildings and structures Accessory buildings containing a dwelling unit All other Accessory buildings and structures 	<ul style="list-style-type: none"> 11.5 m (37.73 ft) 10 m (32.81 ft) 8.5 m (27.89 ft)

b. Adding a new regulation in numerical order to section 2.9(2):

COLUMN 1 MATTER REGULATED	COLUMN 2 REGULATION
(g) Maximum <i>floor area, gross</i> of an accessory building:	

<ul style="list-style-type: none"> • On a parcel less than 0.4 ha • Accessory buildings containing a dwelling unit • All other Accessory buildings and structures • On a parcel equal to or greater than 0.40 ha and less than 2.0 ha 	<ul style="list-style-type: none"> • 250 m² (2690.98 ft²) • 150 m² (1614.59 ft²) • 250 m² (2690.98 ft²)
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2. This Bylaw may be cited as "Kault Hill Rural Land Use Amendment (CSRD) Bylaw No. 3009."

READ a first time this 15th day of February, 2024.

READ a second time this 15th day of February, 2024.

READ a third time this _____ day of _____, 2024.

Approved pursuant to Section 52(3)(a) of the Transportation Act this _____
day of _____, 2024

for: Ministry of Transportation and Infrastructure

ADOPTED this _____ day of _____, 2024.

CORPORATE OFFICER

CHAIR

CERTIFIED a true copy of Bylaw No. 3009 as read a third time.

CERTIFIED a true copy of Bylaw No. 3009 as adopted.

Corporate Officer

Corporate Officer