

Amending Bylaws	9. Rural Zones		
Bylaw 8586 Bylaw 8734	9.1	AG: Greenbelt	
	9.1.1	Purpose The purpose of this zone is primarily to preserve sensitive lands in a natural state. This includes lands with characteristics such as steep slopes, poor drainage, flooding or other hazards, unique scenic values, significant vegetation, and wildlife habitat by providing for a limited range of uses with regulations that maintain lot sizes of at least 15.0 ha within rural areas.	
Bylaw 8586 Bylaw 8734	9.1.2	Principal Uses <ul style="list-style-type: none"> • agriculture, general only in the Agricultural Land Reserve • agriculture, intensive impact only in the Agricultural Land Reserve • community care facility, minor • housing, manufactured • housing, single detached 	Bylaw 8896 Bylaw 8256 Bylaw 8656
			9.1.3 Secondary Uses <ul style="list-style-type: none"> • animal breeding & boarding • animal shelter • bed & breakfast • equestrian centre, major only in the Agricultural Land Reserve. • equestrian centre, minor • home business 1 • home business 2 • home business 3 only in HBO • secondary dwelling • secondary suite only in single detached housing • temporary sawmill • winery & cidery only in agriculture, general
Bylaw 8415 Bylaw 8256	9.1.4	Subdivision Regulations <ol style="list-style-type: none"> 1. The minimum lot width is 100 m, except the minimum lot width is 20.0 m where a split-zoned lot is subdivided, the AG portion forms the remainder that is entirely within the Urban Area of Schedule B-4: Growth Management Map of the Official Community Plan, and the owner registers a covenant pursuant to Section 219 of the Land Title Act in favour of the City at the time the subdivision is registered, and such covenant shall be satisfactory to the approving officer and shall restrict or prohibit the construction of buildings or structures, and the use of any lot. 2. The minimum lot area is 15.0 ha, except the minimum lot area is 845 m² where a split-zoned lot is subdivided, the AG portion forms the remainder that is entirely within the Urban Area of Schedule B-4: Growth Management Map of the Official Community Plan, and the owner registers a covenant pursuant to Section 219 of the Land Title Act in favour of the City at the time the subdivision is registered, and such covenant shall be satisfactory to the approving officer and shall restrict or prohibit the construction of buildings or structures, and the use of any lot. 	
Bylaw 8415 Bylaw 8256			

AG

9.1.5 Regulations for Principal Development

1. The maximum residential density is one principal dwelling and one secondary suite per lot if less than 30.0 ha. A maximum of two principal dwellings and one secondary suite are permitted on lots 30.0 ha or larger provided that the lot is within the Agricultural Land Reserve, the second principal dwelling is a secondary agricultural use, and is a manufactured home up to a maximum width of 9.0 m.
2. The maximum site coverage is 30% for lots smaller than 0.4 ha.
3. The maximum height is 10 m.
4. The maximum number of storeys for single-detached housing is 2.5.
5. The minimum front yard is 4.5 m.
6. The minimum interior side yard is 1.2 m and the minimum exterior side yard is 3.0 m.
7. The minimum rear yard is 6.0 m.
8. The minimum setback between principal buildings on a site is 12.0 m, except it is 3.0 m between a principal and secondary dwelling.

Bylaw 8896
Bylaw 9041

9.1.6 Regulations for Accessory Development

1. The maximum total combined gross floor area of accessory buildings and structures on a site is 90 m² for lots smaller than 0.4 ha.
2. The maximum height is 6.0 m, except it is 7.0 m for carriage housing and 5.0 m for cottage housing.
3. The minimum front yard is 4.5 m.
4. The minimum interior side yard is 1.2 m.
5. The minimum exterior side yard is 3.0 m.
6. The minimum rear yard is 1.2 m.

Bylaw 8256

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Bylaw 8947

9.1.7 Other Regulations

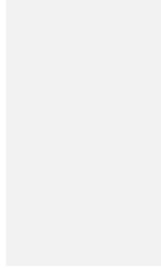
1. Despite the residential density provisions of this zone, manufactured housing may be located on a site and occupied as a dwelling for a period not exceeding two years from the date a building permit has been issued while the owner constructs or supervises the construction of a single detached dwelling, provided that any manufactured housing shall be removed upon completion and occupancy of the single detached dwelling. The City may require security to ensure its removal in accordance with Section 4.7.
2. Animal breeding & boarding and animal shelter are not permitted on lots less than 4.0 ha or within 100 m of any lot zoned AR2, AR3, AR4, RS, RT, RM, C, P, or Z.
3. Any feedlot is not permitted within 200 m of any lot zoned AR2, AR3, AR4, RS, RT, RM,C, P, or Z.
4. The maximum number of poultry permitted on a lot is:
 - a) 0 on lots less than 2,000 m²;
 - b) 25 on lots that are 2,000 m² or greater, but less than 1.0 ha;
 - c) 100 on lots that are 1.0 ha or greater, but less than 4.0 ha; and
 - d) On lots of 4.0 ha or greater, no limitations.
5. The maximum number of livestock that may be bred, trained, ridden, kept, reared or boarded on a lot is:
 - a) 0 on lots less than 0.4 ha;
 - b) 2 on lots that are 0.4 ha or greater, but less than 1.2 ha;

Bylaw 8496

Bylaw 8496

Bylaw 8256

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- c) On lots of 1.2 ha or more, but less than 4.0 ha, 1 for each 0.4 ha of portion thereof; and
 - d) On lots 4.0 ha or more, no limitations.
6. **Note:** In addition to the regulations listed above, other regulations may apply. These include the general development regulations of Section 4, the specific use regulations of Section 5, the landscaping and screening provisions of Section 6, the parking and loading regulations of Section 7, and the development permit guidelines of Section 8.