

- b) Potable water and sewage treatment / disposal services shall be provided in association with the establishment of permitted principal and accessory uses, and such services shall require the approval of Island Health (formerly Vancouver Island Health Unit) or respective ministry or agency of the Province of British Columbia, depending on which agency has jurisdiction.

A.26.4 MINIMUM LOT AREA

The minimum area of a lot or portion thereof, Crown land tenure or combination thereof shall be 4.0 hectares (9.88 acres).

A.26.5 DENSITY

Staff accommodations shall not exceed two buildings with a maximum combined gross floor area of 400 square metres (4,305.6 square feet).

A.26.6 SETBACKS

The minimum setback for buildings and structures from any property line or from the boundary between two or more zoning categories shall be 7.5 metres (24.6 feet), Setback requirements as they relate to a marine area included within a Crown land tenure shall be as prescribed by the Province of BC.

A.26.7 BUILDING HEIGHT

Buildings and structures shall not exceed 12.0 metres (39.4 feet) in height as measured from the finished grade or surface of the ocean, whichever is applicable.

3. Zoning Map Amendments

- a) Regional District of Mount Waddington Zoning Bylaw No. 21, 1972, is hereby amended by changing the applicable zoning category from the Rural Zone (A-1) to the Marine Industrial Zone (MI-1), for that portion of the property on West Cracroft Island described as District Lot 498, Range 1, Coast District and comprised of 4.35 hectares (10.75 acres), and that area of adjacent Crown foreshore or land covered by water being part of the bed of Port Harvey within Range 1, Coast District and comprised of 5.583 hectares (13.8 acres), as shown on Schedule "A" which is attached hereto and forms part of this Bylaw.

READ A FIRST TIME THIS 16TH DAY OF FEBRUARY, 2016

PUBLIC HEARING HELD THIS DAY OF , 2017

READ A SECOND TIME THIS DAY OF , 2017

READ A THIRD TIME THIS DAY OF , 2017

ADOPTED THIS DAY OF , 2017

ADMINISTRATOR

CHAIR

SCHEDULE "A" TO BYLAW NO. 895, 2016

Northern property boundary of District Lot 498

