

Concurrence Table

Amendments to Electoral Area 'D' Comprehensive Land Use Bylaw No. 2435, 2016

Section Number	Existing Item / Wording	Change	Rationale
TABLE 1: LAND USE CONSISTENCY TABLE Residential Designations:	Multi-Family Residential	AMEND Multi-Unit Residential	Clarify and modernize.

Amendments to Electoral Area 'D' Comprehensive Land Use Bylaw No. 2435, 2016 Schedule 'A' Official Community Plan

Section	Existing Item / Wording	Change	Rationale
7.0 RESIDENTIAL Background	This section outlines the objectives and policies for Suburban Residential, Country Residential, Rural Residential, Remote Residential and Multi-Family Residential designations in the Plan area.	AMEND This section outlines the objectives and policies for Suburban Residential, Country Residential, Rural Residential, Remote Residential and Multi-Unit Residential designations in the Plan area.	Clarify and modernize.
7.0 RESIDENTIAL Suburban Residential (RS) Policies	15. Directs that the principal use shall be single detached or duplex dwellings.	AMEND 15. Directs that the principal use shall be single detached or duplex housing.	Clarify and modernize.
7.0 RESIDENTIAL Country Residential (RC) Policies	17. Directs that the principal use shall be single detached or duplex dwellings	AMEND 17. Directs that the principal use shall be single detached or duplex housing.	Clarify and modernize.

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7.0 RESIDENTIAL Rural Residential (RR) Policies	19. Directs that the principal use shall be single detached or duplex dwellings.	AMEND 19. Directs that the principal use shall be single detached or duplex housing .	Clarify and modernize.
7.0 RESIDENTIAL Remote Residential (RR) Policies	21. Directs that the principal use shall be agricultural, single detached or duplex dwellings.	AMEND 21. Directs that the principal use shall be agricultural, single detached or duplex housing .	Clarify and modernize.
7.0 RESIDENTIAL Multi-Family Residential (RM) Policies	Multi-Family Residential (RM) Policies	AMEND Multi- Unit Residential (RM) Policies	Clarify and modernize.
7.0 RESIDENTIAL Multi-Family Multi-Unit Residential (RM) Policies	23. Directs that the principal use be single family, duplex or multi-family residential.	AMEND 23. Directs that the principal use be single detached, duplex or multi-unit housing .	Clarify and modernize.
7.0 RESIDENTIAL Multi-Family Multi-Unit Residential (RM) Policies	24. Supports that multi-family residential includes developments consisting of more than five (5) units per hectare in manufactured home parks, seniors housing developments, co-operative housing, apartments, fractional, strata and row housing developments.	AMEND 24. Supports that multi-unit residential includes developments consisting of more than five (5) units per hectare in manufactured home parks, seniors housing developments, co-operative housing, apartments, fractional, strata and row housing developments.	Clarify and modernize.
7.0 RESIDENTIAL Multi-Family Multi-Unit Residential (RM) Policies	25. Directs that multi-family developments be restricted to two-stories and be subject to the provision of community water and/or sewage.	AMEND 25. Directs that multi-unit developments be restricted to two-stories and be subject to the provision of community water and/or sewage.	Clarify and modernize.

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7.0 RESIDENTIAL Multi-Family Multi-Unit Residential (RM) Policies	26. Encourages that multi-family developments may include accessory or incidental commercial use.	AMEND 26. Encourages that multi-unit developments may include accessory or incidental commercial use.	Clarify and modernize.
18.0 COMMUNITY SPECIFIC POLICIES Ainsworth	4. Recognizes that single family residential land use will remain the dominant form of land use within the town-site, with the exception of designated commercial and resort commercial areas.	AMEND 4. Recognizes that single detached residential land use will remain the dominant form of land use within the town-site, with the exception of designated commercial and resort commercial areas.	Clarify and modernize.
18.0 COMMUNITY SPECIFIC POLICIES Woodbury	17. Recognizes that Woodbury will remain primarily single family residential with opportunity for appropriate home-based business and commercial use.	AMEND 17. Recognizes that Woodbury will remain primarily single detached residential with opportunity for appropriate home-based business and commercial use.	Clarify and modernize.
18.0 COMMUNITY SPECIFIC POLICIES Fletcher Creek	23. Recognizes that Fletcher Creek will remain primarily single family residential with opportunity for home-based businesses within residential areas and designated areas for light industry.	AMEND 23. Recognizes that Fletcher Creek will remain primarily single detached residential with opportunity for home-based businesses within residential areas and designated areas for light industry.	Clarify and modernize.
18.0 COMMUNITY SPECIFIC POLICIES Mirror Lake	28. Recognizes that Mirror Lake will remain primarily a single family residential and rural community.	AMEND 28. Recognizes that Mirror Lake will remain primarily a single detached residential and rural community.	Clarify and modernize.

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18.0 COMMUNITY SPECIFIC POLICIES Mirror Lake	32. Requires that home-based businesses, including tourist accommodation be restricted as accessory to single family residential use.	AMEND 32. Requires that home-based businesses, including tourist accommodation be restricted as accessory to single detached residential use.	Clarify and modernize.
18.0 COMMUNITY SPECIFIC POLICIES Pineridge and O Avenue	38. Recognizes that Pineridge and O Avenue will remain primarily single family residential, with water availability being considered at the time of zoning.	AMEND 38. Recognizes that Pineridge and O Avenue will remain primarily single detached residential, with water availability being considered at the time of zoning.	Clarify and modernize.
18.0 COMMUNITY SPECIFIC POLICIES Allen Division	60. Recognized that Allen Division will remain primarily suburban residential with a mix of housing types, primarily oriented toward single family residential and duplex dwellings.	AMEND 60. Recognized that Allen Division will remain primarily suburban residential with a mix of housing types, primarily oriented toward single detached and duplex housing .	Clarify and modernize.
18.0 COMMUNITY SPECIFIC POLICIES Schroeder Creek	86. Recognizes that Schroeder Creek will remain primarily single family residential.	AMEND 86. Recognizes that Schroeder Creek will remain primarily single detached residential.	Clarify and modernize.

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18.0 COMMUNITY SPECIFIC POLICIES Schroeder Creek	87. Supports that home-based businesses and accessory tourist accommodation be restricted as an accessory to single family residential use, and that decisions regarding land use amendments or development applications be considered based on the existing history, peaceful and private character, and social characteristics of the community.	AMEND 87. Supports that home-based businesses and accessory tourist accommodation be restricted as an accessory to single detached residential use, and that decisions regarding land use amendments or development applications be considered based on the existing history, peaceful and private character, and social characteristics of the community.	Clarify and modernize.
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