

District of Squamish
BYLAW NO. 2513, 2016

A bylaw to amend the District of Squamish
Zoning Bylaw No. 2200, 2011

WHEREAS the District of Squamish deems it necessary and appropriate to amend Zoning Bylaw No. 2200, 2011;

NOW THEREFORE the Council of the District of Squamish, in open meeting assembled, enacts as follows:

1. This bylaw may be cited as “District of Squamish Zoning Bylaw No. 2200, 2011, Amendment Bylaw (Downtown Commercial) No. 2513, 2016”.
2. **Section 4 (General Regulations)** is amended by removing Subsections 4.16(b) and 4.16(d).
3. **Section 26 (Downtown Commercial (C-4))** is amended by replacing Subsection 26.4 with the following:

26.4 Minimum Setbacks for Principal Buildings:

- (a) Despite any other regulation in this bylaw, a principal building on any parcel in the area outlined in red on the attached map (Schedule “A”) and that fronts Pemberton Street, Victoria Street, Vancouver Street, Second Avenue, or Third Avenue must have a 2.5 m setback from Pemberton Street, Victoria Street, Vancouver Street, Second Avenue, and Third Avenue.
- (b) Interior side lot line: where a lot abuts another lot developed with or zoned for any Residential, Civic, or Assembly use, no principal building shall be located within 1.52 m of the property line that is shared by the lot and the adjacent lot developed with or zoned for Residential, Civic, or Assembly use;
- (c) Where a lot abuts a lane, no principal building shall be located within 1 m of the lot line adjacent to the lane.

Section 26 (Downtown Commercial (C-4)) is further amended by adding Subsection 26.13 as follows:

26.13 MIXED USE

- (a) Any mixed-use building must have a principal use permitted in the C-4 zone other than apartment dwelling; public parking; or home occupation, office along all street frontages at grade;
- (b) Any mixed-use building must have a principal use permitted in the C-4 zone other than apartment dwelling; public parking; or home occupation, office along all street frontages on one other storey of the building in addition to the storey at grade;
- (c) Principal uses required as per 26.13 (a) and (b) must have a minimum unit depth of 10 m.

Schedule "A" to District of Squamish Zoning Bylaw No. 2200, 2011, Amendment Bylaw (Downtown Commercial) No. 2513, 2016:



4. **Section 32 (Artisan Village (C-10))** is amended by adding the following to

Subsection 32.7:

32.7 Minimum Setbacks for Principle Buildings

(b) Despite any other regulation in this bylaw, a principal building on any parcel in the area outlined in red on the attached map (Schedule “A”) and that fronts Pemberton Street, Victoria Street, Vancouver Street, Second Avenue, or Third Avenue must have a 2.5 m setback from Pemberton Street, Victoria Street, Vancouver Street, Second Avenue, and Third Avenue.

Section 32 (Artisan Village (C-10)) is further amended by adding Subsection 32.15 as follows:

32.15 MIXED USE

- (a) Any mixed-use building must have a principal use permitted in the C-10 zone other than apartment dwelling; public parking; or home occupation, office along all street frontages at grade;
- (b) Any mixed-use building must have a principal use permitted in the C-10 zone other than apartment dwelling; public parking; or home occupation, office along all street frontages on one other storey of the building in addition to the storey at grade;
- (c) Principal uses required as per 32.15 (a) and (b) must have a minimum unit depth of 10 m.

Schedule “A” to District of Squamish Zoning Bylaw No. 2200, 2011, Amendment Bylaw (Downtown Commercial) No. 2513, 2016



5. Zoning Bylaw No. 2200, 2011 is amended so that the numerical and alphabetical ordering of its provisions, and any and all references to those numbers and letters that appear in any provisions of the bylaw, are revised to be consistent with the amendments of this bylaw.

READ A FIRST AND SECOND TIME this 21st day of February, 2017.

Pursuant to the Community Chapter, **NOTICE WAS ADVERTISED ON** [DATE]th day of [MONTH], [YEAR].

PUBLIC HEARING HELD on this [DATE]th day of [MONTH], [YEAR].

READ A THIRD TIME [DATE]th day of [MONTH], [YEAR].

APPROVED by the [AUTHORITY], pursuant to [LEGISLATION] this [DATE]th day of [MONTH], [YEAR].

ADOPTED this [DATE]th day of [MONTH], [YEAR].

Patricia Heintzman, Mayor

Robin Arthurs, Corporate Officer