

**REGIONAL DISTRICT OF NANAIMO  
BYLAW NO. 500.404**

**A Bylaw to Amend Regional District of Nanaimo  
Land Use and Subdivision Bylaw No. 500, 1987**

The Board of the Regional District of Nanaimo, in open meeting assembled, enacts as follows:

- A. This Bylaw may be cited as “Regional District of Nanaimo Land Use and Subdivision Amendment Bylaw No. 500.404, 2017”.
- B. “Regional District of Nanaimo Land Use and Subdivision Bylaw No. 500, 1987”, is hereby amended as follows:

1. Under **PART 3, LAND USE REGULATIONS, Section 3.1 Zones** by adding the following zoning classification and corresponding short title after CD50 Zone :

Comprehensive Development Zone 51

2. By adding Section 3.4.151 (CD51)

as shown on Schedule ‘1’ which is attached to and forms part of this Bylaw.

3. By rezoning the lands shown on the attached Schedule ‘2’ and legally described as

That Part of District Lot 87, Lying to the West of Pym Road, Except Parcels B (DD 4389N) and  
C (DD 9872N) of Said District Lot and Except That Part in Plans 14729, 50690, VIP60116  
and VIP64801

from Residential 1 Zone, Subdivision District ‘Q’ to Comprehensive Development Zone 51

Introduced and read two times this 3rd day of October, 2017.

Public Hearing held this 30th day of October, 2017.

Read a third time this 12th day of December, 2017.

Approved by the Minister of Transportation and Infrastructure pursuant to the *Transportation Act* this 14th day of August, 2018.

Adopted this \_\_\_ day of \_\_\_\_\_ 20XX.

\_\_\_\_\_  
Chair

\_\_\_\_\_  
Corporate Officer

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Chair

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Corporate Officer

**Schedule '1'**

Section 3.4.151

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**Comprehensive Development Zone 51**

**CD51**

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**3.4.151.1 Permitted Uses & Minimum Site Area**

Permitted Uses	Required Site Area with:		
	Community Water & Sewer System	Community Water System	No Community Services
a) Multiple Dwelling Unit Development: - per dwelling unit	500 m <sup>2</sup>	1600 m <sup>2</sup>	1.0 ha
b) Home Based Business	N/A	N/A	N/A

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**3.4.151.2 Maximum Number and Size of Buildings and Structures**

Height	9.0 m
Parcel coverage	35%

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**3.4.151.3 Minimum Setback Requirements**

Lots lines fronting the Island Highway	10.0 m
Front and Exterior side lot line	6.0 m
Interior side and rear lot line	3.0 m
Phased Strata lot line	0.0 m

Except:

- a) one dwelling unit is permitted to be 2.0 metres from an exterior side lot line or front lot line.
- b) where any part of a parcel is adjacent to or contains a watercourse then the regulations in Section 3.3.8 shall apply.

**3.4.151.4 Other Regulations**

For the purpose of this zone no further subdivision is permitted, including a bare land strata pursuant to the Bare Land Strata regulation, except a building strata pursuant to the *Strata Property Act*.

Schedule '2' to accompany "Regional District of Nanaimo Land Use and Subdivision Amendment Bylaw No. 500.404, 2017"

Chair

Corporate Officer

Schedule '2'

