

A BYLAW TO AMEND THE VILLAGE OF CHASE ZONING BYLAW 264, 1983 AND AMENDMENTS THERETO BY IMPLEMENTING ON R2A ZONE. 14th. AMENDMENT

The Municipal Council of the Village of Chase, in open meeting assembled, enacts as follows:

- 1. Zoning Bylaw No. 264, 1983 is hereby amended by adding the following category to Residential Zoning in Section 5.1 designation of Districts, and Section 2.3A covering uses and density:

<u>"DISTRICT TITLE</u>	<u>SHORT DESIGNATION</u>
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2.3(A) Limited Medium Density Residential R.2A

This District provides for comprehensive residential development on large lots served by a community sanitary sewer system and a community domestic water system.

2.3(A)1 Uses Permitted

- (1) Single Family Dwellings.
- (2) Multiple Family Dwellings including townhouses.
- (3) Accessory Buildings and uses.

2.3(A)2 Lot Area and Width

(1) Each lot for a single family dwelling shall have an area of not less than 400 square metres (4305.6 square feet) and a width of not less than 12 metres (39.4 feet).

(2) Each lot for multiple family dwelling shall have an area of not less than 6070 square metres (65,340 square feet) and a width of not less than 35 metres (114 feet) provided that for multiple family dwellings and townhouses containing two (2) or more dwelling units each lot shall have an area not less than 375 square metres (4036.5 square feet) per dwelling unit.

2.3(A)3 Front Yard

A front yard shall be provided of not less than 6 metres (19.7 feet) in depth.

2.3(A)4 Rear Yard

A rear yard shall be provided of not less than 6 metres (19.7 feet) in depth.

2.3(A)5 Side Yard

(1) For single family dwellings, side yards shall be provided of not less than 1.5 metres (4.9 feet) in width, subject to the condition that in the case of a corner lot, the side yard adjoining the side street shall be not less than 3 metres (9.7 feet) in width.

(2) For multiple family dwellings, no building shall be closer than 3 metres (9.8 feet) to the side lot line, subject to the condition that in the case of a corner lot, no building shall be closer than 4.5 metres (14.8 feet) to the side street line.

2.3(A)6 Required services

All residential uses in the R.2A District shall be serviced by a community domestic water system and a community sanitary sewer system.

2.3(A)7 Height of Building

The height of a building shall no exceed 9 metres (29.5 feet) or two (2) storeys.

2.3(A)8 Off-Street Parking

Off-street parking shall be provided in accordance with Schedule VI of this bylaw.

2. The zoning classification on Lot 1, Plan 12512; Lot A, Plan 12879; and Lot 1 and 2 Plan 13628, all of District Lot 517, Kamloops, Division Yale District, is hereby changed from R.1 Residential District to R.2A Residential District as shown on Schedule "A" attached hereto.

3. This bylaw may be cited as "Village of Chase Zoning Amendment Bylaw No. 439, 1991.

READ a FIRST time this 28th.day of November 1991.

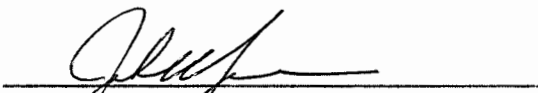
READ a SECOND time this 28th.day of November 1991.

PUBLIC HEARING held this 12th. day of December 1991.


READ A THIRD time this 12th. day of December 1991.

RECONSIDERED and FINALLY ADOPTED this 9th. day of January 1992.

  
Mayor C. Marshall

  
Clerk Treasurer  
John K. Spanier

I hereby certify that this is a true copy of Bylaw No. 439 as adopted this 9th. day of January, 1992.

  
Clerk John K. Spanier

*A true copy of By-Law No. 439  
registered in the office of the Inspector  
of Municipalities this 5th day of  
February 1992.*

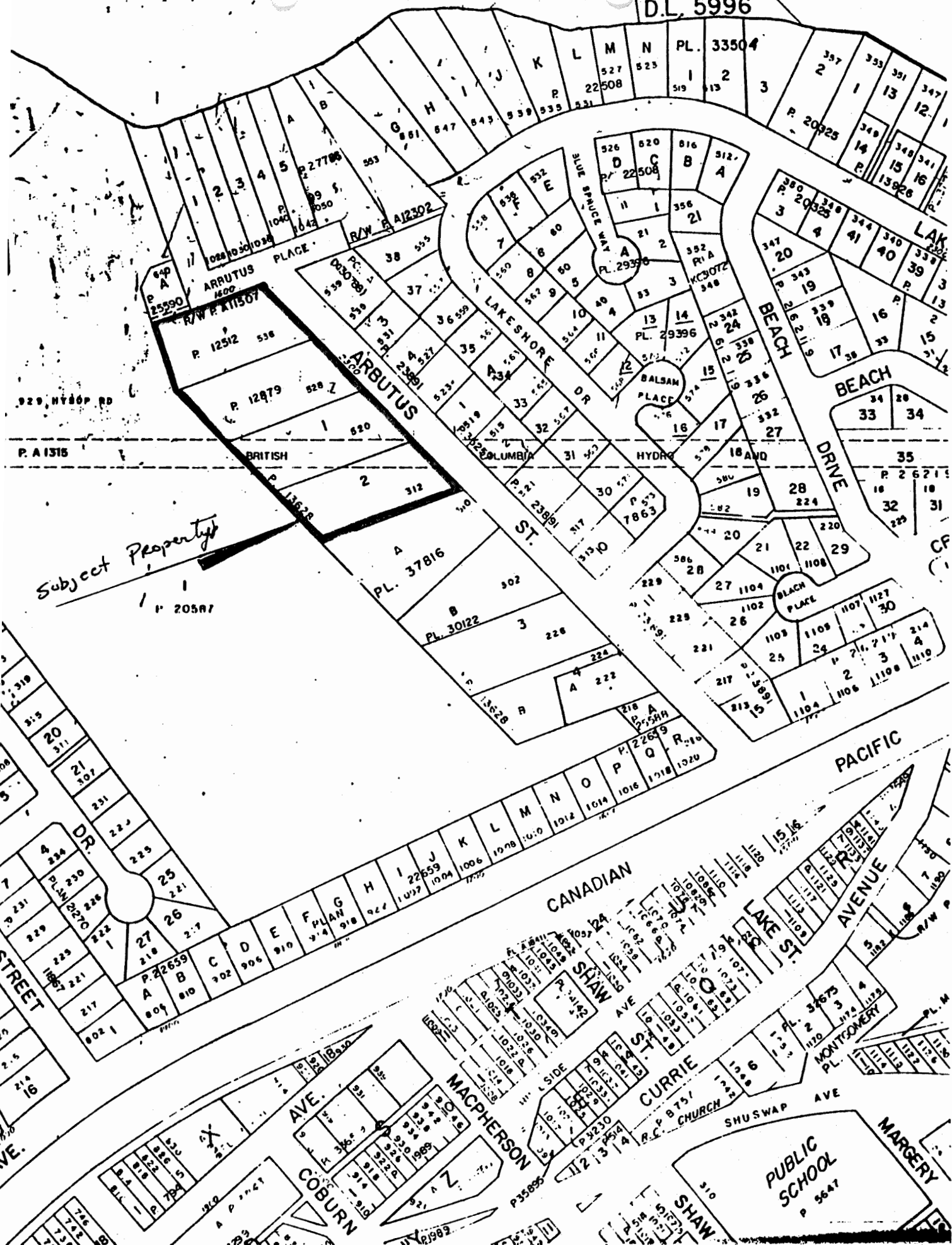
  
Deputy Inspector of Municipalities

LITTLE

SHUSWAP

LAKE

D.L. 5996



This schedule "A" is incorporated in and forms part of  
 Bylaw No. 439, 1991.

Certified Correct:

*[Handwritten Signature]*  
 Clerk  
 John K. Spanier