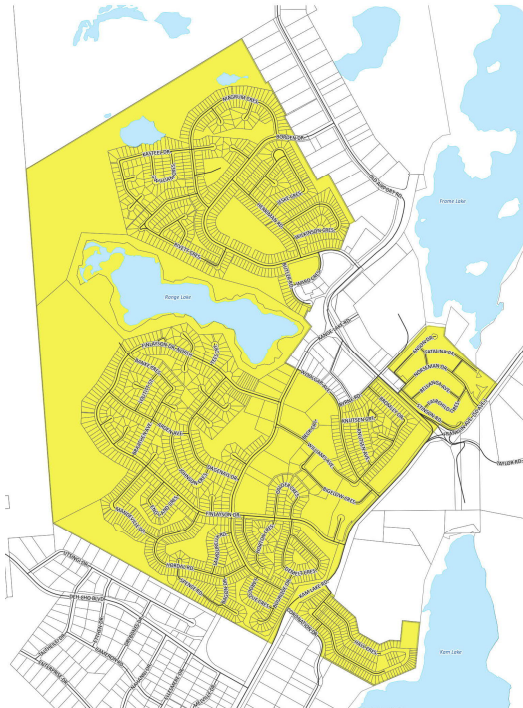
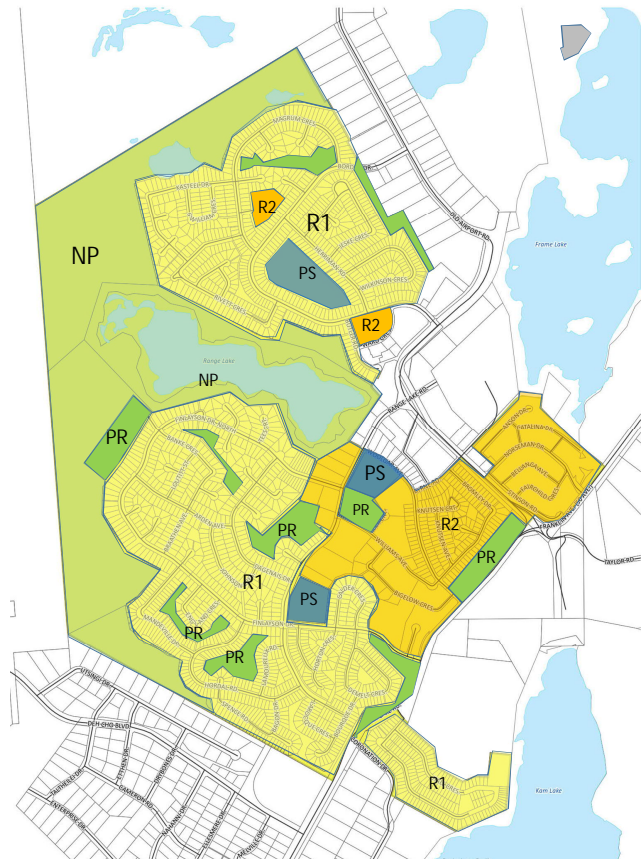


West Residential

2020 Community Plan Land Use Designation



Proposed Zoning: Updated Zoning Bylaw



R1- Low Density Residential		R2 - Medium Density Residential		PS - Public Service	NP - Nature Preservation	PR - Parks and Recreation
To provide an area for low density residential development in the form of single detached, duplex, and single detached manufactured dwellings and compatible uses.		To provide areas for medium density residential development with a mixture of residential buildings.		To provide for major institutional services that are public or quasi-public in nature.	To preserve and maintain the natural characteristics of an area, and to allow for limited public outdoor facilities to enhance public use and enjoyment of the natural characteristics of an area for future generations, by restricting development.	To provide parks, recreation uses and facilities for the use and enjoyment of the public.
Permitted Uses	Discretionary Uses	Permitted Uses	Discretionary Uses	Permitted Uses	Permitted Uses	Permitted Uses
Single Detached Dwelling	Multiple Attached Ground Oriented Dwelling (triplex, townhouse, stacked townhouse)	Single Detached Dwelling	Medium-rise apartment (between 4 to 6 storeys)	Child care facility	Open Space	Community garden
Duplex Dwelling	Low-rise apartment (3 storeys or less)	Duplex Dwelling	Apartment Hotel	Government office		Open space
Manufactured Single Detached Dwelling	Similar use	Manufactured Single Detached Dwelling	High-rise apartment (6+ storeys)	Parks and recreation		Parks and recreation
Manufactured Duplex Dwelling		Manufactured Duplex Dwelling	Similar Use	Public or quasi-public use (school, library, museum, place of worship etc.)		Temporary activity
Accessory Dwelling Unit		Multiple Attached Ground Oriented Dwelling (triplex, townhouse, stacked townhouse)		Temporary activity		Accessory structures and uses
Home based business (childcare day home, office, home salon etc.)		Low-rise apartment (3 storeys or less)		Accessory structures or uses		Public utility uses and structures
Parks and recreation		Accessory Dwelling		Public utility uses and structures		
Accessory uses or structures (sheds, greenhouse, deck etc.)		Home based business (childcare day home, office, home salon etc.)				
Public utility uses and structures		Parks and recreation				
		Accessory uses or structures (sheds, greenhouse, deck etc.)				
		Public utility uses				