



BYLAW NO. 94

A BYLAW TO AMEND BYLAW NO. 3050, BEING 'QUADRA ISLAND OFFICIAL COMMUNITY PLAN BYLAW, 2007'

WHEREAS the former Comox-Strathcona Regional District has, by Bylaw No. 3050, adopted an official community plan for part of Electoral Area 'C' (Quadra Island) pursuant to Part 14 of the *Local Government Act*;

AND WHEREAS a bylaw of the former Comox-Strathcona Regional District that regulates the use or development of land within the area comprising the Strathcona Regional District remains in force until amended or repealed;

AND WHEREAS the Regional Board wishes to amend the aforesaid Bylaw No. 3050 having due regard to the requirements of the *Local Government Act*;

NOW THEREFORE the Board of Directors of the Strathcona Regional District, in open meeting assembled, enacts as follows:

Amendments

1. Bylaw No. 3050 being Quadra Island Official Community Plan Bylaw, 2007 is hereby amended as set out in Schedule 'A', attached to and forming part of this bylaw.

Citation

2. This bylaw may be cited for all purposes as Quadra Island Official Community Plan Bylaw, 2007, Amendment No. 4.

READ A FIRST TIME ON THE 28TH DAY OF JULY, 2011.

READ A SECOND TIME ON THE 28TH DAY OF JULY, 2011.

PUBLIC HEARING HELD ON THE ____ DAY OF _____, 2022

READ A THIRD TIME ON THE ____ DAY OF _____, 2022

**APPROVED BY THE MINISTRY OF COMMUNITY, SPORT AND CULTURAL DEVELOPMENT
ON THE ____ DAY OF _____, 2022**

**RECONSIDERED, FINALLY PASSED AND ADOPTED ON THE ____ DAY OF _____,
2022**

Chair

Corporate Officer

SCHEDULE 'A'**SECTION ONE TEXT AMENDMENT**

1. Part III is hereby amended by inserting the following text as Part 3.1.4(b) and renumbering the existing Part 3.1.4(b) to 3.1.4(c):

Section 3.1.4(b)

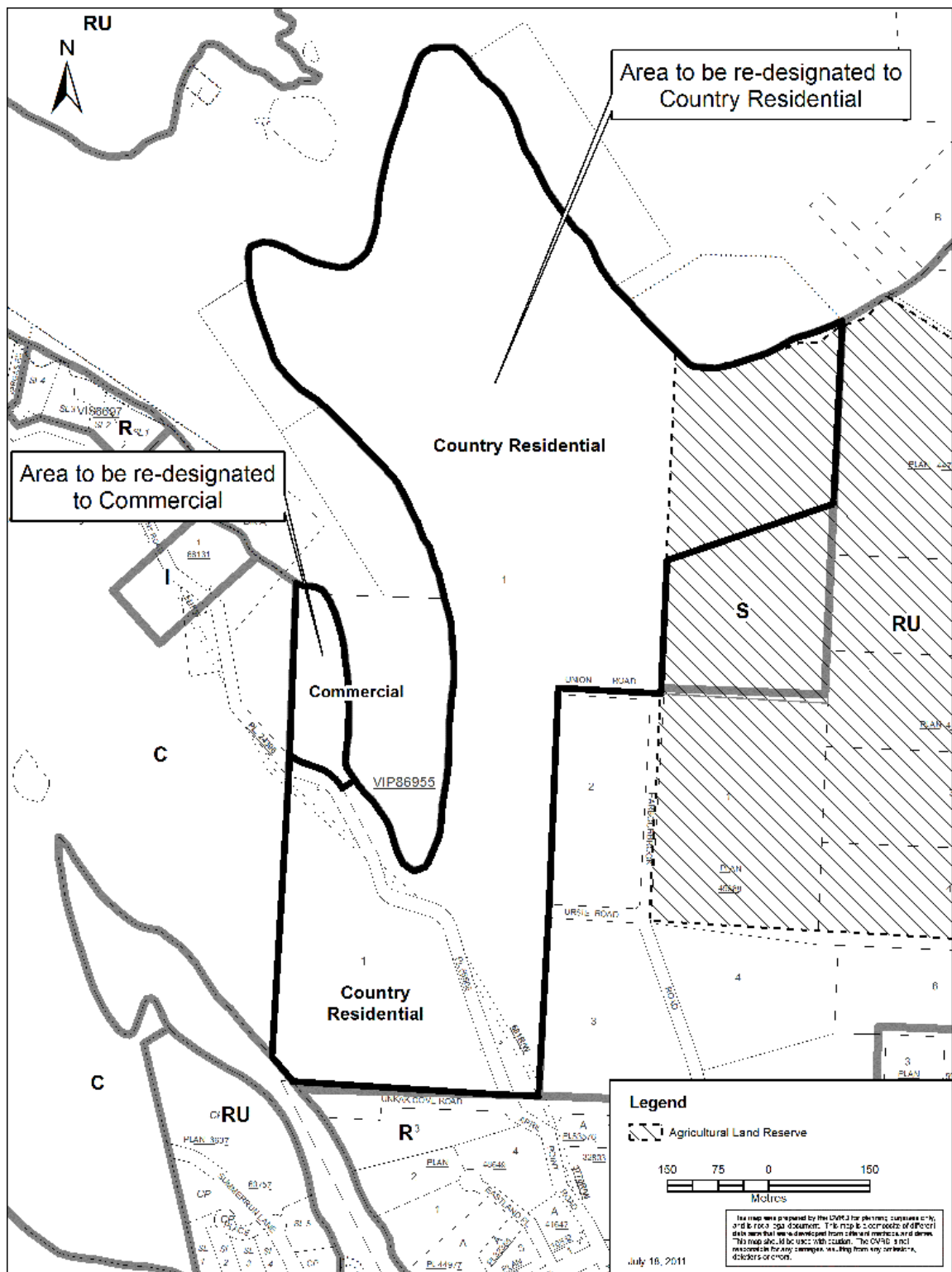
Despite item (a) above, the re-designation of Lot 1, District Lot 208, Sayward District, Plan VIP86955 to country residential is permitted to allow for a model residential development provided that the proposal clearly satisfies the following criteria:

- i. a high standard for future land development in the area,*
- ii. significant value and higher and better use of the land,*
- iii. significant community value and/or desired amenities provided,*
- iv. the highest commitment to the protection of environmental attributes of the land base,*
- v. a commitment to significant retention of existing forest cover,*
- vi. a commitment to the provision of parks, trails and greenways,*
- vii. a commitment to a minimum 40% open space,*
- viii. the implementation of Best Management Practices, smart growth principles and green building strategies that include water and energy efficiency,*
- ix. compatibility with adjacent land and water uses and natural resource areas, at an appropriate scale that does not exceed the carrying capacity of the land.*

SECTION TWO MAP AMENDMENT

The land use designation for land described as Lot 1, District Lot 208, Sayward District, Plan VIP86955 on 'Schedule A-1' of Bylaw No. 3050, being the 'Quadra Island Official Community Plan Bylaw, 2007', is hereby amended as follows:

- i) The portion outlined in bold black and labelled 'Country Residential' is re-designated from Silviculture (S) to Country Residential (CR), as shown on the attached Appendix '1'; AND
- ii) The portion outlined in bold black and labelled 'Commercial' is re-designated from Silviculture (S) to Commercial (C), as shown on the attached Appendix "1".



Appendix '1'

Part of Schedule 'A' of Bylaw No. 94 being 'Quadra Island Official Community Plan Bylaw, 2007, Amendment No. 4.'

Amends 'Schedule A-1' of Bylaw No. 3050, being 'Quadra Island Official Community Plan Bylaw, 2007.'