

## Comparison Table – Definitions

Current Zoning Bylaw No. 2498, 2012	Proposed Zoning Bylaw No. 3065, 2024
<b>A</b>	
<p><b>“accessory building or structure”</b> means a detached building or structure located on the same parcel as the principal building, the use of which is subordinate, customarily incidental, and exclusively devoted to that of the principal building;</p>	<p><b>“accessory building or structure”</b> means a detached <i>building</i> or <i>structure</i> located on the same <i>parcel</i> as the <i>principal building</i>, the use of which is subordinate, customarily incidental, and exclusively devoted to that of the <i>principal building</i>;</p>
<p><b>“accessory dwelling”</b> means a dwelling unit which is permitted as an accessory use in conjunction with a principal use and is not located within a building containing a single detached dwelling unit. The accessory dwelling is a complete living unit and indicates a private kitchen and bath;</p>	<p><b>“accessory dwelling”</b> means a <i>dwelling unit</i> which is permitted as an <i>accessory use</i> in conjunction with a <i>principal use</i> and is not located entirely within a <i>single detached dwelling</i>;</p>
<p><b>“accessory use”</b> means a use which is subordinate, customarily incidental, and exclusively devoted to a principal use in existence on the same parcel;</p>	<p><b>“accessory use”</b> means a use which is subordinate, customarily incidental, and exclusively devoted to a <i>principal use</i> in existence on the same <i>parcel</i>;</p>
<p><b>“affordable housing”</b> means any housing where the annual cost of owning including taxes, condominium fees and mortgage, principal, and interest payments as amortized over 25 years with a 10% down payment, or gross rent, does not exceed 30% of the average annual individual income within the relevant Okanagan-Similkameen ‘Subdivision’ as defined by Census Canada;</p>	<p><b>“affordable housing”</b> means any housing where the annual cost of owning including taxes, condominium fees and mortgage, principal, and interest payments as amortized over 25 years with a 10% down payment, or gross rent, does not exceed 30% of the average annual individual income within the relevant Okanagan-Similkameen ‘Subdivision’ as defined by Census Canada;</p>
<p><b>“agriculture”</b> means the use of land, buildings or structures for growing, harvesting, packing, storing and wholesaling of agricultural crops for the purposes of providing food, horticultural, medicinal or farm products, but excludes processing and retail sales of farm products and “cannabis production, indoor”. Agriculture includes “cannabis production, outdoor”, producing and rearing animals and range grazing of horses, cattle, sheep, and other livestock and includes apiculture and aquaculture;</p>	<p><b>“agriculture”</b> means the use of land, <i>buildings</i> or <i>structures</i> for growing, harvesting, packing, storing and wholesaling of agricultural crops for the purposes of providing food, horticultural, medicinal or <i>farm products</i>, but excludes processing and <i>retail sales of farm products</i> and <i>cannabis production, indoor</i>. Agriculture includes <i>cannabis production, outdoor</i>, producing and rearing animals and <i>range grazing</i> of horses, cattle, sheep, and other <i>livestock</i>, <i>composting operation</i> and includes <i>apiculture</i> and <i>aquaculture</i>;</p>
<p>[see “cannabis production, indoor”]</p>	<p><b>“agriculture, indoor”</b> means the use of a <i>building</i> or <i>structure</i> for the growing, harvesting, cultivating, propagating, packing, storing and wholesaling of horticultural products, including but not limited to, vegetables, fruits, nuts and flowers, and <i>cannabis production, indoor</i>;</p>
<p><b>“agri-tourism”</b> means a tourist activity, service or facility accessory to land that is classified as a farm under the Assessment Act;</p>	<p><b>“agri-tourism”</b> means a tourist activity, service or facility carried out as an <i>accessory use</i> on land that is classified as a farm under the <i>Assessment Act</i>;</p>
<p><b>“agri-tourism accommodation”</b> means accommodation for rental to the traveling public on an operating farm which is accessory to and related to, the principal farm use of the parcel;</p>	<p><b>“agri-tourism accommodation”</b> means accommodation for rental to the traveling public on an operating farm or ranch, which is carried out as an accessory to the principal <i>farm use</i> of the <i>parcel</i>;</p>
<p>[see “brewery, cidery, distillery or meadery”]</p>	<p><b>“airstrip”</b> means an unpaved runway for the landing and takeoff of aircraft, but excludes facilities associated with an airport such as aircraft maintenance and repair, fuel sales, and storage hangers;</p>
<p><b>“amenity and open space area”</b> means an area, not including setbacks, located on the same parcel as a manufactured home park which:</p> <ol style="list-style-type: none"> <li>a) is required under this Bylaw to be used for landscaping or communal recreational purposes; and</li> <li>b) may include a landscaped area, rooftop gardens, tennis courts, swimming pools and communal lounges.</li> </ol>	<p><b>“amenity and open space area”</b> means a useable outdoor area or common indoor recreation area, not including the front and side <i>setback</i> areas and parking areas, which is for the recreational use of the residents of a <i>dwelling unit</i> or <i>building</i>, and may include balconies, patios, decks, gardens, amenity rooms and lounges and landscaped recreation areas;</p>
<p><b>“amusement establishment, indoor”</b> means premises that provide video, pinball, player participation table top games, computer games and other interactive electronic games for use by the general public. This use does not include indoor recreational services;</p>	
<p><b>“amusement establishment, outdoor”</b> means premises for entertainment or amusement activities that primarily take place outdoors where the patrons are the primary participants. Typical uses include but are not limited to amusement parks, go-cart tracks, batting cages, water slides and miniature golf establishments. This use does not include open land recreation;</p>	<p>[see “outdoor recreation”]</p>
<p>[see “multi-dwelling unit”]</p>	<p><b>“animated sign”</b> means a <i>sign</i> which includes action, motion, rotation, or flashing of all or any part of the <i>sign</i>;</p>
<p>[see “multi-dwelling unit”]</p>	<p><b>“apartment building”</b> means a <i>building</i> other than a <i>townhouse</i> containing three (3) or more <i>dwelling units</i>, each of which has its principal access from an entrance common to the dwellings;</p>
<p><b>“apiculture”</b> means the keeping and raising in apiaries of honey bees for honey production, crop pollination, and bee stock production;</p>	<p><b>“apiculture”</b> means the keeping and raising in apiaries of honey bees for honey production, crop pollination, and bee stock production;</p>
<p><b>“aquaculture”</b> means the growing and cultivation of aquatic plants, or fish, for commercial purposes, in any water environment or in human made containers of water, and includes the growing and cultivation of shellfish on, in or under the foreshore or in the water;</p>	<p><b>“aquaculture”</b> means the growing and cultivation of aquatic plants, or fish, for commercial purposes, in any water environment or in human made containers of water, and includes the growing and cultivation of shellfish on, in or under the foreshore or in the water;</p>

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“ <b>art gallery</b> ” means a building or part of a building where works of art, such as paintings, sculpture, pottery, glass or weaving are displayed for public viewing, sale or both;	“ <b>art gallery</b> ” means a <i>building</i> or part of a <i>building</i> where works of art, such as paintings, sculpture, pottery, glass or weaving are displayed for public viewing, sale or both;
[see “concrete and asphalt plants”]	“ <b>asphalt plant</b> ” means the processing and <i>manufacturing</i> of road paving materials from raw material and petroleum products;
[see “community hall” & ‘church”]	“ <b>assembly</b> ” means a <i>building</i> or land used for the gathering of persons for charitable, civic, cultural, educational, entertainment, philanthropic, political, recreational or religious purposes, and includes a <i>church</i> and community hall
	“ <b>attic</b> ” means the space between the underside of the roof sheathing and the top of the ceiling joists or floor joists of the storey immediately below where the vertical clear <i>height</i> does not exceed 1.5 metres;
	“ <b>awning sign</b> ” means a <i>sign</i> painted on, attached to, or constructed in or on the surface of an awning supported entirely from the exterior wall of a <i>building</i> and composed of non-rigid materials except for the supporting framework;
<b>B</b>	
“ <b>bed and breakfast operation</b> ” means an occupation conducted within a principal dwelling unit, by the residents of the dwelling unit, which provides sleeping accommodations to the traveling public and includes the provision of a morning meal for those persons using the sleeping accommodations;	“ <b>bed and breakfast operation</b> ” means an occupation conducted within a <i>principal dwelling unit</i> , by the residents of the <i>dwelling unit</i> , which provides sleeping accommodations to the traveling public and may include the provision of meals for those persons using the sleeping accommodations;
“ <b>boarding home</b> ” means a building providing lodging and meals for a maximum of eight (8) persons;	
	“ <b>boat lift</b> ” means a <i>structure</i> supported from the bottom of a lake, which facilitates the removal of a boat from the water, and may allow for a boat to be stored above the water;
“ <b>brewery, cidery, distillery or meadery</b> ” means the brewing or distilling of alcoholic beverages or alcoholic products with alcoholic content exceeding 1% by volume that is licensed under the <i>Liquor Control and Licensing Act</i> to produce beer, cider, spirits or mead;	[see “alcohol production facility”]
“ <b>building</b> ” means any structure consisting of a roof supported by walls or columns used or intended to be used for sheltering, accommodating or enclosing people, animals, goods, chattels or equipment;	“ <b>building</b> ” means any <i>structure</i> consisting of a roof supported by walls or columns used or intended to be used for sheltering, accommodating or enclosing people, animals, goods, chattels or equipment;
<b>C</b>	
“ <b>campground</b> ” means a parcel of land occupied and maintained for temporary accommodation (maximum 30 days) of the traveling public in tents or recreation vehicles which are licensed for the current year and have been brought to the site by the traveler. May include an office as part of the permitted use but does not include cabins, hotels, manufactured homes, manufactured home parks, motels or park model trailers;	“ <b>campground</b> ” means a <i>parcel</i> of land occupied and maintained for temporary accommodation (maximum 30 days) of the traveling public in tents, <i>tourist cabins</i> or recreation vehicles which are licensed for the current year and have been brought to the site by the traveler. May include an <i>office</i> as part of the permitted use but excludes <i>hotels, manufactured homes, manufactured home parks, motels</i> or park model trailers;
“ <b>cannabis</b> ” means any plant of the genus <i>cannabis</i> ; including: a) any part of a cannabis plant, including the phytocannabinoids produced by, or found in, such a plant, regardless of whether that part has been processed or not; b) any substance or mixture of substances that contains or has on it any part of such a plant; and c) any substance that is identical to any phytocannabinoid produced by, or found in, such a plant, regardless of how the substance was obtained.	“ <b>cannabis</b> ” means any plant of the genus <i>cannabis</i> ; including: a) any part of a cannabis plant, including the phytocannabinoids produced by, or found in, such a plant, regardless of whether that part has been processed or not; b) any substance or mixture of substances that contains or has on it any part of such a plant; and also includes c) any substance that is identical to any phytocannabinoid produced by, or found in, such a plant, regardless of how the substance was obtained.
“ <b>cannabis production, indoor</b> ” means the commercial production, cultivation, synthesis, harvesting, altering or propagating of cannabis inside a structure, as permitted by federal enactment, but excludes the growing of cannabis by an individual for their personal use and consumption, or “cannabis production, outdoor”;	“ <b>cannabis production, indoor</b> ” means the commercial production, cultivation, synthesis, harvesting, altering or propagating of <i>cannabis</i> inside a <i>structure</i> , as permitted by federal enactment, but excludes the growing of <i>cannabis</i> by an individual for their personal use and consumption, or <i>cannabis production, outdoor</i> ;
“ <b>cannabis production, outdoor</b> ” means the commercial production, cultivation, synthesis, harvesting, altering or propagating of cannabis outside in a field, as permitted by federal enactment, but excludes the growing of cannabis by an individual for their personal use and consumption, or “cannabis production, indoor”;	“ <b>cannabis production, outdoor</b> ” means the commercial production, cultivation, synthesis, harvesting, altering or propagating of <i>cannabis</i> outside in a field, as permitted by federal enactment, but excludes the growing of <i>cannabis</i> by an individual for their personal use and consumption, or <i>cannabis production, indoor</i> ;
“ <b>cannabis products</b> ” means plant material from cannabis and any products that include cannabis or cannabis derivatives, intended for human use or consumption;	“ <b>cannabis products</b> ” means plant material from <i>cannabis</i> and any products that include <i>cannabis</i> or <i>cannabis</i> derivatives, intended for human use or consumption;
	“ <b>canopy sign</b> ” means a <i>sign</i> which is painted, attached or constructed on the surface of an unenclosed permanent roofed <i>structure</i> ;
“ <b>carport</b> ” means a roofed structure to be used to shelter parked vehicles or equipment, which is not enclosed on at least two sides, one being the side fronting the driveway;	“ <b>carport</b> ” means a roofed <i>structure</i> to be used to shelter parked vehicles or equipment, which is not enclosed on at least two sides, one being the side fronting the driveway;

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<p><b>“carriage house”</b> means a dwelling unit located on the second storey of an accessory building or structure which contains direct access to the open air without passage through any portion of the accessory building or structure;</p>	<p>[see “accessory dwelling”]</p>
<p><b>“charitable, fraternal or philanthropic institution”</b> means a facility or premises used for temporary gatherings and temporary accommodation, which is owned or controlled by an organization which is not organized for the purpose of carrying on a trade or business and no part of the net earnings of which are for the benefit of any private group or individual and may include a religious or recreational retreat;</p>	
	<p><b>“child care centre”</b> means a <i>building or structure</i> in which child care services are provided for more than eight (8) children in accordance <i>Child Care Licensing Regulation</i> under the <i>Community Care and Assisted Living Act</i>;</p>
<p><b>“church”</b> means an assembly building used for religious worship, which is maintained and controlled by a religious body organized to sustain worship;</p>	<p><b>“church”</b> means a <i>building or structure</i> used for religious worship or organized religious services and associated <i>accessory uses</i> which may include an auditorium, <i>child care centre</i> and one (1) <i>accessory dwelling</i>;</p>
	<p><b>“civic facility”</b> means a <i>building or structure</i> in which government services are provided to the public including but not limited to a government <i>office</i>, law court, health care centre or hospital, fire hall, library, ambulance or police station;</p>
<p><b>“commercial card-lock facility”</b> means a premises used for the bulk storage and sale of petroleum products dispenses from pumps utilizing a card-lock or key-lock system, but excludes a service station;</p>	<p><b>“commercial card-lock facility”</b> means a premises used for the bulk storage and sale of petroleum products dispensed from pumps utilizing a card-lock or key-lock system, but excludes a <i>service station</i>;</p>
<p><b>“community care and/or residential care facility”</b> means a facility licensed by the Provincial government as a community care facility or residential care facility or like establishments not licensed Provincially;</p>	<p><b>“community care facility”</b> means premises for the accommodation and care of persons who require continuing assistance due to age, medical infirmity or disability. A <i>community care facility</i> may or may not be licensed under the <i>Community Care and Assisted Living Act</i>;</p>
<p><b>“community hall”</b> means a building or part of a building designed for, or intended to be used by the public for such purposes as civic meetings, educational meetings, political meetings, recreational activities or social activities and may include banquet facilities;</p>	
<p><b>“composting operation”</b> means the entire area, buildings, and equipment used for the biological decomposition of organic materials, substances or objects under controlled circumstances in composting storage facilities and composting storage sites;</p>	<p><b>“composting operation”</b> means the entire area, <i>buildings</i>, and equipment used for the biological decomposition of organic materials, substances or objects under controlled circumstances in composting storage facilities and composting storage sites;</p>
<p><b>“concrete and asphalt plants”</b> means the processing, manufacturing and sale of concrete and asphalt, and includes the accessory manufacture and sales of products made from concrete and asphalt;</p>	<p><b>“concrete plant”</b> means the processing, <i>manufacturing</i> and sale of concrete, and includes the accessory manufacture and sales of products made from concrete;</p>
<p><b>“conservation area”</b> means land that is preserved and protected, and may be owned by an individual, the Province including ecological reserves or protected areas, the Canadian Wildlife Service, The Nature Trust, The Land Conservancy, Regional District of Okanagan-Similkameen, the public or other not for profit organizations interested in conservation for the prime purpose of conserving natural habitat. Typical examples include but are not limited to land protected in a natural state for the purpose of conserving plant life and providing sanctuary, habitat and breeding grounds for wildlife or fish. A Conservation Area does not include outdoor and indoor recreation services, or open land recreation;</p>	<p><b>“conservation area”</b> means land that is preserved and protected in a natural state, and may be owned by an individual, the Province including ecological reserves or protected areas, the Canadian Wildlife Service, The Nature Trust, The Land Conservancy, Regional District of Okanagan-Similkameen, the public or other not for profit organizations interested in conservation for the prime purpose of conserving natural habitat. Typical examples include but are not limited to land protected in a natural state for the purpose of conserving plant life and providing sanctuary, habitat and breeding grounds for wildlife or fish, but excludes <i>indoor recreation</i> and <i>outdoor recreation</i>;</p>
	<p><b>“construction supply centre”</b> means the <i>retail</i> sale or wholesale of <i>building</i> material, fixtures, or hardware, garden furniture, construction and home improvement equipment or supplies, animal feed, farm supplies, and includes a lumber yard, building supply outlet, home improvement centre, and the accessory rental of home construction, maintenance or repair equipment;</p>
	<p><b>“convenience store”</b> means a retail sales outlet for the sale of foodstuffs, periodicals, sundries, fresh fruit and vegetables, hygienic or cosmetic goods or plants to serve the residents of the surrounding community on a day to day basis, which may include a confectionery, delicatessen, meat market, bakery, automated banking machines and depots for postal services, and which has a maximum gross retail floor area including storage of 250 m<sup>2</sup>;</p>
<p><b>“cooking facility”</b> means a food preparation area which has a sink and an appliance for the heating or cooking of food;</p>	<p><b>“cooking facility”</b> means facilities for the storage, preparation or cooking of food, and includes any room containing counters, cabinets, sinks, stoves, dishwashers and other appliances, plumbing, or wiring which, may be intended or used for the preparation or cooking of food, but excludes a <i>wet bar</i>;</p>
<p><b>“crawl space”</b> means the space between the underside of the joists of the floor next above and the ground floor slab or ground surface where no slab exists, having a vertical clear height less than 1.5 metres;</p>	<p><b>“crawl space”</b> means the space between the underside of the joists of the floor next above and the ground floor slab or ground surface where no slab exists, having a vertical clear <i>height</i> less than 1.5 metres;</p>



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	“ <b>cultural facility</b> ” means a <i>building</i> or <i>structure</i> used for artistic performances and the display of art and cultural artefacts, including but not limited to <i>art gallery</i> , community theatre and museum;
<b>D</b>	
“ <b>derelict vehicle</b> ” includes a vehicle, except a farm vehicle, that is not displaying a current licence, pursuant to Provincial regulations, and which is not enclosed within a garage or carport;	“ <b>derelict vehicle</b> ” includes a vehicle, except a farm vehicle, that is not displaying a current licence, pursuant to Provincial regulations, and which is not enclosed within a garage or <i>carport</i> ;
“ <b>designated flood</b> ” means a flood, which may occur in any given year, of such magnitude as to equal a flood having a 200-year recurrence interval, based on a frequency analysis of unregulated historic flood records or by regional analysis where there is inadequate watercourse flow data available;	“ <b>designated flood</b> ” means a flood, which may occur in any given year, of such magnitude as to equal a flood having a 200-year recurrence interval, based on a frequency analysis of unregulated historic flood records or by regional analysis where there is inadequate <i>watercourse</i> flow data available;
“ <b>designated flood level</b> ” means an observed or calculated water level attained by a designated flood, which is used in the calculation of the flood construction level;	“ <b>designated flood level</b> ” means an observed or calculated water level attained by a <i>designated flood</i> , which is used in the calculation of the flood construction level;
“ <b>development</b> ” means any activity carried out in the process of clearing or preparing a site or constructing or erecting structures;	“ <b>development</b> ” means any activity carried out in the process of clearing or preparing a site or constructing or erecting <i>structures</i> ;
“ <b>distributor</b> ” means a company responsible for storing, selling, and shipping a product to a retail outlet;	
	“ <b>dock</b> ” means an aquatic <i>structure</i> used for the purpose of mooring boats and for providing pedestrian access to and from the moored boats, but excludes the <i>moorage</i> of float planes, a <i>group moorage facility</i> , a <i>strata moorage facility</i> or a <i>marina</i> ;
“ <b>dormitory</b> ” means a building or buildings containing sleeping units designed to provide temporary accommodation for the traveling public. A dormitory may contain communal kitchen and dining facilities but shall exclude the preparation of meals within individual sleeping units;	
“ <b>duplex dwelling</b> ” means a principal building containing two dwelling units with each unit having an independent exterior entrance. A duplex dwelling does not include a secondary suite;	“ <b>duplex dwelling</b> ” means a <i>building</i> containing two <i>principal dwelling units</i> with each unit having an independent exterior entrance, and may contain a <i>secondary suite</i> if permitted in the applicable zone;
“ <b>dwelling unit</b> ” means one or more habitable rooms constituting one self-contained unit which has a separate entrance, and which contains washroom facilities, and not more than one set of cooking facilities and which is designed to be used for living and sleeping purposes;	“ <b>dwelling unit</b> ” means one or more habitable rooms constituting one self-contained unit which has a separate entrance, and which contains washroom facilities, and not more than one set of <i>cooking facilities</i> (unless a <i>secondary suite</i> is permitted in the applicable zone), and which is designed to be used for living and sleeping purposes;
<b>E</b>	
“ <b>eating and drinking establishment</b> ” means a development where prepared foods and beverages are offered for sale to the public for consumption within the premises or off the site and includes neighbourhood pubs, licensed restaurants, lounges cafes, delicatessens, tea rooms, dining rooms, drive-in food services, refreshment stands and take-out restaurants but excludes mobile catering food services;	“ <b>eating and drinking establishment</b> ” means a <i>development</i> where prepared foods and beverages are offered for sale to the public for consumption within the premises or off the site and includes neighbourhood pubs, licensed restaurants, lounges, cafes, delicatessens, tea rooms, dining rooms, drive-in food services, refreshment stands and take-out restaurants but excludes <i>mobile vendor</i> ;
“ <b>educational facility</b> ” means the use of land, buildings or structures for education, instruction and training and may include administration offices and dormitories to house students. Typical examples include but are not limited to elementary, middle and secondary schools, storefront schools, community colleges, universities, technical and vocational schools;	“ <b>educational facility</b> ” means the use of land, <i>buildings</i> or <i>structures</i> for education, instruction and training and may include administration <i>offices</i> and dormitories to house students. Typical examples include but are not limited to elementary, middle and secondary schools, storefront schools, community colleges, universities, technical and vocational schools;
	“ <b>electronic changeable copy sign</b> ” means any <i>sign</i> on which copy can be displayed utilizing electronic screens, televisions, computer video monitors, liquid crystal displays, light emitting diode displays, or any other similar electronic technology;
“ <b>equestrian centre</b> ” means the use of riding arenas, stables, training tracks and other structures that accommodate the activity of riding horses, and in which horses are sheltered and fed;	“ <b>equestrian centre</b> ” means the use of riding arenas, stables, training tracks and other <i>structures</i> that accommodate the activity of riding horses, and in which horses are sheltered and fed;
[see “parcel line, exterior side”]	“ <b>exterior side parcel line</b> ” means any <i>parcel</i> line common to a <i>highway</i> , other than a <i>lane</i> , which is not a <i>front parcel line</i> ;
<b>F</b>	
“ <b>family</b> ” means one or more persons related by marriage, blood, common law, adoption or foster parenthood, and not more than five (5) unrelated persons sharing one dwelling unit typical of a single-family unit or other similar basic social unit;	“ <b>family</b> ” means one or more persons related by marriage, blood, common law, adoption or foster parenthood, and not more than five (5) unrelated persons sharing one <i>dwelling unit</i> typical of a single-family unit or other similar basic social unit;
“ <b>farm building</b> ” means a building or part thereof which is associated with and located on land devoted to the practice of agriculture, and used essentially for the housing of equipment or livestock, or the production, storage, processing, marketing and selling of agricultural and horticultural produce or feeds;	“ <b>farm building</b> ” means a <i>building</i> or part thereof which is associated with and located on land devoted to the practice of <i>agriculture</i> , and used for the housing of equipment or <i>livestock</i> , or the production, storage, processing, marketing and selling of agricultural and horticultural produce or feeds;
“ <b>farm operation</b> ” means a farm operation as defined by the Province under the <i>Farm Practices Protection (Right to Farm) Act</i> ;	“ <b>farm operation</b> ” means a farm operation as defined in the <i>Farm Practices Protection (Right to Farm) Act</i> ;

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"farm products" means commodities or goods that are produced from a farm use;	"farm products" means commodities or goods that are produced from a farm use;
"farm use" means an occupation or use of land for agricultural purposes, including farming of land, plants and animals and any other similar activity designated as farm use by Provincial regulation, and includes a farm operation;	"farm use" means an occupation or use of land for agricultural purposes, including farming of land, plants and animals and any other similar activity designated as farm use by Provincial regulation, and includes a farm operation;
	"fascia sign" means a sign which is painted on or attached to and supported by an exterior wall or fascia of a building provided the face of the sign is parallel to the wall and does not project more than 0.3 metres beyond the wall surface;
"feed lot" means any building, structure, compound or other enclosure, or an outdoor, non-grazing area where more than fifty (50) livestock are confined by fences, other structures or topography, including paddocks, corrals, exercise yards, and holding areas, but not including a seasonal feeding area used to feed livestock during the winter months, and not including grazing areas;	
"fence" means an artificially constructed barrier of any material or combination of materials erected to enclose or screen areas of land;	"fence" means an artificially constructed barrier of any material or combination of materials erected to enclose or screen areas of land;
[see "grade, finished"]	"finished grade" means the average finished ground level at the perimeter of a building or structure, excluding any localized mounds or depressions such as those for vehicle or pedestrian entrances;
	"fleet service" means the use of a parcel for a fleet of vehicles for the delivery of people, goods or services, where such vehicles are not available for sale or long term lease. Typical uses include but are not limited to taxi services, bus lines, storage of a fleet of rental vehicles, and messenger and courier services, but excludes a freight terminal;
"floodplain" means an area of land, whether floodproofed or not, which is susceptible to flooding by a watercourse, lake or other body of water;	"floodplain" means an area of land, whether floodproofed or not, which is susceptible to flooding by a watercourse, lake or other body of water;
"floodplain setback" means the required minimum distance from the natural boundary, or other reference line of a watercourse, lake, or other body of water to any landfill or structural support required to elevate a floor system or pad above the flood construction level, so as to maintain a floodway and to allow for potential land erosion;	"floodplain setback" means the required minimum distance from the natural boundary, or other reference line of a watercourse, lake, or other body of water to any landfill or structural support required to elevate a floor system or pad above the flood construction level, so as to maintain a floodway and to allow for potential land erosion;
	"floor area ratio" means the figure obtained when the sum of the gross floor areas of all the buildings on a parcel is divided by the area of the parcel;
	"foreshore" means land lying between the highest water mark and the lowest water mark that is alternatively covered and exposed by water with the normal rise and fall of the level of the body of water;
"forest based outdoor recreation" means outdoor recreation activities that require and take place in a natural setting out of doors, and that may require amenities such as recreational trails, outdoor shelters and picnic sites, and that excludes outdoor activities that require constructed facilities, buildings or structures such as playing fields and swimming pools;	
"forestry" means the management of forests, including harvesting, silviculture, log storage and logging camps but excludes the processing of trees and wood products;	"forestry" means the management of forests, including harvesting, silviculture, log storage and logging camps but excludes the processing of trees and wood products;
"freeboard" means a vertical distance added to a designated flood level used to establish a flood construction level;	"freeboard" means a vertical distance added to a designated flood level used to establish a flood construction level;
	"freestanding sign" means any sign wholly supported from the ground by a structural member or members, independently of and visibly separated from any building or other structure and permanently fixed to the ground;
	"freight terminal" means premises used as an origin or destination point from which vehicles are dispatched for the delivery or pick-up of materials, goods and equipment and which may include warehouse space for the temporary storage of such materials, goods and equipment;
[see "parcel line, front"]	"front parcel line" means any parcel line common to a parcel and one highway or strata road other than a lane, provided that, where a parcel is contiguous to the intersection of two or more highways or strata roads, the front parcel line is the shortest parcel line contiguous to one of the highways or strata roads. Where a parcel is bisected by a highway, both parcel lines abutting the highway are considered to be front parcel lines;
"funeral home" means a building or part of a building wherein a licensed undertaker prepares human remains for interment and may include a chapel for funeral services (not including cremation);	"funeral home" means a building or part of a building wherein a licensed undertaker prepares human remains for interment and may include a chapel for funeral services (not including cremation);
<b>G</b>	
"gas bars" means a development used for the sale of motor fuel, lubricating oils, automotive fluids and associated convenience store products. The gas bar may be a self-service, full service, key lock, card lock, or other similar	[see "service station"]

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operation and may include vehicle washing facilities as an accessory use. This does not include the sale of fuel in bulk; the repair, service or washing of vehicles; or eating and drinking establishments;	
[see “open land recreation”]	“ <b>golf course</b> ” means a tract of land for playing golf, pitch and putt courses or driving ranges, including clubhouses, restaurants, pro shops and similar accessory facilities, including banquet facilities, necessary for golf purposes and which may include <i>buildings</i> necessary for the maintenance and administration of the golf course;
“ <b>grade, finished</b> ” means the average finished ground level at the perimeter of a building or structure, excluding any localized mounds or depressions such as those for vehicle or pedestrian entrances;	[see “finished grade”]
“ <b>gravel processing</b> ” means screening, sorting, crushing and storing of any earth material, excluding subsequent manufacturing operations such as concrete and asphalt plants;	“ <b>gravel processing</b> ” means screening, sorting, crushing and storing of any earth material, but excludes subsequent <i>manufacturing</i> operations such as concrete and <i>asphalt plants</i> ;
“ <b>greenhouse</b> ” means a structure covered with translucent material, and used for the purpose of growing plants, which is of sufficient size for persons to work within the structure;	“ <b>greenhouse</b> ” means a <i>structure</i> covered with translucent material, and used for the purpose of growing plants, which is of sufficient size for persons to work within the <i>structure</i> ;
“ <b>gross floor area</b> ” means the total floor area of a building on a parcel measured to the outer limits of the building, excluding uncovered parking, unenclosed swimming pools, uncovered balconies, uncovered sun decks, crawl spaces and parking within a building;	“ <b>gross floor area</b> ” means the total floor area of a <i>building</i> measured to the outer limit of the exterior walls of a <i>building</i> , but excludes: <ul style="list-style-type: none"> <li>• parking areas to a maximum floor area exclusion of 45.0 m<sup>2</sup>, unless such parking is a <i>principal</i> use in which case no exclusion shall be permitted;</li> <li>• a swimming pool;</li> <li>• unenclosed front entry porches, balconies, decks, patios, terraces, courtyards or stairways; and</li> <li>• <i>crawl spaces</i> or <i>attics</i>.</li> </ul>
	“ <b>group moorage facility</b> ” means one or more multi-berth <i>docks</i> providing communal <i>moorage</i> to an adjacent <i>apartment building</i> or <i>townhouse development</i> or <i>multi-parcel residential development</i> , including a strata or shared interest <i>development</i> ;
“ <b>guest ranch</b> ” means a working ranch on parcels classified as “farm” under the <i>Assessment Act</i> , where guests are accommodated on a temporary basis for the purpose of experiencing and participating in the daily operation of the ranch and may include: sleeping accommodations for no more than twenty (20) guests; physical/health fitness rooms; and a restaurant limited to the seating of twenty (20) guests;	[see “agri-tourism accommodation”]
“ <b>guide camp</b> ” means a temporary or permanent camp (including sleeping, bathing, cooking and meeting facilities) for the purposes of conducting wild game hunting, fishing, trail rides, environmental or nature walks;	[see “agri-tourism accommodation”]
<b>H</b>	
“ <b>habitable area</b> ” means, for the purpose of the flood construction level provisions of this Bylaw, any space or room within a building or structure, including a manufactured home or unit, which is used or is capable of being used for human occupancy or industrial, business or commercial use, or storage of goods, including equipment (and furnaces), which is susceptible to damage by floodwater;	“ <b>habitable area</b> ” means, for the purpose of the flood construction level provisions of this Bylaw, any space or room within a <i>building</i> or <i>structure</i> , including a <i>manufactured home</i> or unit, which is used or is capable of being used for human occupancy or industrial, business or commercial use, or storage of goods, including equipment (and furnaces), which is susceptible to damage by floodwater;
	“ <b>hanging sign</b> ” means a <i>sign</i> suspended under a canopy, awning, eaves or portico;
“ <b>health and recreation ranch</b> ” means a recreation retreat facility operated year-round and which may contain assembly, retail, entertainment and indoor recreation facilities and is part of a working ranch where guests experience and participate in the daily operation of the ranch, based on seasonal availability;	[see “institutional camp”]
“ <b>height</b> ” means, when used in reference to a building or structure except for a retaining wall, the vertical distance from the finished grade to the highest point of the roof or structure;	“ <b>height</b> ” means, when used in reference to a <i>building</i> or <i>structure</i> other than a <i>retaining wall</i> , the vertical distance from the <i>finished grade</i> to the highest point of the roof or <i>structure</i> ;
“ <b>highway</b> ” includes a street, road, lane, bridge, viaduct or any other way open to public use other than a private right-of-way on private property;	“ <b>highway</b> ” includes a street, road, <i>lane</i> , bridge, viaduct or any other way open to public use other than a private right-of-way on private property;
“ <b>home industry</b> ” means an occupation or a commercial use that is accessory to the principal residential use of the parcel and may include manufacturing, processing, fabricating, assembling, storing, distributing, testing, servicing, or repairing of goods or materials including vehicle repair, maintenance and auto body shops and other similar uses;	“ <b>home industry</b> ” means an occupation or a commercial use that is accessory to the principal <i>residential</i> use of a <i>parcel</i> and may include <i>manufacturing</i> , processing, fabricating, assembling, distributing, testing, servicing, or repairing of goods or materials including vehicle repair, maintenance and auto body shops and other similar uses;
“ <b>home occupation</b> ” means an occupation or profession that is accessory to the principal residential use of a parcel and may include home offices; studios; home workshops, and other similar uses;	“ <b>home occupation</b> ” means an occupation or profession that is accessory to the principal <i>residential</i> use of a <i>parcel</i> and may include home <i>offices</i> ; studios; home workshops, and other similar uses;
“ <b>hooked parcel</b> ” means a parcel of which one portion is physically separated from the other portion by a highway, except a Forest Service Road, or another parcel;	“ <b>hooked parcel</b> ” means a <i>parcel</i> of which one portion is physically separated from the other portion by a <i>highway</i> other than a Forest Service Road, or by another <i>parcel</i> ;



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<p><b>“hotel”</b> means a building containing commercial guest accommodation units, and a lobby area for guest registration and access to the accommodation units and may contain accessory uses such as a restaurant, licensed drinking facilities, accessory retail store; and meeting rooms;</p>	<p><b>“hotel”</b> means a <i>building</i> containing commercial guest <i>sleeping units</i>, and a lobby area for guest registration and access to the <i>sleeping units</i>, which may contain <i>accessory uses</i> such as a restaurant, licensed drinking facilities, accessory <i>retail</i> sales, and meeting rooms;</p>
<b>I</b>	
	<p><b>“indoor recreation”</b> means a facility within an enclosed <i>building</i> intended for leisure activities where patrons are predominantly participants or spectators. Typical uses include amusement arcades, bingo halls, health and fitness centres, athletic facilities and ice rinks, billiard and pool halls, swimming pools, bowling alleys, theatres and concert or music halls;</p>
<p>[see “parcel line, interior side”]</p>	<p><b>“interior side parcel line”</b> means a <i>parcel</i> line between two or more <i>parcels</i> other than the front, rear or <i>exterior side parcel</i> line;</p>
	<p><b>“interpretive centre”</b> means a <i>building</i> that provides interpretation of a place of interest related to the natural environment through a variety of media, such as video displays, information panels and exhibitions of material, and which may also include accessory facilities such as a refreshment stand or gift shop.</p>
<p><b>“institutional camp”</b> means an area of land containing sleeping accommodations and facilities which are used to provide short term accommodation for persons engaged in passive or active recreation or leisure, which, without limiting the generality of the foregoing, shall include the following: children's camp or establishment, religious camp, artist's camp, retreat, educational camp, recreational camp, sports camp or other similar camp or establishment.</p>	<p><b>“institutional camp”</b> means the use of land, <i>buildings</i> or <i>structures</i> to provide recreational, education, health, religious or spiritual programs, sleeping accommodation (e.g. dormitory) on a temporary and reserved basis and centralized facilities associated with such accommodation or programs, or for the provision of administration or dining. An institutional camp may include accessory <i>buildings</i>, <i>structures</i> or facilities incidental to the <i>principal use</i>, such as common washrooms, recreational facilities, dining facilities or <i>retail</i> sales;</p>
<p><b>“institutional use”</b> means a use that relates to governmental or not for profit promotion of education, recreation, religion or politics, or relates to a government or other not for profit public service such as health or protective services;</p>	<p>[see “civic facility”]</p>
<b>K</b>	
<p><b>"kennel"</b> means the care of six (6) or more dogs, cats or other domestic animals or pets whether such animals are kept commercially for board, propagation, training, sale or for personal and private enjoyment;</p>	<p><b>“kennel”</b> means the care of five (5) or more dogs, cats or other domestic animals or pets whether such animals are kept commercially for board, propagation, training, sale or for personal and private enjoyment;</p>
<b>L</b>	
<p><b>“lane”</b> means a highway that provides a second access to a parcel and is less than eight metres wide;</p>	<p><b>“lane”</b> means a <i>highway</i> that provides a secondary access to one or more <i>parcels</i> and is less than 8.0 metres in width;</p>
<p><b>“livestock”</b> means horses, cattle, sheep, swine, llamas, ratites, goats, farmed game and other similar animals;</p>	<p><b>“livestock”</b> means horses, cattle, sheep, swine, llamas, <i>ratites</i>, goats, farmed game and other similar animals;</p>
<b>M</b>	
<p><b>“manufactured home”</b> means a “mobile home” or “modular home” normally built in an enclosed factory environment in one or more sections, intended to be occupied in a place other than that of its manufacture, but does not include travel trailers, recreational vehicles, park model recreational vehicles or campers;</p>	<p><b>“manufactured home”</b> means a <i>mobile home</i> or <i>modular home</i> normally built in an enclosed factory environment in one or more sections, intended to be occupied in a place other than that of its manufacture, but excludes travel trailers, <i>recreational vehicles</i>, park model <i>recreational vehicles</i> or campers;</p>
<p><b>“manufactured home park”</b> means any parcel of land, upon which three or more manufactured homes or single detached dwellings are located on individual manufactured home sites that are occupied exclusively for residential purposes on a rental basis. Includes all buildings and structures used or intended to be used as part of such manufactured home park or manufactured home strata development;</p>	<p><b>“manufactured home park”</b> means any parcel of land, upon which three (3) or more <i>manufactured homes</i> or <i>single detached dwellings</i> are located on individual <i>manufactured home</i> sites that are occupied exclusively for residential purposes on a rental basis. Includes all <i>buildings</i> and <i>structures</i> used or intended to be used as part of such <i>manufactured home park</i>;</p>
<p><b>“manufactured home space”</b> means an area of land for the installation of one manufactured home with permissible additions and situated within a manufactured home park;</p>	<p><b>“manufactured home space”</b> means an area of land for the installation of one <i>manufactured home</i> with permissible additions and situated within a <i>manufactured home park</i>;</p>
<p><b>“manufacturing”</b> means fabricating, processing, assembling and finishing of goods or materials not involving the use, processing or production of hazardous wastes;</p>	<p><b>“manufacturing”</b> means fabricating, processing, assembling and finishing of goods or materials as well as the processing of produce, meat or beverages but excludes the use, processing or production of hazardous wastes;</p>
	<p><b>“marina”</b> means a commercial or government establishment or premise, containing multi-berth docking facility where more than two (2) boats or other vessels are berthed or stored, or where any number of watercraft are serviced, constructed or kept for sale or rent. Accessory facilities for the sale of marine fuels and lubricants, eating and drinking establishment, boating accessory retail sales and wastewater pumping facilities may also be provided;</p>
	<p><b>“metal storage container”</b> means a purpose-designed metal cargo container for holding of goods, which is intended to be placed on a ship, truck or railcar;</p>
<p><b>“meteorological tower”</b> means a temporary tower used at a potential project wind farm site which has equipment attached to it which is designed to assess wind resource. Generally a meteorological tower will</p>	

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have anemometers, wind direction vanes, temperature and pressure sensors, and other measurement devices attached to it at various levels above the ground.	
“ <b>minimum parcel size</b> ” means the minimum area of a parcel of land that can be created by subdivision;	“ <b>minimum parcel size</b> ” means the minimum area of a <i>parcel</i> of land that can be created by subdivision;
“ <b>mobile home</b> ” means a manufactured home which is certified as being constructed to the Canadian Standards Association Z240 Mobile Home Series Standard;	“ <b>mobile home</b> ” means a <i>manufactured home</i> which is certified as being constructed to the Canadian Standards Association Z240 Mobile Home Series Standard;
	“ <b>mobile vendor</b> ” means a vehicle intended to be moved from location to location, for the purpose of offering for sale food or retail products;
“ <b>modular home</b> ” means a manufactured home which is certified as being constructed to the Canadian Standards Association A277 Standard;	“ <b>modular home</b> ” means a <i>manufactured home</i> which is certified as being constructed to the Canadian Standards Association A277 Standard and is designed to be moved once onto a permanent, full perimeter foundation;
“ <b>motel</b> ” means a building or buildings containing housekeeping and/or sleeping units each with an exterior entrance and designed to provide temporary accommodation for the travelling public;	“ <b>motel</b> ” means a <i>building or buildings</i> containing housekeeping and/or not less than six (6) <i>sleeping units</i> each with an exterior entrance and designed to provide temporary accommodation for the travelling public;
“ <b>multi-dwelling unit</b> ” means a building containing three or more dwelling units;	[see “apartment building” & “townhouse”]
	“ <b>mural</b> ” means an artistic rendering or drawing painted or otherwise applied to a <i>building face</i> which is intended as a public display and does not include an advertising content, but does not include <i>fascia sign</i> ;
<b>N</b>	
“ <b>natural boundary</b> ” means the visible high watermark of any lake, river, stream, or other body of water where the presence and action of the water are so common and usual and so long continued in all ordinary years as to mark upon the soil of the bed of the lake, river, stream, or other body of water a character distinct from that of the banks, in vegetation, as well as in the nature of the soil itself;	“ <b>natural boundary</b> ” means the visible high watermark of any lake, river, stream, or other body of water where the presence and action of the water are so common and usual and so long continued in all ordinary years as to mark upon the soil of the bed of the lake, river, stream, or other body of water a character distinct from that of the banks, in vegetation, as well as in the nature of the soil itself;
[see “gravel processing”]	“ <b>natural resource extraction</b> ” means the quarrying, sorting, screening, removal and off-site sale of sand, gravel, earth or mineralized rock found on or under a site and includes quarries, gravel pits, <i>gravel processing</i> and stripping of topsoil but excludes subsequent <i>manufacturing</i> operations such as concrete and <i>asphalt plants</i> ;
“ <b>nursery</b> ” means an area of land in which the principal use is the propagation and growing of plants for transplantation and includes the sale of plants propagated and grown in the same nursery and no more than 10% of the nursery area to a maximum of 150.0 m <sup>2</sup> of floor or land area for accessory retail sale of fertilizer, insecticide, herbicide, seeds, small garden hand tools, Christmas trees, animal feed and animal bedding and excludes all other wholesale or retail sales;	[see “retail”]
<b>O</b>	
“ <b>off-farm products</b> ” means farm products that are not grown, reared, raised or produced on the farm from which they are being sold;	“ <b>off-farm products</b> ” means <i>farm products</i> that are not grown, reared, raised or produced on the farm from which they are being sold;
	“ <b>office</b> ” means a business premises or <i>building</i> , designed, intended and used for the provision of professional, management, administrative, government, consulting, or financial services in an office setting including but not limited to the offices of: lawyers, accountants, travel agents, real estate and insurance firms, planners, non-government organizations, clerical agencies, Crown corporations, municipalities and provincial or federal governments;
“ <b>open land recreation</b> ” means the use of land for recreational purposes and includes a golf driving range, golf course, riding stable, paint ball sport, rifle range, fishing camp, guide camp; guest ranch or ski resort, and includes accessory clubhouse and/or lodge facilities;	
	“ <b>outdoor market</b> ” means a temporary use where groups of individual sellers offer new and used goods, crafts or produce for sale directly to the public;
	“ <b>outdoor recreation</b> ” means a facility used and equipped for the conduct of outdoor sports, leisure and entertainment activities, instructional courses and equipment rentals and may require amenities such as showers and storage, but excludes equestrian centres and <i>golf course</i> ;
“ <b>outdoor storage</b> ” means the storage of equipment, goods, and materials in the open air where such storage of goods and materials does not involve the erection of permanent structures. Typical uses include but are not limited to vehicle or heavy equipment storage compounds; and the sale, rental and storage of metal shipping containers;	“ <b>outdoor storage</b> ” means the storage of equipment, goods, and materials in the open air where such storage of goods and materials does not involve the erection of permanent <i>structures</i> . Typical uses include but are not limited to vehicle or heavy equipment storage compounds; and the sale, rental and storage of metal shipping containers;
<b>P</b>	



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<p><b>“panhandle”</b> means any parcel with any of the building envelope situated directly behind another parcel so that its frontage is a relatively narrow strip of land which is an integral part of the parcel;</p>	<p><b>“panhandle”</b> means any <i>parcel</i> with any of the <i>building</i> envelope situated directly behind another <i>parcel</i> so that its frontage is a relatively narrow strip of land which is an integral part of the <i>parcel</i>;</p>
<p><b>“parcel”</b> means any parcel, block or other area in which land is held or into which it is subdivided whether under the <i>Land Title Act</i> or the Bare Land Strata Regulations under the <i>Strata Property Act</i> or a legally recorded lease of license of occupation issued by the Province of British Columbia;</p>	<p><b>“parcel”</b> means any parcel, block or other area in which land is held or into which it is subdivided whether under the <i>Land Title Act</i> or the Bare Land Strata Regulations under the <i>Strata Property Act</i> or a legally recorded lease of license of occupation issued by the Province of British Columbia;</p>
<p><b>“parcel area, useable”</b> means all the area of a parcel except areas that are:</p> <ol style="list-style-type: none"> <li>part of a panhandle,</li> <li>required as building setbacks from property lines,</li> <li>required as building setbacks from watercourses or geotechnical hazards such as steep or unstable slopes, and</li> <li>subject to a restrictive covenant that prohibits all use of the area subject to the covenant.</li> </ol>	<p>[see “useable parcel area”]</p>
<p><b>“parcel coverage”</b> means the total horizontal area of structures measured to the outside of the exterior walls of the buildings and structures on a lot including the horizontal areas of attached decks and porches, expressed as a percentage of the lot area, and for a structure with no defined exterior wall, measured to the drip line of the roof or, in the case of decks and porches, includes the horizontal flooring area;</p>	<p><b>“parcel coverage”</b> means the total horizontal area of <i>structures</i> measured to the outside of the exterior walls of the <i>buildings</i> and <i>structures</i> on a lot including the horizontal areas of attached decks and porches, expressed as a percentage of the lot area, and for a <i>structure</i> with no defined exterior wall, measured to the drip line of the roof or, in the case of decks and porches, includes the horizontal flooring area;</p>
<p>[see “parcel width or depth”]</p>	<p><b>“parcel depth”</b> means the mean horizontal distance between the <i>front parcel line</i> and <i>rear parcel line</i> of any <i>parcel</i>;</p>
<p><b>“parcel line, exterior side”</b> means any parcel line common to a highway, other than a lane, which is not a front parcel line;</p>	<p>[see “exterior side parcel line”]</p>
<p><b>“parcel line, front”</b> means any parcel line common to a parcel and one highway other than a lane, provided that, where a parcel is contiguous to the intersection of two highways, the front parcel line is the shortest parcel line contiguous to one of the highways. Where a parcel is bisected by a highway, both parcel lines abutting the highway are considered to be front parcel lines;</p>	<p>[see “front parcel line”]</p>
<p><b>“parcel line, interior side”</b> means a parcel line between two or more parcels other than the front, rear or exterior side parcel line;</p>	<p>[see “interior side parcel line”]</p>
<p><b>“parcel line, rear”</b> means the boundary of a parcel which lies the most opposite to the front parcel line and, where the property has only three parcel lines, the rear is the junction of the two side parcel lines;</p>	<p>[see “rear parcel line”]</p>
<p><b>“parcel size”</b> means the area of land within the boundaries of the lot but excludes the panhandle area;</p>	<p><b>“parcel size”</b> means the area of land within the boundaries of the lot but excludes an access strip associated with a <i>panhandle parcel</i>;</p>
<p><b>“parcel width or depth”</b> means the mean horizontal distance between the side parcel lines or front and rear parcel lines of any parcel;</p>	<p><b>“parcel width”</b> means the mean horizontal distance between the side <i>parcel</i> lines of any <i>parcel</i>;</p>
<p><b>“parks”</b> means any publicly-owned, held or beneficially owned outdoor land or facility specifically designed for passive or active recreation including tot-lots, playgrounds, walkways, trails, band shells, greenbelts, buffers, nature interpretation areas, or similar land uses, including all uses permitted in Provincial Parks, and all natural and constructed landscaping, facilities, playing fields, buildings and structures consistent with the general purpose of public park land;</p>	<p><b>“park”</b> means any publicly-owned, held or beneficially owned outdoor land or facility specifically designed for passive or active recreation including tot-lots, playgrounds, walkways, trails, band shells, greenbelts, buffers, nature interpretation areas, or similar land uses, including all uses permitted in Provincial Parks, and all natural and constructed landscaping, facilities, playing fields, <i>buildings</i> and <i>structures</i> consistent with the general purpose of public park land;</p>
<p><b>“personal service establishment”</b> means a business which caters to a person's personal needs, and includes a tailor, seamstress, cobbler, photographer, barber, beautician, hairdresser, and laundry and dry cleaning facilities;</p>	<p><b>“personal service establishment”</b> means a commercial service intended to serve the health, grooming, financial, recreational, athletic activities or related well-being of an individual;</p>
<p><b>“poultry”</b> means domestic fowl and pigeons including any bird in captivity but excludes <i>ratites</i>;</p>	<p><b>“poultry”</b> means domestic fowl and pigeons including any bird in captivity but excludes <i>ratites</i>;</p>
<p><b>“principal building”</b> means the buildings and structures on a parcel which reflect the principal permitted use of that parcel;</p>	<p><b>“principal building”</b> means the <i>buildings</i> and <i>structures</i> intended for the <i>principal use</i> of a <i>parcel</i>, as listed under the principal permitted uses of the applicable zone;</p>
<p><b>“principal dwelling”</b> means a principal residential dwelling unit that,</p> <ol style="list-style-type: none"> <li>consists of a self-contained set of rooms located in a building,</li> <li>is used or intended for use as a residential premises,</li> <li>contains kitchen and bathroom facilities that are intended to be exclusive to the unit; and</li> <li>is not a secondary suite or accessory dwelling unit.</li> </ol>	<p><b>“principal dwelling unit”</b> means a principal <i>residential dwelling unit</i> that is not a <i>secondary suite</i> or <i>accessory dwelling</i>.</p>
<p><b>“principal use”</b> means the main purpose for which the parcel, building or structure is used;</p>	<p><b>“principal use”</b> means the main purpose for which a <i>parcel, building</i> or <i>structure</i> is used;</p>
<p><b>“processed farm products”</b> means farm products that have been transformed by biological or other means such as fermentation, cooking, butchering, canning, smoking or drying to increase their market value and convenience to the consumer, but does not include hot and cold food items sold for on-site consumption;</p>	<p><b>“processed farm products”</b> means <i>farm products</i> that have been transformed by biological or other means such as fermentation, cooking, butchering, canning, smoking or drying to increase their market value and convenience to the consumer, but excludes hot and cold food items sold for on-site consumption;</p>

**R**

<p><b>“range grazing”</b> means the feeding on grass or pasture of livestock;</p>	<p><b>“range grazing”</b> means the feeding on grass or pasture of <i>livestock</i>;</p>
<p><b>“ratites”</b> means a bird having small or rudimentary wings and no keel to the breastbone, includes ostriches, emus, and rheas;</p>	<p><b>“ratites”</b> means a bird having small or rudimentary wings and no keel to the breastbone, includes ostriches, emus, and rheas;</p>
<p>[see “parcel line, rear”]</p>	<p><b>“rear parcel line”</b> means the boundary of a <i>parcel</i> which lies the most opposite to the <i>front parcel line</i> and, where the property has only three <i>parcel</i> lines, the rear of the <i>parcel</i> is the point where of the two side <i>parcel</i> lines meet;</p>
<p><b>“recreation services, indoor”</b> means facilities within an enclosed building for sports, active recreation and cultural arts and may include but are not limited to athletic clubs, health and fitness clubs, swimming pools, curling clubs, hockey rinks, bowling alleys and racquet clubs;</p>	<p>[see “indoor recreation”]</p>
<p><b>“recreation services, outdoor”</b> means facilities that are available to the general public for sports and active recreation conducted outdoors. Typical uses include but are not limited to ball fields and athletic fields;</p>	<p>[see “outdoor recreation”]</p>
<p><b>“recreational vehicle”</b> means a vehicle designed to be towed behind a motor vehicle or self-propelled, and includes such vehicles commonly known as travel trailers, fifth wheels, camper trailers, pick-up coaches, motorized campers, motorized homes, park model trailers and other similar vehicles, which provide temporary recreational accommodation for the traveling public;</p>	<p><b>“recreational vehicle”</b> means a vehicle designed to be towed behind a motor vehicle or self-propelled, and includes such vehicles commonly known as travel trailers, fifth wheels, camper trailers, pick-up coaches, motorized campers, motorized homes, park model trailers and other similar vehicles, including vehicles constructed to the Canadian Standards Association Z240 RV and Z241 Standards, which provide temporary recreational accommodation for the traveling public;</p>
<p><b>“recreational vehicle (rv) park”</b> means a parcel of land occupied and maintained for temporary accommodation of the traveling public in recreational vehicles, which are licensed for the current year and have been brought to the site by the traveler. It does not include cabins, hotels, manufactured homes, manufactured home parks, or motels;</p>	<p>[see “campground”]</p>
	<p><b>“refuse disposal site”</b> means an area of land for the disposal of municipal solid waste, as permitted under the <i>Environmental Management Act (British Columbia)</i>;</p>
<p><b>“residential”</b> means the occupancy or use of a dwelling unit for the permanent domicile of a person or persons; or the occasional or seasonal occupancy of a dwelling unit as a dwelling by an owner who has a permanent domicile elsewhere or by non-paying guests of such an owner. This use does not include vacation rental;</p>	<p><b>“residential”</b> means the occupancy or use of a <i>dwelling unit</i> for the permanent domicile of a person or persons; or the occasional or seasonal occupancy of a <i>dwelling unit</i> as a dwelling by an owner who has a permanent domicile elsewhere or by non-paying guests of such an owner, but excludes <i>vacation rental</i>;</p>
<p><b>“resource extraction”</b> means the quarrying, sorting, screening, removal and off-site sale of sand, gravel, earth or mineralized rock found on or under a site and includes quarries, gravel pits and stripping of topsoil but does not include further processing of raw materials on the site;</p>	<p>[see “natural resource extraction”]</p>
<p><b>“restrictive covenant”</b> is an agreement in writing and signed by the owner of a parcel of land that restricts the use of the parcel in favour of the Regional District;</p>	
<p><b>“retail sales of farm and/or off-farm products”</b> means retail activity which is an accessory use to a farm use and which may include the sale of goods produced on or off that farm as permitted in a given zone and which includes buildings and structures necessary for the sale and storage;</p>	<p><b>“retail sales of farm products”</b> means <i>retail</i> activity which is accessory to a <i>farm use</i> and which may include the sale of goods produced on that farm as permitted in a given zone and which includes <i>buildings</i> and <i>structures</i> necessary for the sale and storage;</p>
<p>[see “retail store, general”]</p>	<p><b>“retail”</b> means premises where the sale of goods to the final consumer, but excludes gasoline, heavy agricultural or industrial equipment, or any goods stored outside and <i>convenience store</i>;</p>
<p><b>“retail store, general”</b> means premises where goods, merchandise, and other materials, and personal services, including those listed for convenience retail stores, are offered for sale at retail to the general public. Typical uses include by are not limited to grocery, clothing, shoe, hardware, pharmaceutical, appliance, and sporting goods stores. This use excludes warehouse sales and the sale of gasoline, heavy agricultural and industrial equipment or retail stores requiring outdoor storage;</p>	<p>[see “retail”]</p>
<p><b>“retail, outdoor”</b> means a building or open area in which stalls or sales areas are set aside, and rented or provided, and which are intended for use by any individual to sell farm products, off-farm products, and/or other commodities and operated only seasonally and periodically;</p>	<p>[see “outdoor market”]</p>
<p><b>“retaining wall”</b> means a structure or series of interdependent structures greater than 1.2 metres in height constructed to hold back, stabilize or support an earthen bank;</p>	<p><b>“retaining wall”</b> means a <i>structure</i> or series of interdependent <i>structures</i> greater than 1.2 metres in <i>height</i> constructed to hold back, stabilize or support an earthen bank;</p>

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	<p><b>“salvage operation”</b> means a place where old articles, waste or discarded material including but not limited to rubber tires, metal, plastics, plastic containers, glass, papers, sacks, wire, ropes, rags, machinery, cans, any other scrap or salvage including more than two <i>derelict vehicles</i>, are stored or kept, for private or commercial purposes;</p>
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<p>“<b>scientific research facilities</b>” means buildings or structures used for scientific research, investigation, testing or experimentation, but does not include facilities for the manufacturing or retail sale of products;</p>	<p>“<b>scientific research facilities</b>” means <i>buildings and structures</i> used for scientific research, investigation, testing or experimentation;</p>
<p>“<b>screen</b>” means a fence, wall or hedge used as an enclosure and a visual barrier about all or part of a parcel, broken only for driveways and walkways;</p>	<p>“<b>screen</b>” means a <i>fence</i>, wall or hedge used as an enclosure and a visual barrier about all or part of a <i>parcel</i>, broken only for driveways and walkways;</p>
<p>“<b>secondary suite</b>” means a self-contained second dwelling unit located within a principal single detached dwelling accessory to the principal dwelling used or intended to be used as a residence, with self-contained sleeping, living, cooking and sanitary facilities and direct access to the open air without passage through any portion of the principal dwelling unit. A secondary suite does not include duplex housing, semi-detached housing, multiple-dwelling housing or boarding and rooming housing;</p>	<p>“<b>secondary suite</b>” means a second <i>dwelling unit</i> that is located entirely within a <i>single detached dwelling</i>, a <i>duplex dwelling</i> or a <i>townhouse</i> and that is clearly accessory to the <i>principal dwelling unit</i>, with direct access to the open air without passage through any portion of the <i>principal dwelling unit</i>;</p>
	<p>“<b>self-storage</b>” means a self-contained <i>building</i> or group of <i>buildings</i> containing lockers available for rent for the storage of personal goods or a facility used exclusively to store bulk goods of a non-hazardous nature;</p>
<p>“<b>service industry</b>” means repair shops; equipment, automobile, agricultural implement and trailer sales, rentals, repair and services; plumbing and heating establishments; contractors’ yard and shops, machine and woodworking shops;</p>	<p>“<b>service industry establishment</b>” means a business premises or <i>building</i>, where non-personal goods and services are provided, including: the repair or assembly of electronic devices, vehicles, trucks, boats or other machinery (including painting); tire sales and repair; household cleaning and repair; metal and woodworking; plumbing and heating sales; storage and repair;</p>
<p>“<b>service station</b>” means premises used principally for the retail sale of motor fuels, lubricating oils, propane and motor vehicle accessories, retail sales by way of vending machines and the servicing of motor vehicles, excluding other retail sales, wholesale sales, or motor vehicle structural body repairs and painting;</p>	<p>“<b>service station</b>” means premises used principally for the <i>retail</i> sale of motor fuels, lubricating oils, propane and motor vehicle accessories, <i>retail</i> sales by way of vending machines and the servicing of motor vehicles, but excludes other <i>retail</i> sales, wholesale sales, or motor vehicle structural body repairs and painting;</p>
<p>“<b>setback</b>” means the horizontal minimum permitted distance measured at right angles to the parcel line, between the parcel line and a building or structure, or, in the case of floodplain or a watercourses, distance measured from the natural boundary, top of bank or other reference identified elsewhere in this Bylaw;</p>	<p>“<b>setback</b>” means the horizontal minimum permitted distance measured at right angles to a <i>parcel</i> line, between the <i>parcel</i> line and a <i>building</i> or <i>structure</i>, or, in the case of <i>floodplain</i> or a <i>watercourse</i>, distance measured from the <i>natural boundary</i>, top of bank or other reference identified elsewhere in this Bylaw;</p>
<p>“<b>setback, front</b>” as illustrated in Figure 4.1, means the minimum required setback area between the side parcel lines extending from the front parcel line to the nearest wall or supporting member of a building or structure;</p>	<p>“<b>setback, front</b>” as illustrated in Figure 2, means the minimum required <i>setback</i> area between the side <i>parcel</i> lines extending from the <i>front parcel line</i> to the nearest wall or supporting member of a <i>building</i> or <i>structure</i>;</p>
<p>“<b>setback, rear</b>” as illustrated in Figure 4.1, means the area between the side parcel lines extending from the rear parcel line to the nearest wall or supporting member of a building or structure;</p>	<p>“<b>setback, rear</b>” as illustrated in Figure 2, means the area between the side <i>parcel</i> lines extending from the <i>rear parcel line</i> to the nearest wall or supporting member of a <i>building</i> or <i>structure</i>;</p>
<p>“<b>setback, side</b>” as illustrated in Figure 4.1, means the area of the parcel which extends from the front setback to the rear setback, between the side parcel line and the nearest wall or supporting member of a building or structure;</p>	<p>“<b>setback, side</b>” as illustrated in Figure 2, means the area of the <i>parcel</i> which extends from the front <i>setback</i> to the rear <i>setback</i>, between the side <i>parcel</i> line and the nearest wall or supporting member of a <i>building</i> or <i>structure</i>;</p>
<p>“<b>sight triangle</b>” means the area formed by a triangle in the angle formed by the right-of-way boundaries or boundaries produced and 2 points on those boundaries 4.5 metres from the point of intersection;</p>	<p>“<b>sight triangle</b>” means the area formed by intersecting <i>parcel</i> lines at a street corner and a line joining points on the <i>parcel</i> measured 4.5 metres from the point of intersection of the <i>parcel</i>;</p>
<p>“<b>sign</b>” means any object, device, display, structure, or part thereof, which is used to advertise, identify, display, direct or attract attention to an object, service, event or location by any means including words, letters, figures, design, symbols, fixtures, colours, illumination or projected images;</p>	<p>“<b>sign</b>” means any object, device, display, <i>structure</i>, or part thereof, which is used to advertise, identify, display, direct or attract attention to an object, service, event or location by any means including words, letters, figures, design, symbols, fixtures, colours, illumination or projected images;</p>
<p>“<b>single detached dwelling</b>” means a detached building used for residential use of one family and consisting of one dwelling unit and a secondary suite if permitted in the applicable zone. May include a “modular home” but does not include a “mobile home”;</p>	<p>“<b>single detached dwelling</b>” means a detached <i>building</i> that contains one <i>dwelling unit</i> used for <i>residential</i> use by one <i>family</i> and may contain a <i>secondary suite</i> if permitted in the applicable zone, and includes a <i>modular home</i> but excludes a <i>mobile home</i>;</p>
	<p>“<b>sleeping unit</b>” means one or more habitable rooms used or intended to be used for sleeping or sleeping and living purposes, but excludes <i>cooking facilities</i>;</p>
<p>“<b>small livestock</b>” means poultry, rabbit or other small animals similar in size and weight but does not include farmed fur bearing animals or roosters;</p>	<p>“<b>small livestock</b>” means <i>poultry</i>, rabbit or other small animals similar in size and weight but excludes farmed fur bearing animals or roosters;</p>
<p>“<b>solid screen</b>” means a solid fence or wall used as an enclosure and a total visual barrier about all or part of a parcel and includes gates on all access points made of materials comparable to the fence or wall;</p>	<p>“<b>solid screen</b>” means a solid <i>fence</i> or wall used as an enclosure and a total visual barrier about all or part of a <i>parcel</i> and includes gates on all access points made of materials comparable to the <i>fence</i> or wall;</p>
<p>“<b>standard dykes</b>” means dykes built to a minimum crest elevation equal to the flood construction level, which meet standards of design and construction approved by the Province and which is maintained by an ongoing entity such as a local government body;</p>	<p>“<b>standard dykes</b>” means dykes built to a minimum crest elevation equal to the flood construction level, which meet standards of design and construction approved by the Province and which are maintained by an ongoing entity such as a local government body;</p>
<p>“<b>stockyard</b>” means a building or enclosure with pens or sheds for housing, buying, selling and auctioning livestock;</p>	<p>“<b>stockyard</b>” means a <i>building</i> or enclosure with pens or sheds for housing, buying, selling and auctioning <i>livestock</i>;</p>
	<p>“<b>storage and warehouse</b>” means the storage and distribution of goods, wares, merchandise, substances, articles or things, whether or not the</p>



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	storage is contained in separately occupied, secured storage areas or lockers;
<b>“structure”</b> means any construction fixed to, supported by or sunk into land or water, and includes swimming pools, retaining walls and manufactured home spaces, but specifically excludes fences under 2.0 metres in height, landscaping, paving and signs unless otherwise noted in this bylaw;	<b>“structure”</b> means any construction fixed to, supported by or sunk into land or water, and includes swimming pools, <i>retaining walls</i> and <i>manufactured home spaces</i> , but excludes <i>fences</i> under 2.0 metres in <i>height</i> , landscaping, paving and signs unless otherwise noted in this bylaw;
<b>T</b>	
	<b>“third party advertising sign”</b> means a sign which directs attention to a business, commodity, service, or entertainment which is conducted, sold, or offered elsewhere than on the <i>parcel</i> on which the sign is located, including billboards;
[see “hotel”, “motel”, etc.]	<b>“tourist accommodation”</b> means a <i>building</i> or <i>buildings</i> providing temporary accommodation for the travelling public, such as <i>tourist cabins</i> , lodges, <i>motels</i> , <i>hotels</i> , inns, or hostels, which may include common public facilities, such as an <i>eating and drinking establishment</i> , gift shop; personal services, or spa; but shall excludes <i>vacation rental</i> , <i>recreational vehicles</i> , park model trailers or <i>mobile homes</i> ;
<b>“tourist cabin”</b> is the use of land for a detached building containing a maximum of one sleeping unit used exclusively for tourist accommodation for the temporary accommodation of the traveling public, and may include cooking facilities and washroom facilities;	<b>“tourist cabin”</b> means a detached <i>building</i> containing a maximum of one <i>sleeping unit</i> used exclusively for <i>tourist accommodation</i> , and may include washroom facilities;
[see “multi-dwelling unit”]	<b>“townhouse”</b> means a <i>building</i> not more than three storeys high divided into three or more <i>dwelling units</i> located side by side under one roof with private entrances to each <i>dwelling unit</i> from the exterior of the <i>building</i> and with each <i>dwelling unit</i> sharing common walls;
<b>“trade school”</b> means a facility where instruction and training, related to a trade or business, is given to students;	[see “educational facilities”]
<b>U</b>	
[see “parcel area, useable”]	<b>“useable parcel area”</b> means all the area of a <i>parcel</i> except areas that are: <ul style="list-style-type: none"> <li>a) the narrow strip of land that provide frontage for a <i>panhandle parcel</i>;</li> <li>b) required as <i>building setbacks</i> from property lines;</li> <li>c) required as <i>building setbacks</i> from <i>watercourses</i> or geotechnical hazards such as steep or unstable slopes; and</li> <li>d) subject to a restrictive covenant that prohibits all use of the area subject to the covenant.</li> </ul>
<b>“utility use”</b> means the use of land for the establishment of utility facilities and associated appurtenances for the provision of water, sewer, electrical, natural gas, communication, fire protection and transportation; where such use is established by a local, provincial or federal government, an improvement district, a Crown corporation or by a company or person; or the use of land for such facilities where they are regulated by a government act or regulation. This definition of “utility use” specifically excludes oil or gas storage tanks; power sub-stations; sewage treatment plants; offices; or public storage or maintenance and works yards;	<b>“utility use”</b> means the use of land for the establishment of facilities and associated appurtenances for the provision of water, sewer, electrical, natural gas, communication, fire protection and transportation; but excludes oil or gas storage tanks; power sub-stations; sewage treatment plants; <i>offices</i> ; or public storage or maintenance and works yards;
<b>V</b>	
<b>“vacation rental”</b> means the use of a residential dwelling unit for the temporary commercial accommodation of paying guests for a period of less than one month. This use does not include bed and breakfast;	<b>“vacation rental”</b> means the use of a <i>residential dwelling unit</i> for the temporary commercial accommodation of paying guests for a period of less than one month, but excludes a <i>bed and breakfast operation</i> ;
<b>“vehicle sales and service establishment”</b> means premises used for the sale, lease or hire of new or used vehicles, which may include an accessory: vehicle body shop, vehicle repair garage, or vehicle supply store. For the purposes of this definition a “vehicle” includes automobiles, recreational vehicles (RV’s), boats, all-terrain vehicles (ATV’s), and motorcycles;	<b>“vehicle sales and rentals”</b> means premises used for the sale, lease or hire of new or used vehicles, which may include accessory incidental maintenance services, storage, fueling, washing and sales of parts but may not include automobile body repair. For the purposes of this definition a “vehicle” includes automobiles, <i>recreational vehicles</i> (RV’s), boats, all-terrain vehicles (ATV’s), and motorcycles;
<b>“veterinary establishment”</b> means a use conducted for the care, treatment, or hospitalization of animals, birds and fish and may include grooming facilities and sales of accessory supplies, but does not include the keeping or boarding of animals not under the care, treatment or hospitalisation;	<b>“veterinary establishment”</b> means a use conducted for the care, treatment, or hospitalization of animals, birds and fish and may include grooming facilities and sales of accessory supplies, but excludes the keeping or boarding of animals not under care, treatment or hospitalisation;
<b>W</b>	
<b>“watercourse”</b> includes any of the following: a watercourse, whether it usually contains water or not; a pond, lake, river, creek or brook, and; a ditch, spring or wetland that is connected by surface flow to a watercourse;	<b>“watercourse”</b> includes any of the following: a watercourse, whether it usually contains water or not; a pond, lake, river, creek or brook, and; a ditch, spring or wetland that is connected by surface flow to a watercourse;
	<b>“wet bar”</b> means an area within a dwelling unit, other than a cooking facility, used for the preparation of beverages. A wet bar includes one

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	single sink, one compact refrigerator, freezer or ice maker and no more than 1.5 metres of counter and lower cabinet space, but excludes a natural gas or 220-volt connection in the same room as a wet bar;
<p><b>“winery”</b> means an establishment involved in the manufacture, packaging, storing and sales of grape and fruit-based wines, including a wine bar, food &amp; beverage lounge and an eating and drinking establishment.</p>	<p><b>“winery”</b> means the use of land, <i>buildings</i> or <i>structures</i> involved in the manufacturing, packaging, storing and sales of grape and fruit-based wines, including a wine bar, food &amp; beverage lounge and an <i>eating and drinking establishment</i>;</p>
	<p><b>“wholesale business”</b> means an establishment acting as agents or brokers and buying merchandise for, or selling merchandise to <i>retail</i> users, industrial users, commercial users, institutional users or wholesale users.</p>

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