

**16.3 EP – ENVIRONMENTAL PRESERVATION DISTRICT**



.1 General Purpose

This district is intended to protect and preserve *environmentally significant lands* recognized as such by the County and/or Province and includes Crown lands and lands designated as Environmental Reserve through the *Municipal Government Act*.

.2 Uses

Permitted Uses	Discretionary Uses
<i>Accessory, building*</i>	<i>Accessory, building*</i>
<i>Accessory, use*</i>	<i>Accessory, use*</i>
<b>Public/Private park**</b>	<i>Parking facility</i>
	<b>Public/Private park</b>

\* Refer to Section 6.1 for further clarification.

\*\* Refer to Paragraph 16.3.3 (d) for further clarification.

.3 Development Regulations

- (a) All *development* in this district is subject to the regulations stated in Parts 5 through 9 of this Bylaw.
- (b) All lands designated or to be designated as Environmental Reserve as defined by the *Municipal Government Act* shall be districted accordingly under this Section.
- (c) Any *development* in this district requires an assessment of *environmentally significant lands* to be completed in accordance with the Municipal Development Plan and to the satisfaction of the *Development Authority*.
- (d) For the purpose of this district, **Public/Private Park** listed as a permitted use shall be limited to areas that fall within an approved recreational concept plan.

16.5 POS – PUBLIC/PRIVATE OPEN SPACE DISTRICT



.1 General Purpose

This district is intended to accommodate the development of public and private spaces on lands dedicated as Municipal Reserve, School Reserve or Community Services Reserve to provide for smaller-scale recreational and cultural activities that enhance the quality of life within communities have limited on-site and off-site impacts.

.2 Uses

Permitted Uses	Discretionary Uses
Accessory, building*	Accessory, building*
Accessory, use*	Accessory, use*
<del>Community building</del>	Campground
Community garden	Community Building
<del>Parking facility</del>	Dugout
Public/Private park	Private camp or club
<del>Recreation facility, indoor</del>	<del>Public library and cultural facility</del>
<del>Recreation facility, outdoor</del>	Recreation facility, indoor
	Recreation facility, outdoor
	<del>School</del>

\* Refer to Section 6.1 for further clarification.

.3 Subdivision Regulations

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The minimum parcel area shall be determined by the Subdivision Authority.

.4 Development Regulations

Minimum front yard and flanking front yard setback	Abutting a local road	6m (19.7ft)
	Abutting a collector or arterial road	35m (114.8ft)
Minimum side yard setback	Principal building	4.5m (14.7ft)
	Accessory building	2.5m (8.2ft)
Minimum rear yard setback	Principal building	6m (19.7ft)
	Accessory building	2.5m (8.2ft)
Maximum Height	At the discretion of the Development Authority	

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.5 Additional Development Regulations

- (a) All development in this district is subject to the regulations stated in Parts 5 through 9 of this Bylaw.
- (b) The minimum setback for an outdoor recreation facility is the distance as determined by the Development Authority in order to prevent the sport or recreation activity from interfering with adjoining developments and to ensure the orderly flow of pedestrian and vehicular traffic.

compounds, storage of construction material or modular trailers or storage unrelated to the *principal use* of the *parcel* or site. This does not include a *recreational vehicle storage facility*.

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*Park and ride* means the *use* of a *parking facility* for public or private transport connections that allow commuters to leave their vehicles and transfer to a bus or rail system, or carpool for the remainder of the journey. The vehicle is left at the *parking facility* and retrieved when the owner returns.

*Parking facility* means a *development* designed for the parking of vehicles. This does not include a *recreational vehicle storage facility*.

*Private camp or club* means a premise or land for the social or recreational activities of members of a non-profit, religious, philanthropic organization or athletic group for educational training or instructional purposes generally with an outdoor emphasis, with or without *on-site campsites* or cabins. A *private camp or club* may include facilities for sleeping, eating, drinking and assembly purposes. A *private camp or club* is not a work camp or *campground*.

*Professional, office and business service* means a *development used* for the provision of professional, management, personal care, administrative, consulting and financial services. Typical *uses* include offices for lawyers, accountants, engineers, architects, real estate agents, medical, health, and dental offices and clinics, insurance brokers, office support services, banks, loan offices, printing establishments, janitorial firms, professional services related to cleaning and repair of personal effects including barbershops, hairdressers, tattoo studios, tailors, dressmakers, shoe repair shops, dry cleaning establishments and laundromats. This does not include *contractor service, major and minor*.

*Protective and emergency service* means a public facility *used* by fire protection, police, ambulance or other such services as a base of operations. This includes ancillary training facilities.

*Public/Private library and cultural facility* means *development* for the collection of literary, artistic, musical and similar reference materials in the form of books, manuscripts, recordings and films for public *or private* use; or a *development* for the collection, preservation and public *or private* exhibition of works or objects of historical, scientific or artistic value. Typical *uses* include libraries, museums and art galleries.

*Public/Private park* means *development* of public *or private* land specifically designed or reserved *for the public* for active or passive recreational *uses* or for educational, cultural or aesthetic purposes, and includes all *natural areas* and landscaped areas. This includes but is not limited to playing fields, playgrounds, picnic grounds, trails, *natural areas*, water features and related *accessory buildings*.

*Rail equipment and vehicle rentals/sales agency* means the retail sale or rental of new or used rail/transloading equipment or rail/transloading vehicles, together with incidental maintenance services, sales of parts and accessories.

*Rail spur* means a secondary track used by railroads to allow customers at a location to store, load and unload railcars without interfering with other railroad operations.

*Rail yard* means a series of railroad tracks for storing, sorting, or loading/unloading, railroad cars and/or locomotives.

*Recreation facility, indoor* means a facility in which the public participates in recreational activities within a *building*. Typical *uses* include amusement arcades, billiard or pool halls, bowling alleys, racquet courts, swimming pools, gymnasiums, simulated golf facilities, and arenas. This may include *retail sales* and *eating and drinking establishments* as an *accessory use*. This *use* does not include an *Event Venue* or *Community Building*.

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*Recreation facility, outdoor* means *development* providing facilities which are available to the public at large for sports and active recreation conducted outdoors. Typical *uses* include *golf courses*, driving ranges, clubhouses, go-cart tracks, sports fields, tennis courts, unenclosed ice surfaces or rinks, rodeo grounds, athletic fields, boating facilities, swimming pools, bowling greens, riding stable and fitness trails. This *use* does not include a *public/private park* or *shooting range*.

*Recreation, outdoor motorized vehicle facility* means a facility for vehicular or motorized sports activities or both conducted outdoors. This includes but is not limited to sport recreation facilities such as off highway vehicle and motor vehicle race courses and boating facilities.

*Recreational vehicle sale and rental* means the sale or rental of new or used recreational vehicles, or boats. This *use* may also include accessory maintenance services, and the sale of parts and accessories. This *use* does not include *equipment sale, service and rental, major or minor*, nor a *service station*.

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