

TOWN OF LADYSMITH

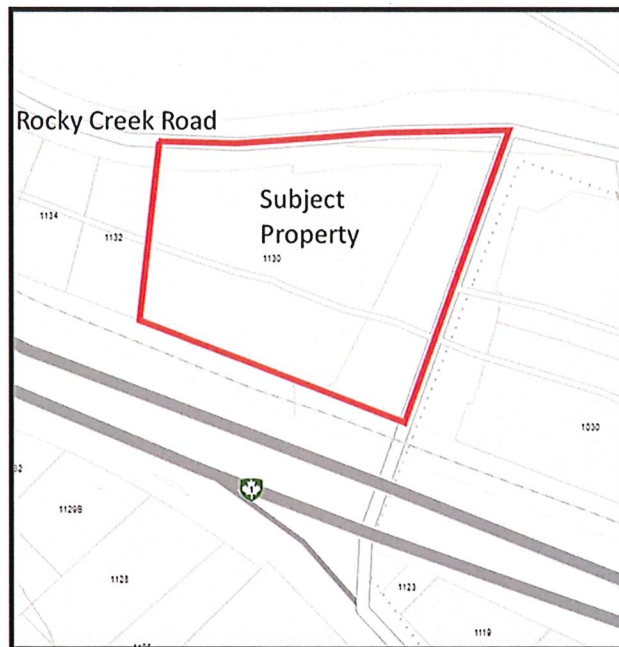
BYLAW NO. 2069

A Bylaw to amend "Town of Ladysmith Zoning Bylaw 2014, No. 1860"

The Council of the Town of Ladysmith in open meeting assembled enacts the following amendments to "Town of Ladysmith Zoning Bylaw 2014, No. 1860":

1. "Schedule A – Zoning Bylaw Text":
 - a) Delete "Tourist Service" "CD-1" from Section "9.1 Creation of Zones";
 - b) Replace subsection 1. p) of section "11.5 Shopping Centre Commercial (C-5)" with the following:
 - p) *Cannabis Retail Sales* but in the parcels contained within the shaded areas identified on Figures 11.5 and 11.6;
 - c) Add Figure 11.6 following Figure 11.5 in section "11.5 Shopping Centre Commercial (C-5)" as shown below:

Figure 11.6



- d) Add a new Section 7 "Site Specific Regulations" to section "11.5 Shopping Centre Commercial (C-5)" as follows:
 7. Site Specific Regulations
 - a) For the *Parcel*/legally described as Lot A, District Lots 24 and 38, Oyster District, Plan VIP71248 (1130 Rocky Creek Road) all

Buildings must meet or exceed Step 1 of the British Columbia Energy Step Code.

- b) Notwithstanding section 6.3 subsection a)vi) a maximum of one *Use* with a *Drive-through* service is permitted on the *Parcel*/legally described as Lot A, District Lots 24 and 38, Oyster District, Plan VIP71248 (1130 Rocky Creek Road), provided that any *Buildings* associated with the *Drive-through Use* meet or exceed Step 2 of the British Columbia Energy Step Code.
 - c) For the *Parcel*/legally described as Lot A, District Lots 24 and 38, Oyster District, Plan VIP71248 (1130 Rocky Creek Road) the following additional *Principal Uses* are permitted:
 - i) *Animal Day Care.*
 - ii) *Artist Studio.*
 - iii) *Building Supply Sales.*
 - iv) *Cottage Industry.*
 - v) *Garden Centre.*
 - vi) *Home Improvement Service Industry.*
 - vii) *Micro-Brewery.*
 - viii) *Laboratory.*
 - ix) *Media Production Studio.*
 - x) *Neighbourhood Pub.*
 - xi) *Non-Motorized Recreational Equipment Sales or Rental.*
 - xii) *Print Shop.*
 - xiii) *Re-Store.*
 - e) Delete section “17.1 Comprehensive Development 1 – Tourist Service (CD-1)” in its entirety and replace with “17.1 Comprehensive Development 1 – Reserved for Future Use”.
2. “Schedule B – Zoning Bylaw Map”:
- a) Change the zone from “CD-1 Tourist Service” to “C-5 Shopping Centre Commercial” for Lot A, District Lots 24 and 38, Oyster District, Plan VIP71248 (1130 Rocky Creek Road) as shown in Schedule 1 which is attached to and forms a part of this bylaw; and,
 - b) Delete “CD-1 Tourist Service” from the legend.

Citation

3. This Bylaw may be cited for all purposes as “Town of Ladysmith Zoning Bylaw 2014, No. 1860, Amendment Bylaw (No. 37) 2021, No. 2069”.

READ A FIRST TIME on the 1st day of June, 2021
READ A SECOND TIME on the 1st day of June, 2021
PUBLIC HEARING held on the 15th day of June, 2021
READ A THIRD TIME on the 15th day of June, 2021
APPROVED by the Ministry of Transportation and Infrastructure
on the 27th day of July, 2021
ADOPTED on the 20th day of September, 2022



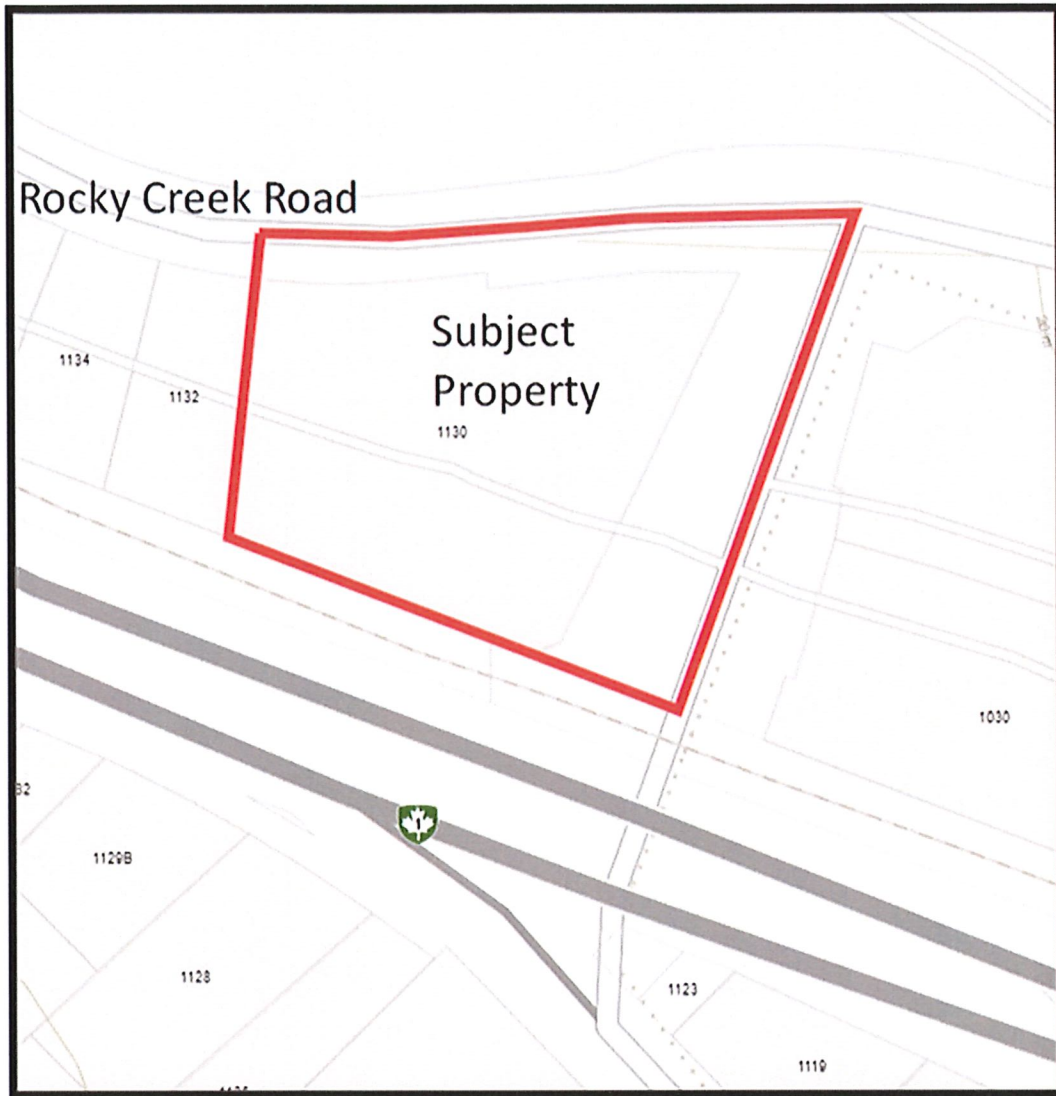


Mayor (A. Stone)



Corporate Officer (D. Smith)

**Schedule 1
Subject Property**



Citation

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READ A FIRST TIME on the 1st day of June, 2021
READ A SECOND TIME on the 1st day of June, 2021
PUBLIC HEARING held pursuant to the provisions of the *Local Government Act* on the 15th day of June, 2021
READ A THIRD TIME on the 15th day of June, 2021
APPROVED by the Ministry of Transportation and Infrastructure on the day of ,
ADOPTED on the day of ,

Approved pursuant to section 52(3)(a) of the *Transportation Act*

this 27 day of July, 2021
Ministry of Transportation and Infrastructure



JAMIE LEIGH HOPKINS
A Commissioner for taking affidavits
within the Province of British Columbia
2100 Labeux Road, Nanaimo BC V9T 6E9

Mayor (A. Stone)

Corporate Officer (D. Smith)