

# CITY OF SALMON ARM

## BYLAW NO. 4670

### A bylaw to amend "District of Salmon Arm Zoning Bylaw No. 2303"

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The Council of the City of Salmon Arm, in open meeting assembled, enacts as follows:

1. "District of Salmon Arm Zoning Bylaw No. 2303" is hereby amended as follows:

**1. Section 46 - CD-8 Comprehensive Development Zone - 8**

- a) Section 46.3 - add "multiple family dwellings" as a permitted use;
- b) Section 46.4 - increase maximum principle building height from 12 m to 19 m for a residential family dwelling building;
- c) Section 46.6 - reduce minimum parcel size/site area from 5 to 0.5 acres;
- d) Section 46.8 - reduce the minimum setbacks as per the attached site plan:
  - Building P from 6 m to 1.3 m,
  - Building N from 6 m to 2.6 m,
  - Residential Building A from 6 m to 3.2 m,
  - Residential Building B from 6 m to 0.7 m,
- e) Parking - reduce the residential multiple family parking requirement from 1.25 to 0.82 stalls per dwelling

**2. SEVERABILITY**

If any part, section, sub-section, clause of this bylaw for any reason is held to be invalid by the decisions of a Court of competent jurisdiction, the invalid portion shall be severed and the decisions that it is invalid shall not affect the validity of the remaining portions of this bylaw.

**3. ENACTMENT**

Any enactment referred to herein is a reference to an enactment of British Columbia and regulations thereto as amended, revised, consolidated or replaced from time to time.

4. EFFECTIVE DATE

This bylaw shall come into full force and effect upon adoption of same.

5. CITATION

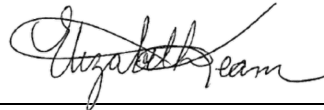
This bylaw may be cited as "**City of Salmon Arm Zoning Amendment Bylaw No. 4670**"

READ A FIRST TIME THIS 26 DAY OF AUGUST 2024

READ A SECOND TIME THIS 26 DAY OF AUGUST 2024

READ A THIRD TIME THIS 26 DAY OF AUGUST 2024

APPROVED PURSUANT TO SECTION 52 (3) (a) OF THE TRANSPORTATION ACT  
ON THE 4 DAY OF September, 2024



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For Minister of Transportation & Infrastructure

ADOPTED BY COUNCIL THIS DAY OF 2024.

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MAYOR

\_\_\_\_\_  
CORPORATE OFFICER