

# Proposed Miscellaneous Amendments for Planning Bylaws

## Council Meeting

February 23, 2026

# Proposed Bylaw Amendments

- **Zoning Bylaw** → Amendment Bylaw 5425, 2026
- **Sign Bylaw** → Amendment Bylaw 5426, 2026
- **Development Procedures Bylaw** → Amendment Bylaw 5427, 2026
- **Official Community Plan** → Amendment Bylaw No. 5428, 2026
  
- **Purpose of proposed bylaw amendments:**
  - ✓ Provide greater clarity to regulations
  - ✓ Correct inadvertent errors
  - ✓ Address inconsistencies

# Zoning Bylaw Amendments

- Provide greater flexibility for:
  - Non-habitable attics
  - Power poles
  - Heat pumps
  - Accessory buildings/structures
  - Standard ferry terminal operations infrastructure
- Restrict shipping containers on residential sites



*Wikipedia.org – Horseshoe Bay Ferry Terminal*



*BCHydro.com – Power lines*

## Zoning Bylaw Amendments (cont'd)

- Clarify regulations for:
  - Short-term rental accommodation
  - Garden walls
  - Physicians' offices in duplex dwelling and multiple dwelling zones
  - Bicycle parking for townhouses
  - CD86 Zone
- Correct inadvertent errors in RS3 and CD10 Zones

# Development Procedures Bylaw Amendments

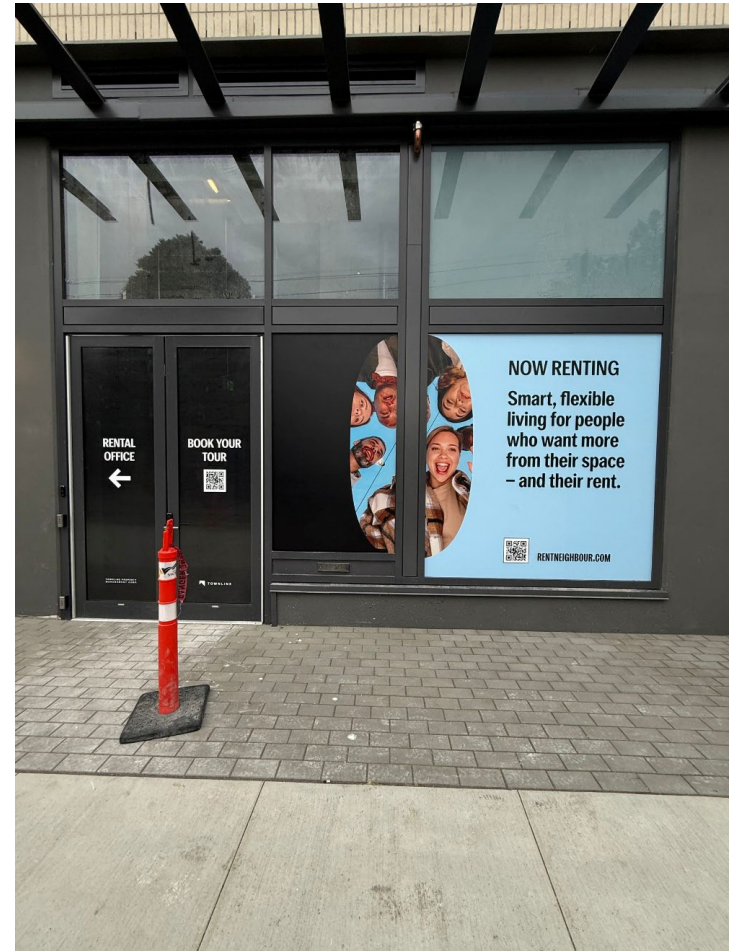
- Update policy numbers for “Whitby Estates” and “Clyde Avenue Area” neighbourhoods from “BF-D 1” and “BF-D 4” to “BF-B 3.2” and “BF-B 3.3”
- Correct inadvertent error in Part 19 - Delegation

# Official Community Plan Amendments

- Update policy numbers for “Whitby Estates” and “Clyde Avenue Area” neighbourhoods from “BF-D 1” and “BF-D 4” to “BF-B 3.2” and “BF-B 3.3”

# Sign Bylaw Amendments

- Restrict fully opaque signs covering whole windows
- Correct inadvertent error in Part 19 – Suspended Signs



*Blastmediainc.com – Opaque Window Clings*

## Staff Recommendation

That Council give the recommended readings to the proposed bylaws and set the date for public hearing for the Zoning and Official Community Plan amendment bylaws.

**Thank You!**  
**Questions?**