

## Comparison of the Commercial Residential (CR) vs. Resort Commercial (CT4) zones

Zoning Bylaw No. 1085, 1998 – CR Zone	Draft Zoning Bylaw No. 1395 – CT4 Zone
<b>Permitted Uses:</b> <ul style="list-style-type: none"> <li>multiple family dwelling;</li> <li>resort multiple family dwelling;</li> <li>accessory structure;</li> <li>accessory use.</li> </ul>	<b>Permitted Uses (Principal):</b> <ul style="list-style-type: none"> <li>resort residential building;</li> </ul> <b>Permitted Uses (Accessory):</b> <ul style="list-style-type: none"> <li>accessory building or structure, subject to Section 7.1;</li> <li>eating and drinking establishment;</li> <li>indoor recreation;</li> <li>outdoor recreation; and</li> <li>retail.</li> </ul>
<b>Maximum Parcel Size:</b> 600 m <sup>2</sup>	<b>Maximum Parcel Size:</b> 1,000 m <sup>2</sup>
<b>Minimum Lot Width:</b> 18.0 metres	<b>Minimum Lot Width:</b> Not less than 25% of parcel depth
<b>Maximum Density:</b> 75 dwelling units per gross developable hectare	<b>Maximum Density:</b> 75 dwelling units per hectare
<b>Minimum Density:</b> [Not specified]	<b>Minimum Density:</b> [Not applicable]
<b>Maximum Setbacks (principal):</b> Front: 6.0 metres Rear: 6.0 metres Interior: 3.0 metres Exterior: 4.5 metres	<b>Maximum Setbacks (principal):</b> Front: 6.0 metres Rear: 6.0 metres Interior: 3.0 metres Exterior: 4.5 metres
<b>Maximum Setbacks (accessory – see s. 4.4):</b> Front: not permitted in front yard Rear: 1.2 metres Interior: 1.2 metres Exterior: 3.0 metres	<b>Maximum Setbacks (accessory):</b> Front: 6.0 metres Rear: 6.0 metres Interior: 3.0 metres Exterior: 4.5 metres
<b>Maximum Building Height:</b> 13.0 metres	<b>Maximum Building Height:</b> 15.0 metres (principal) 5.0 metres (accessory)
<b>Maximum Parcel Coverage:</b> [Not specified]	<b>Maximum Parcel Coverage:</b> 80%
<b>Conditions of Use:</b> [Not specified]	<b>Conditions of Use:</b> [Not applicable]

### Notes:

The information provided in this table is a summary of current and proposed zoning regulations. Please refer to the current Zoning Bylaw No. 1085 as well as the most recent version of Draft Zoning Bylaw No. 1395 for actual and proposed regulations.

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To see which parcels the CT4 Zone is to be applied under Zoning Bylaw No. 1395, please refer to the most recent copy of Schedule '2' (Zoning Map) of the bylaw on the Zoning Bylaw Update webpage: <https://www.osoyoos.ca/council/zoning-bylaw-update>

Not all parcels currently zoned CR under Zoning Bylaw No. 1085, 1998, *may* be proposed for transition to the new CT4 Zone.

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