

814.18 **MARINE 4 ZONE**

814.19 **INTENT**

The intent of the Marine 4 Zone is to permit tourist commercial uses as primary uses and marine/industrial uses as accessory uses.

814.20 **PERMITTED USES**

Except as otherwise provided in Part 3, Section 303 of this bylaw, the following and no other uses are permitted:

**Primary Permitted Uses:**

1. Tourist Accommodation;
2. Restaurant;
3. Marina mooring facilities, including docks, wharves, piers, and floats;
4. Floating boat shelter;
5. Boat rental operation;
6. Boat hoists and launching ramp;
7. Store or sales room for the sale or rental of boats, engines, marine supplies including food and sporting goods; and
8. Marine fuel installations.

**Accessory Uses:**

1. One dwelling unit (for caretaker);
2. One floating home or one live-aboard for a caretaker, where a dwelling unit is not provided and subject to the following criteria:
  - The Floating Home must be equipped with a holding tank for sewage and served by a pump-out facility and must comply with Sections 2 to 3.44 inclusive of the Float Home Standard as prepared by the Building Standards Branch of the Province of BC.
  - The Live-aboard must be at least 30 feet in length and equipped with a holding tank for sewage and served by a pump-out facility;
3. Water borne vessel and marine equipment building, storage, maintenance, and repair;
4. Offices; and
5. Accessory buildings and other uses customarily incidental to the primary permitted uses.

814.21 **LOT AREA AND WIDTH**

The minimum lot area required is one thousand (1,000 m<sup>2</sup>) square metres and the minimum lot width is thirty (30 m) metres.

814.22      **LOT COVERAGE**

Buildings and structures shall not cover more than sixty (60%) of the lot area.

814.23      **SITING OF BUILDINGS AND STRUCTURES**

No building or structure except a fence shall be located within:

1.      Seven point five (7.5) metres of a front lot line;
2.      Seven point five (7.5) metres of a rear lot line except where the rear lot line adjoins/abuts the high water mark;
3.      Three (3.0) metres of a side lot line;
4.      Four point five (4.5) metres of a side lot line where the side lot line abuts a street or where the side lot line abuts a lot in the R zones.

814.24      **HEIGHT OF BUILDING**

No building or structures shall exceed ten point five (10.5) metres in height.

No accessory building shall exceed (6.0) metres in height.

814.25      **OFF-STREET PARKING**

Off-street parking shall be provided and maintained in accordance with Part Eleven of this Bylaw.