

Exhibit “A” to RZ100658 (Bylaw No. 9110)

Proposed Amendments to City of Prince George Zoning Bylaw No. 7850, 2007

Delete the definition of “Awning” in Section “2.3”:

A light, detachable structure of fabric, sheet metal or other flexible material supported from the building by a frame (fixed or retractable) to offer shelter from sun and rain.

Replace the definition of “Awning” in Section “2.3” with the following:

Retractable or non-retractable covering of non-rigid materials such as canvas or similar fabric projecting from the exterior wall of a building.

Delete the definition of “Bylaw Enforcement Officer” in Section “2.3”:

An officer or employee of the City who has responsibility for inspection and enforcement relating to bylaw compliance.

Replace the definition of “Bylaw Enforcement Officer” in Section “2.3” with the following:

An officer or employee of the City who has responsibility for inspection and enforcement relating to bylaw compliance including a member of the Royal Canadian Mounted Police or other Peace Officer.

Delete the definition of “Cannabis Production Facility” in Section “2.3”:

A facility licensed under the Access to Cannabis for Medical Purposes Regulations, or subsequent regulations or acts which may be acted in substitution by the Federal Government, to grow, produce or distribute cannabis or cannabis products.

Replace the definition of “Cannabis Production Facility” in Section “2.3” with the following:

A facility licensed under the *Cannabis Act* (Canada), or subsequent regulations or acts, which may be, acted in substitution by the Federal Government, to cultivate, harvest, process, store, pack, non-retail distribution, analytical testing, and research. Cannabis production excludes cannabis retail sales and the cultivation of cannabis by an individual for personal use and consumption.

Delete the definition of “Cellar” in Section “2.3”:

A basement with a height between the finished floor and finished ceiling less than 2.0 m.

Delete the definition of “Chief of Police” in Section “2.3”:

The appointed Officer in Charge of the Prince George City Detachment of the Royal Canadian Mounted Police, or a person designated in writing by the appointed Officer in Charge of the Prince George City Detachment of the Royal Canadian Mounted Police to carry out any act or function under this Bylaw.

Delete the definition of “Club” in Section “2.3”:

A facility maintained by and for members of a social, athletic, recreational, fraternal, benevolent, patriotic, or veterans organization, whether incorporated under the laws of British Columbia or not, whose members pay an annual membership fee, but is not operated primarily for pecuniary gain, spectator entertainment, patron participation entertainment, and food and beverage service.

Replace the definition of “Club” in Section “2.3” with the following:

A facility maintained by and for members of a social, athletic, recreational, fraternal, benevolent, patriotic, or veterans organization, whether incorporated under the laws of British Columbia or not, whose members pay an annual membership fee, but is not operated primarily for monetary gain, spectator entertainment, patron participation entertainment, and food and beverage service. May include an accessory building or structure (i.e., club house) that provides recreation and may include accessory food and beverage services, lockers, change rooms, meeting area, recreational equipment rental and sales facilities, and ticket sales, but shall not include overnight accommodation.

Delete the definition of “Club House or Base Lodge” in Section “2.3”:

An accessory building or structure that provides for day recreation and may include accessory food and beverage services, lockers, change rooms, meeting area, recreational equipment rental and sales facilities, and ticket sales, but shall not include overnight accommodation.

Delete the definition of “Commercial Use” in Section “2.3”:

An occupation, employment or enterprise that is carried on for gain or monetary profit by any person.

Add a definition for “Density” in Section “2.3” with the following:

A measure of the intensity of development to the area of a site, land or parcel. Calculated as dwelling units per lot area.

Delete the definition of Education, Commercial” in Section “2.3”:

Education, training, or instruction, for consideration, in a skilled trade or vocation typically for licensing, registration, or certification purposes such as secretarial, safety and first aid, business, beauty, modeling, art, dance, drama, and music school; or pet training.

Replace the definition of “Education, Commercial” in Section “2.3” with the following:

Solely for education, training, or instruction in a skilled trade or vocation for professional licensing, registration, or certification purposes such as secretarial, safety and first aid, business, beauty, modeling, art, dance, drama, music or pet training.

Insert a definition for “Façade” in Section “2.3” with the following:

The portion of any exterior elevation of a building or structure exposed to public view extending from the grade to the eaves or the top of a parapet wall and the entire length of the building elevation, including all areas divided by firewalls.

Delete the definition of “Fire Separation” in Section “2.3”:

A construction assembly that acts as a barrier against the spread of fire as defined in the *BC Building Code*.

Delete the definition of Lot Area” in Section “2.3”:

The total horizontal area within the lot lines of a lot, except where a parcel is a panhandle lot, the access strip or panhandle shall not be calculated as part of the minimum lot area. When used in reference to a subdivision shall be the size of lot that may be created by subdivision under Sections 903(1)(d) and 946(4) of the *Local Government Act*.

Replace the definition of “Lot Area” in Section “2.3” with the following:

The total area of a lot taken in a horizontal plane excluding land covered by a natural body of water or occupied by a panhandle.

Delete the definition of “Lot Depth” in Section “2.3”:

The horizontal distance between the midpoints of the front and rear lot lines.

Delete the definition of “Lot, Double Fronting” in Section “2.3”:

A lot which abuts two highways which are parallel or nearly parallel and do not intersect at the boundaries of the lot.

Replace the definition of “Lot, Double Fronting” in Section “2.3” with the following:

A lot which abuts two highways which are parallel or nearly parallel and do not intersect at the boundaries of the lot, excluding a lane.

Delete the definition of “Satellite Dish and Receiver” in Section “2.3”:

An accessory structure designed to send or receive telecommunication signals from a satellite.

Delete Section “3.1.1”:

No person shall interfere with or obstruct the entry of the Authorized Person, Chief of Police, Bylaw Enforcement Officer or any authorized City representative on to any land or into any building to which entry is made or attempted.

Replace the wording of Section “3.1.1” with the following:

No person shall interfere with or obstruct the entry of the Authorized Person, Bylaw Enforcement Officer or any authorized City representative on to any land or into any building to which entry is made or attempted.

Delete Section “4.6.4”:

The minimum lot area and lot width provisions of this Bylaw shall not apply for AG, AF and AR lots where the purpose of a subdivision is to protect environmentally sensitive areas, recreational amenities, or agricultural land from development. Provided that the average subdivision area, including the parent parcel, is greater than or equal to the minimum subdivision area, the following applies:

- a) the owner registers a covenant pursuant to Section 219 of the *Land Title Act* in favour of the City at the time the subdivision is registered;
- b) this covenant shall restrict or prohibit the construction of buildings or structures, and/or the use of any lot; and,
- c) such covenant shall be satisfactory to the Approving Officer.

Replace the wording of Section “4.6.4” with the following:

The minimum lot area and lot width provisions of this Bylaw shall not apply for AG, AF and AR lots where the purpose of a subdivision is to protect environmentally sensitive areas, recreational amenities, or agricultural land from development. The authorized person may require the owner registers a covenant pursuant to Section 219 of the *Land Title Act* in favour of the City at the time the subdivision is registered. This covenant may restrict or prohibit the construction of buildings or structures, and/or the use of any lot and shall be satisfactory to the Approving Officer.

Insert the following wording as Section “4.6.7”:

The lot area provisions of this Bylaw shall not apply where existing lots are consolidated.

Replace “retail, cannabis” in the following sections with:

- Section 11.1.2.
 - retail, cannabis only in C1c
- Section 11.2.2.
 - retail, cannabis only in C2c
- Section 11.4.2.
 - retail, cannabis only in C4c
- Section 11.6.2.
 - retail, cannabis only in C6c