

CITY OF PRINCE GEORGE
BYLAW NO. 9182, 2021

A Bylaw of the City of Prince George to establish a new zone within “City of Prince George Zoning Bylaw No. 7850, 2007”.

WHEREAS pursuant to the provisions of Section 479 of the *Local Government Act*, in relation to zoning, the Council of the City of Prince George is empowered to make regulations thereto;

AND WHEREAS “City of Prince George Zoning Bylaw No. 7850, 2007” has been adopted to make regulations thereto;

AND WHEREAS the Council of the City of Prince George has deemed it desirable that a new section 15.21, “Z21: Integrated Health and Housing” zone be added to facilitate the development of an integrated health and housing centre;

APPLICANT: City of Prince George

NOW THEREFORE the Council of the City of Prince George, in open meeting assembled, **ENACTS AS FOLLOWS:**

1. That “City of Prince George Zoning Bylaw No. 7850, 2007”, be amended as follows:
 - a. That a new Section “15.21 - Z21: Integrated Health and Housing” be added to “Section 15 – Site Specific Zone”, in the form attached to and forming part of this Bylaw as Appendix “A”.
2. That the Zoning Map referred to as Schedule "A" of the “City of Prince George Zoning Bylaw No. 7850, 2007”, shall be amended accordingly.
3. That the Mayor and Corporate Officer are hereby empowered to do all things necessary to give effect to this Bylaw.
4. That this Bylaw may be cited for all purposes as the "City of Prince George Zoning Bylaw No. 7850, 2007, Amendment Bylaw No. 9182, 2021".

READ A FIRST TIME THIS DAY OF , 2021.

READ A SECOND TIME THIS DAY OF , 2021.

First two readings passed by a decision of Members of City Council present and eligible to vote.

READ A THIRD TIME THIS DAY OF , 2021.

Third reading passed by a decision of Members of City Council present and eligible to vote.

Certified correct as passed third reading this day of , 2021.

CORPORATE OFFICER OF
THE CITY OF PRINCE GEORGE

APPROVED BY THE MINISTER OF TRANSPORTATION AND INFRASTRUCTURE PURSUANT TO
THE PROVISIONS OF SECTION 52(3)(a) of the *TRANSPORTATION ACT*.

THIS DAY OF , 2021

for MINISTER OF TRANSPORTATION
AND INFRASTRUCTURE

ADOPTED THIS DAY OF , 2021,
BY A DECISION OF ALL MEMBERS OF CITY COUNCIL PRESENT AND
ELIGIBLE TO VOTE

MAYOR

CORPORATE OFFICER

15.21 Z21: Integrated Health & Housing
Z21**15.21.1 Purpose**

The purpose of this zone is to facilitate an integrated health and housing centre that provides supportive housing, life skills training, counselling and medical care for residents transitioning back into society. The integrated health & housing centre will be managed by a non-profit organization registered under the *Society Act*.

15.21.2 Principal Uses

- community care facility, specialized
 - health service, community outreach
 - health service, minor
 - housing, supportive
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15.21.3 Subdivision Regulations

1. The minimum lot width is 65.0 m
2. The minimum lot area is 0.5 ha.

15.21.4 Development Regulations

1. The maximum site coverage is 55%.
2. The maximum height is 20.0 m.
3. The minimum front yard is 4.5 m.
4. The minimum side yard is 3.0 m.
5. The minimum rear yard is 6.0 m.
6. The minimum setback between principal buildings on the site is 6.0 m.

15.21.5 Regulations for Accessory Development

1. The maximum height is 5.0 m.
2. The minimum front yard is 15.0 m.
3. The minimum interior side yard is 1.2 m and the minimum exterior side yard is 3.0 m.
4. The minimum rear yard is 1.2 m.

15.21.6 Other Regulations

1. There shall be a landscape screen that is 2.0 m wide along all highway frontages, or a continuous planter or strip of grass, ground cover, or other decorative surface treatments within which at least three shrubs or trees capable of attaining a height of at least 1.0 m shall be planted on average in every 5.0 m, interrupted only for driveways or walkways.
2. **Note:** In addition to the regulation listed above, other regulations may apply. These include the general development regulations of Section 4, the specific use regulations of Section 5, the landscaping and screening provisions of Section 6, the parking and loading regulations of Section 7, and the development permit guidelines of Section 8.