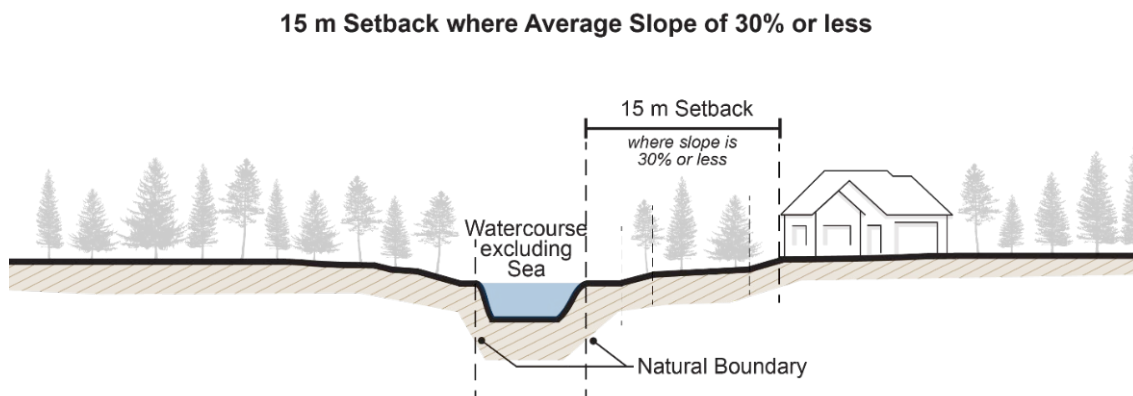


3.9 Setbacks – Watercourses, excluding the Sea

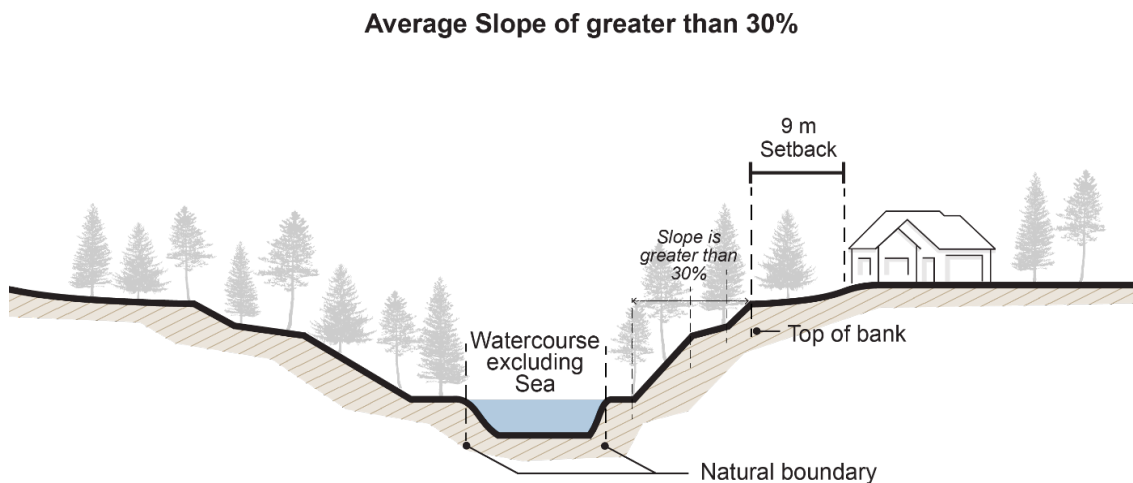
- (a) On parcels with an average slope of 30% or less adjacent to or containing a watercourse, as measured within 15.0 m of the natural boundary, no building or structure shall be constructed, altered, moved or extended within the following setbacks:
- (i) within 15.0 m horizontal distance from the natural boundary generally as shown in figure 13 below;

Figure 13. Scenario showing the application of a 15.0 m setback on a parcel with an average slope of 30% or less.



- (b) On parcels with an average slope of greater than 30% adjacent to or containing a watercourse, as measured within 15.0 m of the natural boundary, no building or structure shall be constructed, altered, moved or extended within the following setbacks:
- (i) within 9.0 m horizontal distance from the top of bank generally as shown figure 14 below:

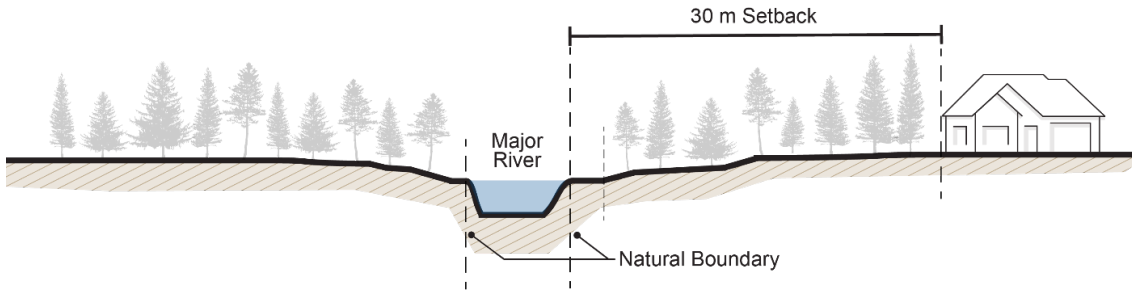
Figure 14. Scenario showing the application of a 9.0 m setback from the top of bank on a parcel with an average slope of greater than 30%.



- (c) Notwithstanding the above, on parcels containing or adjacent to the Nanaimo River, the Englishman River, the Little Qualicum River and the Qualicum River, no building or structure shall be constructed, altered, moved or extended within 30.0 m horizontal distance from the natural boundary generally as shown in figure 15 below:

Figure 15. Scenario Showing the application of a 30.0 m setback from the natural boundary.

30 m Setback from Nanaimo River, Englishman River, Little Qualicum River and Qualicum River



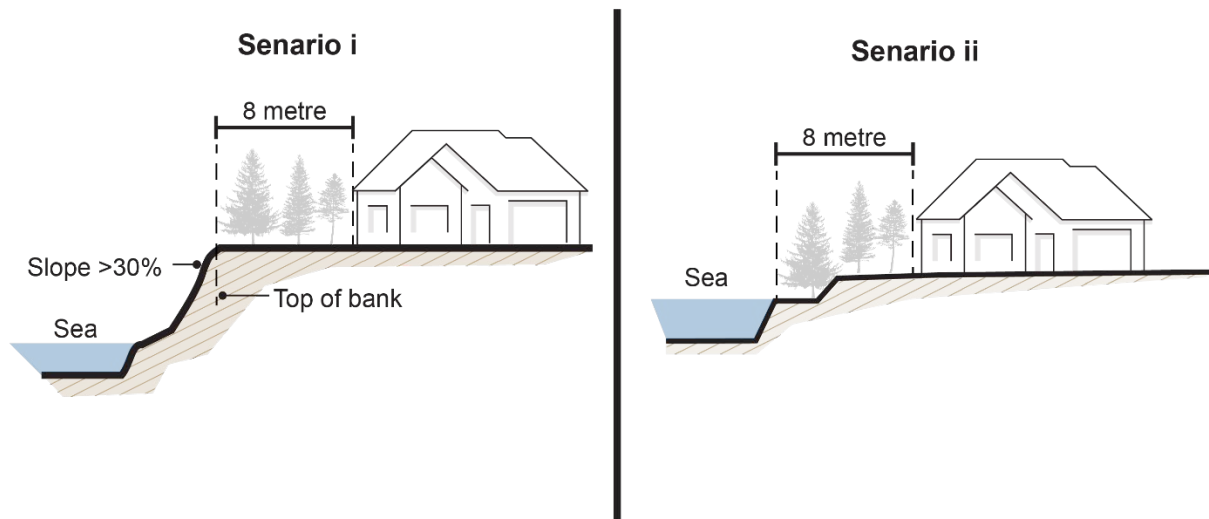
Part 1 Administration
Part 2 Interpretation
Part 3 Land Use Regulations
Part 4 Zones
Part 5 Subdivision Regulations
Part 6 Development Permit Areas

3.10 Setbacks – Sea

- (a) For all Electoral Areas, except Electoral Area ‘E’, on parcels adjacent to or containing a coastal watercourse, no building or structure shall be constructed, moved, extended:
- (i) within 8.0 m horizontal distance inland from the top of a bank with a slope of 30% or greater; or
 - (ii) within 8.0 m horizontal distance from the natural boundary, whichever is greater generally as shown in figure 16 below.

For the purpose of clarifying (i) above, no buildings or structures shall be located between the toe of a slope of 30% or greater and the top of that same slope.

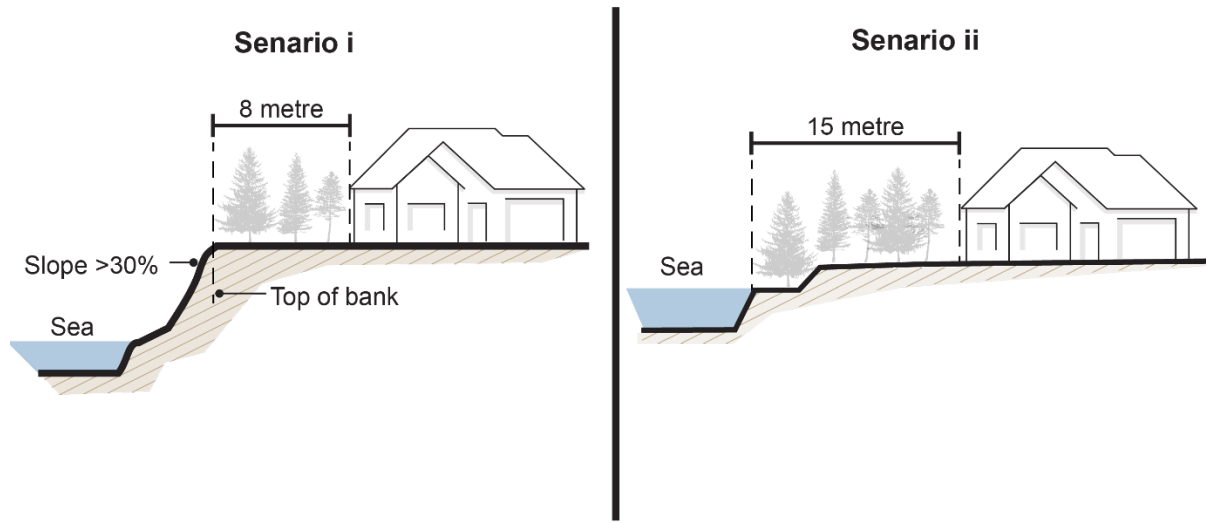
Figure 16. Scenarios showing the application of an 8.0 m setback from the top of bank on a parcel with a slope of 30% or greater or within 8.0 m from the natural boundary, whichever is greater.



- (b) For Electoral Area ‘E’, on parcels adjacent to or containing a coastal watercourse, no building or structure shall be constructed, moved, extended
- (i) within 8.0 m horizontal distance inland from the top of bank with a slope of 30% or greater; or
 - (ii) within 15.0 m horizontal distance from the natural boundary, whichever is greater generally as shown in figure 17 below.

For the purpose of clarifying (i) above, no buildings or structures shall be located between the toe of a slope of 30% or greater and the top of that same slope.

Figure 17. Scenarios showing the application of an 8.0 m setback from the top of bank on a parcel with a slope of 30% or greater or within 15.0 m from the natural boundary in Electoral Area E only, whichever is greater.



Part 1 Administration
Part 2 Interpretation
Part 3 Land Use Regulations
Part 4 Zones
Part 5 Subdivision Regulations
Part 6 Development Permit Areas