

(30) Rural Estate Acreage: RE-1 [Bylaw 1667][Bylaw 1828]

Permitted Uses

Agriculture not including feed lots
Residential Single Family
Home occupation
Secondary Suite [Bylaw 1534]

Siting of Buildings and Structures

Front Yard	minimum of 7.5 m
Rear Yard	minimum of 7.5 m
Side Yard Interior	minimum of 1.5 m, one side
Side Yard Interior	minimum of 4.5 m, total two sides
Side Yard Exterior	minimum of 6.0 m
Accessory Separation	minimum of 3.0 m from principal building

Size of Buildings and Structures

Building Height	maximum of 8.0 m
Accessory Height	maximum of 4.5 m

Lot Coverage and Area

Lot Coverage	maximum of 2.0 %
Lot Area	minimum of 4.0 ha
Lot Frontage	minimum of 10% of lot perimeter

Other Regulations

In addition to the list of uses permitted under the heading “Permitted Uses”, Bed and Breakfast – 3 Bedroom maximum shall be a permitted use on the land legally described as Lot 1, Section 3, Range 1 West, South Saanich District, Plan VIP42418 (**8133 Rae-Leigh Place**). [Bylaw 1820]

Despite the regulations under the heading “Lot Coverage and Area”, the minimum lot area for subdivision of the land legally described as Lot 17, Sections 3 and 4, Range 1 West, South Saanich District, Plan 30146 (**8069 Thomson Place**) shall be 1.3 ha. [Bylaw 1828]

*** Buyer is Responsible to Confirm Zoning with District of Central Saanich**

INTERPRETATION

1. DEFINITIONS

In this Bylaw,

"Accessory" means a use, building or structure which is customarily incidental, subordinate, and exclusively devoted to the principal use, building or structure on the same lot.

"Agriculture" means the use of land for the husbandry of plants and livestock and includes:

(a) storage and sale of agricultural products as permitted by Orders 726/95 and 556/98 of the B.C. Agricultural Land Commission on the date of adoption of this Bylaw; and,

(b) storage and repair of farm machinery and implements used on the individual farm on which the storage and repair is taking place,

but does not include the use of land, buildings or structures for the growing of mushrooms.

"Agricultural Composting" means the production and storage of compost from agricultural wastes produced on the farm for farm purposes in accordance with the Agricultural Waste Control Regulation B.C. Reg. 131/92 or the production and storage of Class A compost in compliance with the Organic Matter Recycling Regulation B.C. Reg. 18/2002. [Bylaw 1429]

"Agricultural Equipment" means equipment used exclusively in the conduct of an agricultural use, but does not include a vehicle used primarily for the transportation of persons on a highway. [Bylaw 1375]

"Agricultural Exhibition Ground" means an area used for the display of agricultural

products, arts, crafts, livestock or anything of an agricultural theme.

"Agricultural Fairground Use" means a commercial use of lands for purposes and events normally associated with agricultural expositions.

"Agricultural Processing Centre" means the use of land for the cleaning, sorting, and packaging of agricultural products.

"Art Gallery" means the use of premises for the display of paintings, drawings or other works of art.

"Assembly Use" means a use providing for the assembly of persons for religious, charitable, philanthropic, cultural, and private educational purposes; includes auditoriums, youth centres, social halls, and churches.

"Audio/Visual Production Facility" means the use of a building or buildings to produce sound and visual recordings, and includes studios for animation, film, sound, special effects, television, video and related activities. [Bylaw 1327]

"Automobile Service Station" means any building or land used for the retail sale of motor fuels and lubricants, the servicing and repair of motor vehicles and the sale of automobile accessories, but does not include motor vehicle body work, painting or structural repairs.

"Automobile Wrecking" means the use of land or buildings for storing, disassembling and sale of automobiles and automobile parts.

"Bachelor Apartment" means a dwelling unit having no room designed to be used