

THE CORPORATION OF THE VILLAGE OF SLOCAN BYLAW #700

A BYLAW TO ADOPT THE VILLAGE OF SLOCAN OFFICIAL COMMUNITY PLAN

WHEREAS Part 14, Division 4 of the *Local Government Act* provides that Council may prepare an Official Community Plan;

NOW THEREFORE the Council of the Village of Slocan in open meeting assembled,
ENACTS AS FOLLOWS:

1. TITLE

This Bylaw may be cited for all purposes as the "Village of Slocan Official Community Plan Bylaw No. 700, 2022".

2. APPLICATION

- a) The Village of Slocan Official Community Plan Bylaw No. 700, 2022 applies to all lands within the Village of Slocan as outlined on Map 2 – Land Use Map.
- b) The provisions of this bylaw include:

SCHEDULE 'A' - OFFICIAL COMMUNITY PLAN TEXT:

1.0 INTRODUCTION

- 1.1 INDIGENOUS ACKNOWLEDGEMENT
- 1.2 PURPOSE
- 1.3 LEGISLATIVE REQUIREMENTS
- 1.4 HOW TO USE THIS PLAN
- 1.5 HIERARCHY OF PLANS

2.0 CURRENT STATE

- 2.1 LOCATION AND CONTEXT
- 2.2 DEMOGRAPHICS AND GROWTH
- 2.3 VACANT LAND INVENTORY
- 2.4 ISSUES AND OPPORTUNITIES

3.0 VISION & GUIDING PRINCIPLES

- 3.1 VISION
- 3.2 GUIDING PRINCIPLES
- 3.3 BIG MOVES

4.0 LAND USE POLICIES

- 4.1 INTRODUCTION
- 4.2 RESIDENTIAL NEIGHBOURHOOD
- 4.3 VILLAGE CORE

- 4.4 MILL MASTER PLAN
- 4.5 COMMUNITY GATEWAYS
- 4.6 ENVIRONMENTAL/ECOLOGICAL

5.0 COMMUNITY LAND USE POLICIES

- 5.1 INTRODUCTION
- 5.2 PARKS, OPEN SPACE & RECREATION
- 5.3 TRANSPORTATION & MOBILITY
- 5.4 INFRASTRUCTURE & SERVICING
- 5.5 ECOLOGICAL PROTECTION & ENHANCEMENT
- 5.6 FUTURE GROWTH & BOUNDARY EXPANSION
- 5.7 ECONOMIC DEVELOPMENT
- 5.8 AGRICULTURE & FOOD SECURITY
- 5.9 PUBLIC & INSTITUTIONAL
- 5.10 SOCIAL & WELLNESS
- 5.11 ARTS & CULTURE
- 5.12 SAND & GRAVEL RESERVES
- 5.13 INDIGENOUS RELATIONSHIPS
- 5.14 GOVERNANCE SECTION
- 5.15 CLIMATE CHANGE ADAPTATION & GHG REDUCTIONS
- 5.16 AFFORDABLE HOUSING

6.0 DEVELOPMENT PERMIT AREAS

- 6.1 WHAT IS A DPA?
- 6.2 GENERAL DPA POLICIES
- 6.3 ENVIRONMENTAL DPAS
- 6.4 RIPARIAN AREAS DPA
- 6.5 FLOOD HAZARD DPA
- 6.6 STEEP SLOPES DPA
- 6.7 GENERAL FORM & CHARACTER DPA POLICIES
- 6.8 VILLAGE CORE DPA
- 6.9 VILLAGE GATEWAYS DPA
- 6.10 MILL & WATERFRONT DPA

7.0 IMPLEMENTATION AND ACTION PLAN

8.0 DEFINITIONS AND GLOSSARY

- 8.1 DEFINITIONS
- 8.2 GLOSSARY

9.0 APPENDICES

- 1. MASTER PLANS
- 2. LANDSCAPE PLANS
- 3. PUBLIC ENGAGEMENT & COMMUNITY INPUT
- 4. MAPS

The attached Schedule 'A' forms part of this Bylaw and constitute "**The Village of Slocan Official Community Plan Bylaw No. 700, 2022**", pursuant to Part 14 of the *Local Government Act* of British Columbia.

3. **PURPOSE**

The Village of Slocan Official Community Plan Bylaw No. 700, 2022 is intended to ensure that decisions on the land use and development of property within the Village of Slocan are made with regard to the provisions identified in the *Local Government Act*. The Plan is intended to form the basis for regulatory land use bylaws, capital expenditure programming, and to provide guidance and information for private and public agencies and individuals.

4. **AUTHORITY AND REQUIREMENT OF THE LEGISLATION**

- a) Section 472 of the *Local Government Act* gives the Village of Slocan the authority to adopt an official community plan.
- b) Section 473 of the *Local Government Act* identifies the content that must be addressed in an official community plan.
- c) Section 474 of the *Local Government Act* identifies policies, which a local government may include within an official community plan.
- d) An official community plan prohibits local government from stating anything but broad objectives on matters beyond its jurisdiction unless the Minister of Community Services, under Section 474(2) specifically permits it. Nevertheless, the Plan may indicate directions which the Village intends to take in order to encourage senior levels of government and agencies with authority to undertake certain actions consistent with the Plan.

5. **DEFINITION OF THE OFFICIAL COMMUNITY PLAN**

The Official Community Plan is a document that defines a set of general objectives and policies for the Plan Area. It provides a conceptual framework for decision-making concerning land use in the Plan Area and the form and character of land use patterns. It is intended as a reference for public and private agencies, groups, and individuals.

The Community Plan becomes official when it is adopted through bylaw. Implementation of an Official Community Plan helps assure that future decisions of the Council of the Village of Slocan and government agencies will be compatible with the defined objectives and policies.

Preparation of the Community Plan involved public input and reflects community views on what are most important considerations in land use matters. Private investors may use the Plan as a source of guidelines, which may impact on project decisions. The Plan also suggests ways in which senior levels of government can coordinate their responsibilities with the preferences of the Community.

6. **CONSULTATION**

Pursuant to Section 475 of the *Local Government Act*, the Village of Slocan has provided numerous opportunities thorough open houses, workshops, questionnaires, invitations, presentations, and referrals to numerous persons,

organizations, and authorities that may be affected by the Official Community Plan. The content of the Official Community Plan has been based on input from the public and referral agency comments. The Official Community Plan was referred to the Sinixt, Syilx, Ktunaxa, and Secwepemc First Nations, the Regional District of Central Kootenay, School District No. 8 Kootenay Lake, the Ministry of Transportation, the Agricultural Land Commission, the Ministry of Environment & Climate Change Strategy, Ministry of Land, Water & Resource Stewardship, and the Interior Health Authority.

7. ADMINISTRATION

The Council of the Village of Slocan will implement the Plan through the zoning bylaw, development permits, and applicable covenants. The Plan may be amended from time to time on its own initiative, or in response to an application for amendment. Implementation strategies within the Plan represent optional alternatives, and are at the discretion of Council.

8. REPEAL

The Village of Slocan Official Community Plan Bylaw No. 616, 2011, and all amendments thereto, are hereby repealed.

9. SEVERANCE

If any section, subsection, sentence, clause or phrase of this Bylaw is for any reason held to be invalid by the decision of any court of competent jurisdiction, the invalid portion shall be severed and the part that is invalid shall not affect the validity of the remainder

10. READINGS, APPROVAL AND ADOPTION

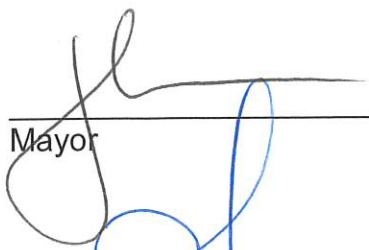
READ A FIRST TIME the 23rd day of August, 2022.

READ A SECOND TIME the 23rd day of August, 2022.

PUBLIC HEARING HELD ON the 20th day of September, 2022.

READ A THIRD TIME the 3rd day of October, 2022.

FINALLY PASSED AND ADOPTED the 3rd day of October, 2022.



Mayor



Chief Administrative Officer

SCHEDULE 'A'
OFFICIAL COMMUNITY PLAN

