

**District of Squamish**  
**BYLAW NO. 2578, 2017**

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A bylaw to amend the District of Squamish  
Zoning Bylaw No. 2200, 2011

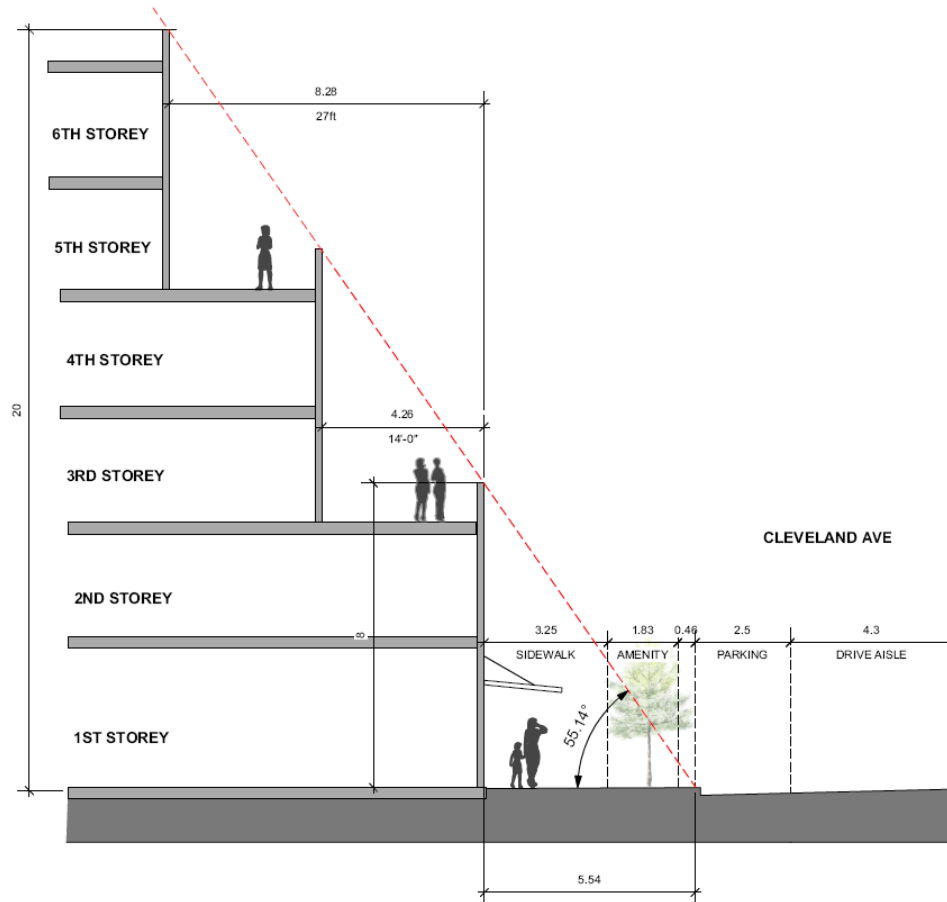
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**WHEREAS** the District of Squamish deems it necessary and appropriate to amend Zoning Bylaw No. 2200, 2011;

**NOW THEREFORE** the Council of the District of Squamish, in open meeting assembled, enacts as follows:

1. This bylaw may be cited as “District of Squamish Zoning Bylaw No. 2200, 2011, Amendment Bylaw (FAR on Cleveland, Upper storeys setback on Cleveland and Frontages on Cleveland) No. 2578, 2017”.
2. Zoning Bylaw No. 2200, 2011, as amended, is further amended as follows:
  - (a) Section 26 (Downtown Commercial (C-4)) is amended by adding the following to Subsection 26.4 Minimum Setbacks for Principal Buildings:
    - (c) Upper Storeys Setback on Cleveland Avenue:

For parcels with frontage on Cleveland Avenue south of Pemberton Avenue and north of Main Street, no portion of a building shall project above or beyond a plane formed by an angle of 55 degrees measured from the horizontal and having its vertex located 5.54 m from the Cleveland Avenue lot line, at finished grade.



Example of Upper Storeys Setback.

- (b) Section 26 (Downtown Commercial (C-4)) is amended by adding Subsection 26.5 as follows:

### 26.5 Maximum Floor Area Ratio

Despite section 26.16, for parcels with frontage on Cleveland Avenue south of Pemberton Avenue and north of Main Street, the maximum Floor Area Ratio (FAR) permitted shall depend on the percentage amount (%) of employment space provided, as per table 26.5:

Lot Size	Maximum FAR	Employment Space %
Small (parcels less than 560m <sup>2</sup> )	2.00	25%
	2.25	30%
	3.00	100%
Medium (parcels between 560m <sup>2</sup> and 1860m <sup>2</sup> )	1.75	25%
	2.00	30%
	2.75	100%

Large (parcels greater than 1860m <sup>2</sup> )	1.50	25%
	1.75	30%
	2.50	100%

Table 26.5

- (c) Section 26 (Downtown Commercial (C-4)) is amended by adding Subsection 26.6 as follows:

**26.6 Maximum Frontage**

For parcels with frontage on Cleveland Avenue south of Pemberton Avenue and north of Main Street, the maximum width for each individual commercial unit located at finished grade, along Cleveland Avenue only, shall be 16 m.

3. Zoning Bylaw No. 2200, 2011 is amended so that the numerical and alphabetical ordering of its provisions, and any and all references to those numbers and letters that appear in any provisions of the bylaw, are revised to be consistent with the amendments of this bylaw.
4. District of Squamish Zoning Bylaw No. 2200, 2011 Amendment Bylaw (Cleveland Large Lot Interim FAR) No. 2572, 2017 is repealed.

**READ A FIRST TIME** this 19<sup>th</sup> day of December, 2017.

**READ A SECOND TIME** this day of , .

Pursuant to the Community Charter, **NOTICE WAS ADVERTISED ON** day of , .

**PUBLIC HEARING HELD** on this day of , .

**READ A THIRD TIME** day of , .

**APPROVED** by the , pursuant to this day of , .

**ADOPTED** this day of ,

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Mayor

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Corporate Officer