



CORPORATION OF THE DISTRICT OF MAPLE RIDGE

BY-LAW NO. 6044-2002

A By-law to further amend Maple Ridge Zoning By-law No. 3510 - 1985 and amendments thereto.

WHEREAS it is deemed expedient to amend Maple Ridge Zoning By-law No. 3510 - 1985 as amended;

NOW THEREFORE, the Municipal Council of the Corporation of the District of Maple Ridge, in open meeting assembled, ENACTS AS FOLLOWS:

1. This by-law may be cited as "Maple Ridge Zone Amending By-law No. 6044- 2002".
2. Part 2, Interpretation, is amended by:

- a) deleting the reference to "the keeping of dogs" from the definition of Agricultural.
- b) adding the following definitions in correct alphabetical order:

BREEDING means the process of mating Dogs to produce, by deliberate selection, offspring for the purposes of sale or remuneration.

COMMERCIAL KENNEL means a Kennel limited to the keeping, training, Breeding and Dog Boarding for remuneration or for the purposes of sale, of the number of dogs specified in the licence and not to exceed a density of fifty (50) dogs per site.

DOG means any animal of the canine species, over the age of four months.

DOG BOARDING means to feed, house, and care for a Dog for a fee.

HOBBY KENNEL means a Kennel limited to the keeping of not more than five (5) dogs, provided the dogs are owned by the licenced Kennel operator and shall specifically exclude the Breeding or Dog Boarding of any Dogs.

KENNEL means a use accessory to a residential use or agricultural use for the accommodation of more than 3 dogs in a building, structure, compound, pen or cage, or on a property.

3. Part 5 Agricultural Zones, Section 501 is amended by adding the following Subsections:
 - (13) Commercial Kennel (subject to Section 502)
 - (14) Hobby Kennel

4. Part 5 Agricultural Zones, Section 502 is amended by adding the following as Subsections:
 - (12) A Commercial Kennel shall be permitted in the A-1, A-2, and A-3 zones subject to the following regulations:
 - (a) a use shall not be permitted on a lot less than 4 hectares in area;
 - (b) shall only be permitted upon issuance of a licence issued pursuant to Maple Ridge Business Licence By-law No. 2542-1978;
 - (c) where such a use is proposed for land subject to the regulations of the Agricultural Land Commission Act, the approval from the Land Reserve Commission shall be obtained before the issuance of a licence required by subsection (b); and
 - (d) all buildings shall be sited in accordance with the requirements of this Part.
 - (13) A Hobby Kennel shall be permitted in the A-1, A-2, and A-3 zones subject to the following regulations:
 - (a) a use shall not be permitted on a lot less than 0.8 hectares in area;
 - (b) shall only be permitted upon issuance of a permit issued pursuant to Maple Ridge Kennel Regulation By-law No. 6036-2002;
 - (c) where such a use is proposed for land subject to the regulations of the Agricultural Land Commission Act, the approval from the Land Reserve Commission shall be obtained before the issuance of a permit required by subsection (b); and
 - (d) all buildings shall be sited in accordance with the requirements of this Part.
5. Part 5 Agricultural Zones, Section 503 is amended by adding the following Subsections:
 - (5) Buildings and structures for a Commercial Kennel:
 - (a) Irrespective of other provisions of this By-law, shall not exceed a lot coverage of 20%;
 - (b) Shall not exceed a height of 11 metres;
 - (c) Shall be sited not less than:
 - i) 30 metres from the front and exterior side lot line;
 - ii) 30 metres from all wells and streams;
 - iii) 15 metres from the rear and side lot lines and from any building used for residential use situated on the parcel of land on which the Commercial Kennel is located; and

- iv) 91 metres from any building used for a residential use on any adjacent property.

See Schedule “E” for an illustration of the siting requirements for a Commercial Kennel.

(6) Buildings and structures for a Hobby Kennel:

- (a) Irrespective of other provisions of this By-law, shall not exceed a lot coverage of 20%;
- (b) Shall not exceed a height of 11 metres;
- (c) Shall be sited not less than:
 - i) 30 metres from the front and exterior side lot line;
 - ii) 30 metres from all wells and streams;
 - iii) 15 metres from the rear and side lot lines; and
 - iv) 91 metres from any building used for a residential use on any adjacent property, unless the Hobby Kennel is located within the principle residential dwelling.

See Schedule “F” for an illustration of the siting requirements for a Hobby Kennel.

6. Part 6 Residential Zones, Section 601 Subsection A is amended by inserting the following in the list of Permitted Uses:

“Hobby Kennel RS-3”.

7. Part 6 Residential Zones, Section 601 Subsection B is amended by adding the following:

- (14) A Hobby Kennel shall be permitted in the RS-3 zone subject to the following regulations:
 - (a) a use shall not be permitted on a lot less than 0.8 hectares in area;
 - (b) shall only be permitted upon issuance of a permit issued pursuant to Maple Ridge Kennel Regulation By-law No. 6036-2002;
 - (c) where such a use is proposed for land subject to the regulations of the Agricultural Land Commission Act, the approval from the Land Reserve Commission shall be obtained before the issuance of a permit required by subsection (b); and
 - (d) all buildings shall be sited in accordance with the requirements of this Part.

8. Part 6 Residential Zones, Section 601 Subsection C is amended by adding the following:

(16) Buildings and structures for a Hobby Kennel:

- (a) Irrespective of other provisions of this By-law, shall not exceed a lot coverage of 10%;

- (b) Shall not exceed a height of 9.5 metres;
- (c) Shall be sited not less than:
 - i) 30 metres from the front of the property and from all wells and streams;
 - ii) 15 metres from the rear and side lot lines; and
 - iii) 91 metres from any building used for a residential use on any adjacent property, unless the Hobby Kennel is located within a building used for a residential use.

See Schedule "F" for an illustration of the siting requirements for a Hobby Kennel.

9. Maple Ridge Zoning Bylaw No. 3510-1985 as amended, is hereby amended accordingly.

READ a first time the 28th day of May, A.D. 2002.

PUBLIC HEARING held the 18th day of June, A.D. 2002.

READ a second time the 25th day of June, A.D. 2002.

READ a third time the 25th day of June, A.D. 2002.

RECONSIDERED AND FINALLY ADOPTED, the 9th day of July 9, A.D. 2002.

MAYOR

CLERK