

PART XII - A-3 AGRICULTURAL ZONE THREE

A. INTENT

This zone is intended for general agricultural uses in large lots.

B. PERMITTED USES

Land and structures shall be used for the following uses only, or for a combination of such uses:

1. Agriculture, horticulture and accessory uses, excluding  
mink farms, fox farms, piggeries and feedlots, provided  
that any building to shelter animals shall be located  
fifteen (15) metres [50 ft.] or more from any property  
line. Amended  
B/L 7246  
08/30/82
2. Single family dwelling and customary accessory uses.
3. One single family dwelling for employees of the farm or one two family  
dwelling for employees of the farm where the record lot is three decimal six (3.6)  
hectares [9 acres] or more in the area. Such dwelling may be on the same site as the  
principal building.
4. Primary processing of natural agricultural and horticultural  
products grown on the same lot, including field processing,  
cleansing, sorting, packaging, and storing. Amended  
B/L 7246  
08/30/82  
B/L [11466](#)  
10/27/92
5. Kennels provided that buildings and yards housing dogs shall be located not less  
than thirty (30) metres [100 ft.] from any property line, provided that where they can be  
located at least ninety (90) metres [300 ft.] back from the front property line, buildings  
and yards housing dogs need only comply with the minimum yard requirements as  
specified under Section E.
6. Facilities for the purpose of: Sec. 6
  - Agricultural and Horticultural Education Inserted
  - Conservation and Nature Study B/L 8288

- Fish, Game and Wildlife Enhancement 07/15/85
- Hunting and Wilderness Survival Training.

7. The parking of one vehicle which may exceed 5,000 GVW, Sec. 7  
 including a truck tractor, trailer or semi-trailer as Inserted  
 defined in the "Commercial Transport Act", RSBC, B/L 8930  
 or combination thereof, or dump truck or other similar 03/16/87  
 vehicle for transporting goods and materials, which is Amended  
 ancillary to the permitted residential use of the B/L 10517  
 property, provided that the vehicle is owned and/or 07/09/90

operated by the owner or occupier of the property, and further that only one such vehicle, exceeded 5,000 GVW, or one truck tractor, trailer unit, may be parked within a lot and that the said vehicle shall not be parked within any other required yards set out in Sections E.1, E.2, and E.3 of this zone.

#### C. SUBDIVISION

No land in an A-3 zone shall be subdivided into parcel of less than forty thousand (40,000) square metres [10 acres]. Provided however that land in an A-3 zone may be subdivided into parcels of a minimum of twenty thousand (20,000) square metres [5 acres] in size if municipal water is provided to each of the parcels so created.

#### D. SITE AREA

The minimum site area shall be eighteen thousand (18,000) square metres [4.5 acres].

#### E. YARDS AND SETBACKS

Buildings and structures shall be situated as hereinafter set forth:

1. Front yard: The minimum front yard shall be twelve (12) metres [40 ft.];
2. Rear yard: The minimum rear yard shall be twelve (12) metres [40 ft.];
3. Side yard: The minimum side yard shall be thirteen  
 decimal five (13.5) metres [45 ft.]; or ten per cent Amended  
 of the width of the site, whichever is less, but B/L 7543

never less than three (3) metres [10 ft.]. 05/30/83

4. Buildings, structures, and cages housing animals or accommodating the uses which are not permitted under Section B of this zone, but permitted by virtue of Section 977 of

the Municipal Act, RSBC, shall be located not less than                   Sec. 4  
ninety (90) metres [300 feet] from any frontage highway                    Inserted  
and not less than thirty (30) metres [100 ft.] from any                    B/L 8775  
flanking highway; provided further that the said buildings,                10/20/86

structures, and cages shall be located not less than thirty (30) metres [100 feet] from the boundary of any other zone.