

Comparison of Dock, Boat Lift, Moorage and Swimming Platform Regulations

Zoning Bylaw No. 1294, 2012 – Section 3	Draft Zoning Bylaw No. 1395 – Section 6.13
<p>Prohibited Uses and Structures</p> <p>1. The following uses are expressly prohibited in each and every zone:</p> <ul style="list-style-type: none"> a) Houseboats used for residential use; b) Swimming platforms used for boat moorage; c) Beach houses, storage sheds, patios, sun decks, and hot tubs; d) Unauthorized placement of fill, or the dredging of aquatic land; and e) Covered structures shall not be placed over any moorage facilities, including a fixed or removable dock or walkway, or boat lift. f) No fences are permitted within the foreshore or within Osoyoos Lake <p>2. For clarity, commercial uses are only allowed in the W4 - Commercial Moorage Zone.</p>	<p>Waterfront Facilities</p> <p><i>Boat lifts, docks, group moorage facilities and swimming platforms</i> may only be sited in the Osoyoos Lake (W1) Zone in accordance with the following:</p> <p>.1 The following regulations apply to a <i>dock</i>:</p> <ul style="list-style-type: none"> a) the maximum number of berths shall not exceed three (3); b) the maximum surface area shall not exceed 24.0 m², excluding any walkway providing pedestrian access to or from a <i>dock</i>; and c) the maximum width of a walkway shall not exceed 1.5 metres. <p>.2 The following regulations apply to a <i>group moorage facility</i>:</p> <ul style="list-style-type: none"> a) the maximum number of berths shall not exceed one (1) berth for every two (2) residential units occurring on an adjacent upland <i>parcel</i>; b) a permitted berth may be substituted on a one-to-one basis for a <i>boat lift</i>; c) the maximum length a group moorage facility shall extend from the high water mark of Osoyoos Lake is 42.0 metres; and d) the maximum width of a walkway shall not exceed 1.5 metres; and e) an ‘L’ or ‘T’ shaped facility is permitted if the length of the structure which is parallel to the shoreline does not exceed: <ul style="list-style-type: none"> i) 10.0 metres; or ii) 50% of the width of the frontage of the upland parcel with the high water mark of Osoyoos Lake. <p>.3 The following regulations apply to a <i>swimming platform</i>:</p> <ul style="list-style-type: none"> a) the maximum number shall not exceed one (1) per upland <i>parcel</i>; and b) the maximum surface area shall not exceed 10.0 m².
<p>Private Use of Public Areas</p> <p>1. The private use of the foreshore or waters fronting public lands is prohibited without the Town’s permission and the appropriate payment of fees.</p>	
<p>Moorage Berths</p> <p>1. The number of allowable berths shall be calculated by counting each:</p> <ul style="list-style-type: none"> a) 8 m (26.2 feet) of the linear length of a fixed or removable dock to be used for the moorage of a single vessel unless occupied by a boat lift; b) private moorage buoy; and c) boat lift. 	
<p>Pedestrian Access</p> <p>1. Moorage facilities shall be designed to maintain reasonable pedestrian access along the foreshore by either providing sufficiently level ground access around the facility, or by access walkways that are</p>	

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<p>low enough to step onto and off, or by stairs on and off higher walkways.</p>	<p>.4 Public access across the foreshore of Osoyoos Lake shall be maintained by providing either a level ground access, a walkway or stairs across a <i>dock or group moorage facility</i>.</p>
<p>Private Swimming Areas</p> <p>1. The perimeter of private swimming areas shall be roped off and marked with swimming buoys (like the Town but without the Town logo), that comply with the Transport Canada Regulations, and do not intrude into navigable waters.</p>	<p>.5 A <i>boat lift</i> shall either be attached directly to a <i>dock or group moorage facility</i>, or be sited within 0.5 metres of such a structure.</p> <p>.6 A private swimming area shall be delineated by rope and swimming buoys and, if occurring in navigable waters, comply with Transport Canada Regulations.</p>
<p>Boat Lifts</p> <p>1. Boat lifts shall only be accessible from a fixed or removable dock by being attached directly to such structure, or sited immediately adjacent within 0.5 m of such structure.</p>	<p>.7 A <i>boat lift, dock, group moorage facility or swimming platform</i> shall not involve:</p> <ul style="list-style-type: none"> a) fencing within the foreshore or within Osoyoos Lake; b) covered structures; and c) hot tubs.

Notes:

The information provided in this table is a summary of current and proposed zoning regulations. Please refer to the current Zoning Bylaw No. 1294 as well as the most recent version of Draft Zoning Bylaw No. 1395 for actual and proposed regulations.

To see which areas the regulations outlined above are to be applied under Zoning Bylaw No. 1395, please refer to the most recent copy of Schedule '2' (Zoning Map) of the bylaw on the Zoning Bylaw Update webpage: <https://www.osoyoos.ca/council/zoning-bylaw-update>

