

**THE CORPORATION OF
THE CITY OF VERNON**

ZONING BYLAW 5000

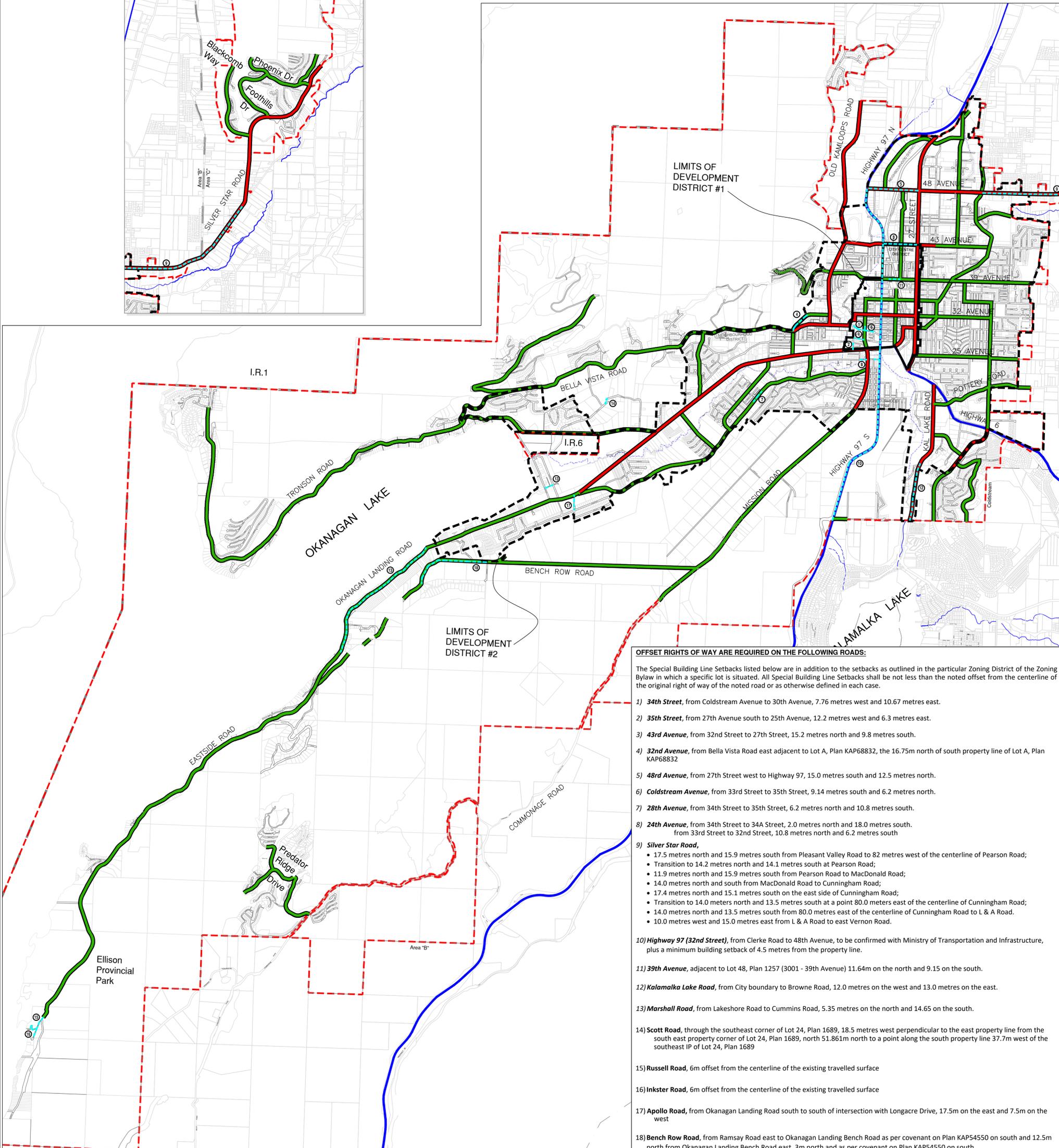
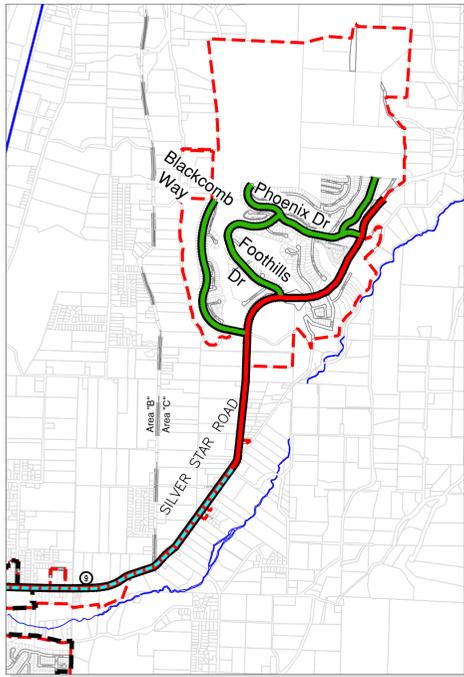
SCHEDULE B ADDITIONAL SETBACKS ADJACENT TO CITY ROADS

SCHEDULE 'B' FORMING PART OF AND ATTACHED TO
ZONING BYLAW No. 5000 AS AMENDED

LEGEND

- COLLECTOR: 18.3M (60') DEVELOPMENT DISTRICT (DD) 1 AND 2; 18.5M IN DD 3.
- ARTERIAL: 21M R/W IN DD 1 AND 2; 25M R/W IN DD 3
- MINIMUM BUILDING SETBACK AT ALL ARTERIAL AND COLLECTOR INTERSECTIONS BASED ON 6M X 6M CORNER CUT.*
- MINIMUM BUILDING SETBACK AT LOCAL ROAD INTERSECTIONS WITH ARTERIAL OR COLLECTOR ROADS BASED ON A 3M X 3M CORNERCUT*
- Ⓞ OFFSET RW REQUIRED (SEE NOTES BELOW)
- - - DEVELOPMENT DISTRICT BOUNDARIES
- PROVINCIAL HIGHWAY

NOT TO SCALE



- OFFSET RIGHTS OF WAY ARE REQUIRED ON THE FOLLOWING ROADS:**
- The Special Building Line Setbacks listed below are in addition to the setbacks as outlined in the particular Zoning District of the Zoning Bylaw in which a specific lot is situated. All Special Building Line Setbacks shall be not less than the noted offset from the centerline of the original right of way of the noted road or as otherwise defined in each case.
- 1) **34th Street**, from Coldstream Avenue to 30th Avenue, 7.76 metres west and 10.67 metres east.
 - 2) **35th Street**, from 27th Avenue south to 25th Avenue, 12.2 metres west and 6.3 metres east.
 - 3) **43rd Avenue**, from 32nd Street to 27th Street, 15.2 metres north and 9.8 metres south.
 - 4) **32nd Avenue**, from Bella Vista Road east adjacent to Lot A, Plan KAP68832, the 16.75m north of south property line of Lot A, Plan KAP68832
 - 5) **48rd Avenue**, from 27th Street west to Highway 97, 15.0 metres south and 12.5 metres north.
 - 6) **Coldstream Avenue**, from 33rd Street to 35th Street, 9.14 metres south and 6.2 metres north.
 - 7) **28th Avenue**, from 34th Street to 35th Street, 6.2 metres north and 10.8 metres south.
 - 8) **24th Avenue**, from 34th Street to 34A Street, 2.0 metres north and 18.0 metres south.
from 33rd Street to 32nd Street, 10.8 metres north and 6.2 metres south
 - 9) **Silver Star Road**,
 - 17.5 metres north and 15.9 metres south from Pleasant Valley Road to 82 metres west of the centerline of Pearson Road;
 - Transition to 14.2 metres north and 14.1 metres south at Pearson Road;
 - 11.9 metres north and 15.9 metres south from Pearson Road to MacDonald Road;
 - 14.0 metres north and south from MacDonald Road to Cunningham Road;
 - 17.4 metres north and 15.1 metres south on the east side of Cunningham Road;
 - Transition to 14.0 metres north and 13.5 metres south at a point 80.0 metres east of the centerline of Cunningham Road;
 - 14.0 metres north and 13.5 metres south from 80.0 metres east of the centerline of Cunningham Road to L & A Road.
 - 10.0 metres west and 15.0 metres east from L & A Road to east Vernon Road.
 - 10) **Highway 97 (32nd Street)**, from Clerke Road to 48th Avenue, to be confirmed with Ministry of Transportation and Infrastructure, plus a minimum building setback of 4.5 metres from the property line.
 - 11) **39th Avenue**, adjacent to Lot 48, Plan 1257 (3001 - 39th Avenue) 11.64m on the north and 9.15 on the south.
 - 12) **Kalamalka Lake Road**, from City boundary to Browne Road, 12.0 metres on the west and 13.0 metres on the east.
 - 13) **Marshall Road**, from Lakeshore Road to Cummins Road, 5.35 metres on the north and 14.65 on the south.
 - 14) **Scott Road**, through the southeast corner of Lot 24, Plan 1689, 18.5 metres west perpendicular to the east property line from the south east property corner of Lot 24, Plan 1689, north 51.861m north to a point along the south property line 37.7m west of the southeast IP of Lot 24, Plan 1689
 - 15) **Russell Road**, 6m offset from the centerline of the existing travelled surface
 - 16) **Inkster Road**, 6m offset from the centerline of the existing travelled surface
 - 17) **Apollo Road**, from Okanagan Landing Road south to south of intersection with Longacre Drive, 17.5m on the east and 7.5m on the west
 - 18) **Bench Row Road**, from Ramsay Road east to Okanagan Landing Bench Road as per covenant on Plan KAP54550 on south and 12.5m north from Okanagan Landing Bench Road east, 3m north and as per covenant on Plan KAP54550 on south.

OFFSET RIGHTS OF WAY ARE REQUIRED ON THE FOLLOWING ROADS:

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- 18) **Bench Row Road**, from Ramsay Road east to Okanagan Landing Bench Road as per covenant on Plan KAP54550 on south and 12.5m north from Okanagan Landing Bench Road east, 3m north and as per covenant on Plan KAP54550 on south.
- 19) **Okanagan Landing Road** , from 7992 to 8815, 5.25m north and 13.25m south.