

CITY OF WHITEHORSE

BYLAW 2022-23

A bylaw to amend Zoning Bylaw 2012-20

WHEREAS section 289 of the *Municipal Act* provides that a zoning bylaw may prohibit, regulate and control the use and development of land and buildings in a municipality; and

WHEREAS section 294 of the *Municipal Act* provides for amendment of the Zoning Bylaw; and

WHEREAS it is deemed desirable that the Whitehorse Zoning Bylaw be amended to allow for the development of an interim quarry on a parcel of vacant Commissioner's Land on Copper Haul Road;

NOW THEREFORE the Council of the municipality of the City of Whitehorse, in open meeting assembled, hereby ENACTS AS FOLLOWS:

1. The zoning maps attached to and forming part of Zoning Bylaw 2012-20 are hereby amended by changing the zoning of a parcel of vacant Commissioner's land located at km 3.2 on Copper Haul Road from FP–Future Planning to IQx–Quarries (modified), as indicated on Attachment 1 and forming part of this bylaw.

2. Section 11.3 of Zoning Bylaw 2012-20 is hereby amended by adding a new subsection 11.3.7 as follows:

“11.3.7 Special Modifications

(a) A parcel of vacant Commissioner's Land located at km 3.2 on Copper Haul Road is hereby designated IQx(a) with the special modification being that, notwithstanding section 4.11.1(c) of this bylaw, natural resource extraction is permitted as a principal use for a period of five years. At the end of the five years, the temporary use can be renewed for another five years or it will expire. The temporary use can be renewed for four five-year intervals to a maximum of 25 years. Prior to any development permit approval and subsequent renewal, the applicant shall provide a final grading plan with a level floor, consisting of slopes of 3% or less, which aligns with the adjacent land to the east.

3. This bylaw shall come into force and effect upon the final passing thereof.

FIRST READING:

PUBLIC NOTICE:

PUBLIC HEARING:

SECOND READING:

THIRD READING and ADOPTION:

Laura Cabott, Mayor

Wendy Donnithorne, City Clerk