

# CORPORATION OF THE TOWNSHIP OF ESQUIMALT

## BYLAW NO. 3082

A Bylaw to amend Bylaw No. 2050, cited as the  
“Zoning Bylaw, 1992, No. 2050”

THE MUNICIPAL COUNCIL OF THE CORPORATION OF THE TOWNSHIP OF  
ESQUIMALT, in open meeting assembled, enacts as follows:

1. This bylaw may be cited as the *“ZONING BYLAW, 1992, NO. 2050, AMENDMENT BYLAW NO. 3082”*.
2. That Bylaw No. 2050, cited as the “Zoning Bylaw, 1992, No. 2050” be amended as follows:

- (1) at **PART 1 – INTERPRETATION Section 2. DEFINITIONS** by adding the following definitions:

**“Beverage Manufacturer - Micro” – (also Micro Beverage Manufacturer)**  
means a Beverage Manufacturer where:

- (1) the volume of production shall not exceed eighteen hundred (1800) litres per week, and
- (2) no more than one (1) full-time equivalent (40 hours/week) employee is a non-resident of the Parcel.

- (2) at **PART 5 – ZONING DISTRICTS 37.2 SINGLE FAMILY DADU RESIDENTIAL [RS-6]:** by amending Section (1) **Permitted Uses** by adding the following text in alphabetical order:

(g) Micro Beverage Manufacturer, located at Lot 5, Section 11, Esquimalt District, Plan 946] [PID 004-774-701] [1209 Lyall Street] as a secondary use to Single Family Residential, provided that:

- (1) the property does not contain any Detached Accessory Dwelling Unit, Secondary Suite, or Boarding;
- (2) the property does not contain any Home Occupation that typically involves the presence of customers or clients on the premises at any time;
- (3) other than an accessory office, the Micro Beverage Manufacturer use is not located in the principal residential building, and is located in a building that complies with Accessory Building regulations regarding height, lot coverage, and siting requirements; and
- (4) the use shall comply with Sections 13(2)(4)(7)(8)(10) of Home Occupation requirements.”

- (3) at **PART 5 – ZONING DISTRICTS 37.2 SINGLE FAMILY DADU RESIDENTIAL [RS-6]:** by amending Section (6) **Floor Area Ratio** of Section

37.2 with the following so it reads:

**(6) Floor Area Ratio:**

(a) The Floor Area Ratio shall not exceed 0.35.

(b) For certainty, the Floor Area of a Detached Accessory Dwelling Unit building, and a Micro Beverage Manufacturer building shall be included for the purposes of calculating Floor Area Ratio.

(4) at **PART 5 – ZONING DISTRICTS 37.2 SINGLE FAMILY DADU RESIDENTIAL [RS-6]:** by amending Section (11) **Off Street Parking** of Section 37.2 with the following, so it reads:

**(11) Off-Street Parking:**

(a) Off-street parking shall be provided in accordance with the requirements of Parking Bylaw, 1992, No. 2011(as amended)

(b) Notwithstanding Section 11(a) No parking space need be provided for a Micro Beverage Manufacturer.

READ a first time by the Municipal Council on the ---- day of -----, 2022.

READ a second time by the Municipal Council on the ---- day of -----, 2022.

A Public Hearing was held pursuant to Sections 464, 465, 466 and 468 of the Local Government Act on the ---- day of -----, 2022.

READ a third time by the Municipal Council on the ---- day of ----, 2022.

ADOPTED by the Municipal Council on the ---- day of ----, 2022.

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BARBARA DESJARDINS  
MAYOR

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DEBRA HOPKINS  
CORPORATE OFFICER