

**EAST WELLINGTON - PLEASANT VALLEY  
OFFICIAL COMMUNITY PLAN  
BYLAW NO. 1055**

**TABLE OF CONTENTS**

	<b>PAGE</b>
<b>SECTION 1 - INTRODUCTION .....</b>	<b>1</b>
1.1 Purpose.....	1
1.2 The Plan Area .....	2
1.3 Community Objectives .....	4
1.4 Public Consultation.....	5
1.5 The Plan Period.....	5
1.6 Legislative Framework	
1.6.1 Implementation.....	5
1.6.2 Subdivision Approval.....	6
1.6.3 Adoption.....	6
1.6.4 Amendment .....	6
1.7 Regional Growth Management Plan.....	6
1.8 Plan Interpretation.....	7
<b>SECTION 2 - THE NATURAL ENVIRONMENT .....</b>	<b>9</b>
2.1 Water Management.....	10
2.2 Environmentally Sensitive Areas.....	12
2.3 Natural Hazard Areas.....	16
<b>SECTION 3 - NATURAL RESOURCE MANAGEMENT .....</b>	<b>19</b>
3.1 Agriculture .....	19
3.2 Forestry .....	22
3.3 Aggregate Resources .....	25
<b>SECTION 4 - DEVELOPMENT STRATEGY .....</b>	<b>27</b>
4.1 Resource.....	29
4.2 Rural.....	31
4.3 Rural Residential.....	32
4.4 Industrial .....	36
<b>SECTION 5 - PARKS AND OPEN SPACE.....</b>	<b>39</b>
<b>SECTION 6 - TRANSPORTATION .....</b>	<b>41</b>

**EAST WELLINGTON - PLEASANT VALLEY  
OFFICIAL COMMUNITY PLAN  
BYLAW 1055**

**TABLE OF CONTENTS**

	<b>PAGE</b>
<b>SECTION 7 - DEVELOPMENT SERVICING STANDARDS.....</b>	<b>45</b>
7.1 Water Service.....	45
7.2 Sewerage Treatment.....	45
7.3 Solid Waste Management .....	46
7.4 Fire Protection.....	47
7.5 Education .....	47
<b>SECTION 8 – CLIMATE CHANGE AND ENERGY .....</b>	<b>49</b>
<b>SECTION 9 - DEVELOPMENT PERMIT AREAS<sup>1</sup>.....</b>	<b>53</b>
9.1 Freshwater and Fish Habitat <sup>2</sup> .....	55
9.2 Hazard Lands .....	57
9.3 East Wellington – Pleasant Valley Industrial .....	58
<b>SECTION 10 - IMPLEMENTATION AND ADMINISTRATION.....</b>	<b>59</b>

---

<sup>1</sup> Bylaw No. 1055.05 adopted December 4, 2018

<sup>2</sup> Bylaw No. 1055.03 adopted January 23, 2007