

**TOWN OF LAKE COWICHAN  
BYLAW NO. 10xx-2021**

**A BYLAW TO AMEND SUBDIVISION, WORKS AND SERVICES BYLAW 974-2016**

**WHEREAS** it is deemed desirable to guide municipal growth for the ultimate benefit of the community as a whole by ensuring that land is subdivided in an orderly and economical way to produce a safe, sufficient, convenient, and healthful environment and to preserve and enhance its natural amenities;

**AND WHEREAS** Council deems it expedient to ensure that the subdivision and development of land does not create a capital cost to the Town of providing public utilities or other works and services that would be a burden on the existing taxpayers;

**AND WHEREAS** the passage of this bylaw has met all of the requirements pursuant to the Land Title Act, Strata Property Act, and the Local Government Act;

**NOW THEREFORE** the Council of the Town of Lake Cowichan in open meeting assembled enacts the following:

**1. TITLE**

This bylaw may be cited for all purposes as the "Town of Lake Cowichan Subdivision, Works and Services Bylaw."

**2. AMENDMENTS**

1. Section 3 Interpretation is amended by deleting the definition for WORKS AND SERVICES in its entirety and replacing it with:

means construction such as roadways, lanes, drainage, water and sewer systems, earthworks and slope stabilization, sidewalks, walkways, active transportation facilities, boulevards, landscaping, street lighting and underground wiring, and includes works and services whether on highways, rights of way or common property, to be provided for in a subdivision or development of land under this bylaw;

2. Section 7 Works & Services Requirements is amended by deleting Subsection 7.2 in its entirety and replacing it with:

The Town may require a Developer to provide Works directly attributable to the Subdivision or a Development, including, but not limited to that portion of a Highway immediately adjacent to a site being subdivided or developed up to the centre line of the Highway. Such Works may include the upgrading or replacing of existing Works that are of lower standard than required by this Bylaw and may include off-site improvements such as road, trail, active transportation and sidewalk facilities, water, sanitary and storm sewer services necessary to serve the development.

**3. FORCE AND EFFECT**

That upon adoption of this bylaw Sign Regulation Bylaw No. 945-2014 shall hereby be amended and take effect.

READ A FIRST TIME on the xxx day of xxx, 2021.

READ A SECOND TIME on the xxx day of xxx, 2021.

PUBLIC HEARING held on the xxx day of xxx, 2021.

READ A THIRD TIME on the xxx day of xxx, 2021.

RECONSIDERED, FINALLY PASSED and ADOPTED by the Municipal Council of the Town of Lake Cowichan on the xxx day of xxx, 2021.

Bob K. Day  
Mayor

Joseph A. Fernandez  
Corporate Office