

CORPORATION OF THE DISTRICT OF MAPLE RIDGE

TITLE: *FLOATHOME MOORAGE*

POLICY NO. *6.08*

APPROVAL DATE: *August 8, 1994*

POLICY STATEMENT:

1. The policy shall apply to all water based residential uses including floathouses and floathouse marinas.
2. That standalone floathouse moorage may be considered if the following is met:
 - the proponent is the riparian landowner
 - the upland portion of the lot is vacant and zoned for residential use
 - the developer/applicant shall be solely responsible to notify and obtain necessary approvals from the Fraser River Harbour Commission and the Fraser River Estuary Management Program
 - the proponent meets siting and use requirements
 - servicing shall comply with municipal requirements for the zoning by-law and the subdivision and development servicing by-law
 - all safety and building inspections are satisfactorily completed
 - that a restrictive covenant is registered ensuring compliance with any special requirements
3. That floathouse marinas may be considered if the following is met:
 - the developer/applicant is encouraged to discuss proposals with the Fraser River Harbour Commission and the Fraser River Estuary Management Program prior to application to the municipality
 - the developer/applicant shall require a special commercial zone recognizing the special characteristics of such marinas
 - the developer/applicant shall be solely responsible to notify and obtain necessary approvals from the Fraser River Harbour Commission and the Fraser River Estuary Management Program
 - the developer/applicant shall comply with all required inspections and approvals of municipal, provincial and federal authorities

PURPOSE:

The purpose of this policy is to provide a management framework to allow water based residential uses under certain circumstances, and to provide guidance in dealing with jurisdictional issues.