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.