

## PART 8I

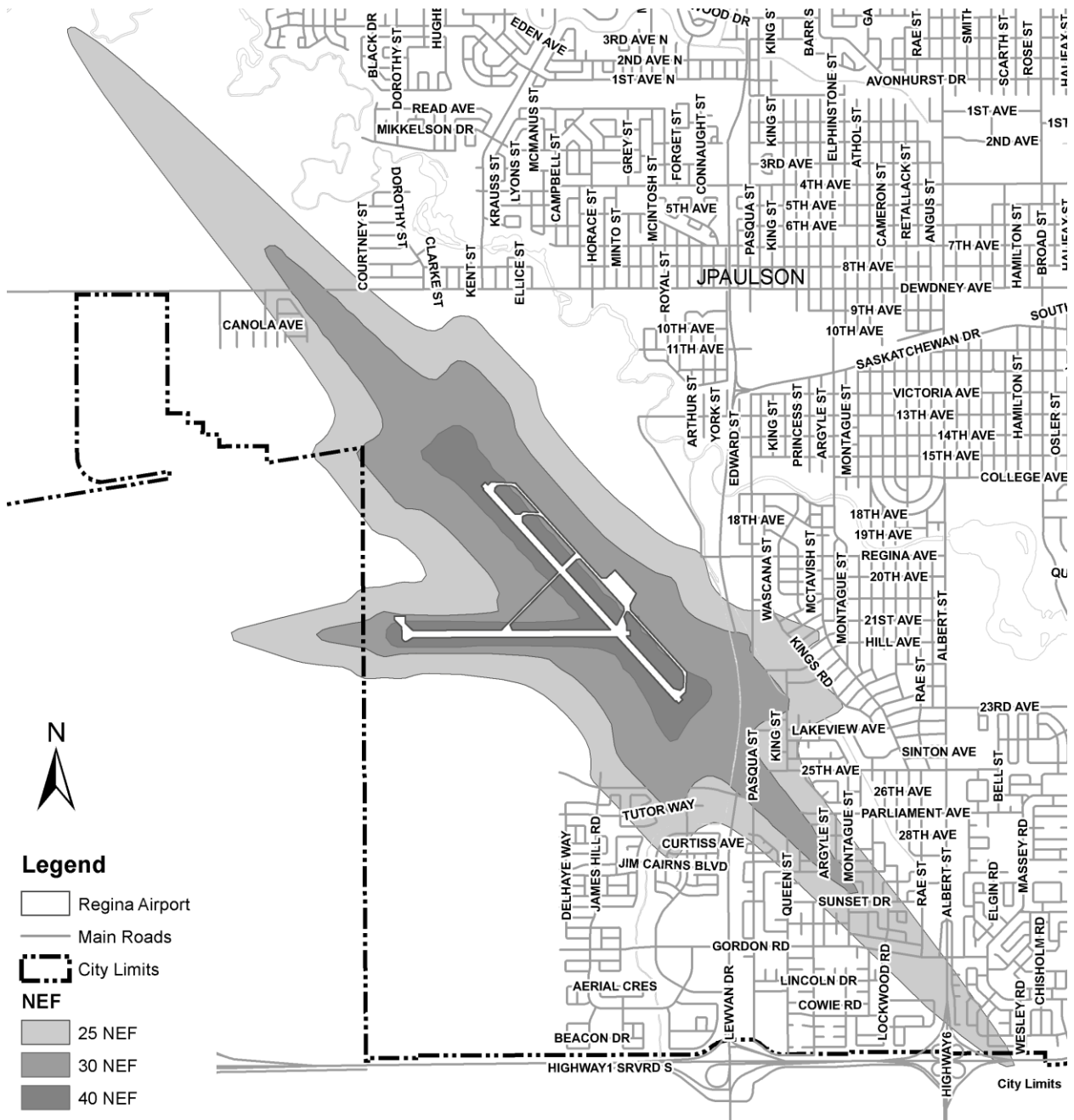
# NEF – NOISE EXPOSURE FORECAST OVERLAY ZONE

### 8I.1 INTENT

The Noise Exposure Forecast Overlay zone is intended to ensure that no dwellings are developed within certain noise exposure forecast (NEF) contours, as stipulated by the *Official Community Plan*.

### 8I.2 APPLICATION

- (1) The provisions of this subpart shall apply to all properties that fall entirely or partially within the area of the 30 Noise Exposure Forecast (NEF) contour or higher [as per the Noise Exposure Projection (NEP) for 2024, or as may be amended by Transport Canada from time to time].
- (2) For reference purposes only, a depiction of the noise exposure forecast contours are shown in Figure 8I.F.1.
- (3) The overlay zone shall be in addition to and shall overlay all other zones where it is applied so that any parcel of land lying in the overlay zone shall also lie in one or more of the other zones provided for by this Bylaw. The effect is to create a new zone, which has the characteristics and limitations of the underlying zones, together with the characteristics and limitations of the overlay zone.
- (4) Unless specifically exempted, the regulations, standards and criteria of the overlay zone shall also supplement and be applied in addition but not in lieu of any regulations, standards and criteria applicable to the underlying zone.
- (5) In the event of conflict between the requirements of the overlay zone and those of the underlying zone, the overlay zone requirements shall apply, unless specifically exempted.
- (6) In the event of conflict between the requirements of this overlay zones and another overlay zone, the overlay zone with the most stringent requirements shall apply, unless specifically exempted.



**Figure 8I.F.1: Noise Exposure Forecast (NEF) Contours [as per Noise Exposure Projection (NEP) for 2024]**

### 8I.3 LAND USE REQUIREMENTS

#### 3.1 PERMITTED AND DISCRETIONARY LAND USES

- (1) All permitted uses in the underlying zone are also permitted in this zone, except as noted in subsection 8I.3.2(1).

- (2) All discretionary uses in the underlying zone are also discretionary in this zone, except as noted in subsection 8I.3.2(1).

### **3.2 PROHIBITED USES**

All dwelling units are prohibited within the 30 NEF and 40 NEF contour areas.

### **8I.4 DEVELOPMENT STANDARDS**

The development standards of the underlying zone shall apply.

DRAFT