

Preliminary Zoning By-law 05-200 Amendments for Residential Care Facilities

The Discussion Paper included different approaches to address the various Zoning By-law regulations that exist, including the:

- Definition of RCF;
- Capacity (minimum and maximum number of residents) of a facility in different geographic (e.g. low, medium, high density residential, institutional) areas;
- Radial separation distance (the distance between one facility and another) and moratorium area (area that prohibits additional RCFs); and,
- Co-location of counselling services within RCFs.

The preliminary recommendations from Residential Care Facilities and Group Homes (Urban Area) - Human Rights and the Zoning By-law Discussion Paper are summarized in the table below.

Zoning By-law	Preliminary Recommendation
Definition	
<p>Highlight-delete text</p> <p><i>Italics</i> – add text</p>	<p><u>amend the definition as follows in Zoning Bylaw No. No. 05-200:</u></p> <p>Residential Care Facility Shall mean a group living arrangement, within a fully detached residential building occupied wholly by a minimum of four supervised residents and a maximum number of supervised residents as permitted by the zone, exclusive of staff, residing on the premises because of social, emotional, mental or physical handicaps or personal distress and which residential setting is developed for the well-being of its residents through <i>the provision of supports/services</i> -of self-help, guidance, professional care and supervision not available within the resident's own family, or in an independent living situation or if:</p> <p>a) The resident was referred to the facility by a hospital, court or government agency; or</p> <p>b) The facility is licensed, funded, approved by a contract or agreement with the Federal, Provincial or Municipal Governments.</p> <p>A residential care facility shall include a children's residence and group home but shall not include an emergency shelter, lodging house, corrections residence or correctional facility.</p>

Zoning By-law	Preliminary Recommendation
Capacity by Zone	
	<u>regulate both minimum and maximum capacity by zone as follows:</u>
	Low Density Zones (single/semi-detached dwellings) Minimum capacity: 4 residents Maximum capacity: 6 residents
	Medium Density (including the Community Institutional (I2) Zone) Minimum capacity: 4 residents Maximum capacity: 24 residents
	High Density Zone (including the Mixed Use High Density (C4) Zone) Minimum capacity: 15 residents Maximum capacity: none
Radial Separation Distance and Moratorium Area	
	<u>Delete requirement for both</u>
Counselling Services	
	Permit counselling services (i.e. social service establishment) in conjunction with a RCF in a Major Institutional (I3), Transit Oriented Corridor-Mixed Use Medium Zone (TOC1) and the Mixed Use Medium Density (C5) Zones.