



COUNCIL AGENDA REPORT

DATE:	July 15, 2026	COUNCIL MEETING DATE:	August 4, 2026
DEPARTMENT:	Bylaw Enforcement		
SUBJECT:	Zoning Amendment re: Shipping Containers		

Purpose:

To introduce a Zoning Amendment No. 1195, 2026 for first and second readings.

Background:

At the Regular Council meeting held on July 6, 2026, Council directed staff to return with a report and draft bylaw options respecting the regulation of shipping containers as accessory buildings in residential zones, including considerations related to aesthetics, safety, placement, maintenance, and enforcement.

Discussion:

Staff prepared District of Chetwynd Zoning Amendment Bylaw No. 1195, 2026, attached as "Attachment 'A'" for Council's consideration.

Recommendations:

- (a) THAT Council accepts this report for information, and
- (b) THAT District of Chetwynd Zoning Amendment Bylaw No. 1195, 2026 be introduced and given first and second readings; and
- (c) THAT a Public Hearing be scheduled to obtain public input on Zoning Amendment Bylaw No. 1195, 2026 on August 17, 2026, at 4:00 p.m.

SUBMITTED BY: <u>Marv McKinnon</u> Department Head	REVIEWED AND APPROVED FOR SUBMISSION TO COUNCIL BY: <u>Steve McLain</u> Chief Administrative Officer
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DISTRICT OF CHETWYND

ZONING AMENDMENT BYLAW NO. 1195, 2026

Being a Bylaw of the District of Chetwynd
to amend the “District of Chetwynd Zoning Bylaw No. 1150, 2023”

WHEREAS, the District of Chetwynd has adopted Zoning Bylaw No. 1150, 2023;

AND WHEREAS, the Council of the District of Chetwynd deems it necessary to amend the District of Chetwynd Zoning Bylaw No. 1150, 2023

NOW THEREFORE, the Council of the District of Chetwynd, in open meeting lawfully assembled, hereby enacts as follows:

1. This Bylaw may be cited for all purposes as “District of Chetwynd Zoning Amendment Bylaw No. 1195, 2026”
2. That District of Chetwynd Bylaw No. 1150, 2023, section 4.18.2 (1) is amended to add
 - j. R1 (Single-Detached Dwelling Residential)
 - k. R2 (Manufactured Home Subdivision)
 - l. RM1 (Multi-Unit Residential (low Density))
 - m. RM2 (Multi-Unit Residential (high density))
3. That District of Chetwynd Bylaw No. 1150, 2023 is amended by adding section 4.18.2 (7)
 7. Shipping Containers and other storage containers located and used as an accessory building in Residential Zones must conform to the following added conditions;
 - a. One Shipping Container permitted per residential parcel.
 - b. Shipping Containers in residential zones shall be exempt from section 4.18.2 (6).
 - c. A temporary – long-term permit, or equivalent, as set out in the District of Chetwynd Building Bylaw as amended from time to time must be obtained prior to the shipping container being placed.
 - d. Shipping container may not exceed 15m² gross area.
 - e. Shipping container must have a quality grade of mid or higher.
 - f. Shipping container must have at minimum two added vent openings installed to the size and location as determined by the Director of Engineering and Public Works and the British Columbia Building Code.
 - i. Ventilation openings must be covered by open gate wire mesh with >50% free area.
 - g. Shipping container must not be connected to an electrical service unless it exceeds all requirements of the BC Building Code, Fire and Electrical Codes for explosive/moist/wet environments.

- h. Shipping container must be painted or otherwise clad with similar colours and style to the principal building.
- i. Shipping container must be placed on a secure and level foundation.

4. This Bylaw will take effect upon adoption.

Read a First time this	day of	2026.
Read a Second time this	day of	2026.
Read a Third time this	day of	2026.
Reconsidered and Adopted by Council this	day of	2026.

Mayor

Corporate Officer

Certified a true and correct copy of the
“District of Chetwynd Zoning Amendment
Bylaw No. 1195, 2026.”

Corporate Officer