

CITY of PENTICTON / ZONES & SPECIFIC USES TABLE

Zone	Bed & Breakfast Home	Minor Home Occupation	Major Home Occupation	Rural Home Occupation	Secondary Suite	Carriage House	Vacation Rentals	Live Work Unit
	X – denotes Use Permitted P – denotes One (1) Additional Parking Space Required			* - denotes Bed & Breakfast Home parking, see below. ** - Refer to Zoning Bylaw 2011-23, see below.			A - denotes ALR application Required, see below.	
FG				X	X P	X P	X	
A				X P	X P	X A P	X	
RC	X P*	X	X P	X P	X P	X P	X	
R 1		X	X P		X P	X P	X	
R 2		X	X P		X P	X P	X	
R 3		X	X P		X P	X P	X	
RSM		X					X	
RD 1			X P		X P		X	
RD 2		X			X P		X	
RM 1		X			X P		X	
RM 2		X					X	
RM 3		X					X	
RM 4		X					X	
C 1	X P*		X P				X	X
C 2		X					X	
C 3		X					X	X
C 4		X					X	
C 5	X P*	X					X	
C 6							X	X
C 7								X
C 8								
** C 9								
CT 1								
CT 2								
CT 3							X	
M 1								
M 2								
M 3								
P 1								
P 2								
P 3								
CD 1		X					X	
CD 2								X
CD3								

WHERE permitted and certain Specific Uses overlap, the following is applicable:

- Section 8.2.4 - A bed & breakfast home that has only one sleeping unit for accommodating guests is considered a minor home occupation and is permitted in all zones that permit a minor home occupation.
- Section 8.4.9 - Either or both the Dwelling & the Secondary Suite or the Dwelling & the Carriage House can have a Minor Home Occupation use. Only 25 % (max. 20m²) of the Dwelling can be occupied by Minor Home Occupation uses within the building. 25 % of a Carriage House (max. 20m²) may be occupied for a Minor Home Occupation use.
- Section 8.4.9 - A Minor Home Occupation is allowed in a Bed & Breakfast Home, however in this case the minor home occupation shall be limited to only 10% of the dwelling.
- Section 8.5.1 & 8.5.6 - A Major Home Occupation can be in a Dwelling or a Secondary Suite/Carriage House or in an accessory building; however, only one Major Home Occupation is permitted per lot.
- Section 8.5.3 - A Major Home Occupation is allowed in a Bed & Breakfast Home, however in this case the major home occupation shall be limited to only 10% of the dwelling.
- Section 8.5.3 - A Major Home Occupation use shall not exceed 25% of the dwelling or 50m² including area of business in dwelling and accessory building.
- Section 8.6.2 & 8.6.3 - A Rural Home Occupation is allowed in a Dwelling or a Secondary Suite but not both, however if there are more than one legal Dwelling on the lot, this rule applies to each legal Dwelling provided the total floor area of the combined Home Occupations does not exceed 1000m² (50m² if the Dwelling also contains a bed and breakfast home).
- Section 8.7.3 - Only one Secondary Suite is allowed per lot.
- Section 8.8.2 - Only one Carriage House is allowed per lot.
- Section 8.8.2 - A Carriage House is not permitted on lots containing a Secondary Suite or a Bed & Breakfast Home.
- Section 8.9.2 – Provided the owner lives on the property, either the Dwelling or the Secondary Suite or the Dwelling or the Carriage House can be used for Vacation Rentals.

* **Bed & Breakfast Homes, one parking space required per bedroom to a maximum of three, plus one for the corresponding Dwelling.**

** **Refer to Zoning Bylaw 2011-23 for additional specific uses for certain properties within the C9 (Marina Way Commercial) Zone.**

A - An application to the Agricultural Land Commission will be required if the Lot is within the Agricultural Land Reserve.

➤ **SEE Chapter 8 of Zoning Bylaw 2011-23 for a complete list of Specific Use Regulations**