



DPA-6 – HAZARD LANDS Objectives & Guidelines Checklist

HAZARD LANDS DEVELOPMENT PERMIT AREA GUIDELINES	SUPPORTING COMMENTS/RATIONALE	
Hazard Land General Guidelines	YES	NO
Provides a geotechnical report prepared by a qualified professional engineer	<input type="checkbox"/>	<input type="checkbox"/>
No development or alteration of land if hazardous conditions exist	<input type="checkbox"/>	<input type="checkbox"/>
Plans for retention of significant stands of trees	<input type="checkbox"/>	<input type="checkbox"/>
Does not alter or develop land on the escarpment or within 30 metres of the top of the ridge or the base of the slope, if no geotechnical report is provided	<input type="checkbox"/>	<input type="checkbox"/>
Steep Slope Areas	YES	NO
No unnecessary disturbance to the steep slope	<input type="checkbox"/>	<input type="checkbox"/>
Existing vegetation maintained to control erosion	<input type="checkbox"/>	<input type="checkbox"/>
No significant excavation or filling undertaken or permanent structures erected in areas subject to bank instability	<input type="checkbox"/>	<input type="checkbox"/>
Lot configurations and building design should incorporate and consider topography	<input type="checkbox"/>	<input type="checkbox"/>
Building heights and roof forms should minimize visual impact	<input type="checkbox"/>	<input type="checkbox"/>
Special natural features such as rock outcroppings, significant trees, watercourses, and ridgelines are protected	<input type="checkbox"/>	<input type="checkbox"/>
Provisions are made to provide for disposal of surface runoff and stormwater	<input type="checkbox"/>	<input type="checkbox"/>
Controls on erosion are encouraged	<input type="checkbox"/>	<input type="checkbox"/>
Desire to maintain views balanced with the need to maintain vegetation	<input type="checkbox"/>	<input type="checkbox"/>
Flood Areas	YES	NO
New residential developments are discouraged within designated floodplains	<input type="checkbox"/>	<input type="checkbox"/>
Land subject to flooding should be left in a natural state	<input type="checkbox"/>	<input type="checkbox"/>
Designated floodplain filling is only permitted when the drainage of other lands is not affected	<input type="checkbox"/>	<input type="checkbox"/>
On-site storm water management systems utilized to reduce flood impacts	<input type="checkbox"/>	<input type="checkbox"/>
Where flood plain setbacks from a designated watercourse leaves property undevelopable, the setback may be reduced	<input type="checkbox"/>	<input type="checkbox"/>
Flood hazard mitigation measures within the Cowichan Estuary shall be undertaken in accordance with the Cowichan Estuary Environmental Management Plan	<input type="checkbox"/>	<input type="checkbox"/>