

RURAL MUNICIPALITY OF LUMSDEN NO. 189
BYLAW NO. 03-2016

A Bylaw to amend Bylaw No. 7-2012, known as the Zoning Bylaw of the Rural Municipality of Lumsden No. 189.

The Council of the Rural Municipality of Lumsden No. 189, in the Province of Saskatchewan, enacts to amend Bylaw No. 7-2012 as follows:

1. **Section 2 – Interpretation** is amended by adding the following new definition:

“**Sand and Gravel Extraction Industry:** means the extraction, crushing, washing, screening, weighing, sorting, blending, refining, and stockpiling of sand and gravel for commercial or industrial use.”

2. **Section 2 – Interpretation** is amended by adding the following new definition:

“**Sand and Gravel Extraction, Private:** means the small-scale extraction of sand or gravel for strictly private use by an individual on privately-owned land.”

3. **Section 2 – Interpretation** is amended by deleting the definition for “Site Frontage” in its entirety.

4. **Section 2 – Interpretation** is amended by adding the following new definition:

“**Site Width:**

(a) for Rectangular Sites: means the horizontal distance between the side site lines measured along the front site line.

(b) for Non-Rectangular Sites: means the average of the horizontal distances between the side site lines measured along the front and rear site lines.”

5. **Section 3.7.4 Use Specific Discretionary Use Evaluation Criteria** is amended by renumbering subsections (22) and (23) as follows:

“(22) Industrial complexes” renumbered to “(23) Industrial complexes”

“(23) Temporary Stockpiling of Gravel, Clay, Sand or Other Similar Materials” renumbered to “(24) Temporary Stockpiling of Gravel, Clay, Sand or Other Similar Materials”

6. **Section 3.12 – Fees**, subsection 3.12.2 (2) is amended by deleting clause (a) and substituting the following thereto:

“(a) Single parcel country residential, commercial, industrial, boundary alteration, or parcel tie code removal: \$250.00”

7. **Section 4 – General Regulations**, 4.14.12 *Accessory Uses, Buildings and Structures*, subsection (4a) Building Area of Accessory Buildings is amended by deleting clauses (a) and (b) and substituting the following thereto:

“(a) The maximum combined building area of all detached accessory buildings are as follows:

- (i) R2 District: 300 m²
- (ii) CR2 District: 250 m²
- (iii) CR3 District: 200 m²

(b) The maximum combined building area for accessory buildings on any site as prescribed in (a) may be increased by 10% for each additional hectare (or portion thereof) in site area for a particular site that exceeds the minimum site area requirement for the zoning district in which it is located. (For example, where the area of a particular site exceeds the site area minimum of the zoning district by 2.5 hectares, the maximum building floor area in the R2 District would be increased a maximum of 75 m² to a combined total of 375 m². In the CR2 District, the increase could be 62.5 m² to a combined total of 312.5 m², and in the CR3 District, an increase of 40 m² to a combined total area of 240 m².)”

8. **Section 4 – General Regulations** is amended by deleting subsection **4.15 – Setback from Centre Line of Roads** and replacing it with the following new subsection:

“4.15 Setback from Roads

The minimum setback of buildings, trees, dugouts and solid fences from the nearest boundary of a developed municipal road allowance, grid road, main farm access road or provincial highway on all sites shall be 35 metres (114 feet).

Developments on sites that do not abut such roads, such as developments adjacent to an internal access road, shall observe the minimum setbacks identified in the specific regulations for the zoning district in which they are located.”

9. **Section 6.0 – AGRICULTURE DISTRICT** – Table 6-1 is amended by adding the following use and development standards:

Table 6-1 A – AGRICULTURE DISTRICT DEVELOPMENT STANDARDS for the Rural Municipality of Lumsden No. 189								
Use	Permitted or Discretionary	Subject to Sections	Development Standards					
			Minimum Site Area (ha)	Maximum Site Area (ha)	Minimum Site Width (m)	Minimum Front Yard (m)	Minimum Side Yard (m)	Minimum Rear Yard (m)
Resource Based Uses								
... ..								
(5) Sand and gravel extraction, private ⁽¹⁰⁾	P		--	--	--	--	--	--

10. **Section 6.0 – AGRICULTURE DISTRICT** – Table 6-1 is amended by deleting the Maximum Site Area development standard for each of the following uses:

Residential Uses

“(4) Modular home courts”

Commercial Uses

“(8) Kennels”

“(9) Machine shops and metal fabricators”

“(10) Outfitter base camps”

“(15) Veterinary clinics and hospitals, including large animal boarding”

Municipal, Recreational, Institutional and Other Uses

“(4) Detention centres and correctional institutions”

“(8) Places of worship”

“(11) Recreation facilities”

“(12) Schools and educational facilities”

“(13) Solid and liquid waste disposal facilities including soil farms for the rehabilitation of contaminated soils subject to Section 3.6.3 (11) of the Official Community Plan”

“(14) Solid waste disposal sites, sewage lagoons, pesticide container collection sites, and associated facilities”

11. **Section 6.0 – AGRICULTURE DISTRICT** – Table 6-1 is amended by renumbering the following **Commercial Uses** as follows:

“(15) Bakeries” renumbered to “(16) Bakeries”

“(16) Butcher shops” renumbered to “(17) Butcher shops”

“(17) Dairy processing” renumbered to “(18) Dairy processing”

“(18) Distilleries wineries and breweries” renumbered to “(19) Distilleries wineries and breweries”

“(19) Farmer’s markets” renumbered to “(20) Farmer’s markets”

“(20) Farm stands” renumbered to “(21) Farm stands”

12. **Section 6.0 – AGRICULTURE DISTRICT** – Table 6-1, Special limitations and standards regarding Table 6-1 and the A – Agriculture District, is amended by adding the following new footnote:

“(10) The total area of a private sand and gravel extraction use shall not exceed 0.4 hectares.”

13. **Section 10.0 - HDMU – High Density Mixed Use Residential District** is amended by adding the following new subsection:

“10.9 Maximum Density

Unless otherwise exempted, residential subdivisions within the Urban/Rural Joint Planning Area as defined in Figure 8-1 of the Lumsden Joint Growth Strategy Report, attached as Appendix A to this Bylaw, shall not exceed a density of 4.0 dwelling units per hectare.”

- 14. **Section 11.0 – R1 – Low Density Valley Residential District**, subsection **11.6 – Standards for Discretionary Uses** is amended by deleting subsection 11.6.1 – *Home Based Businesses* in its entirety, and re-numbering the following subsections:
 - “11.6.2 *Garden Suites*” renumbered to “11.6.1 *Garden Suites*”
 - “11.6.3 *Garage Suites*” renumbered to “11.6.2 *Garage Suites*”.

- 15. **Section 12.0 – R2 – Medium Density Valley Residential District**, subsection **12.4 – Regulations** is amended by deleting subsection 12.4.1 – *Keeping of animals* and substituting the following thereto:
 - “12.4.1 *Keeping of animals*
 - (1) Large animals, which include only horses, cattle, sheep, goats, llamas and alpacas, will be permitted on a site, in numbers not exceeding 2 animal units per 2 ha of site area, to a maximum of 6 animal units in total. All other animals shall be limited to domestic pets of the residents of the site, but in no case shall the numbers exceed that equal to one animal unit.
 - (2) Animals shall not be pastured within 15.25 metres of any dwelling not owned by the operator of the pasture or owner of the animals, and no buildings or structures intended to contain animals shall be located within 30 metres of a property line.”
 - (3) The use of vacant residential sites for pasture of animals is prohibited.”

- 16. The **Zoning District Map in Section 18.0 – MAPS** is amended by deleting Sheet 1 of 11 and Sheet 2 of 11 and replacing them with new Sheets 1 and 2 respectively attached as Schedule “A” and Schedule “B” to this Bylaw.

- 17. This Bylaw shall come into force and take effect when approved by the Minister of Government Relations.

READINGS

Read a first time this	<u>24th</u> day of <u>March</u> , 2016.
Read a second time this	<u>28th</u> day of <u>April</u> , 2016.
Read a third time	<u>28th</u> day of <u>April</u> , 2016.



[Signature]
Reeve

[Signature]
Chief Administrative Officer












Certified to be a true copy of Bylaw No. 03-2016
adopted by the Council of the R.M. of Lumsden
on the 28th day of April, 2016

[Signature]
Chief Administrative Officer



ZONING
DISTRICT
MAP

ZONING DISTRICTS

-  AGRICULTURE
-  LOW DENSITY COUNTRY RESIDENTIAL
-  MEDIUM DENSITY COUNTRY RESIDENTIAL
-  HIGH DENSITY COUNTRY RESIDENTIAL
-  HIGH DENSITY MIXED USE RESIDENTIAL
-  LOW DENSITY VALLEY RESIDENTIAL
-  MEDIUM DENSITY VALLEY RESIDENTIAL
-  PLANNED VALLEY RESIDENTIAL
-  GENERAL COMMERCIAL
-  HIGHWAY COMMERCIAL
-  INDUSTRIAL

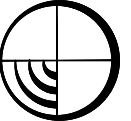
• This is the Zoning District Map which accompanies Bylaw Number _____ adopted by the Rural Municipality of Lumsden No 189.

Reeve _____

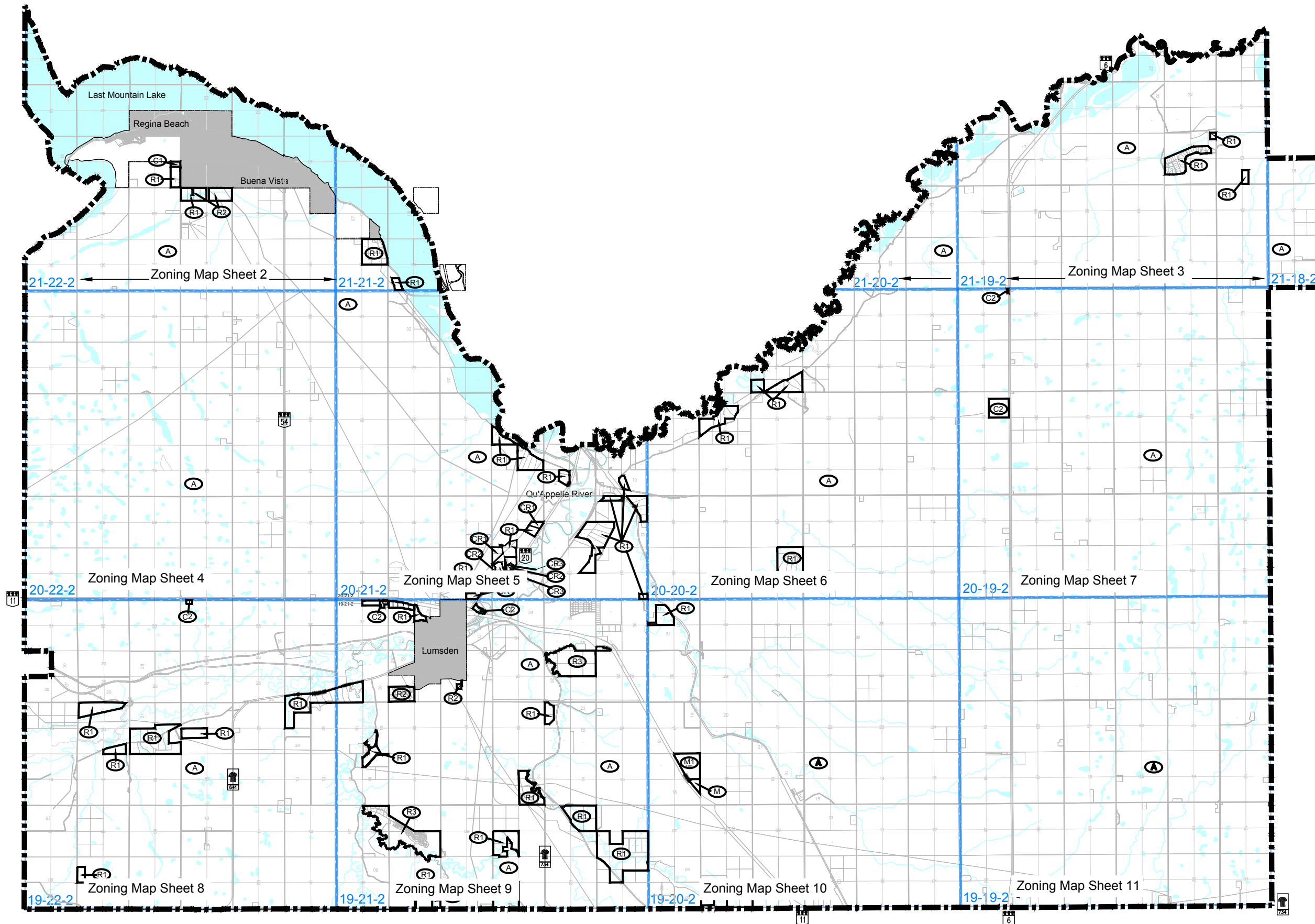
Chief Administrative Officer _____

• Approved on the _____ day of _____

Minister
Saskatchewan Government Relations












CROSBY HANNA & ASSOCIATES  407 1st Ave. North
Saskatoon SK S7K 1X5
www.crosbyhanna.ca

LANDSCAPE ARCHITECTURE T (306) 665-3441
COMMUNITY PLANNING F (306) 652-9613



ZONING
DISTRICT
MAP

ZONING DISTRICTS

-  A AGRICULTURE
-  CR1 LOW DENSITY COUNTRY RESIDENTIAL
-  CR2 MEDIUM DENSITY COUNTRY RESIDENTIAL
-  CR3 HIGH DENSITY COUNTRY RESIDENTIAL
-  HDMU HIGH DENSITY MIXED USE RESIDENTIAL
-  R1 LOW DENSITY VALLEY RESIDENTIAL
-  R2 MEDIUM DENSITY VALLEY RESIDENTIAL
-  R3 PLANNED VALLEY RESIDENTIAL
-  C1 GENERAL COMMERCIAL
-  C2 HIGHWAY COMMERCIAL
-  M INDUSTRIAL

• This is the Zoning District Map which accompanies Bylaw Number _____ adopted by the Rural Municipality of Lumsden No 189.

Reeve _____

Chief Administrative Officer _____

• Approved on the _____ day of _____

Minister
Saskatchewan Government Relations

CROSBY HANNA & ASSOCIATES  407 1st Ave. North
Saskatoon SK S7K 1X5
www.crosbyhanna.ca

LANDSCAPE ARCHITECTURE T (306) 665-3441
COMMUNITY PLANNING F (306) 652-9613

Sheet 2 of 11  DATE 12/07/06
PROJECT NO. CHA 10047

