

R.M. OF LUMSDEN NO. 189
MINUTES OF THE ZONING BYLAW AMENDMENT BYLAW NO. 3-2016
PUBLIC HEARING HELD ON APRIL 25, 2016

The Rural Municipality of Lumsden Council convened the public hearing for Bylaw No. 3-2016, being a bylaw to amend the Zoning Bylaw No. 7-2012, on the evening of Monday, April 25, 2016 at 7:40 p.m. in the Lumsden Centennial Hall with Reeve Jim Hipkin presiding.

Present: Reeve: Jim Hipkin
 Councillors: Kent Farago, Dale Srochenski, Cody Jordison, Ed Thorpe
 Chief Administrative Officer: Darcie Cooper
 Asst. Administrator: Krystal Strong

Attendees: Paul & Helen Andre
 Ralph & Diane Haryett

Absent: Councillors: Al Szeles, Ian White

The public hearing was held for the purpose of receiving submissions regarding Zoning Bylaw Amendment No. 3-2016. The proposed bylaw amendment would amend Zoning Bylaw No. 7-2012 by:

- Adding definitions for “sand and gravel extraction, industry” and “sand and gravel extraction, private.”
- Deleting the definition for “site frontage” and replacing it with a definition for “site width.”
- Including commercial and industrial development, boundary alteration, and parcel tie code removal in the \$250.00 subdivision review fee along with single parcel country residential.
- Removing the maximum combined building area for all detached accessory buildings in the R1 – Low Density Valley Residential and CR1 – Low Density Country Residential zoning districts.
- Specifying that the minimum setback distance from developed municipal road allowances, grid roads, main farm access roads and provincial highways shall be measured from the nearest boundary line of the road instead of the centre line, and reducing that setback distance from 45 metres to 35 metres. This setback does not affect developments along internal subdivision access roads.
- Adding private sand and gravel extraction (non-commercial) as a permitted use in the A – Agriculture zoning district with a maximum effective size of 0.4 hectares (1 acre).
- Removing the maximum site area development standard for the following uses in the A – Agriculture zoning district:
 - Modular home courts; Kennels; Machine shops and metal fabricators; Outfitter base camps; Veterinary clinics and hospitals; Detention centres; Places of worship; Recreation facilities; Schools and education facilities; and, Solid and liquid waste disposal facilities.
- Specifying that residential subdivisions in the HDMU – High Density Mixed Use Residential zoning district within the Urban/Rural Joint Planning Area around the Town of Lumsden shall not exceed a density of 4.0 dwelling units per hectare.
- Correcting an error on the Zoning District Map.
- Updating several minor numerical references to ensure clarification and accuracy in the bylaw.


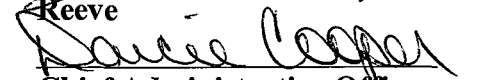
Reeve Jim Hipkin declared the public hearing open at 7:40 p.m. CAO Darcie Cooper provided a background report on the proposed bylaw. Reeve Hipkin opened the floor for any submissions.

Paul Andre requested clarification of the proposed setback regulations. Council responded that the setback distances were to ensure there was adequate setbacks for development to avoid snow problems in the winter.

Receive Written Submissions:

CAO Darcie Cooper stated that there were no written submissions received.

Reeve Jim Hipkin declared the public hearing closed at 7:49p.m.


 Reeve

 Chief Administrative Officer