

Topic: Technical Amendments to Land Use Bylaw 20-2009 (Bylaw No.2013-06)

Introduction:

To make technical amendments to Land Use Bylaw No. 20-2009 in order to correct clerical, technical, grammatical and typographical errors that does not materially affect the bylaw in principle or substance

Facts (Background Information):

Since the adoption of Land Use Bylaw 20-2009 a number of minor errors and omissions within the LUB have been identified. Although the errors are minor, amendments will ensure that the full intent and interpretation of the Land Use Bylaw remains intact.

Proposed Bylaw 2013-06 is written in a manner that follows the Land Use Bylaw Sections numerically.

1. Table of Contents – **correcting a spelling error**
15.2. Sign Permit and Requirements
2. Section 3.3 Land Use District Maps – **correction of a typo**
CRH – Residential Row Housing to **RRH** – Residential Row Housing District
3. Section 5.1 CR - Country Residential District – **correcting a formatting error**
By deleting the following in bold:
 - 4 Development
 - c)** Setbacks for Principal Buildings
 - d)** Setbacks for Accessory Buildings
 - e)** Proposed development on substandard parcels...
 - f)** For all other Permitted and Discretionary Uses....
By adding the following in bold:
 - 4 Development
 - a)** Setbacks for Principal Buildings
 - b)** Setbacks for Accessory Buildings
 - c)** Proposed development on substandard parcels...
 - d)** For all other Permitted and Discretionary Uses....

4. Section 12.1 Antennas, Satellite Dishes and Telecommunication Towers – **Renaming of a Federal regulation**
Transport Canada Regulations has changed to Industry Canada Regulations
5. Section 15.2 Sign Permit Requirements **Correct spelling error:**
Section 15.2 Sign Permit Requirements
6. Section 16.2 Development Not Requiring a Development Permit – **Correcting the order of the words**
Changing it from **and rear yards front** to read **rear and front yards**
7. 16.4 Application for Development Permit – **Correction of the LUB Sections that are referenced in the table**

By deleting the following number in bold:

4.

Specific Use Class	Section Number of Supplementary and/or Specific Development Permit Requirements	Section Number of Specific Development Regulations
General Industrial Manufacturing/Processing and Industrial Storage and Warehousing	16.8	13. 6

By adding the following number in bold:

4.

Specific Use Class	Section Number of Supplementary and/or Specific Development Permit Requirements	Section Number of Specific Development Regulations
Aggregate Extraction	16.5	12. 12

8. **Deleting all of Part 7 from the Land Use Bylaw.**

Appendices A, B & C are forms used by the Planning and Development Staff which on occasion require updating. Currently any change to these forms would require a LUB amendment.

Appendices D & E are Provincial Regulations which are not enforceable by Parkland County and should not form part of the Land Use Bylaw.

PART 7 APPENDICES

- Appendix A Development Permit Application
- Appendix B Land Use Bylaw Amendment Application Form and Statutory Plan Amendment Application Form
- Appendix C Home Based Business Level 1 Checklist
- Appendix D Edmonton – Devon Restricted Development Area Regulation #286/1974
- Appendix E Edmonton International Airport Vicinity Protection Area Regulation #55/2006

Alternatives:

1. To amend proposed Bylaw 2013-06
2. Not to proceed with proposed Bylaw 2013-06 to amend the Land Use Bylaw 20-2009

Conclusion/Summary:

Administration supports the proposed amendments to Land Use Bylaw 20-2009

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