

- c) Bed and Breakfasts shall be limited to no more than three (3) guest rooms.

126 Bed and Breakfast Site Requirements:

- a) One (1) Fascia Sign or Freestanding Sign is permitted, at the discretion of the Development Authority.

127 Bed and Breakfast Development Permit Requirements:

- a) A Development Permit application will respond to **Section 125 and 126**, and
- b) ~~The maximum term of a Development Permit issued is five (5) years.~~
- b) The maximum term of the first Development Permit issued for a Bed and Breakfast is one (1) year,
- c) For subsequent applications to extend the first development approval, a development permit may be issued for a period of up to five (5) years if:
 - i. The application is for the same business intensity, and
 - ii. The Bed and Breakfast is not in violation of any conditions of the first development permit at the time of permit renewal.
- d) For subsequent applications to extend the second development approval, a development permit may be issued with no time expiration if:
 - i. The application is for the same business intensity, and
 - ii. The Bed and Breakfast is not in violation of the conditions of the second development permit at the time of permit renewal.

CAMPGROUND

128 Campground General Requirements:

- a) There shall be no more than twenty (20) campsites per hectare (eight (8) campsites per acre),
- b) At least ten percent (10%) of a campground's gross area shall be set aside as a common outdoor space, and
- c) Campgrounds shall not be used for year-round vehicle (recreation) storage.

129 Campground Site Requirements:

- a) No campground will be approved within 250.0 m (820.21 ft.) of a Residential District as measured from property boundary to property boundary.

130 Campground Development Permit Requirements:

- a) A Development Permit application will respond to **Section 128 and 129** and further set out:
 - i. What onsite facilities will be provided,
 - ii. If roads are to be open year-round, provision for snow removal and snow storage, and
 - iii. The screening, storage, collection and disposal of septic and solid waste,
- b) An applicant is required to submit a Water and Wastewater Servicing Plan in support of a Development Permit, and
- c) The maximum term of a Development Permit issued is five (5) years.

CANNABIS CULTIVATION AND CANNABIS PROCESSING

131 Cannabis Cultivation and Cannabis Processing General Requirements:

- a) Cannabis Cultivation and/or Cannabis Processing shall not occur in a building where a residential use is located, and
- b) A residential development constructed or created on a parcel after the approval of a Cannabis Cultivation or Cannabis Processing use shall not be considered a residential use for the purposes of the Bylaw.

132 Cannabis Cultivation and Cannabis Processing Site Requirements:

164.1 Vacation Rental General Requirements:

- a) The use shall only be allowed on parcels where the landowner can prove the property is their primary residence. The applicant shall demonstrate this by providing evidence showing:
 - i. the applicant's name listed on the land title;
 - ii. the applicant's name and subject parcel listed on a valid driver's license; and,
 - iii. the applicant's name and subject parcel listed on a recent utility or service bill.
- b) Shall only be considered on parcels where no restrictions exist in relation to restrictive covenants or any Homeowners Association and Condominium Board Bylaws.
- c) Shall have a maximum of two (2) adults (not including children), per bedroom or sleeping area.
 - i. Each bedroom or sleeping area shall have a minimum of one (1) window with a minimum 0.35 sq. m openable portion for window egress.
- d) Shall have a minimum of one (1) parking stall, per bedroom or sleeping area located on the subject parcel.
- e) Shall submit a site operations and noise mitigation plan.

164.2 Vacation Rental Site Requirements:

- a) Hours of operation occurring outside of an enclosed building shall be limited to between 8:00 a.m. and 10:00 p.m.
- b) Notwithstanding Section 165.2 a), the Development Authority may extend the hours of operation occurring outside of an enclosed building up 12:00 p.m., subject to:
 - i. The type and scale of the uses being undertaken in the extended hours and the rationale provided; and
 - ii. The submitted site operations and noise mitigation plan providing specific measures on how noise during evening hours will be minimized; and
 - iii. The distance of the proposed Vacation Rental use area to dwellings not located on the subject parcel.
- c) Shall not have any signs that describe or advertise the Vacation Rental, excluding wayfinding signs.

164.3 Vacation Rental Development Permit Requirements:

- a) A Development Permit application will respond to Section 164.1 and Section 164.2.
- b) The maximum term of the first Development Permit issued is one (1) year.
- c) For subsequent applications to extend the first development approval, a development permit may be issued for a period of up to three (3) years if:
 - i. The application is for the same business intensity; and
 - ii. The Vacation Rental is not in violation of any conditions of the first development permit at the time of permit renewal.
- d) For subsequent applications, a development permit may be issued for a period of up to five (5) years if:
 - i. The application is for the same business intensity; and
 - ii. The Vacation Rental is not in violation of any conditions of the previous development permit at the time of permit renewal.

Religious Assembly	7.5 per 100.0 m ² (1076.39 ft ²) gross floor area
Retail (Small) < 1000 m ²	2 per 100.0 m ² (1076.39 ft ²) gross floor area
Retail (General) 1000-4000 m ²	2 per 100.0 m ² (1076.39 ft ²) gross floor area
Retail (Large) > 4000 m ²	3 per 100.0 m ² (1076.39 ft ²) gross floor area
Retail (Groceries)	3 per 100.0 m ² (1076.39 ft ²) gross floor area
Retail (Restricted)	2 per 100.0 m ² (1076.39 ft ²) gross floor area
Retail (Garden Centre)	3 per 100.0 m ² (1076.39 ft ²) gross floor area
Retail (Shopping Centre)	2 per 100.0 m ² (1076.39 ft ²) gross floor area
Riding Arena	N/A
School	Elementary School (K-6): 2.5 per classroom Middle School (7-9): 2.25 per classroom High School (10-12): 4.5 per classroom
Show Home	Same as Dwelling Type
Station (Gas/Electric)	2 per 100.0 m ² (1076.39 ft ²) gross floor area (minimum of 2)
Station (Bulk Fuel)	2 per 100.0 m ² (1076.39 ft ²) gross floor area (minimum of 2)
Temporary Sales Centre	Same as Dwelling Type
Utilities	N/A
Vacation Rental	Same as Dwelling Type 1 per bedroom or sleeping area
Waste Management Facility	Determined by Direct Control District

237 Where a use is not listed, the number of spaces shall be determined by the Development Authority, having regard for similar uses and the estimated parking demand of the proposed use.

238 Where a calculation does not yield a whole number, the required number of spaces shall be rounded down to the next whole number.

SIZE OF PARKING STALLS

239 Minimum parking stall dimensions, illustrated **Figure 3 – Parking Stall Dimensions**, are as follows:

Table 6 – Parking Minimums

A	B	C	D	E
ANGLE OF STALL PERPENDICULAR TO AISLE	STALL WIDTH	STALL DEPTH PERPENDICULAR TO AISLE	AISLE WIDTH	OVERALL DEPTH
30°	2.6 m (8.53 ft.)	5.0 m (16.40 ft.)	3.6 m (11.81 ft.)	13.6 m (44.62 ft.)
45°	2.6 m (8.53 ft.)	6.5 m (21.33 ft.)	3.6 m (11.81 ft.)	16.6 m (54.46 ft.)
60°	2.6 m (8.53 ft.)	6.5 m (21.33 ft.)	5.5 m (18.04 ft.)	18.5 m (60.70 ft.)
90°	2.6 m (8.53 ft.)	6.0 m (19.69 ft.)	7.0 m (22.97 ft.)	19.0 m (62.34 ft.)

240 Where parking stalls are located with access directly off a lane, the required width of the aisle may be reduced by the width of the lane, at the discretion of the Development Authority.

“Agriculture (Regulated)” means a use where the intensity of agriculture operations has significant land or water demands and may include off-site impacts that are licensed under provincial or federal regulations. Typical uses include abattoirs, and fertilizer plants. This use does not include Cannabis Cultivation or Cannabis Processing.

“Agricultural (Processing)” means a use for storage and upgrading of agricultural products for distribution or sale through value added processes such as mixing, drying, canning, fermenting; applying temperature, chemical, biological or other treatments to plant matter, the cutting, smoking, aging, wrapping and freezing of meat, or similar production methods. This use does not include Agriculture (Intensive or Regulated), Cannabis Cultivation or Cannabis Processing.

“Alcohol Production” means a use where beer, spirits and other alcoholic beverages are manufactured that may have a private hospitality area where products made on the premises are provided to private groups for tasting and consumption as a Special Event and are sold to the general public for consumption on the premises and that may include the retail sale of products. Typical uses include breweries, distilleries, wineries, and meaderies.

“Animal Health (Inclusive)” means a use for the care, treatment, or impoundment of animals both considered as domestic pets or farm animals. This would include pet clinics, animal veterinary clinics and veterinary offices with or without outdoor pens, runs and enclosures.

“Animal Health (Small Animal)” means a development such as a hospital or shelter used for the temporary or overnight accommodation, care, treatment or impoundment of animals considered as domestic pets, but not farm animals. Typical uses include pet clinics, animal veterinary clinics and veterinary offices without outdoor pens, runs or enclosures.

“Applicant” means a person who is lawfully entitled to make, and makes, an application for any document, approval, permit or other thing that may be issued, made or done under the authority of the Bylaw.

“Application Form” means a form provided to an Applicant pursuant to the Bylaw, including Text Amendment Application Forms, Land Use Redesignation Application Forms and Development Permit Application Forms etc.

“Auctioneering” means a use where goods, motor vehicles or livestock are auctioned, including the temporary storage of such goods.

“Automotive Services (Minor)” means a use where the servicing and repair of vehicles occurs, excluding the sale of gasoline and related fuels. Typical uses include standalone mechanics shops, transmission and muffler shops, and auto body paint and repair facilities.

“Automotive Services (Major)” means a use where the sale, servicing and repair of vehicles occurs that may include the sale of gasoline and related fuels. Typical uses include automotive dealerships and truck stops and may include ancillary uses such as Establishment (Eating).

~~**“Bed and Breakfast”** means a use where temporary sleeping accommodation is provided for up to three guest rooms.~~

“Bed and Breakfast” means a use where temporary sleeping accommodation is provided for compensation within a Dwelling Unit, accommodating up to a maximum of three guest rooms. This use is operated by the property owner and permanent residents who reside on-site and oversee business operations as hosts who may provide breakfast and other services to guests during their stay.

“Beehive” means a dome shaped or boxlike structure in which bees are kept.

“Beekeeping” means the activity of housing bees for the production of honey and/or pollination of agricultural crops, in accordance with the *Bee Act*, as amended or replaced from time to time.

“Building” means any structure used or intended for supporting or sheltering any use or occupancy.

“Building – Common Terms”

- a) **“Awning”** means a cloth like or lightweight shelter projecting from a building.