

**BYLAW 736-P-11-17
TOWN OF COALDALE
IN THE PROVINCE OF ALBERTA**

*Being a Bylaw of the Town of Coaldale in the Province of Alberta, to amend
Bylaw No. 677-P-04-13, being the municipal Land Use Bylaw.*

WHEREAS the municipal council wishes to amend the municipal Land Use Bylaw.

AND WHEREAS THE PURPOSE of proposed Bylaw No. 736-P-11-17 is to make a series of omnibus amendments to the Land Use Bylaw.


AND WHEREAS the municipality must prepare an amending bylaw and provide for its consideration at a public hearing.

NOW THEREFORE, under the authority and subject to the provisions of the Municipal Government Act, Revised Statutes of Alberta 2000, Chapter M-26, the Council of the Town of Coaldale, in the Province of Alberta, duly assembled does hereby enact the following:

1. The Land Use Bylaw 677-P-04-13 is amended by making the additions and deletions as illustrated in Schedule "A" (attached), including the following matters:
 - a. Clearly establish additional application requirements for applications seeking variances (ie. waivers);
 - b. Make provision for a "voluntary waiver of claims" process whereby applicants for development can waive (at their own risk) the appeal period following development approval;
 - c. Definite "temporary," in respect to the use of a Shipping Container not requiring a development permit, as a 14 day period in support of construction, moving or other activities; provide for the opportunity to obtain a development permit for a "temporary" shipping container, not exceeding 3 months; establish "Shipping Container (temporary)" as a Permitted Use in all land use districts and; allow for a development that proposes to use a shipping container (either converted to another form or modified for permanent use) provided the development is consistent with the design, character, and appearance with buildings in the vicinity;
 - d. Establish "Shipping Container (permanent)" as a Discretionary Use in the I, Industry, I-2, Light Industry, and U – Utility, land use districts;
 - e. Clarify the applicability of setbacks in the R-3, Mobile Home Park, land use district, and allow for covered decks and porches to be located within side yard areas provided a minimum 2.4m (8 ft.) setback to the adjacent dwelling is maintained;
 - f. Define and establish development requirements for "infill development";
 - g. Define "subdivision entrance sign" and "subdivision marketing sign" and exempt "subdivision marketing sign" from the need to obtain a development permit where located adjacent to the subdivision being marketed;
 - h. Define "Cannabis," "Cannabis Lounge," and "Cannabis Retail Sales," but do not list these uses in any land use district at this time;
 - i. Define "Medical Marihuana" and "Medical Marihuana Production Facility" and specify that such a facility may only be located on lands designated DC (Direct Control);

- j. Define "Hard Surface" as it relates to parking or landscaping areas; and make other minor adjustments to existing definitions;
 - k. Define "Infill Development" as it relates to specific regulations that have been introduced in the LUB, to ensure impacts such as site drainage are fully accounted for when infill development occurs;
 - l. Update Schedule 14 (definitions) to provide greater clarity on the existing terms "Child Care Facility", "Day Home", and "Shipping Container".
2. Bylaw No. 677-P-04-13, being the municipal Land Use Bylaw, is hereby amended.
3. This bylaw comes into effect upon third and final reading hereof.

READ a FIRST time this 14th day of November, 2017.




Mayor – Kim Craig



CAO - Kalen Hastings

Motion: 423.17

READ a SECOND time this 11th day of December, 2017.




Mayor – Kim Craig



CAO – Kalen Hastings

Motion: 457.17

READ a THIRD and final time this 11th day of December, 2017.



Mayor – Kim Craig



CAO – Kalen Hastings

Motion: 458.17