



RM of Torch River

BYLAW NO 11-2016

**A BYLAW TO AMEND THE ZONING BYLAW AS
ADOPTED BY BYLAW 13-2013**

Section 46(3) *The Planning and Development Act*

The Council of the Rural Municipality of Torch River No.488 in the Province of Saskatchewan enacts as follows:

1. Section 2.6 Development Permit Procedures is amended by:
 - a. Inserting subsection 2.6.10 as follows:
 - i. “A new development permit approval is required when:
 - a. The approval use ceases and is replaced with another use;
 - b. The approved use ceases for a 12 month period; and
 - c. The intensity of use increases.
2. Section 3.6 Development Along Riverbanks and Hazard Lands is amended by:
 - a. Inserting subsection 3.6.6 as follows:
 - i. “Appropriate Federal and Provincial approvals shall be acquired prior to alteration or development adjacent to any waterbody.”
3. Section 3.7 Development along roadways is amended by:
 - a. Subsection 3.7.2 is amended by:
 - i. Deleting “Trres” and replacing it with “Trees”
4. Section 4.3 Bed and Breakfast Home and Vacation Farms is amended by:
 - a. Subsection 4.3.1 is deleted and replaced with the following:
 - i. “Vacation farms shall be accessory to an agricultural farm operation or non-farm residence and may include bed and breakfast, cabins and overnight camping areas.”
5. Section 4 Development Standards is amended by:
 - a. Inserting subsection 4.14 as follows:

4.14 Campgrounds (Long term, Short term)

- 4.14.1 The operator of a camping facility shall provide the Development Officer with a plan of the development, identifying:
 - a. Any buildings;
 - b. Uses of land;
 - c. Changes to the land, grading/drainage, stormwater management;
 - d. Location of garbage collection;
 - e. Emergency evacuation plan;
 - f. Location and measurement of all roadways;
 - g. Campsites with dimensions;
 - h. Areas for additional future campsites; and
 - i. Any sewage disposal tanks, mounds or lines.
- 4.14.2 The addition or rearrangement of campsites, the construction or moving of buildings, the material change in the use of the portions of land or the filling or clearing of land shall require a development permit and the operator shall submit for approval an amended plan incorporating the development.
- 4.14.3 A campground shall have within its boundaries, a buffer area abutting the boundary which shall have a minimum width of not less than 2m in width, which shall contain no buildings or structures.

- 4.14.4 Each site that is permitted within the campground shall be designated and its corners clearly marked on the ground and shall have a minimum site area of not less than 150 m² (1614.6 ft²), unless the site is restricted to tents only, in this case the minimum shall be 60 m² (645.8 ft²).
- 4.14.5 Each campsite shall have direct and convenient access to a developed internal roadway, which shall not be located in any required buffer area.
- 4.14.6 Within each campsite, the location or placement of a trailer coach shall be designated by area of equal grade and increased elevation to ensure appropriate distances between trailer coaches. All other Public health and insurance regulations shall apply to the locations of trailer coaches relative to other trailer coaches.
- 4.14.7 The space provided for roadways within a seasonal campground shall be a minimum of 7.5m (24.6ft) in width where the roadway is located between trailer coach sites. No portion of any site, other use or structure shall be located in any roadway within the campground.
- 4.14.8 The development officer shall be notified by the operator respecting compliance with *The Public Health Act* and the Regulations passed thereunder for all operations and development of a campground.
- 4.14.9 Upon receipt of a Notice of Decision, the campground is subject to site inspections by the development officer and/or any professional he or she deems necessary.
- 4.14.10 The campground operator has 24 months from the date on the approved development permit to have substantial completion of the campground as deemed by the appointed building official. Extensions of the 24-month deadline may be granted by resolution of council.
- 4.14.11 There shall be a minimum of one (1) parking spot within the boundaries of each campsite.
- 4.14.12 There shall be a maximum of one (1) principal trailer coach and one (1) accessory use within the boundaries of each campsite.
- 4.14.13 All streets shall have street signs, where applicable, and site numbers shall be displayed and correspond with the site plan provided to the RM of Torch River.
- 4.14.14 The campground operator shall enforce “no parking” on the roadways within the campground.
- 4.14.15 The campground operator shall be responsible to have an on-site sewage dumping station, and are also responsible for collection and disposal of the campground’s solid and liquid waste, as approved by Public Health Regulations and Guidelines.
- 4.14.16 All streets shall have street lighting on every intersection that is the responsibility of the campground operator.
- 4.14.17 One accessory building less than 9.3m² (100ft²) in floor area shall be permitted on each campsite subject to section 3.3.

- 4.14.18 A fence is permitted for each campsite to the maximum height of 2m (6.56 ft).
- 4.14.19 One (1) covered or uncovered deck shall be allowed for each campsite which may extend outward from the wall of the trailer coach that contains the main entrance, having a maximum length of 3.7 m (12ft). No deck or roof covered shall be attached to the trailer coach.
- 4.14.20 No portion of any site shall be located within a roadway or the required buffer area.
- 4.14.21 Uses prohibited within the campground shall include:
 - a. Dwelling units on permanent foundations;
 - b. All forms of mobile homes;
 - c. Modular homes;
 - d. Trailer coaches or trailer homes with axles and/or wheels removed;
 - e. Converted buses;
 - f. Outhouses; and
 - g. Partially dismantled or inoperative vehicles.
- 4.14.22 Council shall consider the following for any development and/or uses on Municipal Reserve Lands:
 - a. There must be appropriate public access to the use;
 - b. All stairs and boat docks must be and must appear to be open to the public;
 - c. Council shall determine the number of stairs and boat docks for certain areas;
 - d. All stairs must be approved by the building official;
 - e. Appropriate Federal and/or Provincial approvals shall be acquired prior to alteration of or development adjacent to shore lands;
 - f. The maximum size for boat docks shall be no more than 2m (6.6ft) and must not extend more than 20m (66ft) from the shoreline;
 - g. By the recommendation of the building official, any stairs and boat docks may be removed and the land restored at such time as they become abandoned, become a hazard or ownership changes hands;
 - h. Development will not occur if the shoreline area in front of a lakefront property has been deemed environmentally sensitive or restricted from development by either the municipality or other government agency; and
 - i. Private boat docks, excluding launching docks, will not be developed at the lakefront portion of municipal walkways, roads, or pedways.

6. Section 5.1 Schedule A – Agriculture District (a):

- a. Subsection 5.1.2 discretionary uses is amended by:
 - i. Deleting “c. Recreational uses” and replacing with the following:
 - 1. “c. Recreational uses – including sports fields, golf courses, campgrounds, recreational camps, parks, and other similar uses”
 - ii. Inserting “x. New or expanding Intensive Livestock Operations (ILO)”

7. Section 5.2 Schedule B – Country Residential District (CR)
 - a. Subsection 5.2.5 is amended by:
 - i. Deleting “Prohibited Uses” and replacing it with “Prohibited Uses”

8. Section 5.6 Schedule F – Resort District (RR)
 - a. Subsection 5.6.1 Permitted uses is amended by:
 - i. Amending c. Recreational i. as follows:
 1. “Sports fields, rinks, public beaches, parks, golf courses, hiking and cross country ski trails, campgrounds, recreational camps, picnic grounds, lodges, boat launches, riding stables, marinas and other similar uses usually associated with seasonal residential areas.”

9. Section 5.7 Schedule G – Provincial Forest District (F)
 - a. Subsection 5.7.2 Discretionary uses is amended by:
 - i. Inserting “c. Campgrounds”
 - ii. Inserting “d. Recreational camps”

10. Section 5.8 Schedule H – Valley Conservation District (VC)
 - a. Subsection 5.8.2 d. Commercial is amended by:
 - i. Deleting “i. Tourist campgrounds and replacing it with “i. Campgrounds”

11. Schedule F – Resort District (RR)
 - a. Subsection 5.6.1 c) i) is amended by:
 - i. Removing “golf courses”

 - b. Subsection 5.6.2 a) i) is amended by:
 - i. Inserting “bait and tackle shops” immediately following retail stores

12. Section 6 Definitions is amended by the following:
 - a. Deleting “Campground, Tourist”

 - b. Inserting immediately following the definition for Building site:
 - i. Campground, long and short term – means a tract or parcel of land that is intended or permitted to be used by the traveling public for overnight stays that contains sites for tents or trailer coaches, whether or not a charge is made or paid for the use of the sites.

 - c. Inserting immediately following the definition for campground, long and short term:
 - i. Camp, Recreational – means a camp operated or sponsored by an organization, church or service club for recreational purposes and includes a tract or parcel of land on which one or more tents, cabins or other buildings are established or maintained as living quarters for 10 or more persons for recreational purposes and for temporary occupancy of three or more consecutive days, whether or not a charge is paid for the use of the tents, cabins or other buildings.

 - d. Adding the following definition immediately following the definition for Hotel:
 - i. “Intensive Agriculture Operation - a principal use that produces a crop that is grown in buildings or under structures, using hydroponic techniques, or by use of intensive irrigation and fertilizer application, but not including an intensive livestock operation.”

 - e. Deleting Trailer Coach definition and replacing it with:
 - i. any vehicle used or constructed in such a way as to enable it to be used as a conveyance upon public streets or highways and includes a self-propelled or non-self-propelled vehicle designed, constructed or reconstructed in such a manner to permit the occupancy thereof as a dwelling or sleeping place for one or more person notwithstanding that its running gear is removed or jacked up.

13. This bylaw shall come into force and take effect when approved by the Minister.

Introduced and read a first time this 14th day of October, 2016
Read a second time this 8th day of November, 2016
Read a third time and passed this 8th day of November, 2016

[SEAL]

Reeve

Administrator