

VILLAGE OF DONALDA

BYLAW #658

A BY-LAW OF THE VILLAGE OF DONALDA IN THE PROVINCE OF ALBERTA, TO AMEND LAND USE BYLAW NO. 625

WHEREAS the Village of Donalda wishes to create a new land use District;

AND WHEREAS, by virtue of the power conferred upon it by the *Municipal Government Act*, the Council of the Village of Donalda, duly assembled, enacts as follows:

PART 1

SHORT TITLE

1. This by-law shall be known and may be cited as the “**Public Use Land Use District Bylaw**” of the Village of Donalda.

PART 2

AMENDMENTS TO BYLAW 625

2. Section 1.8(1) of Bylaw 625 is hereby repealed and the following section replaced as section 1.8(1) in its' stead:

“For the purpose of this Land Use Bylaw, the Village of Donalda is divided into the following Districts:

- GENERAL RESIDENTIAL DISTRICT (R)
- LOW DENSITY RESIDENTIAL LAND USE DISTRICT (R1)
- CENTRAL COMMERCIAL DISTRICT (C)
- INDUSTRIAL DISTRICT (I)
- PARKS AND RECREATION DISTRICT (PR)
- PUBLIC USE DISTRICT (PU)
- URBAN RESERVE DISTRICT (UR)”

3. Schedule ‘C’ of Bylaw 625 is hereby amended by adding the following regulations for Public Use Land Use District (PU):

“PU – Public Use Land Use District

Purpose:

To provide for an area for the development of public and/or privately owned institutions or community services relating to protective services, infrastructure and utility facilities, and other uses operated by Federal, Provincial or Municipal levels of government.

(1) Permitted Uses:

- a) Antenna structures
- b) Municipal water and wastewater facilities
- c) Municipal works and maintenance facilities
- d) Parking lots
- e) Protective and emergency service facilities
- f) Public health facilities
- g) Religious assembly
- h) Public recreation

(2) Discretionary Uses:

- a) Accessory buildings and uses
- b) Day Care facilities
- c) Any use that is similar, in the opinion of the development authority, to the permitted or discretionary uses described above.

(3) The following regulations apply to permitted and discretionary uses:

Minimum Front Yard: 4.5 metres (17 feet)
Minimum Side Yard: 3.0 metres (10 feet), or as required in the Alberta Building Code, whichever is greater.
Minimum Rear Yard: 6.0 metres (20 feet)
Maximum parcel coverage: 50% (fifty per cent)

(4) Development Regulations:

All site regulations shall be at the discretion of the Development Authority. The design, siting, landscaping, screening, signage and buffering shall minimize and compensate for any objectionable aspects for potential incompatibility with development in abutting districts.”

By-Law #658 was given first reading this 9th day of July, 2009 on a motion by Councillor McKay.

By-Law #658 was given second reading this 13th day of August, 2009 on a motion by Councillor McKay.

By-Law #658 was given third and final reading this 13th day of August, 2009 on a motion by Councillor Larson.



Mayor



Chief Administrative Officer