

Rural Municipality of Lumsden No. 189  
Bylaw No. 2 – 2015

A bylaw to amend Bylaw No. 7 – 2012 known as the Zoning Bylaw of the R.M. of Lumsden No. 189.

The Council of the R.M. of Lumsden No. 189 in the Province of Saskatchewan enacts to amend Bylaw No. 7 – 2012 as follows:

1. The **Zoning District Map in Section 18 – MAPS** is amended by rezoning part of the SE ¼ Sec. 06–19–20–W2M from A – Agriculture District to partially C1 – General Commercial District, partially CR2 – Medium Density Country Residential District, and partially CR3 – High Density Country Residential District, as indicated by the crossed, squared, and diagonal hatches respectively on the Plan of Proposed Subdivision dated March 12<sup>th</sup>, 2015 by Scott Assié, MCIP, RPP, Altus Geomatics, which is attached as Schedule “A” and forms a part of this bylaw.

2. The Zoning Bylaw is amended by adding the following new Section after Section 4.23:

“ 4.24 EXISTING BUILDINGS

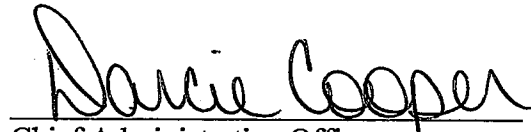
4.24.1 Existing, lawfully constructed, buildings shall be limited in terms of building setbacks to the requirements of the zoning district in which they are located or to their current setback, whichever is the least restrictive. Should said building be demolished or destroyed, Council may, at its discretion, permit said building to be reconstructed in accordance with its current setback, provided that the building location does not create any issues with respect to traffic safety, future roadway requirements, slope stability, and the location of existing or proposed public utilities.”

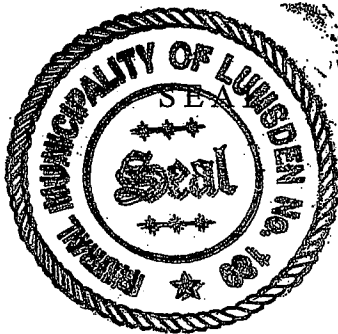
3. This Bylaw will come into force and take effect upon date of final approval by the Minister of Government Relations.

Readings

Read a first time this    19<sup>th</sup>    Day of    March    2015.  
Read a second time this    23<sup>rd</sup>    Day of    April    2015.  
Read a third time this    23<sup>rd</sup>    Day of    April    2015.

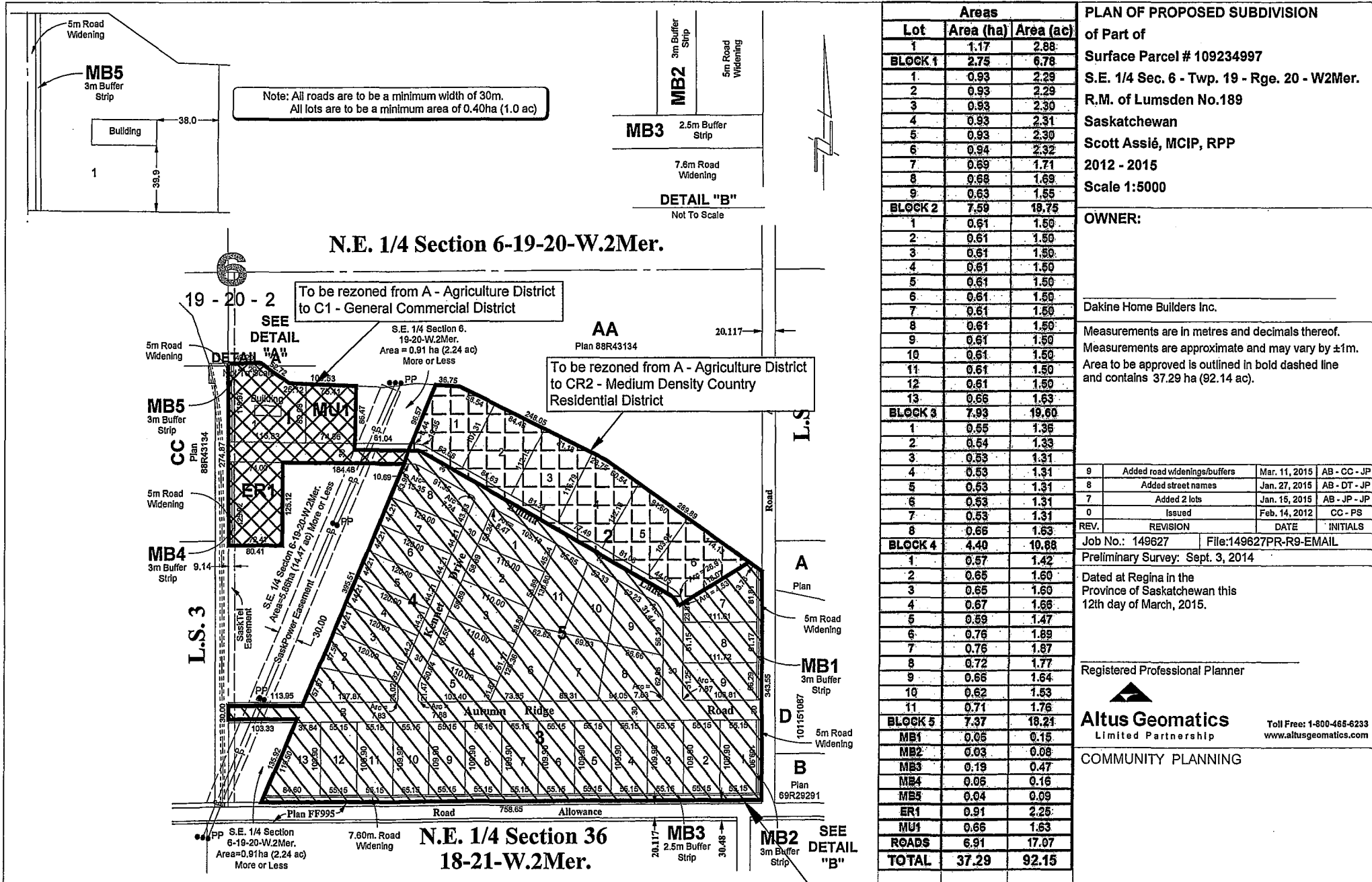
  
Reeve

  
Chief Administrative Officer

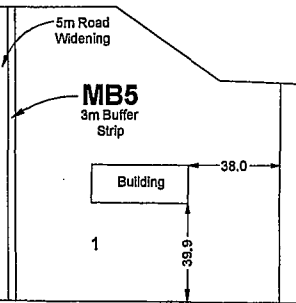
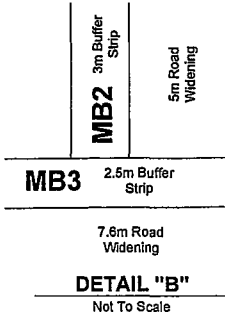


Certified to be a true copy of Bylaw No. 2-2015  
adopted by the Council of the R.M. of Lumsden  
on the 23<sup>rd</sup> day of April, 2015.

  
Chief Administrative Officer



Note: All roads are to be a minimum width of 30m.  
All lots are to be a minimum area of 0.40ha (1.0 ac)



| Areas          |              |              |
|----------------|--------------|--------------|
| Lot            | Area (ha)    | Area (ac)    |
| 1              | 1.17         | 2.88         |
| <b>BLOCK 1</b> | <b>2.75</b>  | <b>6.78</b>  |
| 1              | 0.93         | 2.29         |
| 2              | 0.93         | 2.29         |
| 3              | 0.93         | 2.30         |
| 4              | 0.93         | 2.31         |
| 5              | 0.93         | 2.30         |
| 6              | 0.94         | 2.32         |
| 7              | 0.69         | 1.71         |
| 8              | 0.68         | 1.69         |
| 9              | 0.63         | 1.55         |
| <b>BLOCK 2</b> | <b>7.59</b>  | <b>18.75</b> |
| 1              | 0.61         | 1.50         |
| 2              | 0.61         | 1.50         |
| 3              | 0.61         | 1.50         |
| 4              | 0.61         | 1.50         |
| 5              | 0.61         | 1.50         |
| 6              | 0.61         | 1.50         |
| 7              | 0.61         | 1.50         |
| 8              | 0.61         | 1.50         |
| 9              | 0.61         | 1.50         |
| 10             | 0.61         | 1.50         |
| 11             | 0.61         | 1.50         |
| 12             | 0.61         | 1.50         |
| 13             | 0.66         | 1.63         |
| <b>BLOCK 3</b> | <b>7.93</b>  | <b>19.60</b> |
| 1              | 0.55         | 1.36         |
| 2              | 0.54         | 1.33         |
| 3              | 0.53         | 1.31         |
| 4              | 0.53         | 1.31         |
| 5              | 0.53         | 1.31         |
| 6              | 0.53         | 1.31         |
| 7              | 0.53         | 1.31         |
| 8              | 0.66         | 1.63         |
| <b>BLOCK 4</b> | <b>4.40</b>  | <b>10.88</b> |
| 1              | 0.57         | 1.42         |
| 2              | 0.65         | 1.60         |
| 3              | 0.65         | 1.60         |
| 4              | 0.67         | 1.66         |
| 5              | 0.59         | 1.47         |
| 6              | 0.76         | 1.89         |
| 7              | 0.76         | 1.87         |
| 8              | 0.72         | 1.77         |
| 9              | 0.66         | 1.64         |
| 10             | 0.62         | 1.53         |
| 11             | 0.71         | 1.76         |
| <b>BLOCK 5</b> | <b>7.37</b>  | <b>18.21</b> |
| MB1            | 0.06         | 0.15         |
| MB2            | 0.03         | 0.08         |
| MB3            | 0.19         | 0.47         |
| MB4            | 0.06         | 0.16         |
| MB5            | 0.04         | 0.09         |
| ER1            | 0.91         | 2.25         |
| MU1            | 0.66         | 1.63         |
| <b>ROADS</b>   | <b>6.91</b>  | <b>17.07</b> |
| <b>TOTAL</b>   | <b>37.29</b> | <b>92.15</b> |

**PLAN OF PROPOSED SUBDIVISION**  
of Part of  
Surface Parcel # 109234997  
S.E. 1/4 Sec. 6 - Twp. 19 - Rge. 20 - W2Mer.  
R.M. of Lumsden No.189  
Saskatchewan  
Scott Assié, MCIP, RPP  
2012 - 2015  
Scale 1:5000

**OWNER:**  
  
Dakine Home Builders Inc.

Measurements are in metres and decimals thereof.  
Measurements are approximate and may vary by ±1m.  
Area to be approved is outlined in bold dashed line and contains 37.29 ha (92.14 ac).

| REV. | REVISION                     | DATE          | INITIALS     |
|------|------------------------------|---------------|--------------|
| 9    | Added road widenings/buffers | Mar. 11, 2015 | AB - CC - JP |
| 8    | Added street names           | Jan. 27, 2015 | AB - DT - JP |
| 7    | Added 2 lots                 | Jan. 15, 2015 | AB - JP - JP |
| 0    | Issued                       | Feb. 14, 2012 | CC - PS      |

Job No.: 149627 File:149627PR-R9-EMAIL  
Preliminary Survey: Sept. 3, 2014

Dated at Regina in the Province of Saskatchewan this 12th day of March, 2015.

Registered Professional Planner  
**Altus Geomatics** Limited Partnership  
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COMMUNITY PLANNING

Schedule A - Bylaw 2-2015

To be rezoned from A - Agriculture District to CR3 - High Density Country Residential District