

**Rural Municipality of Cartier
By-Law No. 1662-18
Zoning By-Law Amendment**

Being a By-law of the Rural Municipality of Cartier to amend the Rural Municipality of Cartier Zoning By-Law No. 1658-18.

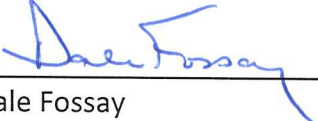
WHEREAS *The Planning Act* provides that a Zoning By-law may be amended;

AND WHEREAS it is deemed necessary and expedient to amend the RURAL MUNICIPALITY OF CARTIER ZONING BY-LAW NO. 1658-18.


NOW THEREFORE, the Council of the Rural Municipality of Cartier, in meeting duly assembled, enacts as follows:

- 1.0 That Section 15.5 was changed to read:**
"Additional Regulations for the RS: Residential Single Family, RS1: Residential Single Family, and the RV: Residential Single Family Zoning Districts"
- 2.0 That the following was added to Section 15.5:**
"4) Mobile Homes shall not be permitted within the RS1: Residential Single Family Zoning District."
- 3.0 That Section 17.3 9) was changed to read:**
"Any garage that is either attached or free standing shall not have a door height exceeding 3.05 m. (10.00 ft.) in the RS: Residential Single Family, RS1: Single Family, RV: Residential Single Family, HZ: Holding Zone, RC: Comprehensive Residential, RM: Residential Multiple Family, and RMH: Mobile Home Residential Zoning Districts, or a door height exceeding 4.27 m. (14.00 ft) in the RR1: Rural Residential, RR2: Rural Residential, RR5: Rural Residential, and LCR: Limited Commercial-Residential Zoning Districts."
- 4.0 That Section 17.9 2) was changed to read:**
"A fence in a RS, RS1, RV, RC, RM, RR1, RR2 and RMH Residential Districts:"
- 5.0 That Appendix A – Zoning Districts Table was changed** to add a row for the RS1 Zoning District (refer to attached Appendix A).
- 6.0 That Appendix C – Bulk Regulations Table was changed to read:**
"Appendix B – Permitted and Conditional Use Table"
- 7.0 That Appendix B - Permitted and Conditional Use Table, as revised in 6.0 above, is changed** to add a column for the RS1 Zoning District and associated permitted and conditional uses (refer to attached Appendix B).
- 8.0 That Appendix C – Bulk Regulations Table is changed** to add a column and associated dimensional standards for the RS1 Zoning District (refer to attached Appendix C).

DONE AND PASSED by the Council of the Rural Municipality of Cartier, in Council duly assembled on December 17, 2018.



Dale Fossay
Reeve



Virginia Beckwith
Chief Administrative Officer

Read a first time September 10, 2018
Read a second time December 17, 2018.
Read a third time December 17, 2018

Appendix A

Residential Zoning Districts		
RS	Residential Single Family (Urban)	To accommodate serviced single family dwellings, two-family dwellings and associated or compatible uses in an urban setting.
RS1	Residential Single Family (Urban Neighbourhood)	To accommodate serviced single family dwellings, two-family dwellings and associated or compatible uses in an urban setting.
RV	Residential Single Family (Village)	To accommodate single family or two family dwellings and associated or compatible uses in a village setting, or in rural residential areas serviced by municipal wastewater sewers.
RR1	Rural Residential	To accommodate single family dwellings and associated or compatible uses in a rural setting.
RR2	Rural Residential	To accommodate single family dwellings and associated or compatible uses in a rural setting.
RR5	Rural Residential	To accommodate single family dwellings and associated or compatible uses in a rural setting.
RC	Residential Comprehensive	To accommodate residential housing units and associated or compatible uses as part of a planned unit development that may be further regulated through various site development and condominium agreements.
RM	Residential Multiple Family	To accommodate multiple family dwellings, townhouse dwellings and two-family dwellings as well as associated or compatible uses.
RMH	Residential Mobile Home	To accommodate the development and placement of mobile home dwellings and associated or compatible uses.
Commercial Zoning Districts		
CC	Commercial Central	To accommodate commercial, residential, office and service uses within the central commercial areas of the urban and village centres.
CR	Commercial Resort	To accommodate commercial recreation, tourism and resort developments.
CH	Commercial Highway	To accommodate high quality commercial development along major roadways.
Industrial Zoning Districts		
MB	Industrial Business	To accommodate light industrial and related businesses which carry out their operations primarily within an enclosed building and with limited outdoor storage or operational characteristics.
MG	Industrial General	To accommodate a wide range of general industrial uses within the Planning District.
Agricultural Zoning Districts		
AL	Agriculture Limited	To accommodate limited agricultural and rural activities in proximity to residential or other sensitive areas.
AG	Agricultural General	To accommodate general agricultural uses or other rural uses that are related to or compatible with agriculture within the Planning District.
Community Service Zoning Districts		
PR	Open Space Recreation	To accommodate active and passive recreational uses and landscaped buffers.
I	Institutional	To accommodate public and privately owned facilities of an institutional, governance or community service nature.
HZ	Holding Zone	To protect land for future community growth for residential, commercial, industrial, institutional or other related development.
Mixed Use Zoning Districts		
LCR	Local Commercial - Residential	To accommodate and regulate the development of small scale business operations and single family dwellings where residents can operate a business and reside in the same location.

Appendix B

P - Permitted Use C - Conditional Use	Residential									Commercial			Industrial		Agricultural		Community			Mixed Use	Use Specific Standards
	RS	RS1	RV	RR1	RR2	RR5	RC	RM	RMH	CC	CR	CH	MB	MG	AL	AG	PR	I	HZ	LCR	
Agricultural Use Class																					
Abattoir														C							
Agri-Business												C	C	P	C	P					
Agricultural Activities															P	P			P		
Agricultural Crop Protection Warehouse												C	C	C	C	C					
Agricultural Implement Sales and Service												P	P	P	C	P			C		
Agricultural Product Storage												C		P	C	P					
Agricultural Support Industry															C	P			C		
Anhydrous Ammonia																C					Sec. 16.2
Apiaries						C									P	P					Sec. 15.4
Communal Farm Dwelling															C	P					
Composting															C	P	C		C		
Equestrian Establishment															C	P			C		
Exotic/Restricted Animal	C	C	C	C	C	C	C	C	C	C	C	C			C	C	C	C	C		
Farm Produce Outlet										C		C			C	C	C		C		
Farmstead Dwelling															P	P			P		
Game Farm with Less Than 10 A.U.																C					
General Industrial and Business Farm Diversification Operations															C	P					
Livestock Operation Less Than 300 A.U.																P					
Livestock Operation 300 A.U. or More																C					Sec. 16.8
Non-Commercial Farm						C									P	P			C		Sec. 16.11
Not for Profit Agricultural Operation															P	P	C				
Private Lagoon															C	C	C				
Specialized Agriculture															P	P	C		C		
Vacation Farm Operation															C	C			C		

1) Accessory uses, buildings and structures incidental to a principal use are permitted in all Zoning Districts

2) Only if no suitable site is available in a Settlement Centre or Business Area or other appropriately zoned area

3) These uses are only allowed if accessory to an active farming operation

4) For the area identified as "AG- 1" on the zoning map, Storage General is a permitted use

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Commercial Use Class																						
Aircraft Landing Field																						
Airport and Associated Facilities																C						
Amusement Establishment								C		C		C	C	C								
Animal Shelter and Veterinarian Service										C		C	C	P	P	P				C		
Auctioneering Establishment												C	C	C	C(2)	C(2)						
Automotive Service and Equipment Repair Shop										C		C	C	P	C(2)	C(2)						
Automotive and Recreational Vehicle Sales										C		P	C	C								
Broadcasting and Motion Picture Studio										C		C	C	C								
Building Material Sales										C		C	P	P								
Business Support Service										P		P	P	P						C		
Car Broker																C	C				Sec. 16.4	
Cannabis Store										C		C									Sec. 16.22	
Carnival												C		C	C	C	C					
Commercial Resort											C	C										
Commercial School										P		P	P	P								
Contractor Service, General												C	C	P	C(3)	C(3)						
Contractor Service, Limited												P	P	P	C(3)	C(3)			C	P		
Contractor's Yard												C	C	P	C	C				C		
Convenience Vehicle Rental										C		P	P	P								
Custom Manufacturing Establishment										P		P	P	P								
Drive-Through Food Service										C		P	P	P							Sec. 16.15	
Eating and Drinking Establishment								C		P		P	P	P								
Equipment Rental and Sales										C		C	P	P								
Fleet Service										C		P	P	P								
Funeral Service										C		C	P	P	C	C			C			
Gas Bar										C		P	P								Sec. 16.15	
Greenhouse, Plant & Tree Nursery										C		P	P	P	P	P	C		C			
Health Service									C	P		P	P	P				P				
Hotel										C		P	C									
Household Repair Service										P		P	P	P								
Mini-Warehouse and Self-Storage										C		P	P	P								
Mobile Catering Food Service										P		P	P	P	C	C						
Motel										C		P	C									

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Commercial Use Class (cont'd)																						
Non-Accessory Parking								C		C		P	P	P								
Outdoor Amusement Establishment											P	C		C								
Personal Service Shop								C		P		P	P	P						P		
Pet Cemetery																C						
Private Club										C		C	C	C				C				
Professional, Financial and Office Support Service										P		P	P	P				c(a)		P		
Rapid Drive-Through Vehicle Service										C		P	P	P							Sec. 16.15	
Recycling Depot										C		P	C	P	C	C						
Retail Store, Convenience								C		P		P	P							P		
Retail Store, General								C		P		P	C	C								
Service Station										C		C	C	P							Sec. 16.15	
Sign, Advertising										C		C	C	C	C	C		C				
Small Animal Breeding/Boarding Establishment										C		P	C	C	C	P			C		Sec. 16.13	
Spectator Entertainment Establishment										P		P	P					C				
Storage, General										C		C	P	P	C(3)	C(3) P(4)						
Storage, Temporary										C		P	C	P	C	C						
Tourist Campsite											C	C						C		C	C	
Truck and Mobile Home Sales/Rentals												C	C	P								
Trucking Operation												P	C	P								
Truck Stop										C		P	C	P								
Warehouse Sales										C		P	P	P								
Community Services Use Class																						
Cemetery															C	C	C	C	C			
Child Care Service	C	C	C	C	C	C		C	C	P	C						P	P		P		
Community Recreation Service	P	P	P				P	P	P	P					C(3)	C(3)		P	P			
Community Service Club	P	P	P					P	P	P	P	P					P	P				

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	RS	RS1	RV	RR1	RR2	RR5	RC	RM	RMH	CC	CR	CH	MB	MG	AL	AG	PR	I	HZ			
Community Services Use Class (cont)																						
Extended Medical Treatment Service								C		P		P						P				
Government Service								C		P	C	P	P	P	C	C	P	P				
Indoor Participant Recreation Service							C	C	C	P	P	P	P	P			P	C				
Outdoor Participant Recreation Service											C	C	C				P	C	C			
Private Education Service	P	P	P					C							C (2)	C (2)	C	P				
Protective and Emergency Service	C	C	C				C	C	C	P		P	P	P	C	C	P	P	P	P		
Public Education Service	P	P	P					C							C (3)	C (3)	C	P				
Public Library and Cultural Exhibit	C	C	C					C		P							P	P		P		
Public Park	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P		
Public Utility Service	P	P	P	P	P	P	P	P	P	P		P	P	P	P	P	P	P	P	P		
Religious Assembly	C	C	C	C	C	C	C	C	C	C		C	C	C	C (3)	C (3)	C	P	C	C		
Industrial Use Class																						
Bulk Storage Facility														C		C						
Cannabis Cultivation, Cannabis Processing													C	C	C	C						
General Industrial													C	P	C (2)	C (2)						
Industrial Vehicle and Equipment Sales/ Rentals													C	C								
Light Industrial										C		C	P	P	C							
Portable Asphalt Plant														C		C						
Processing Use														C		C						
Small Scale Industrial															C	C						
Storage Compound														C	C (2)	C (2)						
Transport Terminal												C	C	C								
Wayside Pit and Quarry														P	C	C			C	Sec 16.16		
Natural Resource Development Use Class																						
Forestry Use															C	C				Sec.16.10		
Mineral Exploration															C	C				Sec.16.10		
Natural Resource Development															C	C				Sec.16.10		
Wildlife and Conservation Reserve															P	P	P			Sec.16.10		
Wind Turbine Generating Station														C	C	C				Sec 16.19		
Wind Turbine Personal Use							C								P	P						

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Residential Use Class																						
Duplex	C	C	C				P	C	P													
Institutional Residence	C	C	C					P		P								P				
Mobile Home Dw elling									P						C	C						
Multiple Family Dw elling								P		C												
Planned Unit Development, Residential	C	C	C				C	C	C												Sec. 16.12	
Semi-Detached Dw elling	C	C	C				C	P														
Single Attached Dw elling							C	P														
Single Family Dw elling	P	P	P	P	P	P	P	C							P	P			C	P		
Tow nhouse Dw elling							C	P														
Residential Related Use Class																						
Bed & Breakfast Home	C		C	P	P	P					C			C	C					P	Sec. 16.3	
Care Home	C		C	C	C	C				C				C	C			C			Sec. 16.20	
Farm Staff Housing														P	P							
Group Home	C	C	C	C	C	C				C				C	C			C				
Hobby Poultry				C	C	C		C								P					Sec. 15.4	
Home Industry					C	C								C	P					P	Sec. 16.5	
Home Occupation	C	C	C	C	C	C	C	C	C	C				C	C					C	Sec. 16.6	
Secondary Suite	C	C	C	C	C	C								C	C					C	Sec. 16.18	
Solar Collector	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	C	Sec. 17.26
Temporary Additional Mobile Home Dw elling															C						Sec. 16.14	
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Appendix C

	RS	RS1	RV	RR1	RR2	RR5	RC (e)	RM	RMH	CR	CC	CH	MB	MG	AL		AG		PR	I	HZ	LCR
															Use Classes							
															Res Agr (g)	Other (j)	Res Agr (g)	Other (j)				
Permitted and Conditional Uses^(f)																						
Site Area (min acres/sq.ft)	1000sf	6250sf	1500sf	1	2	5	1	(d)	10	2	-	-	1000sf	1	80	2	80	2	-	-	20	2
Site Width (min feet)	80	50	100	150	200	300	125	100	200	200	100	100	100	100	600	200	600	200	-	100	300	200
Front Yard (min feet) ^{(a) (b)}	30	30	30	30	75	125	25	30	20	25	15	25	25	25	125	75	125	75	40	40	100	75
Side Yard (min feet) ^(b)	10	8	10	10	15	25	25	15	15	15	10	10	10	10	50	25	50	25	10	10	50	15
Corner Side Yard (min feet) ^(b)	15	12	15	15	15	25	25	20	15	25	15	15	15	15	50	-	50	25	15	15	-	15
Rear Yard (min feet) ^(b)	25	25	25	25	25	25	25	25	20	25	25	25	25	25	50	25	50	25	25	25	50	25
Building Height (max feet) ^{(b)(c)}	35	30	35	35	35	35	35	35	35	35	35	35	35	45	35	35	35	35	35	35	35	35
Dwelling Area (min sq.feet)	1000	700	1000	1000	1000	1000	900	400	500	-	-	-	-	-	-	-	-	-	-	-	-	-
Site Coverage (max percent)	40	40	20	10	7.5	5	45	60	40	50	60	60	-	-	-	-	-	-	-	-	-	7.5
Dwelling Width (min feet)	28	20	28	28	28	28	28	28	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Accessory Uses, Buildings and Structures^(h)																						
Front Yard (min feet) ^{(a)(b)}	30	30	30	30	40	40	22	30	20	25	15	25	20	20	125	75	125	75	30	40	100	40
Rear Yard (min feet) ^(b)	5	5	10	10	10	10	10	15	10	10	10	15	10	10	50	25	50	25	25	10	50	10
Side Yard (min feet) ^(b)	5	5	10	10	15	25	4	10	4	10	5	10	5	10	50	25	50	25	10	10	50	15
Corner Side Yard (min feet) ^(b)	10	10	15	15	15	25	10	15	10	15	10	15	15	15	50	25	50	25	15	15	-	15
Building Height (max feet) ^(c)	18	18	18	18	18	18	18	18	18	20	20	20	10	25	65	65	65	65	20	20	20	18
Site Coverage (max percent)	-	-	-	-	-	-	-	10	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Building Area (max sq.feet)	800	550	800	1500	2000	2000	-	-	800	-	-	-	-	-	-	-	-	-	-	-	-	2000
<p>(a) Unless otherwise provided front yards shall be as follows: 125 ft if frontage on PTH 1 and PTH 26; 75 ft on all other Provincial Roads.</p> <p>(b) See also Section 17.21 Special Setbacks.</p> <p>(c) Where the maximum height is 35 feet, any structure shall also not exceed 2.5 storeys.</p> <p>(d) The minimum site area shall be 10,000sf for the first four dwelling units and 1,000sf for each additional unit.</p> <p>(e) The maximum gross density shall be 12.36 dwellings per hectare (5.00 dwellings per acre).</p> <p>(f) See also Section 16.0 for Special Use regulations.</p> <p>(g) Res = Residential Use Class; Agr = Agriculture Use Class</p> <p>(h) See also Section 17.2 for additional regulations related to Accessory Uses.</p> <p>(i) Notwithstanding other provisions of this By-law, farm buildings and farm related facilities, as determined by the Designated Officer shall have a maximum height limit of 19.81 m. (65.00 ft.)</p> <p>(j) Other refers to utilities such as telecommunication towers and pedestals only</p>																						



Resolution No. 18-372

**RURAL MUNICIPALITY OF CARTIER
RESOLUTION OF COUNCIL
December 17, 2018**

Moved By: Councillor Estelle Thornson
Seconded By: Councillor Andrew Peters

BE IT RESOLVED THAT By-Law 1662-18, being an amendment to the Rural Municipality of Cartier Zoning By-Law No. 1658-18, is hereby read a third time, signed, sealed and adopted as a By-Law of the Rural Municipality of Cartier.

In accordance with Section 137 of The Municipal Act, members present voted as follows:

NAME	FOR	AGAINST	ABSTAIN	ABSENT
Ken Beaudin	✓			
Dale Fossay	✓			
Christian Lachance	✓			
Andrew Peters	✓			
Estelle Thornson	✓			
Christa Vann Mitchell	✓			

CARRIED

I, Virginia Beckwith, hereby certify that the foregoing is a true and correct copy of a resolution adopted by the Council of the Rural Municipality of Cartier at a Meeting held on Monday, December 17, 2018.

Virginia Beckwith
Chief Administrative Officer