

**BYLAW NO. 76/2008**

**A BYLAW TO AMEND ZONING BYLAW NO. 22/87**

The Council of the Resort Village of Sunset Cove in the Province of Saskatchewan enacts as follows:

That Bylaw No 22/87 respecting Zoning be amended as follows:

Part IV of the General Regulation is amended by deleting the existing Section 7 and replacing it with the following new Section 7

7. Accessory Buildings, Structures and Detached Garages

- a. Accessory building may be located in a required side yard with a minimum of **1.5** meters from the side lot line.
- b. Accessory building in a rear yard shall not be located less than **1.5** meters from the side lot line.
- c. In residential district a carport or garage, up to 60 square meters in area, shall be permitted.
- d. Garages shall be 1.5 meters from side lot line
- e. **Boathouse is considered equivalent to a garage**

Part V of Zoning Districts and Zoning Maps are amended by deleting the existing Section 4 and replacing it with the following new Section 4

4. Regulations

<u>Requirements</u>	<u>Single Detached</u>	<u>Other Uses</u>
i) Lot area, minimum	600 sq. m	450 sq. m*
ii) Lot frontage, minimum for rectangular lots	20 m	<b>15 m*</b>
iii) Lot frontage minimum for non-rectangular lots	15 m with a mean width of 20 m	11 m with a mean width of <b>15 m*</b>
iv) Front yard, minimum Primary residence	7.6 m; or in the case of an attached garage where the outset is at least 5.2 m from the primary residence then 2.4 m from the garage to the front lot line.	7.6 m

Detached garage	2.4 m from the front lot line	2.4 m
v) Rear yard,	no minimum	no minimum
vi) Side yard	<b>1.5 m</b>	<b>1.5 m</b>
vii) Minimum area of principal buildings		
a) all of Block 1, Reg'd Plan No. 59R09545		93 sq m
b) all of Blocks 2 to 4. Reg'd Plan No. 59R09545		74 sq. m.

viii) Assessorly buildings height restriction to a maximum 4.57 meters or 15 feet

\*No minimum requirement for parks, playgrounds, sports fields and public works.

Off street parking shall be provided as follows:

- a) Dwellings – 1 parking space per dwelling unit

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Clerk

Certified a true copy of Bylaw 76/2008  
Given under my hand and seal of the Resort  
Village of Sunset Cove, the \_\_\_\_ day of  
\_\_\_\_\_, 2008

\_\_\_\_\_  
Clerk