

BYLAW NO. 78/2010

A BYLAW TO AMEND ZONING BYLAW NO. 76/2008

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

That Bylaw No 76/2008 respecting Zoning be amended as follows:

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

7. Accessory Buildings, Structures and Detached Garages

- c. In residential district an accessory building, up to 79 square metres (850 square feet) in area, shall be permitted.

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	15 m*
iii) Lot frontage minimum for non-rectangular lots	15 m with a mean width of 20 m	11 m with a mean width of 15 m*
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

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|---|---|------------|
| Detached garage | 2.4 m from the front lot line | 2.4 m |
| v) Rear yard, | no minimum | no minimum |
| vi) Side yard | 1.5 m | 1.5 m |
| 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) Accessory buildings height restriction to a maximum 6 metres or 19.5 feet in the rear yard and 5 metres or 16.5 feet in the front yard. | | |

*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 78/2010
Given under my hand and seal of the
Resort Village of Sunset Cove, the 11th day of
December, 2010

Clerk