

SECTION 11 – S – STORAGE DISTRICT [2012-09]

The objective of this district is to provide privately owned sites that can be used for cold storage.

11.1 Uses that are exempt from a development permit

- (a) Perimeter chain-link fences (maximum height of 6 ft.)
- (b) Outdoor storage limited to two items per lot: items include the outdoor storage of licensed vehicles, recreational vehicles, ice fishing huts, boats, jet skis and other personal watercraft, snowmobiles, all-terrain vehicles and related recreational equipment and trailers.

11.2 Permitted Uses that require development permit approval

- (a) One storage shed per lot

11.3 Prohibited Uses

- (a) Habitable buildings
- (b) The use of any recreational vehicle, trailer, other vehicle or tent for a place to eat or sleep while located on the site.
- (c) Commercial, industrial and/or business buildings or uses
- (d) Storage of combustible materials or hazardous chemicals
- (e) Shipping containers and fabric covered prefabricated buildings

11.4 Regulations

- (a) Subdivision
 - i. All subdivisions shall be serviced by a road that meets municipal standards and provincial standards.
- (b) Frontage
 - i. Minimum site frontage shall be 15.24 m (50 ft.) for all parcels.
- (c) Site Size
 - i. Minimum site size shall be 232.26 sq.m (2500 sq. ft)
 - ii. Maximum site size shall be 371.61 sq.m (4000 sq.ft)
- (d) Access:
 - i. Access may be required to be provided by a service road that meets provincial and municipal standards.
 - ii. A subdivision shall not be permitted unless the proposed parcels and the remainder of the parcel being subdivided abuts, or has frontage on a registered road that is developed to a standard approved by Council, including any road to be developed under a signed servicing agreement.

(e) Setback Requirements

i. Front Yard:

- The minimum setback for buildings, trees, shrubs, stone piles, portable structures, or other objects on private property from the centreline of a provincial highway will be in accordance with the requirements of the Ministry of Highways and Infrastructure.
- The minimum setback for buildings, trees, shrubs, stone piles, portable structures, or other objects on private property from the centreline of a municipal road allowance, municipal grid road, and main farm access road shall be 45 m (150 ft).
- The minimum setback for buildings from the front property line shall be 0.6m (2ft)

ii. Side Yard:

- The minimum setback for buildings on private property from any side yard shall be 0.6 m (2 ft).

iii. Rear Yard

- The minimum setback for buildings on private property from any rear yard shall be 0.6 m (2 ft).

iv. Outdoor Storage

- The minimum setback for all outdoor storage, listed in 11.1 (b), shall be 1 ft. from any side, front and rear yard property line.

(f) Storage shed floor area and height

- i. Storage shed floor area- Maximum 167.23 sq. m (1800 sq. ft.)
- ii. Storage sheds shall be limited to one story

(g) Power, sewer, water and heat

- i. Connections to power, sewer and water services are prohibited.
- ii. Heating of buildings is prohibited.

(h) Chain-link Fencing

- i. Fencing may be required at a standard approved by Council
- ii. Fences shall be no higher than 6 ft.

(i) Lot Maintenance

- i. The landowner shall be responsible for maintaining the lot as per *The Municipalities Act*.