

**TOWN OF BEAUMONT
BYLAW NO. 880-17**

**A Bylaw amending Bylaw No. 796-12, the Town of Beaumont
Land Use Bylaw, in the Province of Alberta**

PURSUANT to the Municipal Government Act, Sections 135, 230, 606, 640(4), 692, and 692(1) and Amendments thereto, the Council of the Town of Beaumont, duly assembled, enacts as follows:

That the Land Use Bylaw No. 796-12 of the Town of Beaumont, and in particular Schedule A – Land Use Districts Map, be amended by

Identifying the annexed lands as the “*Rural Service Area (refer to Appendix A)*” on Schedule A;

Including the Leduc County LUB designations for lands in the Rural Service Area on page 2 of Schedule A.

Deleting the existing Section 1.1.1 and replacing it with the following text,

“The purpose of this Bylaw is to regulate and control the Use and Development of land and Buildings within the Municipality, including the land annexed to the Town effective January 1, 2017, except to the extent where this Bylaw provides otherwise, to achieve the beneficial, orderly, and economic Development of land and, for that purpose, amongst other things to:”

Deleting the existing Section 1.7.1 and replacing it with the following text,

“In this Bylaw, except in the Rural Service Area as identified on Schedule A where the Definitions of the Leduc County Land Use Bylaw No. 7-08, in effect as of January 1, 2017 (refer to Appendix A), the following definitions shall apply,”

Adding the following new Sections,

“3.0.1.a. Where proposed Development in the Rural Service Area as identified on Schedule A does not meet the purpose of the applicable Land Use District or its list of Permitted or Discretionary Uses in the Leduc County Land Use Bylaw No. 7-08, in effect as of January 1, 2017 (refer to Appendix A), the Development Officer shall advise the Applicant to submit an application to amend the Town of Beaumont Land Use Bylaw Map to the appropriate Land Use District in the Bylaw.”

“4.0.3. Notwithstanding 4.0.1 and 4.0.2, the General Regulations of the Leduc County Land Use Bylaw No. 7-08, in effect as of January 1, 2017 (refer to Appendix A), shall apply to all Developments in the Rural Service Area as identified on Schedule A.”

“5.0.1.a. Notwithstanding 5.0.1, the Sign Regulations of the Leduc County Land Use Bylaw No. 7-08, in effect as of January 1, 2017 (refer to Appendix A), shall apply to all Signs in the Rural Service Area as identified on Schedule A.”

“6.0.1.a. Notwithstanding 6.0.1 the Parking Regulations of the Leduc County Land Use Bylaw No. 7-08, in effect as of January 1, 2017 (refer to Appendix A), shall apply to all Developments in the Rural Service Area as identified on Schedule A.”

“8.0.1.a. Notwithstanding 8.0.1 the Land Use Districts of the Leduc County Land Use Bylaw No. 7-08, in effect as of January 1, 2017 (refer to Appendix A), shall apply to all lands in the Rural Service Area as identified on Schedule A.”

Read a first time in Council this 24th day of January, 2017

Statutory Public Hearing held this ____ day of February, 2017.

Read a second time in Council this _____ day of February, 2017.

Read a third time in Council and finally passed this ____ day of February, 2017.

Mayor





















Chief Administrative Officer

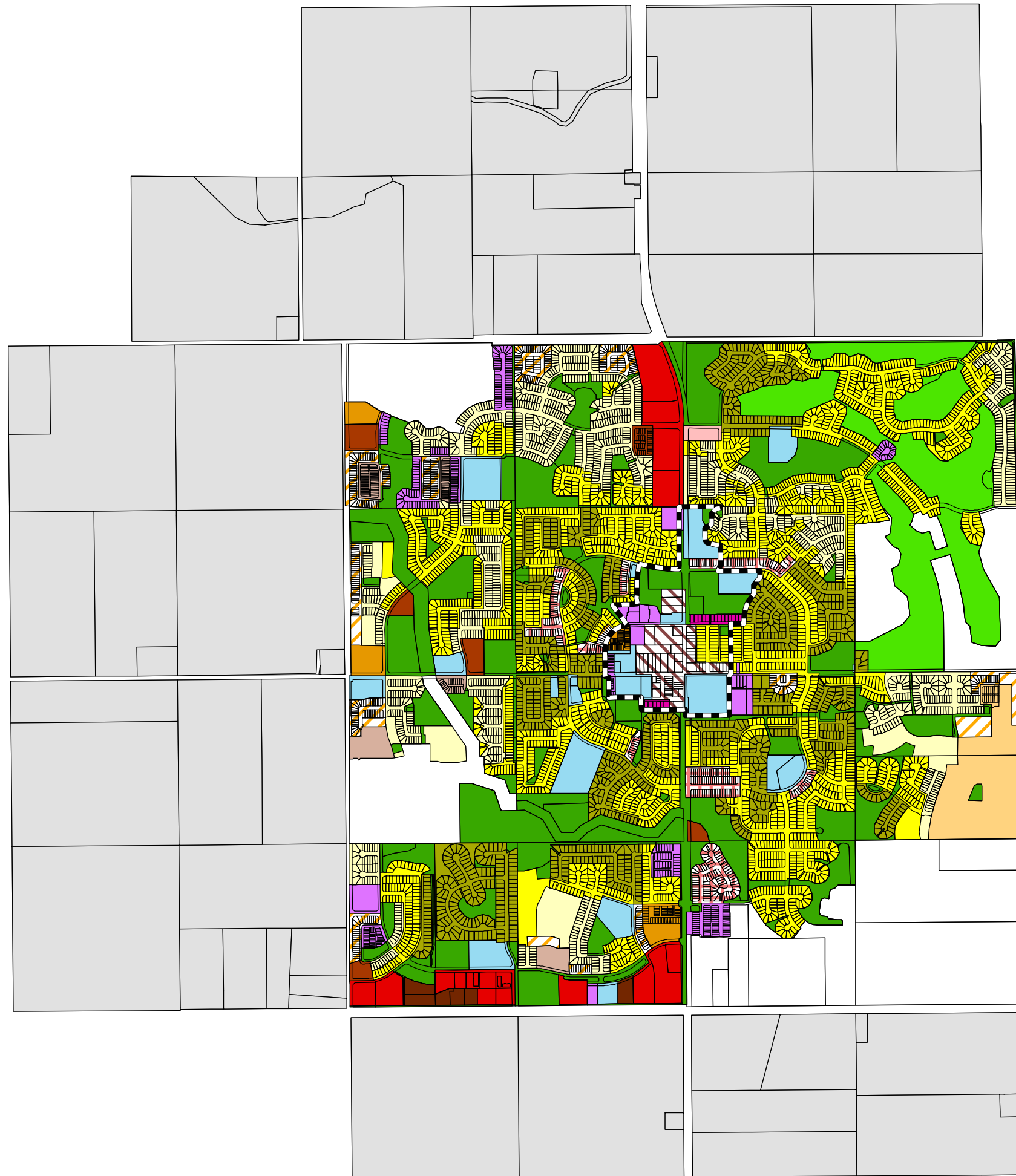


Schedule A

Land Use Districts Map - Beaumont

Legend

-  AR - Agriculture Reserve District
-  BR - Blended Residential District
-  C1 - Neighbourhood Commercial Convenience District
-  C2 - Commercial District
-  DC - Direct Control District
-  GC - Golf Course District
-  IB - Industrial Business District
-  LW - Live Work District
-  PRS - Public Recreation Services District
-  R1-A - Low Density Residential District
-  R1-B - Low Density Small Lot Residential District
-  R1-E - Residential Estate District
-  R2 - Residential Semi-Detached/Duplex District
-  RCD - Residential Comprehensive Development District
-  RHD1 - Residential High Density 1 District
-  RMD1 - Residential Medium Density 1 District
-  RMD2 - Residential Medium Density 2 District
-  TCMU - Town Centre Mixed Use District
-  USI - Urban Services Institutional District
-  RSA - Rural Service Area (please refer to Appendix A)



All Rights Reserved. No part of this map may be reproduced in any form or by any means without the written consent of the Town of Beaumont. The Town of Beaumont provides this information in good faith, but provides no warranty nor accepts any liability arising from incorrect, incomplete or misleading information or its improper use.







0 250 500 1,000 1,500 Meters

January 11, 2017

Annexation Area Land Uses

(refer to Appendix A)

-  2017 Town Boundary
-  2016 Town Boundary
-  AG - Agricultural
-  DC - Direct Control

