



# WHEATLAND COUNTY

Where There's Room to Grow

## Request for Decision

February 4<sup>th</sup>, 2020

Resolution No. \_\_\_\_\_

Date Prepared January 15th, 2020

### Subject

Decision-making topic title

**Public Hearing for Bylaw 2019-32** to redesignate +/- 9.77 acres from Agricultural General (AG) District to Direct Control District (DC-19) to accommodate an existing RV storage business and Country Residential development.

### Recommendation

Clear resolution answering – what/who/how/when

**RECOMMENDATION: THAT Council undertake the Public Hearing for Bylaw 2019-32 this being a bylaw to redesignate +/-9.77 acres of NE-20-23-25-W4M from Agricultural General District to Direct Control District 19.**

### GM Comments

Any additional comments regarding the reason for the recommendation

### RECOMMENDATION

Report/Document: Attached ☐ Available ☐ None ☒

### Key Issue(s) / Concepts Defined

Define the topic, reference background material and state question to be answered

This application is to create a new Direct Control district within NE-20-23-25-W4M. The landowner owns a recreational vehicle storage business on the site that was originally permitted in 2004 and renewed in 2009. The development permit expired in 2015 and the land needs to be redesignated to accommodate a new development permit as recreational vehicle storage is no longer allowed as a use on an Agricultural General Parcel. The applicant is also proposing adding 'Outdoor Storage as a discretionary use on site. No complaints have been received in relation to the operation.

The proposed Direct Control (DC) district consists of 2 development cells:

- Cell 1 will be a Recreational Vehicle Storage Cell; and
- Cell 2 will be a Residential Cell.

This redesignation is to accommodate the existing residence and recreational vehicle storage business. The remainder of the parcel will remain Agricultural General.

### Relevant Policy / Practices / Legislation

**Cite existing policies, practices and/or legislation**

Section 8 of the SSRP  
Section 4.3 of the RGMS  
Sections 3.1.1 and 3.6.1 of the MDP

**Strategic Relevance**

Reference to goals or priorities of current work program

N/A

**Response Options and Desired Outcome(s)**

Main result, along with highlighted requisites and benefits

That Council undertake the Public Hearing for Bylaw 2019-32, this being a bylaw to redesignate +/- 9.77 acres of NE-20-23-25-W4M from Agricultural General District to Direct Control District 19.

**IMPLICATIONS OF RECOMMENDATION**

**General**

Consequences to community, overall organization and/or other agencies

Proceed with consideration of the above bylaw amendments by Council in a timely manner.

**Organizational**

Policy change or staff workload requirements

N/A

**Financial**

Current and/or future budget impact

N/A

**Environmental, Staff and Public Safety**

Consequences for the environment, consideration of effects on the safety of staff and the public

N/A

**Follow-up Action / Communications**

Timelines, decision-making milestones and key products

Administration will present the RFD for Second and Third Reading if Council approves.

Submitted  
by:



Graham Allison  
Planner 1

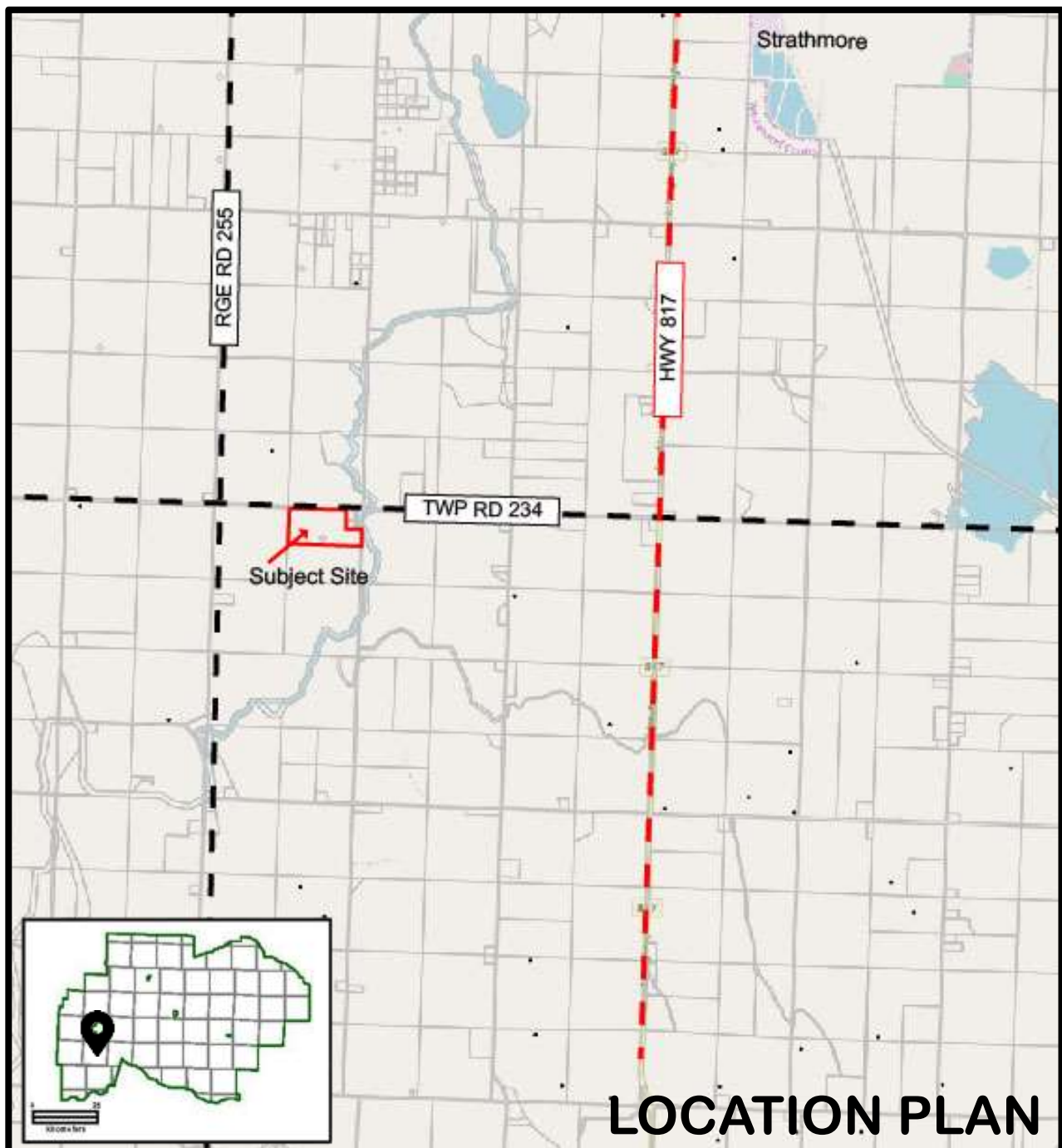
Reviewed  
by:



Matthew Boscariol, MES, MCIP, RPP  
General Manager of Community &  
Development Services



Brian Henderson, CPA, CA  
CAO



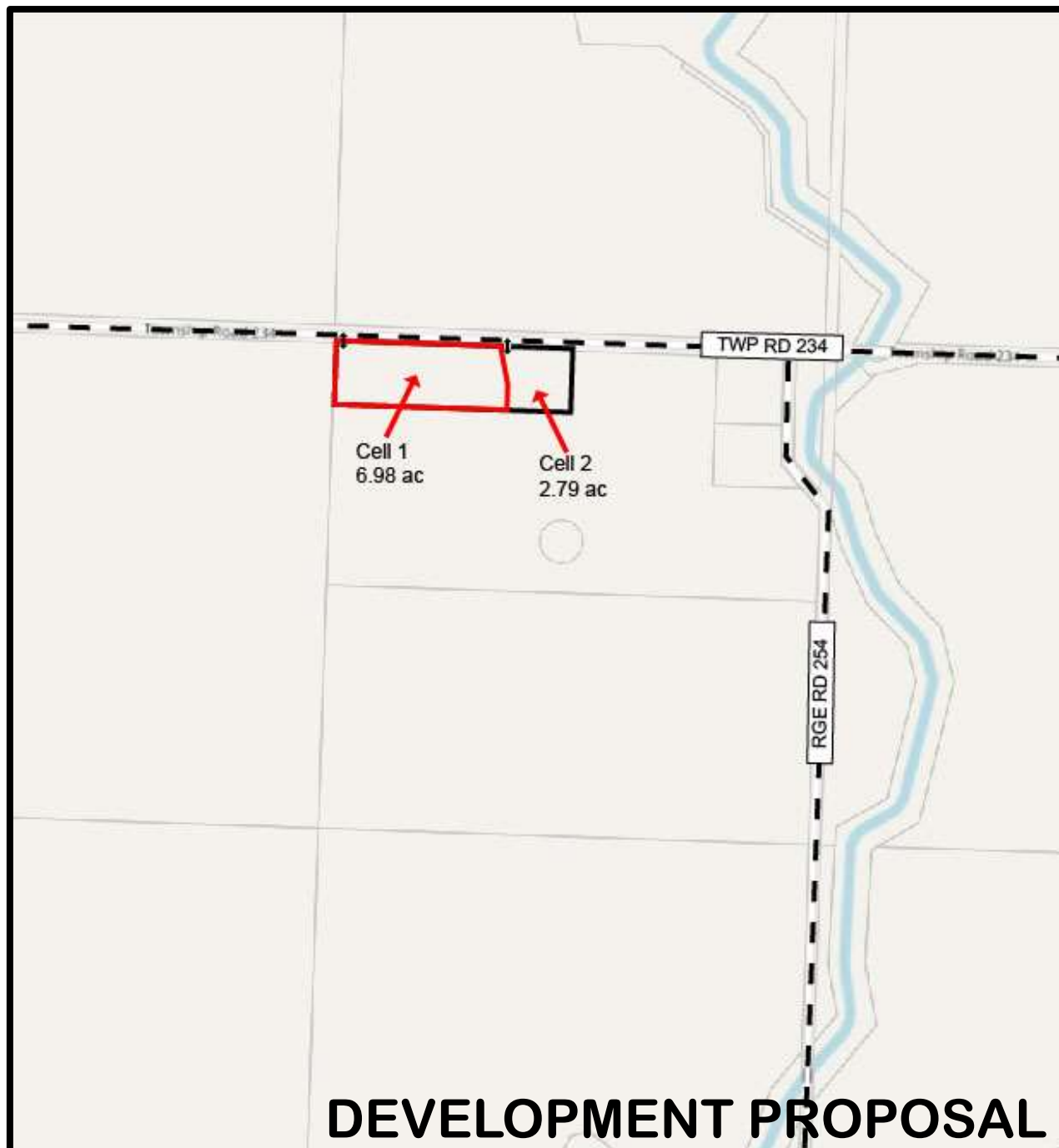
## LOCATION PLAN



**NE-20-23-25-W4M**

Date: February 4th.

File: LU2019-12



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