



BYLAW NO. 13-700
of the Municipal District of Greenview No. 16

A Bylaw of the Municipal District of Greenview No. 16, in the Province of Alberta, to amend Bylaw No. 03-396, being the Land Use Bylaw for the Municipal District of Greenview No. 16

WHEREAS pursuant to the provisions of the Municipal Government Act, Chapter M-26, RSA 2000 as amended, the Council of the Municipal District of Greenview No. 16 has adopted the Land Use Bylaw; and

WHEREAS the Council of the Municipal District of Greenview No. 16 deems it desirable to amend the Land Use Bylaw;

THEREFORE the Council of the Municipal District of Greenview No. 16 hereby enacts as follows:

1. That Section 9.1 TRANSPORTATION AND MUNICIPAL ROAD STANDARDS be amended by adding to Section 9.1.1 (c) "Service Road: 7.5 m (25 ft)".
2. That Section 9.13 WORK CAMPS be amended to Section 9.13 WORK/OPEN CAMPS and include additional requirements attached hereto as "Schedule A".
3. That Section 2 be amended by adding the following definitions:

"OPEN CAMP" means a remote work camp established on a permanent basis to house workers for any project in the area exceeding six (6) months. The camp would consist of a cluster of units to provide sleeping, eating, recreation, and other basic living facilities.

"WORK CAMP" means one of more buildings and related facilities established on a temporary basis that are intended to accommodate workers for the duration of a construction project or similar activity such as mining, resource exploration, and lumbering. A work camp does not include accommodations that are provided by employees for their own use, or where employees transport, store or prepare food for their own personal consumption. Work camps are temporary camps which are placed on a location for a specific project, are intended to only house workers for that project and are to be removed when the project ends.

4. That Section 9.20 COMMUNICATION FACILITIES be added to the Land Use Bylaw attached hereto as "Schedule B".
5. This Bylaw comes into full force and takes effect on the date of third and final reading

This Bylaw shall come into force and effect upon the day of final passing.

Read a first time this 27 day of August, 2013.

Read a second time this 28 day of January, 2014.

Read a third time and finally passed this 11 day of February, 2014.

(Signed Original on File)

Reeve

(Signed Original on File)

Chief Administrative Officer

SCHEDULE "A"

9.13 WORK/OPEN CAMPS

- 9.13.1 If a proposed work/*open* camp is to be established for any reason other than for well drilling purposes, a Development Permit shall be required.
- 9.13.2 A Development Permit for a work/*open* camp shall only be valid for a period of one (1) year from its date of issuance, at which time an application may be made for a continuance of the use.
- 9.13.3 Reclamation of work/*open* camp sites must be to a standard satisfactory to the Municipal District of Greenview. Once the site has been vacated reclamation work must be completed within one (1) year of vacancy to the satisfaction of the MD of Greenview. The following standards shall apply to the reclamation of work camp sites:
- a) All garbage, building materials and equipment must be removed from the site;
 - b) The site must be adequately leveled and re-contoured;
 - c) The developers of a work camp site will be responsible for weed control on the site for the duration of the location of the camp and for as long a period as any weed infestation, attributable to the operator, remains uncontrolled;
 - d) All disturbed areas must be seeded with a minimum of Certified #1 seed. Applicants are required to submit a Purity Analysis to the Agricultural Fieldman for the Municipal District. The Purity Analysis will be checked for the presence of undesirable weed species. This measure will help prevent future weed control problems on the site.

SCHEDULE "B"

9.20 COMMUNICATION FACILITIES

Industry Canada is responsible for regulating radio communication in Canada and for authorizing the location and height of radio communication facilities, including radio, television and microwave transmission facilities. In making its decision regarding transmission, communication and related facilities, Industry Canada considers the following:

- a) The input provided by the land-use authority;
- b) Compliance with Transport Canada's painting and lighting requirements for aeronautical safety;
- c) Health Canada's safety guidelines respecting limits of exposure to radio frequency fields;
- d) An environmental assessment may be required in order to comply with the Canadian Environmental Assessment Act; and
- e) Participation with the MD in the consultation process does not transfer any federal decision-making authority, nor does it confer a right of veto in the location of the radio communication facility.

9.20.1 An antenna and supporting structure for the following uses are discretionary in all non-residential districts:

- a) Radio and television transmission;
- b) Two-way radio;
- c) Common carriers;
- d) Land-mobile systems; and,
- e) Fixed point microwave.

9.20.2 Unless demonstrated to be impractical, transmission antennae shall be mounted on existing structures (including buildings or towers) or within transportation and utility corridors.

9.20.3 The tower base shall be setback from abutting parcels and roadways by a distance of 20% of the tower height or the distance between the tower base and guy wire anchors, whichever is greater.

9.20.4 **Guy wire** anchors shall be setback at least 3.0 m from the property line.

9.20.5 Transmission towers must have the least practical adverse visual effect on the environment. This may be mitigated through landscaping and/or fencing, etc.

9.20.6 Sites for commercial communication towers shall be fenced with suitable protective anti-climb fencing as required by the Development Authority.

9.20.7 Communication antennae and structures to be located in all districts shall obtain a development permit where they exceed 4.6 m in height from grade.

9.20.8 An application for a development permit shall include a site plan drawn to scale and identifying the site boundary; tower; guy wire anchors; existing and proposed structures; vehicular parking and access; existing vegetation to be retained, removed, or replaced; and uses and structures on the site and abutting properties.

9.20.9 The Development Authority may require additional information to properly evaluate the proposal.