

**AGENDA FOR THE TOWN OF ROSETOWN PROTECTIVE SERVICES AND PUBLIC
WORKS COMMITTEE MEETING TO BE HELD ON MONDAY, FEBRUARY 1, 2021
AT 7:00 P.M. TO BE HELD IN THE TOWN OF ROSETOWN
COUNCIL CHAMBERS.**

1. Call to Order.
2. Action Items.
3. Pecuniary Interest – Committee members to note any pecuniary interest that may be on the agenda.
4. Minutes: Protective Services & Public Works Committee – January 4, 2021.
5. Financial Statements: January 2021.
6. Reports:
 - Superintendent.
 - Bylaw Official.
7. Correspondence:
 - Meridian Inspections Ltd. – Limiting Distances & Fire Department Response.
 - SK. Municipal Board – Local Improvement Approval.
8. Town of Rosetown Public Works & Protective Services – Secretary Appointment.
9. WTP – Bulk Water Station Key FOB Policy – Form Amendments.
10. C-2 Highway Commercial District – Discretionary Uses.
11. Emterra – Recycle Contract – Review.
12. Meeting reminder:
 - a. Zoning Bylaw Amendment – Civic Centre – Rose Room – February 10, 2021 at 5:15 p.m.
 - b. Local Improvement meeting & Special Meeting – Civic Centre – Rose Room – February 24, 2021 starting at 5:30 p.m.
13. Adjournment.

2021 Action Items

Meeting Date	Action Item	Employee / Department	Notes	Completed
HR Manual	CAO Evaluation, in accordance with HR Manual	Council	to be completed prior to October 31	
Business Plan	Council & Staff Meeting	Administration	Schedule for Sept./Oct./Nov. - due to COVID uncertain as to when we may be able to host.	
Business Plan	Annual Public Meeting	Council		
Business Plan	Monthly Newspaper Committee Update	Council	Complete a schedule and forward to the media.	Completed
Business Plan	Joint Municipal meeting	Council/Management		
Business Plan	Volunteer BBQ	Council/Recreation		
October 13, 2020	Markers for Rosetown Cemetery	Recreation	include in the 2021 Budget	
Nov. 23, 2020	Set up Facility Tours for Council	Management		
December 7, 2020	Rodent Control Concerns for 2021 Spring	Bylaw	Contract Pest Control Officer; Purchase Bait Stations and Bait	
December 1, 2020	Facility Tours for Council	Management	Booked Arena Tour - Dec. 21 at 6 p.m	Completed
December 21, 2020	Facility Tours for Council	Management	Booked PW Tour - January 18 at 6 p.m.	Completed
December 1, 2020	Governance Workshop	Council/CAO	Booked - January 23 & 24, 2021	Completed
January 1, 2021	Facility Tour for Council	Management	Book Fire Hall Tour - February 16, 2021 @ 6 p.m.	
January 1, 2021	10-Minute Trainers	Council	Completed following January 2021 Council meeting	Completed
October 13, 2020	Cemetery Maintenance Meeting	Rec. Committee/PW/Rec/Pierre Charpentier	To discuss cemetery maintenance, maintenance protocol, backfilling procedure and backfill material for cemetery - meeting tentatively booked for Feb. 22, 2021	
October 13, 2020	Price out tamper for backhoe for 2021 Budget	Public Works	review costs and consideration within 2021 budget for Cemetery compaction	

PROTECTIVE SERVICES & PUBLIC WORKS COMMITTEE

Meeting – January 4, 2021

PRESENT: Chairman Rob Paquette, Mayor Trevor Hay, Councillor Roxan Foursha, Jadwiga Dolega-Cieszkowski, Superintendent Bob Bors, Bylaw Official Dennis Ogg and CAO Michele Schmidt.

PRESENT VIA PHONE: Councillor Greg Carlson.

ABSENT:

CALLED TO ORDER: Chairman Paquette called the meeting to order at 7:04 p.m.

1. Action Items: Action items were reviewed.
2. Pecuniary Interest – Chairman Rob Paquette noted a pecuniary interest regarding Town of Rosetown 2021 Paving Projects.
3. Minutes:
Protective Services and Public Works December 7, 2020 minutes were reviewed by the Committee.
Business Arising: No Business arising.
4. Financial Statement: The Committee reviewed the December 2020 Departments Financial Statements.
5. Management Reports:
Superintendent report for December 2020 was reviewed by the Committee.
Business Arising: No Business arising.

Bylaw Official report for December 2020 was reviewed by the Committee.
Business Arising: No Business Arising.
6. Commercial Recycling – Loraas Disposal quote:
Recommendations:
 - a. That we hereby recommend that the Commercial Businesses be redirected to the local businesses and contractors that provide recycling services within Town limits.
 - b. That we hereby recommend that we contact the Chamber of Commerce regarding establishing a survey of their membership regarding Commercial Recycling.
7. Town of Rosetown – Industrial Park Phase II Development – updated committee.
No Recommendations.
8. Water and Sewer Services Line Survey – Committee reviewed the survey summary.
No Recommendations.
9. Town of Rosetown Sewer Root Policy – Committee reviewed policy.
No Recommendations.

PROTECTIVE SERVICES & PUBLIC WORKS COMMITTEE

Meeting – January 4, 2021

Chairman Rob Paquette declared a pecuniary interest in the next item of business and left the Council Chambers at 7:40 p.m.

Mayor Trevor Hay assumed the Chair.

10. Town of Rosetown 2021 Paving Project:

Recommendations:

- a. That we hereby recommend that the Town of Rosetown proceed with the 2021 Paving Project regarding Ridpath Road, under Local Improvement, Option “C” as follows:
 - Street Construction and paving, which includes;
 - o Removal and disposal of curb and sidewalk;
 - o Install full curb and gutter;
 - o Install new sidewalks;
 - o Driveway repair.
- b. That we hereby recommend that the Town of Rosetown proceed with the 2021 Paving Project regarding Jubilee Crescent, under Local Improvement as follows:
 - Street Construction and paving;
 - Removal and installation of full curb and gutter.

Chairman Rob Paquette returned to the Council Chambers at 7:50 p.m. and assumed the Chair.

11. Town of Rosetown Paving Funding:

Recommendations:

That we hereby recommend that the Town of Rosetown Paving Funding discussed be tabled to Next Town of Rosetown Budget meeting.

12. Shop Easy – Lot 16, Block 2, Plan G28, 124-1st Avenue East-Lease and develop into a parking lot:

Recommendations:

That we hereby recommend that the CAO proceed to have a lease agreement, by Jim Turner, Town of Rosetown Lawyer as follows:

- That the Town of Rosetown hereby agree to lease Lot 16, Block 2, Plan G28 from 102091339 Saskatchewan Ltd. (Shop Easy) for the development of a public parking lot;
- That the Town of Rosetown shall be responsible for necessary upgrades to the property to establish a public parking lot;
- That the Town of Rosetown hereby agree to pay the property taxes regarding Lot 16, Block 2, Plan G28 as their lease payment.
- That the said term of the lease agreement shall be 10 years, with an option of cancellation.

PROTECTIVE SERVICES & PUBLIC WORKS COMMITTEE
Meeting – January 4, 2021

Adjournment: Chairman Paquette adjourned the meeting at 8:55 p.m.

Rob Paquette, Chairman

Michele A. Schmidt, CAO

Town of Rosetown
Public Works Revenue and Expense Report
For the Period Ending January 31, 2021

	Year to Date	Annual Budget	YDT (LY)
Revenue			
Fees & Charges			
420-950-100 - F&C - Lagoon Fees	300.00		300.00
Total Fees & Charges:	300.00	0.00	300.00
Total Revenue:	300.00	0.00	300.00
Expenditures			
Wages/Benefits			
530-110-120 - TS - Superintendent	6,645.54		6,352.08
530-110-130 - TS - Machine Repair Salaries	6,735.88		7,976.22
530-110-160 - TS - Workshop Salaries	7,642.00		3,743.43
530-110-170 - TS - Street Maintenance Salaries	167.04		218.94
537-110-120 - TS - Snow Removal Salaries	8,064.25		3,959.25
530-120-110 - TS - Maint. - Shop Benefits	9,019.95		7,763.09
530-120-124 - TS - Maint. - Worker's Comp	10,535.69		4,400.54
Total Wages/Benefits:	48,810.35	0.00	34,413.55
Materials and Supplies			
530-400-110 - TS - Maint. - Workshop materials	148.05		57.38
530-400-150 - TS - Maint. - Office Supplies	210.70		
530-410-120 - TS - Safety Equipment	1,000.00		1,132.05
530-420-100 - TS - Machine Repair	413.78		895.77
530-470-100 - TS - Maint. - Sign Materials	214.99		
Total Materials and Supplies:	1,987.52	0.00	2,085.20
Prof/Contract Services			
530-250-100 - TS - Maint. - Training, Travel, Meals			700.00
530-260-100 - TS - Maint. - Insurance/Vehicle Reg.	8,165.45		13,306.58
530-260-110 - TS - Workshop repair Contract & Insur.	1,003.82		
Total Prof/Contract Services:	9,169.27	0.00	14,006.58
Utilities			
530-300-140 - TS - Public Works Shop Telephone	546.29		200.70
Total Utilities:	546.29	0.00	200.70
Capital Expenditures			
530-600-199 - TS - Maint. - Amortization			52,183.05
530-600-299 - TS - Maint. - Other - Amortization			26,107.26
530-600-399 - TS - Maint. - Amort - Machinery & Eqmt			179,927.35
Total Capital Expenditures:	0.00	0.00	258,217.66
Total Expenditures:	60,513.43	0.00	308,923.69
Surplus/Deficit	(60,213.43)	0.00	(308,623.69)

TOWN of ROSETOWN
Landfill Revenue and Expense Report
For the Period Ending January 31, 2021

	Year to Date	Annual Budget	YTD (LY)
Revenue			
Fees & Charges			
420-850-110 - F&C - Landfill Fees	70.01		11,022.70
420-850-120 - F&C - Waste Collection Fees	4,928.40		8,441.15
420-850-130 - F&C - Recycle and Compost Fee	29.12		7,246.60
450-115-100 - Unconditional Local Grants - Landfill			20,000.00
Total Fees & Charges:	5,027.53	0.00	46,710.45
Total Revenue:	5,027.53	0.00	46,710.45
Expenditures			
Wages			
540-110-110 - EH - Waste Disposal Salaries	3,385.78		1,652.45
540-110-115 - EH - Landfill Supervisor Salary	2,660.16		2,608.48
Total Wages:	6,045.94	0.00	4,260.93
Materials and Supplies			
540-440-110 - EH - Waste Disposal Supplies			10.61
Total Materials and Supplies:	0.00	0.00	10.61
Prof/Contract Services			
540-200-110 - EH - Cont. - Waste Collection/Disposal			6,700.00
540-200-130 - Maint. - Insurance/Vehicle Rec.	648.50		578.16
Total Prof/Contract Services:	648.50	0.00	7,278.16
Utilities			
540-300-140 - EH - Utility - Telephone	55.60		30.92
Total Utilities:	55.60	0.00	30.92
Capital Expenditures			
540-600-299 - EH&W - Amortization			36,573.44
Total Capital Expenditures:	0.00	0.00	36,573.44
Total Expenditures:	6,750.04	0.00	48,154.06
Surplus/Deficit	(1,722.51)	0.00	(1,443.61)

TOWN of ROSETOWN
Water & Sewer Revenue and Expense Report
For the Period Ending January 31, 2021

	Year to Date	Annual Budget	YTD (LY)
Revenue			
Fees & Charges			
440-110-100 - Water - Water Sales	265.85		62,535.77
440-120-100 - Water - General Office Services	23.81		
440-190-900 - Water - Other Revenue	591.25		2,644.33
440-220-100 - Sewer - Charges	79.01		14,542.52
Total Fees & Charges:	959.92	0.00	79,722.62
Total Revenue:	959.92	0.00	79,722.62
Expenditures			
Wages			
580-110-110 - UT - W & S Administration			2,593.64
580-110-120 - UT - Utility Maintenance Salaries	2,357.44		2,743.57
580-110-130 - UT - Treatment Plant Salaries	10,119.64		13,217.86
580-120-130 - UT - Treatment Plant Benefits	1,423.98		1,729.45
Total Wages:	13,901.06	0.00	20,284.52
Materials and Supplies			
580-430-100 - UT - Water - Materials & Supplies	953.99		56.51
580-430-130 - UT - Treatment Plant Maint. Supplies	21.48		421.30
580-450-100 - UT - Treatment Plant Chemicals	5,720.69		1,263.00
585-430-100 - UT - Sewer Maintenance Supplies	3,924.12		
Total Materials and Supplies:	10,620.28	0.00	1,740.81
Prof/Contract Services			
580-240-100 - UT - Water - Insurance - General & Bond	26,314.00		22,351.00
580-240-110 - Maint. - Insurance/Vehicle Reg.	76.50		76.15
580-285-130 - UT - Wells Contractual	924.00		817.00
580-285-140 - UT - Water - Cont. Repairs - W.T.P.	30,927.86		
580-290-100 - UT - Water - Laboratory Testing	43.80		264.82
580-295-100 - UT - Water - Other Contractual	2,181.00		1,303.00
585-240-100 - UT - Sewer - Insurance - General & Bond	5,258.00		4,644.00
585-285-120 - UT - Sewer Maintenance Contractual	1,500.00		
Total Prof/Contract Services:	67,225.16	0.00	29,455.97
Utilities			
580-300-140 - UT - Treatment Plant Telephone	562.66		171.66
Total Utilities:	562.66	0.00	171.66
Capital Expenditures			
580-600-399 - UT - Water - Amortization			307,992.32
585-600-299 - UT - Sewer - Amortization			139,815.66
Total Capital Expenditures:	0.00	0.00	447,807.98
Total Expenditures:	92,309.16	0.00	499,460.94
Surplus/Deficit	(91,349.24)	0.00	(419,738.32)

Town of Rosetown
Fire Department Accounts
For the Period Ending January 31, 2021

	Year to Date	Annual Budget	Budget Remaining
Revenue			
420-400-300 - F&C - Fire Fees	49,527.61		49,527.61
420-400-400 - F&C - Fire Hall Rental	3,000.00		3,000.00
Total Revenue:	52,527.61	0.00	52,527.61
Expenditures			
525-210-100 - PS - Fire - EMS Contract - 911	1,109.05		(1,109.05)
525-210-110 - PS - Fire - Contracted Services	3,563.00		(3,563.00)
525-220-100 - PS - Fire - training/travel/meals	350.00		(350.00)
525-230-100 - PS - Fire - Insurance	10,955.54		(10,955.54)
525-300-140 - PS - Fire - Utility - Telephone	416.66		(416.66)
Total Expenditures:	16,394.25	0.00	(16,394.25)
Surplus/Deficit	36,133.36	0.00	36,133.36

TOWN of ROSETOWN
Protective Services Revenue and Expense Report
For the Period Ending January 31, 2021

	Year To Date	Annual Budget	YTD (LY)
Revenue			
420-700-200 - F&C - Licenses - Business	800.00		3,700.00
420-700-210 - F&C - Licenses - Pets	800.00		2,060.00
Total Revenue:	1,600.00	0.00	5,760.00
Expenditures			
520-110-110 - PS - Bylaw Enforcement - Salaries	1,832.26		
520-120-110 - PS - Bylaw Officer - Benefits	125.71		
520-420-200 - PS - Bylaw - Insurance/Vehicle Reg.	76.50		76.16
520-430-105 - PS - Bylaw Enforcement - Bylaw Court			82.32
520-600-399 - PS - Police/Bylaw - Amortization			1,732.89
Total Expenditures:	2,034.47	0.00	1,891.37
Surplus/Deficit	(434.47)	0.00	3,868.63

Public Works Department Report

January 2021

Safety

1. Weekly and monthly safety meeting.
2. OHS meeting.

Shop work

1. Regular machine maintenance and repair.
2. Worked on Rec dept truck.
3. Repairing bleachers for sports grounds.
4. Built bin skids for transfer station.

Out of shop work

1. Worked at Transfer station.
2. Sewer calls.
3. Snow removal.
4. Worked at WTP
5. Sanding streets.
6. Ice issues with scale after storm.
7. Water pressure test at 1024 Main St.
8. Started to camera sewers for 2021 paving.
9. Delivered water disconnect notices.

Other

See attached report from Redhead equipment.

Treatment Plant

1. Read water meters.
2. Installed new meters.
3. Water tests.
4. Two EDR stacks need repair.



Protective Services Report January 2021

The month of January has been relatively quiet. I dealt with a couple of recycle bin issues concerning bins overfilled and recyclables getting blown out of the bins, and it continues to be a problem as people don't flatten cardboard boxes. I will do an article concerning recycle bins over full and the what items that can and cannot go in the recycle bins in the next issue of the By Law beat.

I had a couple of snowmobile issues with people traveling fast and not taking the most direct path out of town.

The letters regarding the renewal of Dog and Cat licenses were done in early January and the mail out of the letters will be done in the next few days. and I will be contacting some residents whose dogs are not registered

I will continue to work with residences concerning parking on the street for more than 72 hours and vehicles parked in the traffic lane because of the amount of snow on the curb, and snowmobile trailers parked on the street not attached to a tow vehicle



January 5th, 2021

Town of Rosetown
Box 398
Rosetown, SK
S0L 2V0

**Re: Limiting Distances and Fire Department Response
Town of Rosetown, Saskatchewan**

Recently, I have been contacted by drafting firms / professional designers asking if the requirements regarding the Limiting Distance and Fire Department Response, Section 9.10.15.3. in the National Building Code are being enforced in your municipality. These requirements state:

"9.10.15.3.(1) Except for the purpose of applying Sentences 9.10.15.2.(2), 9.10.15.4.(3) and 9.10.15.5.(13), a limiting distance equal to half the actual limiting distance shall be used as input to the requirements of this Subsection, where

- a) the time from receipt of notification of a fire by the fire department until the first fire department vehicle arrives at the building exceeds 10 min in 10% or more of all calls to the building, and
- b) any storey in the building is not sprinklered."

The limiting distance referred to in this section is that distance from an exposing building face (building wall) facing a property line measured at right angles to the building wall.

The requirement listed above is only concerned with the time from receipt of notification of a fire by the fire department until the arrival of the first fire department vehicle at the building. It specifies a 10-minute time limit must be met in more than 90% of the calls to a building served by the fire department. This reliability level and provision for flexibility is essentially consistent with NFPA 1710, "Organization and Deployment of Fire Suppression Operations, Emergency Medical Operations, and Special Operations to the Public by Career Fire Departments."

Where the 10-minute limit cannot be met by the fire department at least 90% of the time, the building code requires that when determining the type of wall construction, a value corresponding to half the actual limiting distance must be used.

The result of this requirement would include one of the two following options:

1. The minimum setback for a building would need to be doubled what it would currently be permitted. For example, a house permitted to be located 4' from the property line would need to be located not less than 8' to the property line.
2. **If** the setback for a building is not increased, then the construction of the walls facing the property line would need to be changed to comply with the following:
 - a. The exterior walls facing the property lines would need to be clad with metal or noncombustible cladding (i.e.: masonry, cementitious stucco,)
 - b. The cladding would need to be installed without furring members over gypsum sheathing at least 12.7 mm thick or over masonry,
 - c. The interior of the walls would need to be covered with ½" Type X (fire rated) drywall.

To determine the building code requirements during the plan review for any new construction within your municipality, Meridan Inspections will require a letter from the local fire department and signed by the fire chief. The letter must state whether the fire department can meet the 10-minute time limit in more than 90% of the calls to a building served by the fire department from receipt of notification of a fire by the fire department until the arrival of the first fire department vehicle at the building.

If the fire department cannot meet the 10-minute time limit in more than 90% of the calls, all new residential buildings constructed will need to comply with the requirements listed above, effective immediately.

Should you have any questions or concerns regarding the above, please do not hesitate to contact me.

Yours truly,



Remi Boissonnault
Building Official



Room 480 • 2151 Scarth Street • Regina, SK S4P 2H8
Phone: 306-787-6221 Fax: 306-787-1610

January 28, 2021

Local Government Committee

Michele Schmidt
Administrator
Town of Rosetown
Box 398
ROSETOWN SK SOL 2V0

Dear Michele Schmidt:

Enclosed is a certified true copy of an excerpt of the minutes approving the proposed 2021 street improvements local improvement project at Jubilee Crescent, Sixth Street, and Ridpath Road under section 5(1)(b) of *The Local Improvements Act*.

If a change in the approved financial arrangements is required, a revised local improvement report should be submitted to the Local Government Committee for approval.

Yours truly,

A handwritten signature in black ink that reads "Jaye Dereniwski".

Jaye Dereniwski
Financial Analyst

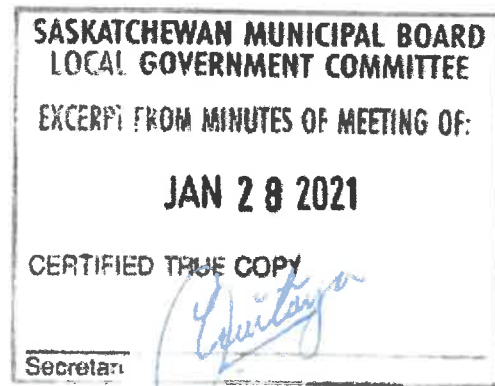
Enclosure

21-011 Eberl

TOWN OF ROSETOWN – LOCAL IMPROVEMENT – \$1,137,417.20

That the Committee confirm 2021 street improvements on Jubilee Crescent from King Street to Jubilee Avenue outlined in the Preliminary Assessment Schedule dated January 11, 2021; 2021 street improvements on Ridpath Road from Ridpath Road to Sixth Street outlined in the Preliminary Assessment Schedule dated January 8, 2021 and 2021 street improvements on Sixth Street from Sixth Avenue to Ninth Avenue outlined in the Preliminary Assessment Schedule dated January 8, 2021, benefits the land to be specially assessed; and approve the proposed financial arrangements as set out in Council’s report adopted by resolution on January 18, 2021, in accordance with section 5(1)(b) and subsection 8(2) of *The Local Improvements Act, 1993*.

CARRIED



- 67.22 The business of committees shall be conducted in accordance with the rules governing the procedure of council or as otherwise established by council for the committee or established by the committee.
- * 67.23 Each committee, whom the Administrator does not provide secretarial services to, will recommend to the Administrator the appointment of a Secretary, who will be responsible for:
- (a) tracking the attendance;
 - (b) preparing meeting agendas and minutes; and
 - (c) reporting the committee's recommendations to council.
- 67.24 When a person, or a group of persons, wishes to bring any matter to the attention of a committee or appear as a delegation, a communication shall be addressed to the Administrator or the secretary and will be subject to the requirements set out in sections 22 to 26 of this bylaw.
- 67.25 Upon receipt of such communication, the Administrator or Secretary shall place the communication on the agenda of the next meeting of the committee for its consideration;
- 67.26 All submissions to committees must be received by the Administrator or Secretary within the established deadlines, usually two (2) business days prior to the meeting.
- 67.27 Reporting to committees shall be provided through the Administrator or the secretary.
- 67.28 Any notice respecting a committee meeting is deemed to have been given to a member if the notice is:
- (a) delivered personally;
 - (b) left at the usual place of business or residence of the member; or
 - (c) at the request of the member, provided or sent to the member by ordinary mail, telephone or voice mail, facsimile or electronic mail or similar method at the number or address specified by the member.
- 67.29 Notice to the public of a committee meeting as required by subsections 69.16 to 69.19 is sufficient if the notice is posted at the municipal office.
- 67.30 Any unfinished business remaining at the time of the adjournment shall be considered at the next regular meeting of the committee or at a special meeting called for that purpose.
- 67.31 The Administrator / Secretary shall record the minutes, without note or comment.
- 67.32 The minutes of the committee shall be distributed to each member at least twenty-four (24) hours' before the next committee meeting for consideration.
- 67.33 After the minutes have prepared by the Administrator they shall be presented to council for approval.
- 67.34 All minutes, once approved, shall be open for inspection by the public.
- 67.35 No member shall release or otherwise make public any information considered at a closed meeting, including discussion of the content of such a meeting with persons other than with members of council or with civic staff who are privy to that information:
- (a) unless authorized by council; or
 - (b) until the matter is included on a public agenda of council.
- 67.36 Every committee shall report to council, and no action of any committee shall be binding on the municipality unless:
- (a) power to take such action is expressly conferred on the committee by legislation, bylaw or resolution of council; or,
 - (b) council has considered the report of the committee and if adopted, shall become the resolve of council.

- d) Landscaping shall be provided. If abutting a Residential District, a suitable buffer composed of tree planting or a hedge shall be provided.

13.8.3 Lumber Yards and Wholesale Trades

- a) Development of these uses on other than the existing sites will be encouraged to locate on vacant land with adequate space;
- b) No outside storage is permitted for a wholesale establishment.

13.8.4 Other Requirements:

- c) Sites used for discretionary uses which may result in heavy truck traffic shall be located to ensure that such traffic takes an access to or from major streets or designated truck routes.
- d) All operations related to construction trades, artisans, and craft shop offices shall be conducted within an enclosed building. No exterior storage of materials, goods, or waste products is permitted, except within a waste disposal bin for collection.

C2

14 HIGHWAY COMMERCIAL DISTRICT-C2

The purpose of the Highway Commercial District (C2) is to promote a wide range of commercial and related activities located along the Provincial Highways requiring high visibility.

No person shall within a C2 – Highway Commercial District use any land, or erect, alter or use any building or structure except in accordance with the following provisions.

14.1 PERMITTED USES

- a) Business and/or professional offices;
- a) Motels or motor hotels, including a dwelling for caretakers, owners, or managers;
- b) Hotels;
- c) Rooming houses (Short-term stay Accommodation)
- d) Restaurants, confectionaries, including drive-thru;
- e) **REMOVED** (Bylaw No. 780-18)
- f) Licensed premises for the sale and consumption of alcoholic beverages;
- g) Public transportation depots;
- h) Commercial and public recreational establishments such as bowling alleys, arcades and fitness centres;
- i) Garden centres or commercial greenhouses;
- j) Lumber and building supply establishments;
- k) Tourism oriented commercial recreation activities;
- l) Police, Ambulance stations;
- m) Accessory Uses, including integrated or complementary uses, buildings or structures accessory to and located on the same site as the principal building or use including;

- n) Public works offices, buildings, structures and warehouses **excluding** waste management or sewage facilities.

14.2 DISCRETIONARY USES

The following uses may be permitted in the C2-Highway Commercial District but only by resolution of Council and only in locations specified in such resolution of Council.

- a) Shopping centre or strip malls;
- b) Dwellings attached to and behind, or above, commercial establishments;
- c) Multiple-unit dwellings within a permitted or discretionary use;
- d) Service stations and other establishments for the servicing, storage and sale of motor vehicles, trailers, recreation, or farm machinery and equipment;
- e) Car wash;
- f) Oilfield supply and services establishments;
- g) Animal hospitals, or clinics and offices of veterinary surgeons;
- h) Construction trades and contractors' yards;
- i) Shops of plumbers, pipe fitters, metal workers and other industrial trades manufacturing and sales;
- j) Commercial cardlock operations;
- k) Motor vehicle, recreational vehicle, and/or manufactured home sales and servicing and/or storage compound;
- l) Self-service storage facilities ;
- m) Semi-trailer and container parking lot;
- n) Mobile storage containers (refer to Section 5.10). (Bylaw No. 739-16)
- o) Places of Worship and Assembly Hall (Bylaw No. 768-18);
- p) One single detached dwelling, including a ready-to-move (RTM) dwelling (refer to Section 4.26) (Bylaw No. 768-18);
- q) Storefront retail stores and outlets (Bylaw No. 780-18);
- r) light manufacturing and processing (Bylaw No. 780-18);
- s) Warehouses, storage yards and supply depots (Bylaw No. 840.20);
- t) Fertilizer sales and storage (Bylaw No. 840-20).

14.3 PROHIBITED USES

- a) Aggregate materials; storage or handling operations.
- b) Abattoirs.

14.4 SITE DEVELOPMENT REGULATIONS

Public works shall have no minimum or maximum site requirements.

Permitted Uses (other than Motels and Service Stations)

Minimum site area	465 m ² (5,005 ft ²). There shall be no minimum site development requirements for public works buildings.
Minimum site frontage	15.0 metres (49 ft.)
Maximum height	25.0 metres (82 ft.) for Principal buildings