

**BYLAW No. 06 - 2024**

**A BYLAW OF THE R.M. OF BEAVER RIVER No. 622 TO AMEND BYLAW  
No. 57 KNOWN AS THE ZONING BYLAW**

The Council of the Rural Municipality of Beaver River No. 622, in the Province of Saskatchewan, enacts this bylaw to amend Bylaw No. 57 as follows:

1. **PART IV – ZONING DISTRICTS, SCHEDULE C: CR – COUNTRY RESIDENTIAL DISTRICT, SECTION A. PERMITTED USES, SECTION 1. PRINCIPAL USES, (a) Residential**, is amended by deleting clause (c) in its entirety and replacing with the following:

“

(c) Motor Homes or Trailer Homes under 15 years of age subject to Section C Special Standards”

2. **PART IV – ZONING DISTRICTS, SCHEDULE C: CR – COUNTRY RESIDENTIAL DISTRICT, SECTION A, SUBSETCION 3. DISCRETIONARY USES**, is amended by adding in the following use after clause (f):

“

(g) Motor Homes or Trailer Homes over 15 years of age subject to Section C Special Standards”

3. **PART IV – ZONING DISTRICTS, SCHEDULE C: CR – COUNTRY RESIDENTIAL DISTRICT, SECTION C. SPECIAL STANDARDS**, is amended by deleting it in its entirety and replacing with the following:

**C. SPECIAL STANDARDS**

1. A motor home or trailer home will be permitted only if the unit is less than 15 years of age calculated from the date of manufacture. A motor home or trailer home older than 15 years may be permitted at the discretion of Council.

At its discretion, and by resolution, Council may permit a trailer home older than 15 years of age and will evaluate applications on the following:

- (i) Any additional age over 15 years would not significantly deviate from the established character, scale, and form of adjacent development;
- (ii) The additional age of the trailer home would not unreasonably and negatively affect adjacent properties;
- (iii) The additional age of the trailer home would not result in a significant increase in the occupancy or intensity of the use.”

4. **PART IV – ZONING DISTRICTS, SCHEDULE E: LD2 - LAKESHORE DEVELOPMENT 2 DISTRICT, SECTION A. PERMITTED USES, CLAUSE (a)**, is amended by deleting in its entirety and replaced with the following:

“

(a) Motor Homes or Trailer Homes under 15 years of age subject to Section C Special Standards”

5. **PART IV – ZONING DISTRICTS, SCHEDULE E: LD2 - LAKESHORE DEVELOPMENT 2 DISTRICT, SECTION A. SUBSETCION 3. DISCRETIONARY USES**, is amended by adding in the following use after clause (g):

“

(h) Motor Homes or Trailer Homes over 15 years of age subject to Section C Special Standards”



6. **PART IV – ZONING DISTRICTS, SCHEDULE E: LD2 - LAKESHORE DEVELOPMENT 2 DISTRICT, SECTION C. SPECIAL STANDARDS**, is to be amended by deleting it in its entirety and replacing with the following:

“

**C. SPECIAL STANDARDS**

1. A motor home or trailer home will be permitted only if the unit is less than 15 years of age calculated from the date of manufacture. A motor home or trailer home older than 15 years may be permitted at the discretion of Council.

At its discretion, and by resolution, Council may permit a trailer home older than 15 years of age and will evaluate applications on the following:

- (i) Any additional age over 15 years would not significantly deviate from the established character, scale, and form of adjacent development;
- (ii) The additional age of the trailer home would not unreasonably and negatively affect adjacent properties;
- (iii) The additional age of the trailer home would not result in a significant increase in the occupancy or intensity of the use.”

7. **PART IV – ZONING DISTRICTS, SCHEDULE I: LD3 – LAKESHORE DEVELOPMENT 3 DISTRICT, SECTION A.1 PERMITTED USES**, is amended by deleting clause (e) and replacing it with the following:

“

(e) Motor Homes or Trailer Homes under 15 years of age subject to Section C Special Standards”

8. **PART IV – ZONING DISTRICTS, SCHEDULE I: LD3 – LAKESHORE DEVELOPMENT 3 DISTRICT, SECTION A.4 DISCRETIONARY USES**, is amended by adding in the following section after section (c) Recreation Uses:

“

(d) Motor Homes or Trailer Homes over 15 years of age subject to Section C Special Standards”

9. **PART IV – ZONING DISTRICTS, SCHEDULE I: LD3 – LAKESHORE DEVELOPMENT 3 DISTRICT, SECTION C. SPECIAL STANDARDS**, is amended by deleting clause (a), (b), (c), and replacing it with the following:

“

(a) A motor home or trailer home and all accessory buildings shall be removed before January 31, 2030, unless there is an approved development permit for a residential principal use.

(b) A motor home or trailer home will be permitted only if the unit is less than 15 years of age calculated from the date of manufacture. A motor home or trailer home older than 15 years may be permitted at the discretion of Council.

At its discretion, and by resolution, Council may permit a trailer home older than 15 years of age and will evaluate applications on the following:

- (i) Any additional age over 15 years would not significantly deviate from the established character, scale, and form of adjacent development;
- (ii) The additional age of the trailer home would not unreasonably and negatively affect adjacent properties;

- (iii) The additional age of the trailer home would not result in a significant increase in the occupancy or intensity of the use; and
- (iv) The application shall contain a written narrative provided by the applicant outlining the timeline, milestones, other steps the applicant intends to complete, or any other similar matter deemed necessary by Council or the Development Officer, to assess the conversion process to a principal permanent use.
- (c) The applicant shall sign a memorandum of understanding to acknowledge that the motor home or trailer home shall be removed when the 15 year time period as identified in clause 1(a) above has expired or when the age of the unit becomes 15 years of age, whichever is sooner. Unless approved at the discretion of Council to remain after 15 year age mark is reached."

**10. PART IV – ZONING DISTRICTS, SCHEDULE J: LD4 – LAKESHORE DEVELOPMENT 4 - DISTRICT MOTOR HOME DISTRICT, SECTION A.1 PERMITTED USES,** is amended by deleting clause (b) and replacing it with the following:

"

(b) Motor Homes or Trailer Homes under 15 years of age subject to Section C Special Standards"

**11. PART IV – ZONING DISTRICTS, SCHEDULE I: LD3 – LAKESHORE DEVELOPMENT 4 DISTRICT - MOTOR HOME DISTRICT, SECTION A.4 DISCRETIONARY USES,** is amended by adding in the following section after section (c) Recreation Uses:

"

(d) Motor Homes or Trailer Homes over 15 years of age subject to Section C Special Standards."

**12. PART IV – ZONING DISTRICTS, SCHEDULE J: LD4 – LAKESHORE DEVELOPMENT 4 – MOTOR HOME DISTRICT, SECTION C. SPECIAL STANDARDS,** is amended by deleting clause (a) & (b) and replacing it with the following:

"

- (a) A motor home or trailer home will be permitted only if the unit is less than 15 years of age calculated from the date of manufacture. A motor home or trailer home older than 15 years may be permitted at the discretion of Council.
- (b) The applicant shall sign a memorandum of understanding to acknowledge that the motor home or trailer home shall be removed when the 15 year time period as identified in clause (a) above has expired or when the age of the unit becomes 15 years of age, whichever is sooner. Unless approved at the discretion of Council to remain after 15-year age mark is reached.

At its discretion, and by resolution, Council may permit a trailer home older than 15 years of age and will evaluate applications on the following:

- (ii) Any additional age over 15 years would not significantly deviate from the established character, scale, and form of adjacent development;
- (ii) The additional age of the trailer home would not unreasonably and negatively affect adjacent properties;
- (iii) The additional age of the trailer home would not result in a significant increase in the occupancy or intensity of the use; and
- (iv) The application shall contain a written narrative provided by the applicant outlining the timeline, milestones, other steps the applicant intends to complete, or any other similar matter deemed necessary by Council or the Development Officer, to assess the conversion

process to a principal permanent use.”

**This bylaw shall become effective on the date of approval of the Minister of Government Relations.**

  
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Reeve

  
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Administrator



Read a first time this 24<sup>th</sup> day of July, 20 24  
Read a second time this 21<sup>st</sup> day of November, 20 24  
Read a third time this 21<sup>st</sup> day of November, 20 24 and adopted.

  
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Minister of Government Relations

**Certified a True Copy of Bylaw # 06-24**  
**Passed this 21<sup>st</sup> day of November, 20 24.**  
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**Administrator**  
**Rural Municipality of Beaver River No. 622**

 