

TOWN OF CALMAR

BYLAW #2024-02

A BYLAW OF THE TOWN OF CALMAR IN THE PROVINCE OF ALBERTA, TO AMEND THE LAND USE BYLAW BEING BYLAW 2017-07.

WHEREAS, the Municipal Government Act, being Chapter M-26 of the R.S.A. 2000, as amended ("the Act") provides that a Municipal Council may amend its Land Use Bylaw.

AND WHEREAS, the Council of the Town of Calmar wishes to amend its Land Use Bylaw 2017-07 as it affects certain lands.

NOW THEREFORE the Council of the Town of Calmar, duly assembled, enacts as follows:

1) Section 1.3 INTERPRETATION is amended by:

a) Adding "Sign, Directional" as section 299.:

299. "Sign, directional" means a free-standing sign erected for the purpose of identifying a new stage of development and providing contact and directional information to any interested parties.

b) That Section 1.3 INTERPRETATION be renumbered from 299 onward to accommodate the current amendments.

2) Section 3.2. DEVELOPMENT NOT REQUIRING A DEVELOPMENT PERMIT is amended by:

a) Adding Subsection 20:

20. The placement of a Sign, directional provided that said sign meets all requirements of the Land Use Bylaw.

b) Adding Subsection 21:

21. The placement of a Sign, wall in a commercial or industrial building provided that said sign meets all requirements of the Land Use Bylaw.

3) Section 8 SPECIAL PROVISIONS is amended by:

a) Adding the following subsection at the end section 8.36 SIGN REGULATION (GENERAL):

2. Notwithstanding any other provisions of this bylaw, a Sign, directional can be erected in any district provided that:

a) A Development Agreement with the Town is signed.

b) The sign and/or location does not interfere with traffic, circulation, and public safety.

c) The sign is adequately anchored to the ground.

d) The sign is not erected before the Development Agreement is signed and the servicing of the development has been initiated. Doing earthwork (stripping, grading, digging, etc.) will be considered initiating development for the purpose of this requirement.

e) The sign is removed at the Final Acceptance Certificate (FAC) or the sale of 75% of the properties, whichever comes first.

- f) The sign total height and dimension does not exceed:
 - i) A total height of 2.44 m (8 feet).
 - ii) 1.21 m (4 feet) in width of the sign copy area.
 - iii) 1.82 m (6 feet) in height of the sign copy area.
- g) A maximum of two (2) Sign, directional per new development can be erected within Town boundaries.

b) Subsection 8.38.4. is deleted and replaced with:

4. For multiple family dwellings and boarding houses, one (1) identification sign not exceeding 2.32 m² (25 ft²) in area may be allowed on each site, provided that the sign:
- i) is located a minimum of 2 m (6.56 feet) away from all property lines,
 - ii) height is 1.82 m (6.0 feet) or less, and
 - iii) does not interfere with public safety.

4) This Bylaw shall come into full force and effect upon third and final reading thereof.

READ A FIRST TIME THIS 5 DAY OF February, 2024.

READ A SECOND TIME THIS ___ DAY OF March, 2024.

READ A THIRD TIME AND FINALLY PASSED THIS ___ DAY OF March, 2024.

MAYOR CARNAHAN

CAO LOSIER