

part 8: SPECIFIC USE REGULATIONS

8.1.1 Day Home Operation

1. A Day Home Operation is deemed a major home based business and must meet all of the requirements of Section 8.7.3. as well as this Section.
2. A development permit application for a Day Home Operation shall be accompanied by documentation that will show compliance with the following clauses within this Subsection.
3. The number of children cared for in a Day Home Operation shall not exceed six (6) children under the age of thirteen (13) at any given time, and shall conform to the Province of Alberta Family Day Home Operations Standards Manual:
 - http://www.child.alberta.ca/home/documents/childcare/Final_Client_Copy-FDH_Standards_Manual.pdf
4. Outdoor play space shall be provided that meet or exceed the requirements of the Province of Alberta Family Day Home Operations Standards Manual.
5. Children in care shall be supervised in accordance with the Province of Alberta Family Day Home Operations Standards Manual.
6. A Day Home Operation shall have three (3) parking spaces readily available for parent drop off and pick up of children either on-site or on the street directly in front of the Day Home Operation.

8.1.2 Child Care Service

1. A Child Care Service shall provide outdoor play space in accordance with the following regulations:
 - a. drop-in centres, or those facilities that provide part-time and casual care for children for three or more consecutive hours each day, up to forty (40) hours a month per child, and
 - b. nursery schools, or those facilities that provide play-based activities for children for three or less consecutive hours each day, do not require outdoor play space;
 - c. out-of-school care centres, or those facilities that provide care for school-aged children before and after school, at lunch, and those

days schools are closed, shall provide at least 7sq.m of outdoor play space per child. This space does not have to be fenced or adjacent to the facility. Alternative play space, such as a public park, is acceptable as long as the alternative play space is within 500m distance of the facility;

2. In addition to 8.1.2 (1), daycare centres, or those facilities that provide regular and extended periods of care for pre-school-aged children for more than three (3) but less than twenty-four (24) consecutive hours each day, shall provide outdoor play space and include the following elements:
 - a. each facility shall provide at least 7sq.m of outdoor play space per child and this space shall be abutting the daycare facility;
 - b. outdoor play space shall be located at ground level in a safe location. Noisy, noxious or hazardous adjacent uses such as loading/unloading areas, garbage bins, large parking lots, arterial roads, passenger drop-off areas, rail lines, or storm-water lakes should either be avoided or their effects mitigated through landscaping, buffering, fencing, or other means;
 - c. if no reasonable or safe opportunity exists for at grade outdoor play space, the Development Officer may approve an above grade outdoor play space provided that the following conditions are met:
 - i. secure perimeter fencing is provided that is at least 1.85m in height and is set back a reasonable distance from the edge of the building and designed so that children cannot climb over it;
 - ii. roof top mechanical equipment is located a reasonable distance away from the play space to avoid sources of noise and fumes unless, the mechanical equipment is designed so that it does not create adverse effects related to noise and fumes and can be integrated into the play area;
 - iii. all landscaping and playground equipment is securely anchored against the effects of wind and normal use; and
 - iv. the play space and location of playground equipment is designed to provide a safe location for the play space;
 - d. outdoor play space shall be securely enclosed on all sides with the exception for developments proposed on zoned sites US where existing play fields are proposed as outdoor play space;

- e. in a residential zone, outdoor play space may be allowed in any required yard, providing it is designed to limit any interference with other uses, or the peaceful enjoyment of the properties of nearby residents, through landscaping, buffering and the placement of fixed play equipment;
 - f. in any non-residential zone, the outdoor play space shall not be located in any required yard that abuts a public roadway unless the design, size and other characteristics of the proposed play space shall mitigate the potential impact of the traffic on the public roadway on children using the play space;
 - g. the length of the outdoor play space shall be no more than 1.5 times the width to maximize the usability of the space and allow opportunities for a variety of outdoor activities;
 - h. the outdoor play space shall have a shaded area, wind protection, adequate sunlight, and 25% of the total required area shall have a hard surface for the use of wheeled toys; and
 - i. in the case of a Child Care Service use that includes both a daycare centre and an out-of-school care centre, the facility must meet the outdoor play space requirements of each facility.
3. A Child Care Service shall provide exterior lighting of the facility for a well-lit environment.
4. Parking shall be provided according to the regulations outlined in this bylaw. In addition, drop-off parking shall be provided as follows:
- a. a separate on-site drop-off area shall be provided at the rate of one on-site drop-off space for every ten (10) children;
 - b. each drop-off space shall be a minimum of 2.7m in width and a minimum of 5.5m length; and
 - c. the drop-off area shall be located within 60m from the main entrance of the Child Care Service facility.
5. All major indoor play spaces used by children shall have direct source of natural light from windows with an area equivalent to a minimum of 10% of the total floor area of the room.
6. In residential zones, the following conditions shall apply:

- a. in all low density residential zones the Development Officer shall, in making a decision on the suitability of the Child Care Service for the location proposed, give preference to those facilities that would be located on a collector or an arterial road, on a corner site, adjacent to or in community facilities such as a school, park, church or community centre, or adjacent to commercial areas or multi-family development;
- b. a Child Care Service in any residential zone shall not change the principal character or external appearance of the dwelling in which it is located. If a new building is constructed, it must retain the character of a residential dwelling. Any associated signage on the dwelling must not detract from the residential character of the neighbourhood;
- c. no portion of a Child Care Service use, including the building or bay of building and outdoor play space, shall be located within 50m of a service station. This distance shall be measured from the pump island, fill pipes, vent pipes, or service station or vehicle oriented use building, depending on whichever is closest to the child care facility;
- d. the Development Officer, in deciding whether to approve or refuse a Child Care Service in a commercial zone, shall consider the suitability of surrounding development, taking into account, among other matters, traffic, noise and proximity to hazardous uses, to ensure the proposed Child Care Service is in a safe location; and
- e. all development permit applications for Child Care Services shall include plans that show all elevations, floor plans that show indoor play and rest areas including the location of windows, and a site plan that shows the required on-site parking, drop-off facilities and, where appropriate, the outdoor play area, its access from the building, location and type of fixed play equipment, shaded and sheltered areas, the hard surfaced area, as well as fencing, landscaping and any buffering to be provided.

8.2 Boarding and Lodging House

1. Each sleeping unit in a boarding and lodging house must have access to:
 - a. a washroom, with toilet, sink and a bathtub or shower stall;
 - b. a shared kitchen facility with fridge, stove and sink; and

- c. an outdoor amenity space.
2. Any sleeping unit in a boarding and lodging house shall be compliant with current codes regarding safe egress, exit signage, fire safety and early warning devices.
3. Any sleeping unit in a boarding and lodging house shall have a satisfactory annual inspection completed by the City of Wetaskiwin fire department
4. There shall be one on site parking stall provided for each sleeping unit in addition to parking required for other uses in the building.

8.3.1 Limited Foster Home

1. No development permit is required for Limited Foster Homes where they are listed as a permitted use.

8.3.2 Foster Homes

1. Applications for Foster Homes must be accompanied by a letter or form from the public approving or licensing authority that verifies the number of clients that the building is suited for; and, that verifies that all life safety issues of the building and fire code have been properly inspected and addressed.
2. No development permit fees will be charged for Foster Homes where they are a permitted use.

8.3.3 Limited Group Home

1. Applications for Limited Group Homes must be accompanied by a letter or form from the public approving or licensing authority that verifies the number of clients that the building is suited for; and, that verifies that all life safety issues of the building and fire code have been properly inspected and addressed.
2. Applications for Limited Group Homes must be accompanied by a letter or form from the public approving or licensing authority verifying the number of staff that will be required to meet the expected supervision and care for the clients.
3. Limited Group Homes in residential districts shall have a residential appearing exterior building design and landscaping features.

4. Adequate onsite parking shall be provided for Limited Group Homes for maximum employees on shift. The Development Authority shall determine the number of required stalls that shall be provided. The Group Care operator shall encourage the staff to park in the parking provided.

8.3.4 Group Home

1. Applications for Group Homes must be accompanied by a letter or form from the public approving or licensing authority that verifies the number of clients that the building is suited for; and, that verifies that all life safety issues of the building and fire code have been properly inspected and addressed.
2. Applications for Group Homes must be accompanied by a letter or form from the public approving or licensing authority verifying the number of staff that will be required to meet the expected supervision and care for the clients.
3. An application for a Group Home will not be permitted within 76m of a previously approved Group Home or Limited Group Home.
4. Group Homes in residential districts shall have a residential appearing exterior building design and landscaping features.
5. Adequate on-site parking shall be provided for Group Homes for maximum employees on shift. The Development Authority shall determine the number of required stalls that shall be provided. The Group Care operator shall encourage the staff to park in the parking provided.

8.3.5 Institutional Group Home

1. Applications for Institutional Group Homes must be accompanied by a letter or form from the public approving or licensing authority that verifies the number of clients that the building is suited for; and, that verifies that all life safety issues of the building and fire code have been properly inspected and addressed.
2. Applications for Institutional Group Homes must be accompanied by a letter or form from the public approving or licensing authority verifying the number of staff that will be required to meet the expected supervision and care for the clients.

3. An Institutional Group Home shall not be permitted on a property within 300m of any property that is zoned R1, R1A, R1L, R1N, R2, RE, RMX, or RMH.

8.3.6 Support Home

1. No development permit is required for a Support Home where they are listed as a permitted use.

8.4 Temporary Shelter Service

1. A development sponsored or supervised by a public authority or non-profit agency for the purpose of providing temporary accommodation for persons requiring immediate shelter and assistance for a short period of time. Typical uses are overnight shelters.
2. Temporary Shelter Services are a direct control use that must be approved by resolution of City Council considering the following regulations:
 - a. temporary shelter services must be within a permanent building that meets all Safety Codes regulations;
 - b. temporary shelter services shall not be permitted on a site within of 200m from any site with a residential zoning classification;
 - c. temporary shelter services shall not be permitted on a site within 100m of a site with operating retail store;
 - d. the Development Authority must allow temporary shelter service without due notification process, with written direction from the Director of Disaster Services due to an emergency situation; and
 - e. temporary shelter services must provide outdoor space or supervised indoor space for persons waiting to use the facility as overnight accommodation in order to deter loitering in the neighbourhood.

8.5.1 Secondary Suite

1. For the purpose of this Section in reference to secondary suites “floor area” means the floor area of the suite excluding stairways to a common landing and floor area of furnace rooms and shared common areas.
2. Where a secondary suite is proposed, the site area of the subject property must exceed the minimum site area for the zoning classification by at least 40sq.m.
3. One (1) on-site parking stall shall be provided specifically for the secondary suite, in addition to the two on-site parking stalls parking required for the principal building.
4. The additional on-site parking stall shall not be located in the front yard or side yard of the property.

5. Only one (1) of a secondary suite or a garage suite may be developed in conjunction with a single dwelling building.
6. A secondary suite shall not be developed within the same principal building containing a group home or limited group home, or a major home based business, unless the secondary suite is an integral part of a bed and breakfast facility in the case of a major home based business.
7. A secondary suite shall be restricted to a site occupied by a single dwelling building.
8. A secondary suite is prohibited from being constructed in any building containing more than one (1) living unit.
9. A secondary suite shall remain accessory to and subordinate to the principal building and:
 - a. in the case of a secondary suite built partially or entirely above grade the floor area of the secondary suite shall not exceed 40% of the floor area of the principal building; or
 - b. in the case of a secondary suite, where the floor of the suite is below grade, the floor area of the secondary suite shall not exceed 85% of the floor area of the principal dwelling.
10. The floor area of a secondary suite shall not be less than 30sq.m.
11. A building containing a secondary suite will not be approved for conversion to condominium ownership.

8.5.2 Garage Suite

1. Garage Suites shall be developed in accordance with the following regulations:
 - a. the minimum site area for a site considered for a garage suite shall be the minimum site area required for the principal dwelling plus 100sq.m;
 - b. the maximum roof peak height for a garage containing a garage suite shall be 6.0m or the height of the principal dwelling as constructed at the time of the development permit application, whichever is the lesser;

- c. the maximum wall height regulation for the detached garage must be met, with the exception of gable ends, which must not face adjacent properties;
- d. one (1) dormer roof up to 2.4m in width will be permitted provided the wall containing the dormer is at least 3.6m from an adjacent property;
- e. exterior stairs and exterior landings of up to 2.0 are permitted to access the garage suite provided the landing is at least 3.6m from a side property line;
- f. the maximum floor area of a garage suite shall 60sq.m;
- g. the minimum floor area of a garage suite shall be 32sq.m;
- h. the minimum side yard for that portion of a detached garage that contains a garage suite shall be the same as that for the principal Dwelling in the applicable zone;
- i. the minimum distance between a detached garage containing a garage suite and the principal dwelling on the same site shall be 3.0m;
- j. windows contained within the garage suite portion of the detached garage shall be placed and sized such that they minimize overlook into yards and windows of abutting properties through one (1) or more of the following:
 - i. off-setting window placement to limit direct views of abutting rear or side yard amenity areas, or direct view into a garage suite window on an abutting site;
 - ii. strategic placement of windows in conjunction with landscaping or the placement of other accessory buildings; and
 - iii. placing larger windows such as living room windows, to face a lane, a flanking street, or the larger of any Side Yard abutting another property.
- k. no decks on garage suite roofs shall be allowed;
- l. balconies may be allowed as part of a garage suite only where the balcony faces the lane or a flanking roadway;

- m. only one of a secondary suite or a garage suite may be developed in conjunction with a principal dwelling;
- n. the number of unrelated persons occupying a garage suite shall not exceed two (2);
- o. a garage suite shall not be allowed within the same site containing:
 - i. a group home or limited group home;
 - ii. a major home based business in associated principal dwelling, unless the garage suite is an integral part of a bed and breakfast facility in the case of a major home based business.
- p. where garage suites are discretionary within the applicable zone, the Development Officer may exercise discretion in considering a garage suite having regard to:
 - i. compatibility of the use with the siting;
 - ii. grade elevations;
 - iii. height;
 - iv. roof slopes;
 - v. building types and materials characteristic of surrounding low density ground-oriented housing and development;
 - vi. the effect on the privacy of adjacent properties; and
 - vii. the policies and guidelines for garage suites contained in a statutory plan for the area.

8.5.3 Mixed Use Residential Suites

- 1. Applications for mixed-use residential suites will be considered provided:
 - a. the building does or will, with renovation, meet the requirements of the Alberta Building Code and Alberta Fire Code;
 - b. the floor space is located above the first storey; or is located entirely in the back 60% of the floor space of the first floor of the building and any entrances to first floor suites is from the back or side of the building.

2. On-site parking is provided in addition to the parking and loading spaces required for the commercial or industrial space.
3. Prior to occupancy of any mixed-use residential suites a copy of all required satisfactory Safety Codes inspection report be provided to the Development Officer
4. Despite having a permit issued for a mixed-use residential suite, for the purpose of all municipal bylaws and regulations, the property is deemed a commercial or industrial property and not a residential property.

8.5.4 Apartment Building

1. Notwithstanding the other regulations of this zone, where an apartment building directly abuts a site zoned to allow a single dwelling building as a permitted use, the following regulations shall apply:
 - a. a minimum landscaped setback of 7.5m shall be required from any apartment building to any property line common with a single dwelling unit. No surface parking or loading facilities shall be located within this setback area;
 - b. no outdoor parking, trash collection or outdoor storage areas shall be developed within 3.0m of any property line that abuts a site zoned to allow a single dwelling building as a permitted use;
 - c. a solid screen fence 1.8m in height, shall be installed along all property lines that abut a site zoned to allow a single dwelling building as a permitted use, except for common flanking front yard boundaries which shall be 1.0m in height;
 - d. design techniques including, but not limited to, the use of sloped roofs, variations in building setbacks and articulation of building façades, shall be employed in order to minimize the perception of massing of the building when viewed from adjacent residential areas and roadways;
 - e. building finishes shall be compatible with the exterior finishing materials and colours typical of adjacent single detached housing; and
 - f. where an apartment building is to be developed directly adjacent to a site zoned to allow single detached housing as a permitted use, the maximum building height for the directly adjacent façade of

such apartment building shall not exceed 9.0m or 2 ½ storeys, unless the portion of the façade which is above 9.0m is stepped inward from the lower façade by a distance equivalent or greater than height of the façade that is above 9.0m.

2. A minimum outdoor amenity area of 7.5sq.m per dwelling shall be provided. This area may include the area of balconies and patios.
3. Where an apartment building exceeds twenty (20) suites, an on site children's playground shall be developed that provides at least 2.5sq.m of communal outdoor play space per suite.
4. All parking lots and walkways shall be well lit to provide for a safe, secure environment.
5. All signs related to the name of the building, sale, lease or rental of suites conform to Section 7.6.

8.6.1 Manufactured Home

1. Applications for the placement of a manufactured home, as defined, shall include the unit CSA certification number, the manufacturer name and model name, and shall supply a letter from the manufactured home community owner or manager supporting the application for placement of the manufactured home, deck or addition.
2. Manufactured homes shall be supported and tied down in accordance with manufacturers specifications and the Alberta Building Code.
3. Additions, decks and porches require separate development permits or shall be specified to at the time of the original development permit application. The application shall include a letter from the manufactured home community owner or manager supporting the application for placement of the deck or addition.

8.6.2 Modular Housing

1. Applications for the placement of modular housing, as defined, shall include all information required by Section 4.2, and be treated the same as site built buildings.
2. In addition, applications must include a copy of a certificate indicating the CSA certification number, the foundation type and drawings, and indicate all decks, porches and site built additions such as garages.

3. Modular Housing must be placed on a permanent foundation equal to that of a site built home.

8.6.3 Residential Sales Centre

1. A residential sales centre may be in the form of a show home(s) with a sales office, a show suite within a multi-family building, or as a separate temporary building.
2. Sites containing residential sales centres shall be located and developed such that their impacts on local roadways and surrounding residential development are minimized. In deciding upon an application, the Development Officer shall take into consideration the scale of the residential sales centre, its proximity to arterial or neighbourhood collector roadways, and to occupied residential development.
3. Where sites are located within 60m of existing development, the applicant shall demonstrate that sufficient parking is available on or adjacent to the site so that parking congestion shall not develop on that portion of local streets serving existing development in the vicinity of the residential sales centre.
4. The siting and development of residential sales centre buildings shall comply with the regulations of the land use zone applying to the site except that:
 - a. the Development Officer may attach conditions requiring additional setbacks to minimize any adverse impacts on adjacent development;
 - b. in the case of a temporary structure, the height of the building, including any hoardings or false fronts, shall not exceed one storey or 4.0m.

8.6.4.1 Private Swimming Pool

1. A development permit is required for a private swimming pool, as defined.
2. Except hot tubs identified in Clause 4, the entire area of an outdoor swimming pool shall be protected by a fence, building, wall or enclosure that can prevent access by unauthorized persons, and its height above ground level shall not be less than 1.8m.
3. An opening for access through a fence around a private swimming pool shall be protected by a gate that is the same height as the fence, equipped with a self-closing device, equipped with a self-latching mechanism located on the inside of the gate that is at least 1.5m above the ground level, and that is capable of being locked.
4. An outdoor hot tub that is equipped with a cover can carry a weight of 100kg and that is capable of being latched and locked, can have the minimum fence height requirements of a fence or gate reduced to 1.0m.
5. A private swimming pool shall be setback at least 1.5m away from any property line.
6. A building that is built specifically to enclose a private swimming pool shall meet the same yard setback requirements as the principal building.

8.6.4.2 Semi-Public Swimming Pool

1. A semi-public swimming pool is required to meet all requirements specified in the appropriate Subsections of Section 7.3 of the Alberta Building Code.
2. An attached or detached building enclosing a semi-public swimming pool or water theme park shall meet all of the same building height and setback requirements as outlined for the principal building in the appropriate zoning classification regulations.

8.7.1 Home Office

1. A Home Office shall comply with the following regulations:
 - a. there shall be no exterior display or advertisement;

- b. there shall be no mechanical or electrical equipment used that creates external noise, or
- c. visible and audible interference with home electronics equipment in adjacent dwellings;
- d. the home office shall not employ any person other than a residents of the dwelling;
- e. there shall be no outdoor business activity, or outdoor storage of materials or equipment other than office equipment associated with the business allowed on the site;
- f. there shall be no business traffic or deliveries to the property;
- g. the home office shall not change the principal character or external appearance of the dwelling involved; and
- h. in addition to the information requirements of Section 4.2 of this Bylaw, each application for a Development Permit for the use class home office shall include a description of the business to be undertaken in the dwelling, an indication that there will be no business or deliveries and details for the provision of parking.

8.7.2 Minor Home Based Business

1. A minor home based business shall comply with the following regulations:
 - a. there shall be no exterior display or advertisement other than an identification plaque or sign as specified in 7.6.7.18;
 - b. there shall be no mechanical or electrical equipment used that creates external noise, or visible and audible interference with home electronics equipment in adjacent dwellings;
 - c. the minor home based business shall not employ any person on-site other than a resident of the dwelling;
 - d. there shall be no outdoor business activity, or outdoor storage of materials or equipment associated with the business allowed on the site. Indoor storage shall only be allowed inside the dwelling;
 - e. the minor home based business shall not change the principal character or external appearance of the dwelling involved; and

- f. in addition to the information requirements of Section 4.2 of this bylaw, each application for a development permit for the use class minor home based business shall include a description of the business to be undertaken in the dwelling, an indication of the anticipated number of business visits per week and details for the provision of parking.

8.7.3 Major Home Based Business

1. A major home based business shall comply with the following regulations:
 - a. there shall be no exterior display or advertisement other than an identification plaque or sign as specified in 7.6.7.18;
 - b. there shall be no mechanical or electrical equipment used that creates external noise, or visible and audible interference with home electronics equipment in adjacent dwellings;
 - c. the major home based business shall be of a nature that will not cause excessive vehicular traffic, however, will allow business visits that do not cause unreasonable traffic flow to the residence;
 - d. the number of non-resident employees or business partners working on-site shall not exceed one (1) at any one time;
 - e. there shall be no outdoor business activity, or outdoor storage of material or equipment associated with the business. Indoor storage related to the business activity is be allowed in either the dwelling or accessory buildings;
 - f. the major home based business shall not change the principal character or external appearance of the dwelling or accessory building;
 - g. a major home based business, operating as a bed and breakfast facility shall conform to Section 8.7.4, in addition to this Section;
 - h. a major home based business, operating as day home shall conform to Section 8.1.1. in addition to this Section;
 - i. in addition to the information requirements Section 4.2 of this bylaw, each application for a development permit for the use class major home based business shall include a description of the business to be undertaken at the premises, an indication of the number of business visits per week, provision for parking, and

where any materials or equipment associated with the business use are to be stored; and

- j. the major home based business will not be allowed if, in the opinion of the Development Officer, such use would be more appropriately located in a commercial or industrial zone having regard for the overall compatibility of the use with the residential character of the area.
- k. A major home based business shall not be allowed within the same principal dwelling containing a secondary suite or within the same site containing a garage suite and an associated principal dwelling, unless the home based business is a bed and breakfast facility and the secondary suite or the garage suite is an integral part of the bed and breakfast facility.

8.7.4 Bed and Breakfast Facility

- 1. A bed and breakfast facility is deemed a major home based business and must meet all of the requirements of Section 8.7.2. as well as this Section.
- 2. A development permit application for a bed and breakfast facility shall be accompanied by documentation that will show compliance with the following clauses within this Subsection.
- 3. A bed and breakfast facility, located on a site with a residential zoning classification, shall be limited to three sleeping units dedicated for guests;
- 4. Sleeping units used for guests shall be rooms that are above grade;
- 5. There shall be no cooking facilities within guest rooms;
- 6. The sleeping units considered as guest rooms shall have a satisfactory inspection completed by the City of Wetaskiwin fire department prior to being used by guests and shall be compliant with current codes regarding safe egress, exit signage, fire safety and early warning devices;
- 7. The sleeping units shall have a satisfactory annual inspection completed by the City of Wetaskiwin fire department;
- 8. There shall be one clearly identified parking stall provided on site for each sleeping unit in addition to the stalls required for the primary residential use;

9. A bed and breakfast facility will be allowed to have one sign as permitted under Section 7.6.7.18; however, will be allowed to double the permitted sign area.
10. A bed and breakfast facility shall allow guests unlimited access to all outdoor amenity areas on the site.

8.8 SECTION NUMBER RESERVED FOR RESIDENTIAL

8.9 SECTION NUMBER RESERVED FOR COMMERCIAL

8.10 Liquor Store

1. A liquor store shall be located outside of a 200m radius from:
 - a. the nearest residential district;
 - b. any existing religious assembly;
 - c. any existing private and/or public school;
 - d. any existing day care facility;
 - e. any existing community hall, or
 - f. any existing park.
2. The 200m radius as identified in 8.10.1 shall be calculated from the exterior boundary of the space to be occupied by the liquor store, not the parcel boundary.
3. For sites in the C5 district, a liquor store is a Permitted Use, and sites in the C5 district are exempted from the restrictions in 8.10(1) provided the parcel of land is greater than 10 acres in size.
4. The Development Officer has no variance powers regarding this Subsection.

8.11 Secondhand Store

1. Applications for the use of a building as a secondhand store, as defined, must include information regarding all signage and displays visible from the streets.
2. All signage must be a professionally designed and constructed structure and be permanent in nature.
3. No outdoor storage or display of goods is permitted.
4. Secondhand stores must have one onsite-loading stall from the rear of the building.

8.12 Pawn Shop

1. Pawn shops will not be considered as a use within buildings on any site that is within 200m of a site that has a residential zoning

classification, or that is classed for residential use in an Area Structure Plan or the Municipal Development Plan.

2. On sites where a building is used as a pawn shop, the site shall not have outdoor storage for any goods or materials.

8.13 Adult Entertainment Facility

1. An adult entertainment facility shall be located outside of a 200m radius from:
 - a. the nearest residential district;
 - b. an existing religious assembly facility;
 - c. any existing private and public school;
 - d. any existing arena or active recreational facility;
 - e. any existing day care facility;
 - f. any existing community hall;
 - g. any existing park; or
 - h. any other adult entertainment facility.
2. The Development Officer has no variance regarding this Subsection.

8.14.1 Pubs and Lounges

1. All required parking for a pub or lounge shall be on the same site as the facility.
2. There shall be exit doors leading from the facility directly to the provided parking lots.
3. All pubs and lounges shall keep all doors, windows and other openings in the exterior walls closed, except for doors during the entrance and exiting of patrons, to prevent noise to the surrounding properties.
4. Noise from a pub or lounge shall be controlled so it does not emit beyond the boundaries of the site.
5. The Development Officer may consider limiting the hours of operation, as a condition of the Development Permit, if the site is adjacent to or

across a street or lane from residential uses. Consideration would be based on potential outdoor noise and annoyances from traffic and pedestrian uses.

8.14.2 Nightclubs and Bars

1. All required parking for nightclubs and bars shall be on the same site as the facility.
2. There shall be exit doors leading from the facility directly to the provided parking lots.
3. All nightclubs and bars shall keep all doors, windows and other openings in the exterior walls closed, except for doors during the entrance and exiting of patrons, to prevent noise to the surrounding properties.
4. Noise from a nightclub or bar shall be controlled so it does not emit beyond the boundaries of the site.
5. The Development Officer may consider limiting the hours of operation, as a condition of the Development Permit, if the site is adjacent to or across a street or lane from residential uses. Consideration would be based on potential outdoor noise and annoyances from traffic and pedestrian uses.

8.15 Outdoor Restaurant Patio

1. Additional parking shall be provided to accommodate the patrons to the same parking ratio as the restaurant facility.
2. If an outdoor restaurant patio is within 75m of a property with a residential zoning classification it shall be prohibited from use between the hours of 10:00 p.m. one day and 7:00 a.m. the next day.

8.16 Licensed Outdoor Patio

1. Additional parking shall be provided to accommodate the patrons to the same parking ratio as the licensed facility.
2. If a licensed outdoor patio is within 75m of a property with a residential zoning classification it shall be prohibited from use between the hours of 10:00 p.m. one day and 7:00 a.m. the next day.

3. A licensed outdoor patio shall be fenced and be designed to have the only access gained to the patio by entering through the licensed facility.

8.17 Booth Market

1. A development permit is required for an outdoor booth market or for an indoor booth market on a property that classified anything other than urban service or shopping center commercial.
2. A permit application for a booth market shall:
 - a. indicate the maximum number of vendors that will be taking part in the event;
 - b. indicate the specific dates that the event will be operating;
 - c. identify the parking that will be utilized for the vendors and for patrons;
 - d. include a drawing showing the layout of the booths; and
 - e. include separate applications for all signage within the City that will be promoting the event.
3. The organizing party for any booth market shall ensure that proper exiting is in place and that it is maintained to the satisfaction of the City of Wetaskiwin Fire Chief.
4. Outdoor booth markets shall provide a minimum of one garbage receptacle for every four booths.
5. No development permit is required for a sunshade structure at a booth market; however they shall be set up to resist wind uplift.
6. Organizations that hold booth markets on a regular basis can obtain annual permits.

8.18 Tourist Campsite

1. A tourist campsite must have access to a provincial highway or an arterial roadway and the road access including turning lanes must meet the City of Wetaskiwin design standards.
2. Tourist campsites must not be placed within 150m of properties classified as residential.

3. Fire pits within tourist campsites must meet the City of Wetaskiwin fire regulations.
4. Patrons within tourist campsites must not exceed the noise regulations within the nuisance bylaw.
5. Tourist campsites must have washroom and shower facilities located on site.
6. All camping stalls within a tourist campsite must be equipped with electrical power connections.
7. Tourist campsites must be fenced on property boundaries where the site is adjacent to other uses.

8.19 Outdoor Amusement Establishment

1. An outdoor amusement establishment placed, as a secondary use to a commercial development on a parking lot shall not reduce the onsite parking by more than 10% of the required stalls for the commercial development.
2. An outdoor amusement establishment placed on a separate site shall have at least eight (8) on-site customer parking stalls.
3. An outdoor amusement establishment where potential noise is generated by the facility shall not be placed within 200m of a residential property, measured from the actual perimeter of the outdoor amusement establishment to the property boundary of the residential property.
4. An outdoor amusement establishment shall be fenced with chain link fencing with all entrance through a controlled gate.
5. An outdoor amusement establishment must have on-site washroom facilities, or have agreed access to public washrooms with the operator of an adjacent facility.

8.20 Carnival

1. A development permit must be applied for at least three (3) weeks prior to set up for the event.
2. The application must include:
 - a. proof of Safety Codes certification,

- b. a general layout of the proposed site,
 - c. an emergency vehicle access plan,
 - d. the location for storage of equipment and vehicles,
 - e. the hours of operation,
 - f. a policing and security plan, and
 - g. a litter control plan.
3. The Development Officer with consultation with the police, may require, that additional professional security be provided at the expense of the carnival operator.
 4. The applicant may at the Development Officer's discretion be required to provide cash refundable security to ensure the site is left clean and tidy.
 5. The carnival operator must arrange a meeting with the Fire Chief, RCMP, and ambulance personnel prior to public access to the site and review the emergency plans and gain the support of these officials.
 6. The carnival operator must provide the names and immediate contact information of the top three (3) carnival personnel to the Fire Chief and RCMP prior to the commencement of the carnival.
 7. The Development Officer can make conditions regarding the hours of operation of the carnival.

8.21 Greenhouse and Plant Nursery

1. Greenhouse buildings for public access must be designed by a professional engineer, and be constructed and maintained in accordance with the design. A generic design will be accepted provided the design meets Canadian standard.
2. Applications to place a greenhouse building intended for public access shall include the building design drawings.
3. Greenhouse buildings intended for year round placement shall be firmly attached to a permeable surface and shall be able of surviving 120km winds.

4. Greenhouse buildings placed in parking lots intended for commercial businesses shall not reduce the available parking spaces to a number less than the number of required parking stalls for the commercial use.
5. Greenhouse buildings less than 80sq.m in floor area shall meet or exceed the minimum building setback requirements of accessory buildings and not exceed the height requirements of accessory buildings.
6. Greenhouse buildings 80sq.m or greater in floor area shall meet or exceed the minimum building setback requirements of principal buildings and not exceed the maximum height requirements of the principal buildings.
7. All materials or goods stored outdoors shall be kept in a neat and tidy order at all times.
8. Storage of bulk landscaping materials shall be kept on pallets or in constructed bins.
9. Greenhouse buildings located on residential properties are deemed an accessory building.

8.22 General Industrial Uses

1. This use class shall only be used when the use class does not fit into any other classification defined in this bylaw.
2. Applications for this use class shall include a detailed written description of the industrial activity intended for the site.
3. Applications for this use class shall clearly fit within the definition outlined in Part 2 of this bylaw.
4. The applicant shall, at time of application, provide written verification of their intent and agree to comply with the Industrial Performance Standards outlined in the district regulations in Part 6 of this bylaw.
5. Applications for this use class will require written approval for the proposed use from the City Fire Chief prior to the issuance of a development permit.

8.23 Higher Risk Industrial Uses

1. All fuel storage tank systems for bulk fuel facilities must be designed, installed, and operated in accordance with the Alberta Fire Code.

2. All fuel storage tank systems must have a permit to install from the Petroleum Tank Management Association of Alberta.
3. All fuel storage tank systems must not be located within 100 m of a residential property measured from the proposed tanks to the residential property line.
4. Prior to use of the fuel tank systems, the applicant shall submit a letter of installation compliance addressed to the City from the designing engineer.
5. Every facility at which the transfer of propane takes place shall have a risk and safety management plan. If the facility handles greater than 30,000 USWG, the risk and safety management plans must be approved by a professional engineer.
6. Bulk propane handling facilities with a vessel not greater than 5,000 USWG shall be located at least 320m from a residential property and bulk propane handling facilities with a vessel not greater than 30,000 USWG shall be separated from residential properties by 640m.
7. All other uses that are deemed a High Hazard Industrial Occupancy (F1) under the Alberta Building Code must be located at least 250m from any property classified as residential and located south and \ or east from residential properties.

8.24 Automotive and Equipment Repair Shop

1. The design for an Automotive and Equipment Repair Shop, that includes the outdoor storage of tires, must be reviewed for compliance with the fire code and be approved in writing by the Fire Chief prior to development permit application.
2. The application for an Automotive and Equipment Repair Shop that includes the outdoor storage of tires must include a fire protection plan that has been approved by the Fire Chief.
3. An Automotive and Equipment Repair Shop that provides for the repair of motor vehicles shall have a minimum of 1.5 paved parking stalls for each service bay.
4. Any parking or storage of dismantled vehicles or equipment at a site approved as an Automotive and Equipment Repair Shop shall be within a fenced and screened compound.

5. Any fenced compound on a site approved for an Automotive and Equipment Repair Shop shall not be placed within 12m of the front property line.
6. The storage of dismantled vehicles and equipment within a fenced compound shall not cover more than 450sq.m or it shall be deemed an Auto Recycling and Salvage Yard.
7. The storage area of an Automotive and Equipment Repair Shop must be hardsurfaced and be kept free of vegetation.
8. The placement of overhead doors within an Automotive and Equipment Repair Shop shall allow for onsite maneuvering of vehicles and queuing of vehicles that are entering and leaving the building.

8.25 Auto Recycling and Salvage Yard

1. The design for an Auto Recycling and Salvage Yard must be reviewed for compliance with the fire code and be approved in writing by the Fire Chief prior to development permit application.
2. The application must include a fire prevention plan that has been approved by the Fire Chief.
3. The site of an Auto Recycling and Salvage Yard must be fenced to a height of 2.4m with commercial grade chain link materials including privacy slats.
4. The maximum storage height within the storage area shall be 3m.
5. The fenced area of an Auto Recycling and Salvage Yard must be set back at least 12m from the front property line.
6. The front 12m of the property must include 40% of the area as soft landscaping.
7. At least five (5) on-site parking stalls shall be provided within the front yard for customers and staff.
8. An application for an Auto Recycling and Salvage Yard must be accompanied by a Storm Water Management Plan that meets the City of Wetaskiwin Design Standards and that has been approved in writing by the engineering department prior to the issuance of a development permit.

9. The storage area of an Auto Recycling and Salvage Yard must be hard surfaced and be kept free of vegetation.
10. An Auto Recycling and Salvage Yard shall be equipped with a private on site fire hydrant that meets the City of Wetaskiwin Design Standards.
11. No storage of salvage or unlicensed vehicles shall be kept outside of the fenced area.
12. An Auto Recycling and Salvage Yard shall have a permanent building that is equipped with offices and washroom facilities.

8.26 Vehicle Oriented Uses

8.26.1 Application of Subsection

1. Developments in the following use classes shall comply with the special regulations of this Section:
 - a. Drive-in Food Service;
 - b. Service Station;
 - c. Rapid Drive-through Vehicle Service
2. The Development Officer may also require that developments not included in the use classes listed in clause (1) above, such as drive-through automated teller machines or other similar uses, shall comply with the regulations of this Section if such developments provide drive-in service or service in which patrons remain within their vehicle.

8.26.2 Development Regulations

1. Sites shall be located:
 - a. at the intersection of two (2) or more public roadways, but not including lanes, provided that a site may be located between intersections where there is a service road or a centre median; or
 - b. as part of a shopping centre or in conjunction with other commercial development, if the Engineering Department is satisfied that the development shall not adversely affect the functioning of surrounding public roadways, or traffic circulation on the site.

2. The minimum frontage shall be 30m.
3. Service Stations and Rapid Drive-through Vehicle Services shall have a minimum lot depth of 30m.
4. Site area and coverage shall be provided as follows:
 - a. the minimum site area for Drive-in Food Services, or developments defined in Subsection 8.26.1(2) shall be 930sq.m, and the maximum site coverage shall be 15%;
 - b. the minimum site area for a Service Station as an independent development shall be 1200sq.m and the maximum site coverage, including pump islands, shall not exceed 20%;
 - c. where two (2) or more of the aforementioned uses are part of a mixed use development on the same site, the total site area requirements shall be the sum of the requirements of the uses computed separately, unless the applicant can demonstrate to the Development Officer that there is a complementary use of space which would warrant a reduction in site area requirement.
5. Queuing Space shall be provided as follows:
 - a. for Drive-in Food Services and other developments having a drive-through service window, a minimum of eight (8) in-bound queuing spaces shall be provided for vehicles approaching the drive-through service window, and two (2) out-bound queuing spaces shall be provided on the exit side of each service position and this space shall be located so as not to interfere with service to the next vehicle;
 - b. for Rapid Drive-through Vehicle Services a minimum of four (4) in-bound and two (2) out-bound queuing spaces shall be provided for each service bay, except in the case of:
 - i. a complete service car wash or a multi-bay single entrance self-service car wash the number of required queuing spaces shall be as follows:
 - A. a minimum of five (5) in-bound to a maximum of ten (10) queuing spaces for facilities with up to ten (10) bays, and a minimum of two (2) out-bound queuing space shall be provided;
 - B. a minimum of five (5) in-bound to a maximum of fifteen (15) queuing spaces for facilities with eleven (11) or more bays, and

- a minimum of two (2) out-bound queuing space shall be provided;
 - ii. a multi-bay multi-entrance self-service car wash a minimum of two (2) in-bound and a minimum of one (1) out-bound queuing space shall be provided for each bay. The actual number of queuing spaces shall be determined to the satisfaction of the Development Officer.
 - c. for Rapid Drive-through Vehicle Services and Drive-in Food Services, access aisles and queuing spaces associated with these use classes shall be located no less than 3m from any property line where the site containing these use classes abuts any site containing existing residential or residential-related uses, including situations where such sites are separated by a road or lane 10m or less in width. The orientation of access aisles, queuing spaces and on-site vehicular circulation shall be designed to the satisfaction of the Development Officer, in consultation with the Engineering Department, having regard to the minimization of traffic circulation conflicts, and to other on-site and off-site impacts, particularly with regard to existing off-site and adjacent residential or residential-related uses; and
 - d. all queuing spaces shall be a minimum of 6.5m long and 3m wide. Queuing lanes shall provide sufficient space for turning and maneuvering.
6. Service Stations shall adhere to the following additional regulations:
- a. all pump islands shall be located at least 6m from any boundary of the site, parking area on the site, or laneways intended to control traffic circulation on the site; and
 - b. any canopy over a gas pump island shall be no closer than 3m to any boundary of the site, and shall be designed, finished, and of a height such that the canopy is not obtrusive, and maintains consistency with the design and eave line of the principal building on site. The canopy area shall not be included in the calculation of site coverage for the purpose of this Subsection and
 - c. where these use classes are adjacent to sites zoned residential or separated from them by a lane, or are directly visible to residential uses across a public roadway, the design, finishing, lighting and siting of development, including the orientation of gas pump islands and service bays with the intent of achieving a compatible

relationship with surrounding development and a high standard of appearance when viewed from adjacent roadways.

7. Rapid Drive-through Vehicle Services and Drive-in Food Services shall adhere to the following additional regulations:
 - a. the design, finishing and siting of such development shall achieve a compatible relationship with surrounding development and a high standard of appearance when viewed from adjacent roadways; and
 - b. these use classes shall be located not less than 15m from any property line where the site containing these use classes abuts any site zoned residential or any site containing residential or residential-related uses, including situations where such sites are separated by a road or lane 10m or less in width. This 15m minimum setback distance may be reduced at the discretion of the Development Officer, if the Development Officer is satisfied that impacts on the residential or residential-related uses shall be minimal due to structural and design measures incorporated into the proposed development;
 - c. where these use classes and associated access aisles and queuing spaces are located within 30m of a property line where the site containing these use classes abuts any site zoned residential or any site containing existing residential or residential-related uses, including situations where such sites are separated by a road or lane 10m or less in width, the following fencing and landscaping requirements shall apply:
 - i. solid, screen fencing constructed of wood or suitable wood-like synthetic substitute, 1.83m in height; and
 - ii. required fencing shall be augmented with tree and shrub planting designed to soften the visual effect of the required fencing, and shall be provided in accordance with the standards identified in Part 7.
8. Drive-in Food Services and other developments having a drive-through service window shall adhere to the following additional regulations:
 - a. the location, orientation and setback of drive-through service windows shall be to the satisfaction of the Development Officer in consultation with the Transportation and Streets Department, having regard to the minimization of on-site and off-site traffic impacts.

8.27.1 Temporary Storage Yard

1. A temporary storage yard shall only be used as an interim use for a period of time not exceeding one (1) year under any development permit. A permit may be renewed annually at the discretion of the Development Officer.
2. No alteration to the grade of the site shall take place without a development permit to excavate.
3. Prior to constructing a fence to enclose a temporary storage yard, the owner shall provide the necessary surveying information to the City Engineering department to indicate that the grades at the fenced property lines are at or near proper elevations to control storm water within the vicinity of the site.
4. Intermodal containers and portable tent structures may be allowed to be stored in a temporary storage yard under a separate permit.
5. Storage on the site must be kept safe and orderly to allow access throughout the site and must not be for the storage of salvage or in operable vehicles.
6. Vegetation must be controlled in a temporary storage yard to a growth height of less than 100mm and the site must be kept free of noxious weeds.
7. Access to the site must have appropriate curb cuts as approved by the City's Engineering department.

8.27.2 Temporary Building

1. An application for a temporary building shall be accompanied by the following:
 - a. information required under Section 4.2;
 - b. the development permit fee as prescribed pursuant to in Section 3.11 which will include an annual fee;
 - c. \$1000 deposit fee to ensure removal of the temporary building by the development permit expiry date; and
 - d. information regarding the exterior appearance of the building.

2. A temporary building shall meet all yard setback requirements and building separation requirements required in the district zoning classification regulations.
3. The maximum time period a Development Officer may issue a development permit for is one (1) year from date of development permit approval. The Development Officer may, at their discretion, issue one (1) extension of up to one (1) additional year.
4. Failure to remove the temporary building on, or before the expiry date, will result in:
 - a. penalties;
 - b. per day fines pursuant to Section 10; and
 - c. use of the deposit fee to have the building and contents removed from the site.

8.27.3 Tent Structure

1. An application for a tent structure, as defined, shall be accompanied by the following:
 - a. information required under Section 4.2;
 - b. the development permit fee as prescribed pursuant to in Section 3.11;
 - c. documentation to verify that the tent structure will support local snow loads; and
 - d. information regarding the exterior appearance of the building for consideration by the Development Officer.
2. A tent structure shall meet all yard setback requirements and building separation requirements required in the district zoning classification regulations.
3. A permit holder intending to use a tent structure for the public assembly of persons shall arrange for inspection and gain written approval from the Fire Department to ensure the fire safety and the public meets egress requirements of the appropriate codes prior to access.
4. Tent structures shall be no closer to the front property line than the leading edge of the principal dwelling.

5. Tent structures shall meet all regulations as outlined for a detached garage.
6. Tent structures placed on properties with commercial, industrial or urban service zoning classifications intended for longer term use shall be kept in a neat and tidy appearance without wind damage or tears.
7. Uses within tent structures on properties that are within the vicinity of residential uses, as determined by the Development Officer, are limited to storage uses only and not industrial activities.

8.27.4 Intermodal Container Storage

1. Intermodal Containers located in the C2 – General Commercial, C3 – Highway Commercial, C5 – Shopping Centre Commercial and UR – Urban Reserve districts must meet the following requirements:
 - a. Must be located in the rear yard of the parcel;
 - b. Must be a minimum of 2m from the principal building;
 - c. Must be a minimum of 1m from the rear lot line;
 - d. Must not be stacked on one another or any other structure; and
 - e. Must only be placed on parcels that have a principal building already developed on it.
2. Intermodal Containers are limited to a maximum of 1 intermodal container per hectare in the following districts:
 - a. C2 – General Commercial;
 - b. C3 – Highway Commercial;
 - c. C5 – Shopping Centre Commercial; and
 - d. UR – Urban Reserve.
3. All Intermodal Containers located in the C2 – General Commercial, C3 – Highway Commercial, C5 – Shopping Centre Commercial and UR – Urban Reserve districts must meet the following criteria:
 - a. Must be fully painted the same colour as the principal building;
 - b. Must be free of graffiti; and
 - c. Must be screened by either solid fencing at a height of 1.8m or coniferous trees at a minimum height of 1.8m when planted.
4. All pre-existing intermodal containers located in the C2 – General Commercial, C3 – Highway Commercial, C5 – Shopping Centre Commercial and UR – Urban Reserve districts have one year from the date of the bylaw approval to become compliant with these specific use regulations

5. Permit fees for Intermodal Containers are annual and due by January 1 of each calendar year upon the placement of an intermodal container.

8.28 Stockpile Site

1. Other than a site approved for development work related to an approved subdivision, approved building project, or for municipal work, no person or party shall create a stockpile of materials without first obtaining a development permit to do so.
2. An application to place a stockpile on a site shall be accompanied by a letter signed by the property owner, stating the guaranteed date of removal of the stockpile and the name of the party responsible to remove the stockpile.
3. Any stockpile shall be kept in a safe and manageable manner and not be deemed a nuisance or unsafe property under the nuisance bylaw.
4. Any stockpile shall be kept free of noxious weeds.
5. No person shall create a stockpile of materials that have been relocated from a site where the soils may have been contaminated with environmentally sensitive materials.
6. No person shall create a stockpile within 200m of an existing residential property without the site being fully fenced to discourage the access of persons and having signs placed to advise of the dangers.
7. The development officer may require the applicant to provide financial security to ensure that the stockpile is removed from the site within agreed timelines.

8.29 Auctioneering Establishment

1. Auctioneering establishments with outdoor auction activity shall be placed at least 300m from any property classified as residential use.
2. Indoor auctioneering establishments shall have on site parking provided at a ratio of one (1) stall per two (2) patrons based on building code occupancy load calculations.
3. Outdoor auctioneering establishments shall 25% of the site dedicated for patron parking.

8.30 Mini Storage Facility

1. Mini Storage Facilities shall be entirely fenced with chain link fencing.
2. Access Gates to enter the Mini Storage Facilities site shall be set back from the front property line by at least 7m and shall not swing outward.
3. Building spacing and layout shall meet the requirements of the Alberta Building Code

8.31 Security Suite

1. Security suites shall not exceed 80sq.m in floor area.
2. Security suites must be designed and constructed to meet all building code requirements.
3. The occupier of a security suite must be accepting of all surrounding and commercial and industrial uses and associated noise and traffic.

8.32 Medical Marijuana Production Facilities

1. All Medical Marijuana Production Facilities must be located outside of a 76 metre radius from the property line to any of the following:
 - a. the nearest residential district;
 - b. any existing religious assembly;
 - c. any existing private and public schools;
 - d. any existing day care facility;
 - e. any existing community hall; or
 - f. any existing park
6. Medical Marijuana Production Facilities shall:
 - a. be contained in a fully enclosed stand-alone building;
 - b. must not have any outdoor area for storage of goods, materials and supplies;
 - c. must have all loading stalls and docks inside the building;

- d. must include equipment designed and intended to remove odors from the air where it is discharged from the building as part of the ventilation system.

8.33 Cannabis Retail

1. A Cannabis Retail development shall be outside of the specified radius for the following:
 - a. 100 metres from Parks;
 - b. 100 metres from Playgrounds;
 - c. 100 metres from Schools;
 - d. 100 metres from Child Care;
 - e. 100 metres from Libraries;
 - f. 100 metres from Hospitals;
 - g. 50 metres from Liquor Stores; and
 - h. 50 metres from other Cannabis Retail uses
2. For any sites over 10 acres in size the setback distance identified in 8.33.1 (excluding provincial requirements) shall be calculated from the exterior of the retail space, not the parcel boundary.
3. If a development permit application is made for a park, playground, school, child care, or library after the approval of a Cannabis Retail use and it is within the specified buffer distance from the Cannabis Retail; the park, playground, school, child care or library shall not be bound by the required buffer distances from the Cannabis Retail use.
4. The number of Cannabis Retail permits approved will be limited to 3 at any one time. The applications to be considered will be chosen by a Random Selection Process as follows:
 - a. Random Selection Process Applications will be accepted up to a date established by City Council.
 - b. Applicants will need to meet the criteria established at the time of the Random Selection process.
 - c. All valid applications will be entered into a random selection draw that will be conducted by an independent third party.

- d. The order in which the applications are selected will be posted and applicants will be notified of their ranking and a time to meet with the Development Authority to accept their development permit application.
 - e. The application will then be reviewed within the time established in Section 4.5.
 - f. If less than 3 Cannabis Retail uses exist, the selection process of applications will be a Bylaw 1914-18 Page 5 of 6 continuation of the previous Random Selection Process unless otherwise directed by Council.
5. All functions of the use shall be fully enclosed in the building.
 6. No outdoor storage shall be allowed on site.
 7. All garbage containers, waste material, and loading facilities shall be fully enclosed within the building.
 8. The use shall not emit any odor or other substance which is harmful or injurious to health or physical well-being.
 9. Products in the store must not be visible from outside the premise.
 10. Drive-through windows are prohibited.
 11. The building containing the Cannabis Retail use must be protected by a professionally installed and supervised alarm system.
 12. The building containing the Cannabis Retail use must be secure from all sides including the roof.
 13. Must comply with all applicable municipal, provincial, and federal legislation.