



BYLAW NO. 02-18

A Bylaw to amend Bylaw No. 07-14, known as the Zoning Bylaw of the Town of Aberdeen.

The Council of the Town of Aberdeen, in the Province of Saskatchewan, enacts to amend Bylaw No. 07-14 as follows:

1. **Section 2 – Interpretation** is amended by adding the following two new definitions immediately following for the definition for “**Building Side Line**”:

“**Cannabis Grow Operation:** a facility, approved under federal and provincial regulations, that is used in whole or in part for the planting, cultivation, harvest, and management of the cannabis plant and any of its derivatives.

Cannabis Retail Store: a retail store, approved under federal and provincial regulations that sells cannabis and any of its derivatives.”

2. **Section 3.10.4 Use-Specific Discretionary Use Criteria** is amended by deleting Section (17) in its entirety and replacing it with the following new subsection:

“(17) Cannabis Grow Operations and Intensive Agricultural Uses (excluding livestock):

- (a) The location of cannabis grow operations and other intensive agricultural uses will only be favourably considered where it can be demonstrated that the use and intensity of use is appropriate to the site and that it will have minimal impact on the surrounding, adjacent areas of the Town. Consideration may be given, but is not limited to, the following effects:
 - (i) municipal servicing capacity;
 - (ii) anticipated levels of noise, odour, smoke, fumes, dust, lighting, glare, vibration or other emissions emanating from the operation;
 - (iii) anticipated increased levels or types of vehicle traffic, unsafe conditions or situations for vehicles, cyclists or pedestrians; and
 - (iv) utilization of hazardous substances.”
- (b) Applications for cannabis grow operations shall include information regarding the type of air filtration system proposed to be used.

3. **Section 3.10.4 Use-Specific Discretionary Use Criteria** is amended by adding the following new Section:

“(23) Cannabis Retail Stores:

- (a) Cannabis retail stores must maintain a minimum setback of 150 metres from schools and playgrounds.”

4. **Section 4.10.1 General Sign Regulations** is amended by adding the following new Section:

“(7) Signs for Cannabis Grow Operations and Cannabis Retail Stores shall not contain any images but may include the business name in alpha-numeric characters and are subject to the additional regulations in Section 4.10.”

5. **Table 6-5 – Downtown Commercial Development Standards** is amended by adding the Use “Cannabis Retail Store” with the following development standards:

Table 6-5: C1 – Downtown Commercial District Development Standards for the Town of Aberdeen										
<u>Principal Use</u>	Designation	Parking Category	Subject to Section(s)	<u>Development Standards</u>						
				Minimum Site Area (m ²)	Minimum Site Width (m)	Minimum Front Yard (m)	Minimum Side Yard (m)	Minimum Rear Yard (m)	Maximum Site Coverage (m ²)	
Commercial Uses										
(35)	Cannabis Retail Store	D	0	3.10.4(23) 4.10.1(7)	225	6	no min	(1)	(2)	no max

6. **Table 6-6 – Highway Commercial Development Standards** is amended by adding the Use “Cannabis Retail Store” with the following development standards:

Table 6-6: C2 – Highway Commercial District Development Standards for the Town of Aberdeen										
<u>Principal Use</u>	Designation	Parking Category	Subject to Section(s)	<u>Development Standards</u>						
				Minimum Site Area (m ²)	Minimum Site Width (m)	Minimum Front Yard (m)	Minimum Side Yard (m)	Minimum Rear Yard (m)		
Commercial and Industrial Uses										
(43)	Cannabis Retail Store	D	0	3.10.4(23) 4.10.1(7)	600	20	6	3	(2)	

7. **Table 6-8 – M1 – Industrial District Development Standards** is amended by adding the Use “Cannabis Grow Operation” with the following development standards:

Table 6-8: M1 – Industrial District Development Standards for the Town of Aberdeen									
<u>Principal Use</u>	Designation	Parking Category	Subject to Section(s)	<u>Development Standards</u>					
				Minimum Site Area (m ²)	Minimum Site Width (m)	Minimum Front Yard (m)	Minimum Side Yard (m)	Minimum Rear Yard (m)	
<i>Commercial and Industrial Uses</i>									
(26)	Cannabis Grow Operation	D	0	3.10.4(17) 4.10.1(7)	1100	30	6	3 ⁽³⁾⁽⁴⁾	(2)

8. This Bylaw shall come into force and take effect when adopted by Council.

Mayor

SEAL

Chief Administrative Officer