

Permit Application

Town of Blaine Lake

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Blaine Lake, SK S0J0G0
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APPLICATION A - BUILDING & DEVELOPMENT PERMIT

Fences, Walls and Screening

Applicant

Name: _____

Address: _____

Telephone number: _____

Registered Owner (as above) or: _____

Property Legal Description:

Lot: _____ Block: _____ Plan: _____

Lot Size (Dimensions) : _____

Existing Land Use (Residential, Business, Commercial, etc):

Proposed date of Commencement of Fence: _____

Proposed date of Completion of Construction: _____

Construction materials that will be used: _____

New fence / Replacing an old fence / Extending existing fence (circle one)

Contractor name and contact information (if used):

Please provide detailed site plan and indicate:

- North arrow
- Identify the streets and alleys abutting your lot
- Buildings on lot, existing fencing and road ways
- On your diagram the new fence location and height - SEE SIDE BAR & ATTACHMENT FOR HEIGHT RESTRICTIONS

Date: _____

Signature: _____

Permit Fee: \$ _____ (\$5.00 for every \$1,000 of estimated construction value)

Fence & Hedge Heights:

Subject to traffic sight lines, the following height limitations shall apply to fences, walls, chain-link fences and hedges in all Residential Districts.

- a) No hedge, fence or other structure shall be erected past any property line
- b) In a required front yard, to a height of more than 1.0m above grade level (3 feet)
- c) In a required rear yard, to a height of more than 2.0m above grade level (6 feet)
- d) Except permitted accessory buildings, no fence or other structure shall be erected to a height of more than 2.0 m (note: incl side yard)

*See attached for more info

Declaration of Applicant:

I, _____ of the _____ in SK, do solemnly declare that the above statements are true. I make this declaration believing it to be true, and knowing that it is of the same force and effect as if made under oath. I agree to indemnify and hold harmless the Town of Blaine Lake from and against any claims, demands, liabilities, costs and damages related to the development.
(sign on the left hand side)

4.10.2 Notwithstanding the provisions of clause (i) of this subsection, no person shall be deemed to have contravened any provision of this Bylaw if only part or parts of any site or lot has, or have, been conveyed to, or acquired by, the Municipality or the Province of Saskatchewan for a public work.

4.11 USES PERMITTED IN ALL ZONING DISTRICTS

4.11.1 Nothing in this Bylaw shall prevent the use of any land as a public street or public park.

4.11.2 Nothing in this Bylaw shall prevent the erection of any properly authorized traffic sign or signal, or any sign or notice of any local or other government department or authority.

4.11.3 Nothing in this Bylaw shall prevent the use of any land for the erection of buildings or structures, or the installation of other facilities, essential to the operation of public works provided that such use, building, or structure shall be in substantial compliance with the relevant provisions of this Bylaw and shall not adversely affect the character or amenity of the neighbourhood in which the same is located.

4.12 SIGNAGE ON NATURAL AND HUMAN HERITAGE SITES

Small plaques, markers, and interpretation signs will be encouraged on properties that have significant natural or human heritage resources, with the approval of the owner, and where the signage is appropriate in scale, design, and placement with the site and surrounding area, and does not cause safety concerns or negatively impact the heritage value of the site.

4.13 HERITAGE PROPERTIES

Provincial and Municipal heritage properties subject to preservation agreements are subject to development review processes as defined by *The Heritage Property Act*, Sections 23, 24, and 25. Provincial designations are afforded special protection, and any alterations and development must be reviewed and approved by the Heritage Programs of the Province of Saskatchewan.

4.14 FENCE AND HEDGE HEIGHTS

4.14.1 Subject to traffic sight lines, the following height limitations shall apply to fences, walls, chain-link fences and hedges in all Residential Districts.

- a) No hedge, fence or other structure shall be erected past any property line.
- b) In a required front yard, to a height of more than 1.0 meter above grade level.
- c) In a required rear yard, to a height of more than 2.0 metres above grade level.
- d) Except permitted accessory buildings, no fence or other structure shall be erected to a height of more than 2.0 metres.

4.14.2 Screen fences shall be consistent and complement the quality of building design and materials of the primary building.

4.14.3 No fence in a commercial or industrial zone shall exceed 2.4 metres.

4.14.4 No barbed wire, or razor wire fences shall be allowed in any District.

4.15 OUTSIDE STORAGE

4.15.1 No outdoor storage shall be permitted in the required front yard of any residential site.

4.15.2 No yard shall be used for the storage or collection of hazardous material.

4.15.3 Council may apply special standards as a condition or for a discretionary use approval regarding the location of areas used for storage for that use.

4.15.4 No wrecked, partially dismantled or inoperable vehicle or machinery shall be stored or displayed in any required yard.

4.15.5 Council may require special standards for the location setback or screening of any area devoted to the outdoor storage of vehicles in operating equipment and machinery normally used for the maintenance of the residential property, vehicles or vehicular parts.

4.15.6 Provision shall be made for the owner of the property to temporarily display a maximum of either one (1) vehicle or recreational vehicle in operating condition that is for sale at any given point in time.

4.16 TRAILERS, BOX CARS, SEA AND RAIL CONTAINERS

No person shall park or store on any part of a site, any unlicensed rail or sea container, truck, bus or coach body for the purpose of advertising or warehousing within any Zoning District.

4.17 LANDSCAPE BUFFERS

4.17.1 Landscape buffers are intended to improve land use compatibility and environmental quality by reducing noise, lighting glare and other nuisances, or facilitating natural drainage. Landscape buffers, where required to separate uses from adjacent properties may be required a minimum 1.0 meter vegetative landscape buffer, unless a fence is required for other reasons.

4.17.2 Primary entrances into the Town and Parking lots abutting major roads will require a landscape buffer

4.17.3 Notwithstanding any other provisions in this Bylaw, where buffers are required for Greenways trails, parks and landscaped areas, they shall be required to reflect the character and intent of the Blaine Lake & Marcellin Inter-Municipal Plan Bylaw 2013-03.