



Part 1: ADMINISTRATION



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A1 ENACTMENT

A1.1 TITLE

- 1) This Land Use Bylaw is entitled “Lac La Biche County Land Use Bylaw No. 17-004”.

A1.2 PURPOSE

- 1) The purpose of this Bylaw is to regulate and control the use and development of land and buildings within Lac La Biche County.

A1.3 APPLICATION

- 1) The provisions of this Bylaw apply to all land and buildings within the boundaries of Lac La Biche County.

A1.4 EFFECTIVE DATE

- 1) Lac La Biche County Land Use Bylaw 12-024 and amendments thereto are hereby repealed.
- 2) This Bylaw comes into effect upon the date of final reading by Council.

A1.5 CONFORMITY WITH THE BYLAW

- 1) No person shall commence any development within the County except in conformity with this Bylaw and any development permit issued pursuant to this Bylaw.

A1.6 OTHER LEGISLATIVE REQUIREMENTS

- 1) Compliance with this Bylaw does not exempt any person undertaking a development from complying with any statutory plan, or all applicable municipal, provincial, and federal laws, and respecting any easements, covenants, agreements, and other contracts affecting the land or development.

A1.7 TRANSITION

- 1) An application for a development permit, subdivision or rezoning which is received in its complete and final form prior to the effective date of this Bylaw shall be processed, and any permit issued or decision shall be made in accordance with the County’s Land Use Bylaw No. 12-024 and any amendments thereto.

A1.8 SEVERABILITY

- 1) In the event any provision of this Bylaw is for any reason held to be invalid by a court of law, all remaining provisions are to remain in full force and effect.

A2 RULES OF INTERPRETATION

- 1) Where reference is made to other legislation or documents, the reference is to the legislation or documents as amended.
- 2) The words “shall” and “must” require mandatory compliance except in cases where a variance has been granted.
- 3) Where a regulation involves two or more conditions, provisions or events connected by the word “and” means that all the connected items shall apply in combination.
- 4) Where a regulation involves two or more conditions, provisions or events connected by the word “or” means that the connected items may apply individually.
- 5) All schedules attached hereto are deemed to be part of this Bylaw.
- 6) The standard measurement used in this Bylaw is metric. Any reference to imperial measurement is for convenience purposes only, and all imperial measurements have been rounded. In the event of a conflict between a metric and an imperial measurement, the metric measurement shall take precedence.
- 7) In the event of a conflict between the standards contained in a district and in any other part of this Bylaw, unless otherwise stated the district standard shall take precedence.
- 8) Words used in the present tense include the other tenses and derivative forms.
- 9) Words used in the singular include the plural and vice versa.
- 10) Words have the same meaning whether or not they are capitalized.

A3 DEVELOPMENT AUTHORITIES

A3.1 GENERAL

- 1) The Development Authority is established by this Bylaw pursuant to the Act.
- 2) The Development Authority shall exercise development powers and duties on behalf of the County.
- 3) The Development Authority shall be the Development Officer or, where the context of this Bylaw permits, Development Compliance Officer, the Municipal Planning Commission or Council.

A3.2 DEVELOPMENT OFFICER

- 1) The office of the Development Officer is hereby established by this Bylaw.
- 2) The person or persons to fill the office of the Development Officer shall be designated by the Chief Administrative Officer to exercise development powers and duties on behalf of the County.

- 3) The Development Officer shall exercise the powers of a Designated Officer unless otherwise appointed through the Chief Administrative Officer or an approved bylaw of Council.

A3.3 MUNICIPAL PLANNING COMMISSION

- 1) The Municipal Planning Commission established by bylaw is authorized to act as a Development Authority.
- 2) The Municipal Planning Commission established by bylaw is authorized to act as the Subdivision Authority.

A3.4 COUNCIL

- 1) Council shall serve as the Development Authority for all development contained in a Direct Control District.
- 2) Notwithstanding (1), Council may, at its discretion and in accordance with the requirements of the Act, delegate its responsibility to the Municipal Planning Commission or a Development Officer.

A3.5 DEVELOPMENT COMPLIANCE OFFICER

- 1) The office of the Development Compliance Officer is hereby established by this Bylaw.
- 2) The person or persons to fill the office of the Development Compliance Officer shall be designated by the Chief Administrative Officer to exercise development powers and duties on behalf of the County.
- 3) The Development Compliance Officer shall exercise the powers of a Designated Officer unless otherwise appointed through the Chief Administrative Officer or an approved bylaw of Council.

A3.6 SUBDIVISION AUTHORITY

- 1) The Subdivision Authority is established by this Bylaw pursuant to the Act.
- 2) The Municipal Planning Commission shall serve as the Subdivision Authority for the County.

A3.7 SUBDIVISION AND DEVELOPMENT APPEAL BOARD

- 1) The Subdivision and Development Appeal Board is established by bylaw pursuant to the Act.
- 2) The Subdivision and Development Appeal Board shall perform such duties as specified in the Subdivision and Development Appeal Board Bylaw and the Act.