

**VILLAGE OF CARMACKS  
BYLAW #234-16**

BEING A BY-LAW OF THE VILLAGE OF CARMACKS IN THE YUKON  
TERRITORY TO AMEND THE ZONING BY-LAW 208-13

**WHEREAS** the Council desires to amend Zoning By-law 208-13; and

**WHEREAS** Section 294 of the Revised Statutes of Yukon 2002, requires that Council act by by-law to amend a Zoning By-law; and

**NOW THEREFORE** the Council of the Village of Carmacks in an open meeting duly assembled enacts as follows:

Section 1 Rezone a portion of land near the lower Rowlinson Road cemetery from UR (Urban Residential) to UR<sub>X</sub> (Urban Residential Special Restrictions)

1.1 This by-law may be known as the “Carmacks Zoning Amendment By-law #234-16”

Section 2 General Provisions

2.1 Add immediately after Section 8.4.3 the following:

**8.4.4 Special Restrictions:**

- a) The areas identified in Schedule D as “Proposed Lot A” and “Proposed Lot B” are zoned UR<sub>X</sub> with the following restrictions:
  - (1) Only Multiple Housing developments, including townhouses and apartment buildings, are permitted.
  - (2) The minimum lot size is 2,000m<sup>2</sup> (21,525 ft<sup>2</sup>).
  - (3) The maximum site coverage is 45% including accessory buildings/structures.
  - (4) The minimum building yard setbacks are as follows:

Use	Front	Side	Rear
Multiple Housing (including Townhouse and apartment building)	3.0m (9.8’)	3.0m (9.8’)	6.0m (19.7’)
Corner Lot	6.0m (19.7’)	3.0m (9.8’) on the interior side and 4.5m (14.8’) on the flanking street	6.0m (19.7’)
Accessory buildings & structures	Not permitted	3.0m (9.8’)	6.0m (19.7’)

2.1 The revision of Schedule D of the Bylaw 208-13 as shown in the attached Schedule is authorized.

2.3 A public hearing will be advertised and held on October 27<sup>th</sup>, 2016 to allow for public intervention, discussion and review of written submissions.

Section 3 Enactment

3.1 By-law 208-13 is hereby amended.

3.2 This by-law shall come into force and effect upon the final passing thereof.

Read a first time this 3<sup>rd</sup> day of October, 2016

Read a second time this 21<sup>st</sup> day of November, 2016

Read a third time and finally passed this 21<sup>st</sup> day of November ,2016

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Lee Bodie, Mayor

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Cory Bellmore, CAO