

Hotsprings Road Area Zoning Steering Committee Meeting

Draft – Minutes

June 19th, 2003 – Hootalinqua Fire Hall

Attendees

Community Members:

Bona Cameron	Jenny Gruber	Katie Hayhurst
Kelly Lanigan	Lewis MacGillivray	Bev Neukom
Garry Neukom	Uli Nowlan	Val Smith
Garry Umbrich		

YTG Community Development Branch:

Dennis Shewfelt, Director
Patricia Randell, Technician

I. Introduction

- Introduction of members
- Explanation of handouts

II. Review of June 19th, 2003 Steering Committee Minutes

- No comments were made

III. Review of Areas of Concern within the Proposed Amendments

Each proposed amendment was read and then explained by Dennis and was followed with a discussion by the Committee. Below are the proposed amendments in the order that they were reviewed along with the Committees recommendations.

Proposed Amendment #10:

- Committee was resolved to accept the proposed amendment.

Proposed Amendment #11:

- Committee was interested in the reasoning behind the removal of 'X'.
- Committee was resolved to accept the proposed amendment.

Proposed Amendment #12:

- Committee was resolved to accept the proposed amendment.

Proposed Amendment #13:

- Committee would like to see the definition of suite added to the amendment. This definition should state that the suite must be smaller than the principle dwelling.
- Committee is resolved to accept the proposed amendment provided the above definition is added.

Proposed Amendment #14:

- The Committee suggested that the regulation be retained within the proposed amendment as a discretionary use. The Committee also recommends that the old PI Zone be retained for future use.
- Committee is resolved to accept proposed amendment and also asks to retain the existing PI Zone.

Proposed Amendment #15:

- Committee was resolved to accept the proposed amendment.

Proposed Amendment #16:

- Committee was resolved to accept the proposed amendment.

Proposed Amendment #17:

- Committee was resolved to accept the proposed amendment.

Proposed Amendment #18:

- Committee has suggested the removal of the number of rooms a Bed and Breakfast may be permitted. They have also suggested the addition of the word "moderate" as shown below:
"To accommodate a mix of single family housing and **moderate** commercial operations..."
- The Committee felt that it was beneficial to leave the number of rooms a Bed & Breakfast is permitted to the discretion of the Development Officer.
- Amendment is unresolved and to be further discussed at the following meeting.

IV. Items Raised by the Committee to be Addressed at a Future Date

- Address the Bed & Breakfast regulation in the Rural Residential Zoning.
- Address part two of the Special Provisions of the Rural Residential Zone.
- The creation of a third zone that would combine the "Commercial-Mixed Use/Tourist Accommodation" zone with the "Commercial/Recreational" zone.

V. Future Meeting

- The date was set for: Thursday June 26th, 2003

VI. Adjournment

Resort Definitions

Resort:

Means a comprehensively planned and operated development offering recreational, educational, cultural, convention and conference facilities, together with visitor accommodation, in a location chosen for the unique qualities and attributes of its natural physical setting. Appropriate uses within a resort could include, but are not limited to: visitor accommodation, private residences, convention and conference facilities, indoor and outdoor recreation facilities, retail and personal service facilities and other suitable to the location and compatible with adjacent land uses.

www.gov.canmore.ab.ca/pdf/1051113689.pdf

Resort:

To provide for a comprehensively planned commercial development that offers a range of tourist accommodation, recreational, personal services and retail uses associated with a resort.

www.gov.canmore.ab.ca/pdf/1051113214.pdf

Resort

Designed for occupancy by guests of limited duration and can be established in conjunction with service commercial and recreational uses in a coordinated, comprehensive and harmonious design.

co.coconino.az.us/commdevelopment/pdf/Section13.pdf