

**BYLAW NO. 605
OF THE VILLAGE OF BERWYN
TO ADD "RESIDENTIAL DWELLINGS" AS A USE IN THE C-2 DISTRICT**

A Bylaw of the Village of Berwyn, in the province of Alberta, for the purpose of amending the Village of Berwyn Land Use Bylaw No. 601 as amended.

WHEREAS Pursuant to Sections 230, 606 and 692 of the Province of Alberta Municipal Government Act, a Council may amend a Land Use Bylaw, and

WHEREAS The Council of the Village of Berwyn, in the Province of Alberta, deems it necessary to amend the Village of Berwyn Land Use Bylaw No. 601 for the purpose of adding "residential dwellings" as a discretionary use in the C-2 land use District,

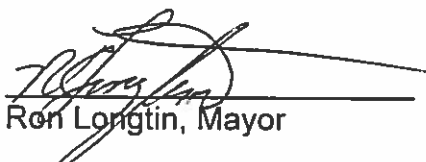
NOW
THEREFORE The Council of the Village of Berwyn, in the Province of Alberta, IN COUNCIL DULY ASSEMBLED, ENACTS AS FOLLOWS:

1. Add to subsection 12.2 (2) Discretionary Uses:

"residential dwellings"
2. Add a new subsection 12.7:

12.7 ADDITIONAL DEVELOPMENT REGULATIONS FOR RESIDENTIAL DWELLING(S)
 - (1) The following regulations shall apply to dwelling unit(s) developments:
 - (a) The dwelling unit shall be designed and sited to minimize any impacts from a commercial component of the development related to noise, traffic circulation or loss of privacy; and
 - (b) The dwelling unit shall have access at grade, with a separate and private entrance.
3. This Bylaw shall take force and effect on the date of its final passage.

First reading given on 14th day of November, 2013.

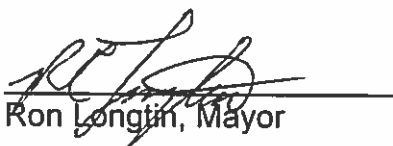


Ron Longtin, Mayor



Olive Toews, Chief Administrative Officer

Second Reading given on the 28th day of November, 2013.

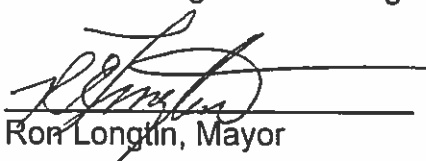


Ron Longtin, Mayor



Olive Toews, Chief Administrative Officer

Third Reading and Assent given on the 28th day of November, 2013.



Ron Longtin, Mayor



Olive Toews, Chief Administrative Officer