

**VILLAGE OF CHASE
BYLAW NO. 850 - 2018**

A BYLAW TO AMEND THE VILLAGE OF CHASE ZONING BYLAW NO. 683 - 2006

WHEREAS the Council of the Village of Chase has adopted the Village of Chase Zoning Bylaw No. 683 – 2006;

AND WHEREAS the Council of the Village of Chase deems it necessary to amend Bylaw No. 683;

AND WHEREAS the zoning amendment conforms to the Village of Chase Official Community Plan Bylaw No. 635, 2002 as amended from time to time;

AND WHEREAS the Council of the Village of Chase has held a Public Hearing pursuant to the *Local Government Act*;

NOW THEREFORE, the Council of the Village of Chase in open meeting assembled enacts as follows:

1. This Bylaw shall be cited for all purposes as “Village of Chase Zoning Amendment Bylaw No. 850 - 2018”.
2. A definition for “*Short-Term Rental*” is hereby added as follows:
“**Short-Term Rental** means a *Guest Suite, Guest Rooms*, or part thereof in a residential zone wherein accommodation is offered for rent, or rented, as a transient accommodation business on a temporary basis of 31 days or less per occurrence. The maximum total floor area must be less than 90 square metres in area and have a total floor space less than 40% of the habitable floor space of the residential building.”
3. The definition for “*Dwelling Unit*” is hereby replaced with:
“**Dwelling Unit** means one or more rooms within a building, used or intended for use as a residence by one or more persons and by not more than one family, which contains only one cooking facility, and at least one sanitary facility, and at least one sleeping room.
4. A definition for “*Guest Suite*” is hereby added as follows:
“**Guest Suite** means a means a *Secondary Suite* used for *Short-Term Rental*.”
5. A definition for “*Guest Room*” is hereby added as follows:
“**Guest Room** means a part thereof a *Dwelling Unit* used for *Short-Term Rental* and does not contain cooking facilities.”
6. The definition for “*Bed and Breakfast*” is hereby replaced with:
“**Bed and Breakfast** means *Short-Term Rental*.”

7. The definition for "*Home Occupation*" is hereby replaced with:
"Home Occupation means an occupation or profession carried on in a home, where the occupation or profession is accessory to the use of a dwelling for residential purposes. The home occupation shall be carried out entirely within the home and not produce noise, vibration, smoke, dust, odour, litter, heat, fire hazard, electrical interference or traffic congestion other than that normally associated with a dwelling. A Home Occupation will not require the need for more than two additional parking spaces. Home Occupation does not include *Short-Term Rental*."

8. Table 1: Required Off-Street Parking Spaces is updated to include:
Short-Term Rental – 1 per 2 guest rooms.

READ A FIRST TIME THIS 13th DAY OF MARCH, 2018

READ A SECOND TIME THIS 13th DAY OF MARCH, 2018

PUBLIC HEARING HELD THIS 10th DAY OF APRIL, 2018

READ A THIRD TIME THIS 10th DAY OF APRIL, 2018

ADOPTED THIS 10th DAY OF APRIL, 2018



Rick Berrigan, Mayor



Sean O'Flaherty, Corporate Officer