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**TOWN OF BIG RIVER
BYLAW 2024 - 03**

A BYLAW OF THE TOWN OF BIG RIVER TO AMEND BYLAW 2015-02 ZONING BYLAW

The Council of the Town of Big River, in the Province of Saskatchewan, hereby Amends Bylaw 2015-02 as follows:

1. **SECTION 2. Definitions**, is amended by adding the following definition immediately following the definition for “Shipping Container”:

“**Short-Term Rental Accommodation**: means transient accommodations in all or part of a dwelling where the host receives compensation from the guests and where the guests stay for a period of less than thirty days.”

2. **SECTION 5. Special Provisions** is amended to add subsection:
5.9 Short-Term Rental Accommodations

Short-term rental accommodation, where allowed in a specific district, shall be subject to the following development standards.


1. a) In the R1- Low Density Residential District, a short-term rental shall be in the “*Principal Building*” and shall comply with the relevant lot requirements.
b) In the C1 – Core Mixed Use Commercial District, the commercial establishment shall be used solely for the use of a short-term rental.
2. A limit of two adult guests per bedroom guests may be permitted in a principal residential dwelling.
3. 1 off-street parking space shall be provided for every rental room.
4. Short term rentals shall meet the requirements of the National Building Code requirements including but not limited to sleeping accommodations and fire safety, and the Tourist Accommodations Regulations. The applicant for a development permit for a short-term rental shall provide council with a copy of documentation from a Building Official of the Municipality.
5. Owners of a short-term rental shall provide contact information to the Town, which will be shared with utility companies and emergency services when required.
6. Council may approve a discretionary use application for a limited period of time.
7. Council may rescind a discretionary use approval where the guests are creating an undue nuisance, and the owner or operator of the short-term rental accommodation shall cease operations forthwith.
8. Council may apply special standards as a condition of approval, limiting the number of bedrooms that may be used in conjunction with a short-term rental operation.

9. The applicant for a development permit for a short-term rental shall provide council with a signed host declaration (Schedule "A") that the property is compliant with life and safety requirements.
3. **SECTION 9, R1-Low Density Residential District**, Section (9.2) Discretionary Uses be amended by the addition of:
"18. Short Term Rental Accommodation, subject to the requirements of Section 5.9."
4. **SECTION 13, C1- Core Mixed Use Commercial District**, Section (13.2) Discretionary Uses be amended by the addition of:
"10. Short Term Rental Accommodation, subject to the requirements of Section 5.9."

Read a first time this 14th day of May 2024.
Read a second time this 18th day of June 2024.
Read a third time and adopted this 18th day of June 2024.



Mayor



Administrator





Schedule "A"
Host Declaration

no.
OPK

SHORT TERM ACCOMMODATION

Applicant's Contact Information

Name: _____
Address: _____
Phone No.: _____

Business Information

Location of short term accommodation:

_____ City/Town
Civic Address

Is the dwelling the principal residence of the host? Yes No

Website links to listings: _____

1. How many hard surface parking spaces are on-site and dedicated to the exclusive use of the dwelling unit (Does not include street parking) _____
2. What are the locations of the parking spaces (e.g., rear yard, underground parking, garage) _____
3. How many guests will be hosted at one time _____

Declaration of Host

1. I have provided Council with a copy of documentation from the municipality's Building Official that the short term rental meets the National Building Code requirements as described in section 2.4 of the zoning bylaw.
2. By signing this declaration as Host, I hereby agree to abide by all rules and regulations as outline in Town of Big River Bylaw 2024-03. I understand that failure to comply with these rules and regulations may result in penalties or termination of my hosting privileges.
3. I acknowledge that it is my responsibility to ensure that all guests I host also adhere to Town of Big River Bylaw 2024-03.
4. I agree to cooperate with any investigations or actions related to violations of these rules and regulations. This includes, but is not limited to, maintaining noise levels, respecting property, and following all safety guidelines.
5. I hereby certify that all the above statements contained within this document are true, and I make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath, and by virtue of *The Canada Evidence Act.*
[Initial to confirm]: _____

Date: _____

Signature of Host: _____

Administrator Signature: _____

Mail or drop off the Host Declaration with Commercial Business License Application to:
Town of Big River
Box 220, 606 1st Street North
Big River, SK S0J 0E0

For more information, contact us at:
office@townofbigriver.ca or call
306-469-2112

Visit our website for additional information on starting a business: www.bigriver.ca