



## RURAL MUNICIPALITY OF HOODOO NO. 401

**Policy Number** GG-002

**Policy Title** Issuance of Storage lots

**Adopted by Council:** February 25, 2021

**Resolution #** 2021-109

**Rev 1:** July 12, 2023 #2023-318

### **Policy Objective:**

To establish guidelines for development and leasing availability of municipally owned storage/utility lots.

**Authority:** Bylaw #14 of 2018

### **Policy Statement:**

The R.M. has developed parcels of land across from some Lakeshore Districts with suitable terrain and available land. These parcels are to provide cottage owners with additional storage of personal vehicles, boats, and trailers.

Each storage/utility lot will be assigned to a lakefront lot.

### **Definitions:**

**Primary Lot:** If the owner of the assigned lot leases the lot it is deemed a primary lot.

**Secondary Lot:** Any lot that is not leased by the landowner to which the lot was assigned.

### **Policy:**

1. Storage/utility lots are available for either a 10- or 25-year lease to R.M. of Hoodoo No. 401 Lakeshore District or Wacasa RV park landowners. Leases will not be offered to persons/companies from another Zoning District or Municipality. <sup>1</sup>
2. Clearcutting the site is not allowed. Vegetation removal is allowed for parking and buildings with prior approval from the R.M. administration.
3. Only a lessee of a primary lot may build a storage building on the storage lot.
4. Each owner will be assigned one storage lot (primary lot). Any additional lot assigned to an owner will be considered a secondary lot.



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5. If the owner does not immediately lease their primary lot and another eligible Lakeshore District or Wacasa RV property owner is interested, the primary owner will be given the right of first refusal and be provided with 30 days to lease the lot. If the lease is not signed within 30 days, the other lakefront owner may lease it as a secondary lot. <sup>1</sup>
6. When a secondary lot is leased, the lakefront owner of the assigned lot may assume the lease under the following conditions:
  - a) If the lease has been in place for at least 5 years; and <sup>1</sup>
  - b) The previous lessee must be reimbursed by the new lessee for the expense of developing the driveway, tree clearing, and landscaping up to \$10,000 (receipts must be submitted for reimbursing). <sup>1</sup>
7. Storage or parking of heavy construction equipment, commercial vehicles or equipment is not allowed.