

SUMMER VILLAGE OF GRANDVIEW

POLICY #28-2011

SUBJECT: Shoreline Alteration Policy

DEPARTMENT: Administration

ADOPTED AND APPROVED BY COUNCIL: August 27, 2011

AMENDMENT DATE: October 19, 2013

AMENDMENT RESOLUTION #: 13-113

PURPOSE OF THIS POLICY

This policy sets out the requirements for approval of shoreline alterations within the Summer Village of Grandview.

SUMMARY / BACKGROUND

The Summer Village of Grandview recognizes that ratepayers have a vested interest in the health and well-being of Pigeon Lake. Within this scope, the Summer Village specifically recognizes the importance of the riparian area to the ecosystem of Pigeon Lake.

Past practices have allowed significant alteration to the shoreline. These alterations have caused: a loss of shoreline vegetation, changes to the natural current flow of the lake, and in some cases have significantly impeded access to and along the lakeshore.

As recommended by good stewardship practices, the Summer Village of Grandview wishes to preserve the natural shoreline to the greatest extent possible. With these considerations in mind, the following policy with respect to shoreline alterations has been developed.

Note that under the Land Use Bylaw #232 Section 7.2 a change to the shoreline of the lake is specifically set out as a Development requiring a Development Permit.

GENERAL PROCESS

1. All shoreline alteration must have a Development permit.
2. No Development permits will be issued for shoreline alteration on any part of the municipal reserves.
3. No work may be undertaken under an approved Summer Village Development permit until it is also approved by Alberta Environment.
4. Any shoreline alteration must incorporate natural shoreline vegetation.
5. Application for permits must be reviewed during open water and snow-free conditions to permit a pre-construction site visit by the development officer.

Retaining Walls / Rock Barriers

6. Retaining walls must be set back a minimum of 3 meters from the lake side edge of the residential property line unless a municipal reserve exists between the lot and the water's edge. If a municipal reserve exists, the setback will be a minimum of 1 meter from the land-side edge of such reserve.
7. A single layer of rock native to the locality may be placed as a protective barrier along the existing shoreline. The rock barrier may not extend beyond two meters in width. These rocks must not be used to support a change in the grade of property along the shoreline.
8. Shoreline vegetation is deemed preferable to the placement of rocks.

Existing Shoreline Alteration

9. The repair or retrofitting of existing shoreline alterations must not increase the extent of shoreline alteration already created. If there is an encroachment onto a municipal reserve or within the required 3 meter setback by an existing structure, retaining wall, barrier or similar alteration, any repairs or modifications to that structure must remove the encroachment.



**Donald Davidson, Mayor
Summer Village of Grandview**



**Sylvia Roy, CAO
Summer Village of Grandview**

