

Summary of Guidelines

The purpose of the Development Guidelines is to create an attractive neighborhood. The Guidelines contain lots of detail, but the main points are:

1. A minimum house size of 1,400 square feet with a two-car garage.
2. A house located near the centre of the lot. The house must also be set back from the street at a distance to be specified by the Development Officer.
3. A minimum 5 in 12 roof pitch, with cottage roof elements.
4. A minimum of 20% of the street face of the house is stone or artificial stone.
5. No exposed basement wall or grey parging shall be more than 3 feet above grade level. (Please see Development Guidelines for specific details about the grade levels and basement heights restrictions.)
6. There are limits on the size and style of any accessory buildings and fences.

If you have a house plan you are dreaming of, we can likely accommodate you. Please share the plan with us and see how it will fit within the Development Guidelines. Please contact **Mel Annand** at **306.752.2454** (Home) or **306.921.7360** (Cell) with any questions.