



POLICIES AND PROCEDURES MANUAL	Category Facilities & Properties	Policy Number FP.003
	Date February 26, 2014	Resolution Number 040/02/14

RIVERFRONT CAMP POLICY

1. This policy is required to control the development on unsurveyed parcels of land fronting the East Channel within Town of Inuvik boundaries.
2. Guidelines for Development:
 - a) All structures shall require a residential lease from the Town of Inuvik.
 - b) Leaseholders must be the primary occupant and user of the lease area.
 - c) Leaseholders shall be entitled to exclusive use of their leased area.
 - d) Leased areas shall be 100m x 100m.
 - e) To avoid overcrowding, there must be a minimum of 200m between leased areas.
3. Permitted Uses:
 - a) Residential structures
 - b) Temporary camping
 - c) All applications for development will be considered on their individual merit by Council.
 - d) Council will only approve those developments which are not seen to jeopardize the range of future land use for the area.
4. Terms of Lease:
 - a) The term of a lease shall be 5 years.
 - b) The annual fee shall be \$300.00.
 - c) Leases are non-transferable.
5. Inspections:
 - a) The Town of Inuvik will conduct inspections on leased areas at least once per calendar year.
 - b) Inspectors will ensure compliance with terms of the lease relating to cleanliness and safety.
 - c) Leaseholders will be notified by mail in case of an unsatisfactory inspection.
 - d) Failure to comply with remedial action may result in termination of lease.

6. Structures and Lease Area:

- a) All buildings must be built to a standard acceptable to the Town of Inuvik.
- b) No buildings may be more than one storey.
- c) No structure or debris may be located outside the leased area.
- d) Structures should be set back 30m from the ordinary high water mark.
- e) Fencing is not permitted.
- f) No cutting of trees for firewood will be allowed on the leased area or areas adjacent to the leased area within the municipal boundaries.

7. Waste Storage and Removal:

- a) All lease areas shall be kept as clean as reasonably possible.
- b) All waste matter must be adequately stored prior to removal to an approved facility.
- c) Garbage and waste refuse containers must have a close fitting cover capable of keeping out insects or animals and emptied at regular intervals.
- d) Burning will be allowed by permit only.

8. Sewage and Waste Water Disposal:

- a) All outdoor toilets shall be located at least 30m from any body of water and at least 6m from any building used for human habitation or for the storage, preparation or consumption of food.
- b) All outdoor toilets shall be well ventilated and maintained in a sanitary condition.
- c) All sewage must be removed from the leased area and disposed of at an approved facility or deposited in an open pit within the leased area.
- d) Waste water may be disposed of on land at least 30m away from a body of water.

9. Fuel and Chemical Storage:

- a) Leaseholders shall report in writing to the Town of Inuvik the location, quantity, and type of all fuel stored in excess of 200 litres (45 gallons).
- b) Fuel storage containers may not be stored within 30m of the normal high water mark of any body of water.
- c) No person shall discharge any chemicals or their residues, fuel oil or other inflammable substances that may be dangerous to health.

10. Docks:

- a) Only portable or temporary docks are permitted.
- b) Docks should be clearly marked and removed before freeze-up.