

# DEVELOPING SAFE FARMSTEADS

## COUNTY OF VERMILION RIVER PLANNING & DEVELOPMENT DEPARTMENT

<https://www.vermilion-river.com/departments/community-services/development-permits>

The County of Vermilion River is a sustainable and diversified community that uses best management practices, has identified risk concerns in planning and development of safe farmsteads and has provided options to mitigate these concerns and enhance the “protection of people and property” (MGA, s 7-8)

### WHEN TO CONSIDER SAFE FARMSTEAD DEVELOPMENT

- For improving or expanding *existing* farmsteads
- For building *new* farmsteads
- Applies to accessory buildings, porches, decks, fencing, landscaping and more
- Developers should consider building options such as location on site, and exterior construction materials. Also, infrastructure options such as access road design, water supply, sewer systems and utility installation

### HOW TO LAY OUT A YARD SITE WITH THE BUILT ENVIRONMENT THAT CAPTURES FIRE SAFETY, SERVICES, SECURITY, SITING & LOCATION:

- *Fire Safety*
  - Implement precautions that can minimize the damage from fire
  - Identify actions to take in the event of a fire
- *Services*
  - Provide ready access to Municipal roads
  - Lower expense for building and maintaining private lanes
  - Use layout options to help prevent damage and injury from buried utility lines
- *Security*
  - Use environmental design to maximize visual access to support rural crime prevention efforts and reduce vulnerability to theft, arson and trespassing
- *Siting*
  - Use layout options to support safe and efficient operations and enhance rural livability
  - Appropriate siting and setbacks of buildings is an essential strategy in the development of sustainable communities that are safe and viable (MGA, s3(c))
- *Location*
  - Implement a balanced approach to protect agricultural operations through land use districts and subdivision regulations

### QUICK FACTS:

Key factors to consider include:

- 1) FIRE SAFETY
- 2) SERVICES
- 3) SECURITY
- 4) SITING
- 5) LOCATION



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