



Have questions or  
need help?  
Mountain View County  
staff is available  
to assist you with  
your inquiries.

You can also follow us  
on  
Twitter: @MVCounty

## Please Remember

- All structures on your property (i.e. dwelling units, ancillary buildings, etc.) MUST meet setback distances.
- It is important to meet your property line setbacks. If you do not, you may need another development permit when you sell your property.



**Mountain View**  
C O U N T Y

1408 TWP 320, Bag 100  
Didsbury, Alberta T0M 0W0

P 403.335.3311 1.877.264.9754  
F 403.335.9207

[www.mountainviewcounty.com](http://www.mountainviewcounty.com)

## INFORMATION ON PROPERTY LINE SETBACKS AGRICULTURAL & RESIDENTIAL



**Mountain View**  
C O U N T Y

# Mountain View County

## Property Line Setbacks

### PROPERTY LINE SETBACKS

Property Zoning	Paved Road Front Yard Setback , includes all side adjacent to a road (developed or not)	Gravel Road Front Yard Setback , includes all side adjacent to a road (developed or not)	Internal Subdivision Road - Front Yard Setback	Rear Yard Setback	Side Yard Setback	Setback to Existing Parcel
Agricultural Or Agricultural (2)	40 m (131.2 ft) from property line	60 m (196.9 ft) from property lines	N/A	15 m (49.2 ft)	15 m (49.2 ft)	*Setbacks exist for CFOs, pipelines, sewage lagoons, landfills & solid board fences. Please refer to the Land Use Bylaw
Country Residential Or Residential Farmstead	30 m (98.4 ft) from property line	40 m (131.2 ft) from property line	15 m (49.2 ft)	6 m (19.7 ft)	6 m (19.7 ft)	From existing agricultural parcel - 17 m (55.8 ft)
Country Residential (1)	30 m (98.4 ft) from property line	40 m (131.2 ft) from property line	7 m (23 ft)	6 m (19.7 ft)	4 m (13.1 ft)	From existing agricultural parcel - 17 m (55.8 ft)

- \* Please note the above setbacks are only for Agricultural & Residential. Other districts ie: Business Park, Recreational also have setback requirements. Please refer to the Land Use Bylaw.
- \* Please refer to the Land Use Bylaw section for corner parcel setbacks (available at [www.mountainviewcounty.com](http://www.mountainviewcounty.com))
- \* For setbacks from existing and proposed highways and service roads, please contact Alberta Transportation @ 780-427-2731 or 403-310-0000
- \* Each zoning district contains additional regulations pertaining to site regulations prior to construction. Please confirm your zoning/district with Planning & Development staff and refer to the regulations within the Land Use Bylaw under that zoning/district.