



## 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.

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



**Mountain View**  
COUNTY

1408 TWP 320, Bag 100  
Didsbury, Alberta TOM OWO

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**  
COUNTY

# 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
<b>Agricultural</b> Or <b>Agricultural (2)</b>	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
<b>Country Residential</b> Or <b>Residential Farmstead</b>	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)
<b>Country Residential (1)</b>	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. Refer to the Land Use Bylaw.
- \* 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, 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.