



September 14, 2017

File No.: PLDP20170280

861699 ALBERTA LTD  
C/O SCOTT IRVINE  
BOX 429  
CROSSFIELD, AB T0M 0S0

Dear Scott Irvine:

**RE: Proposed Development Permit**

**Legal:** SE 22-29-29-4

**Development Proposal:** Accessory Building (Connecting Structure Between Annexes)

The above noted Development Permit Application on the SE 22-29-29-4 for an Accessory Building (Connecting Structure Between Annexes) was considered by Council on September 13, 2017.

The following policies were taken into consideration by Council when reviewing the application:

Land Use Bylaw No. 15/15

Section 17.1 g  
Section 17.19 Direct Control District Regulations for the  
Portion of the SE 22-29-29-4  
Discretionary Use  
Site Regulations

Municipal Development Plan No. 09/12

Section 5.0 Economic Development Land Use Policies  
Section 5.1.1 & 5.3.2

Council concluded that an Accessory Building (Connecting Structure Between Annexes) is suitable development for SE 22-29-29-4 and conforms to the above noted policies.

As such, Council has approved the application subject to the following conditions:

**STANDARD CONDITIONS:**

1. The provisions of the Land Use Bylaw No. 15/15.
2. Approval by the approving authority does not exclude the need and/or requirements of the Permittee to obtain any and all other permits as may be required by this or any other legislation, bylaws, or regulations.
3. The Development Officer may, by notice in writing, suspend a Development Permit where development has occurred in contravention to the terms and conditions of the permit and/or Land Use Bylaw.

**STANDARD CONDITIONS IF APPLICABLE:**

4. N/A

T 403.335.3311 1.877.264.9754 F 403.335.9207  
1408 · Two Rd 320 Postal Bag 100 Didsbury, AB, Canada T0M 0W0  
[www.mountainviewcounty.com](http://www.mountainviewcounty.com)

**Building Rural Better**

5. N/A
6. An Alberta Land Surveyor is to locate / post the location of the building(s) / structure(s) prior to construction as per the approved sketch. The County shall not be responsible or liable for non-compliance with this condition.
7. N/A
8. N/A
9. N/A
10. No development shall be constructed, placed or stored over an easement or utility right of way; the applicant/landowner is responsible for contacting Alberta-One-Call and/or other governing authority.

**PERMITS ASSOCIATED WITH BUILDING CONSTRUCTION:**

11. If the development authorized by a Development Permit is not completed within twenty-four (24) months from the effective date of the permit, such permit approval ceases and the permit itself is deemed void, expired and without effect, unless an extension to this period has been previously granted.
12. Permittees are advised that they are subject to standards of the Safety Codes Act of Alberta and are responsible to meet the requirements of the Act in regards to building, electrical, gas, plumbing, and private sewage disposal systems. Prior to construction required permits must be obtained from Mountain View County. Mountain View County shall not be responsible or liable in any manner whatsoever for any structural failures, defects or deficiencies whether or not the said development has complied with the Safety Codes Act of Alberta.

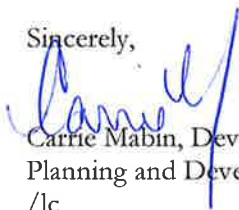
**ADDITIONAL CONDITION(S):**

13. The appearance, design, and construction of the addition shall complement the design of the existing development.
14. Future expansion of the business, intensification of use(s) and addition(s) to building(s) or any new use(s) or new building(s), will require the issuance of a new Development Permit.

A Notice of Decision will be placed in the **September 19, 2017** and **September 26, 2017** issues of the Mountain View Gazette. Please note that if development commences prior to the end of the advertising period, a fine as specified in Section 7 of Land Use Bylaw No. 15/15 will be applied. Following the advertising period, the Development Permit will be issued. If a Building Permit is required, please ensure the contractor receives a copy of the approved sketch so that the setbacks as approved are adhered to.

If you have any questions regarding the above, please do not hesitate to contact me at 403-335-3311 extension #135 or by email at [cmabin@mvcounty.com](mailto:cmabin@mvcounty.com).

Sincerely,



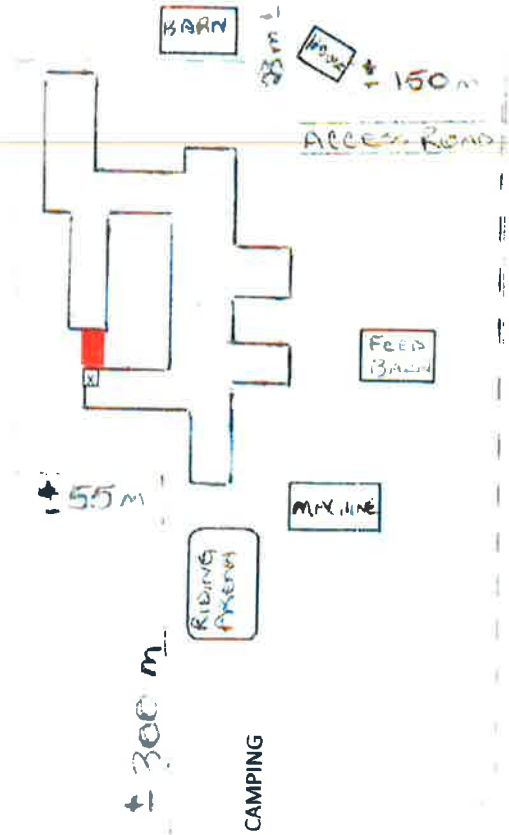
Carrie Mabin, Development Officer  
Planning and Development Services  
/lc

RESIDENTIAL  
SUBDIVISIONS

17721165

CEC

**CONDITIONALLY  
APPROVED**  
MOUNTAIN VIEW COUNTY  
*Laurie H.*  
PLD00170280, Sept. 13, 2012  
PLANNING AND DEVELOPMENT  
SERVICES  
SEE LETTER FOR CONDITIONS



Area in pink represents the proposed hallway to connect two existing sections and allow for easier customer access to and from all areas of the store. The hallway will have fire doors at either end, as well as an access door to the courtyard (east side) and a fire exit door on the west side which will open out to the field in case of emergency. The area marked with "X" indicates renovation to remove an existing office and make it a through-lane for foot traffic.

will be used  
Seasonal  
NO Heat