



NOTICE OF DECISION

March 06, 2018

File No.: PLDP20180058

JOHNSTON, BERNARD GLEN & STELLA MARGARET



Dear Bernard & Stella Johnston:

RE: Proposed Development Permit
Legal: NE 34-30-3-5 Plan 9210232 Lot 8
Development Proposal: Setback Relaxations

The above noted Development Permit Application on the NE 34-30-3-5 Plan 9210232 Lot 8 for a Setback Relaxations was considered by the Administrative Subdivision & Development Approving Authority on March 06, 2018.

The following policies were taken into consideration by the Administrative Subdivision & Development Approving Authority when reviewing the application:

Land Use Bylaw No. 15/15 Section 3.4.2

The Administrative Subdivision & Development Approving Authority concluded that a Setback Relaxations is suitable development for NE 34-30-3-5 Plan 9210232 Lot 8 and conforms to the above noted policies.

As such, the Administrative Subdivision & Development Approving Authority 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
5. N/A
6. N/A
7. N/A
8. N/A
9. N/A
10. N/A

PERMITS ASSOCIATED WITH BUILDING CONSTRUCTION:

11. N/A
12. N/A

ADDITIONAL CONDITION(S):

13. As per the submitted application, northerly, easterly and southerly setback Relaxations are granted for the life of the buildings.

A Notice of Decision will be placed in the **March 13, 2018** and **March 20, 2018** issues of the Mountain View Gazette for an appeal period which ends on **March 27, 2018** at 4:00 p.m. Should you wish to appeal this decision or any of its conditions, you must file your appeal to the Subdivision & Development Appeal Board. Your appeal must be received by the County Office on or before **March 27, 2018**. Enclosed is a copy of the appeal provisions which outlines your right to appeal this decision pursuant to Section 685(1) of the Municipal Government Act. Please note that if development commences prior to the end of the appeal period, a fine as specified in Section 7 of Land Use Bylaw No. 15/15 will be applied. Following the appeal period, should no appeals be submitted, 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 or concerns regarding this matter, please call me at 403-335-3311 ext. 171 or by email at kneff@mvcounty.com.

Yours truly,



Kylan Neff, Development Officer
Planning and Development Services

/lc

Enclosures

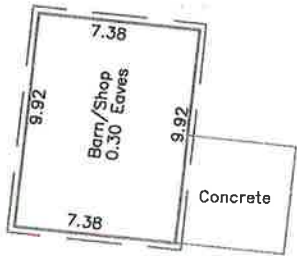
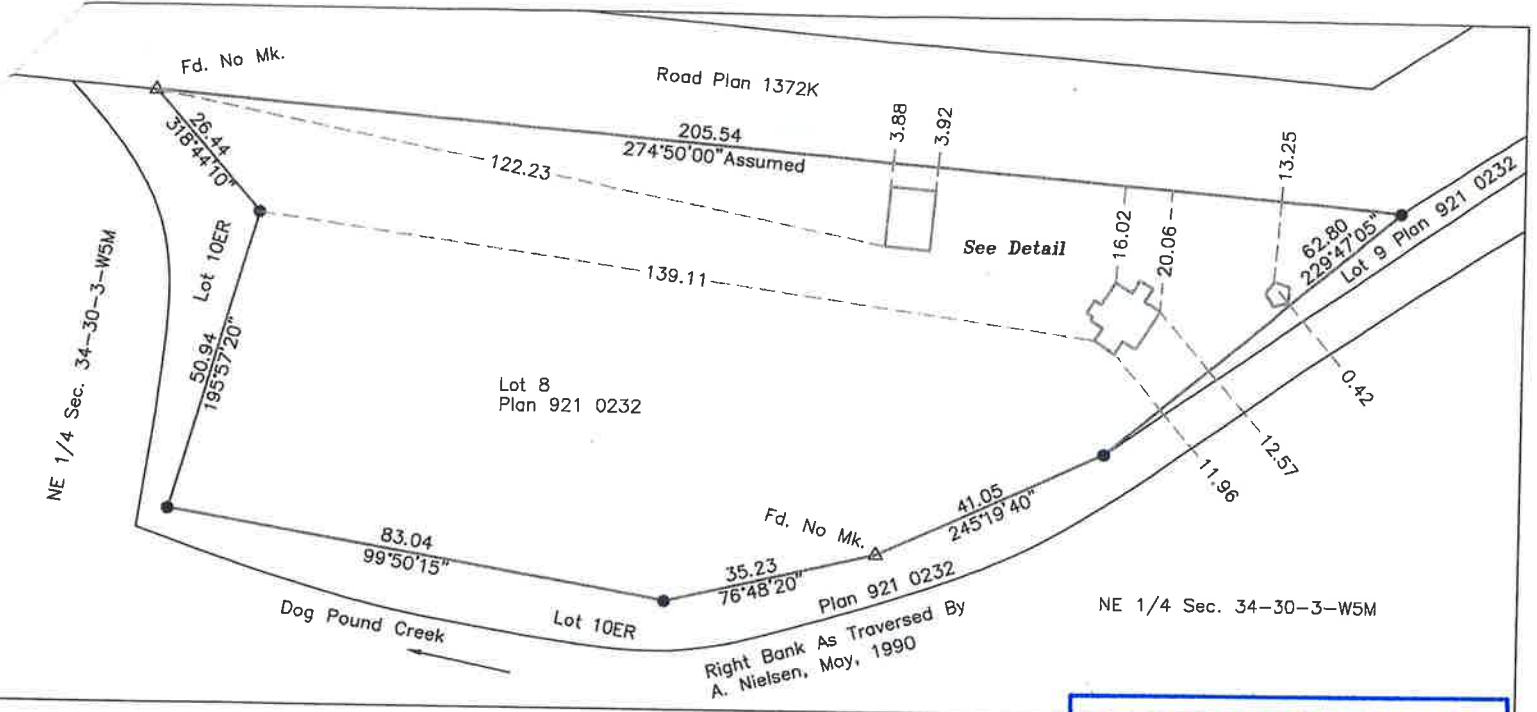
RTA LAND SURVEYOR'S REAL PROPERTY REPORT - PLAN

This plan is page 2 of a Real Property Report and is ineffective if it is detached from page 1. Page 2 of 2

Legal Description: **Lot 8 Plan 921 0232**

Municipality: **Mountain View County**

Ptn. NE 1/4 Sec. 34-30-3-W5M



Detail
Scale 1:350



CONDITIONALLY APPROVED
MOUNTAIN VIEW COUNTY
Kylian Noff
 PLDP 2018 0058
PLANNING AND DEVELOPMENT SERVICES
 SEE LETTER FOR CONDITIONS

ENCUMBRANCES:

Registration No.	Particulars
871 078 403	Caveat - Re: Easement
881 067 555	Utility Right of Way - Foothills Natural Gas Co-op Ltd.
061 445 007	Mortgage - Mountain View Credit Union, Limited.
081 449 049	Mortgage - Mountain View Credit Union, Limited
081 467 565	Caveat - Re: Agreement Charging Land
091 040 514	Caveat - Re: Agreement Charging Land

LEGEND:

1. Unless otherwise noted, measurements are made to the extent of the exterior walls
2. Distances are shown in metres and decimals thereof
3. Statutory Iron Posts are shown thus... ●
4. Calculated points are shown thus... △
5. (e) denotes encroachment
6. Eaves are dimensioned to the line of the fascia
7. Unless otherwise noted, fences are shown within 0.20m of Property Lines



Scale : 1:1250 Drawn: LKM
 File No. : 14-560



Box 5122, High River, Alberta, T1V 1M3
 www.sexsmithsurveys.com

RECEIVED

FEB 16 2018

MOUNTAIN VIEW COUNTY
 DIDSBURY

