



## **DIVISION 1**

**PRDP20230464** – Application for construction of an Accessory Building (detached garage), relaxation to the minimum rear yard setback requirement, Block 3, Plan 9012272; NW-13-23-05-05 (120 TWO PINE DRIVE), located approximately 0.81 km (0.50 mile) north of Township Road 232 and 1.61 km (1.00 mile) east of Range Road 52.

**File:** 03913160

**PRDP20230562** – Application for construction of an Accessory Dwelling Unit (suite within a dwelling, single detached), relaxation of the maximum habitable floor area requirement [reactivation of PRDP20183800], Lot 14, Block 2, Plan 0611508; SW-14-24-03-05 (A 155 GRANDVIEW WAY), located approximately 0.41 km (0.25 mile) east of Range Road 32, and 1.21 km (0.75 mile) south of Lower Springbank Road.

**File:** 04714032

## **DIVISION 2**

**PRDP20230531** – Application for Vacation Rental and construction of a Tiny Dwelling, Lot 2, Block 1, Plan 0311629; SE-17-25-05-05 (A 54004 TOWNSHIP ROAD 252), located approximately 0.20 km (0.13 mile) east of Range Road 54A and on the north side of Township Road 252.

**File:** 05917005

## **DIVISION 3**

**PRDP20230026** – Application for a Show Home (dwelling, single detached) and installation of one (1) illuminated freestanding sign, Lot 54, Block 5, Plan 2210308; SW-18-25-02-05 (135 WATERMARK AVENUE), located approximately 0.20 km (0.13 mile) north of Township Road 252 and 0.41 km (0.25 mile) east of Bearspaw Village Road.

**File:** 05618570

**PRDP20230069** – Application for an Accessory Building (existing oversized barn), relaxation to the maximum accessory building footprint requirement; NE-34-27-05-05 (275175 GRAND VALLEY ROAD), located approximately 0.41 km (0.25 mile) south of Township Road 280 and on the west side of Grand Valley Road.

**File:** 07934001

**PRDP20230297** – Application for Film Production; SE-31-27-05-05 (275129 BEAUPRE CREEK ROAD), located approximately 3.22 km (2.00 miles) west of Range Road 53 and 2.41 km (1.50 miles) north of Beaupre Creek Road.

**File:** 07930001

**PRDP20230557** – Application for Single-lot Regrading and Placement of Clean Fill, Lot 1, Block 1, Plan 2210191; NW-10-26-03-05 (7 GROVELANE), located on the south side of Township Road 262 and approximately 0.41 km (0.25 mile) east of Range Road 33.

**File:** 06710054

## **DIVISION 4**

**PRDP20230404** – Application for Single-lot Regrading and Excavation, for the construction of a Dwelling, Single Detached; SE-15-28-04-05 (282047 RANGE ROAD 42), located approximately 0.81 km (0.50 mile) south of Township Road 283 and on the west side of Highway 22.

**File:** 08815001

**PRDP20230437** – Application for renewal of a Home-Based Business, Type II, for automotive repair and sales and relaxation of the allowable business use requirement; SW-23-28-04-05 (A 41180 TOWNSHIP ROAD 283), located approximately 0.41 km (0.25 mile) east of Highway 22 and on the north side of Township Road 283.

**File:** 08823002

**PRDP20224981** – Application for Single-lot Regrading and Placement of Clean Topsoil, for site re-contouring and landscaping purposes, Lot 27, Block 3, Plan 1312270; NE-16-26-01-05 (45 CALTERRA COURT), located approximately 1.21 km (0.75 miles) north of Township Road 266 and on the west side of Range Road 13.

**File:** 06516051

## **DIVISION 5**

**PRDP20230283** – Application for construction of six (6) Dwelling, Single Detached, relaxation to the minimum side yard setback requirement, Lot 1, Block 5, Plan 0311824; W-13-26-01-05, located approximately 1.21 km (0.75 mile) north of Highway 566 and on the east side of Range Road 11.

**File:** 06513002

**PRDP20230475** – Application for a Warehouse (existing), for a food distribution company, construction of an addition, Lot 6, Block 1, Plan 1911679; SW-11-26-29-04 (291196 WAGON WHEEL ROAD), located approximately 0.41 km (0.25 mile) east of Range Road 292 and 0.81 km (0.50 mile) south of Highway 566.

**File:** 06411012

**PRDP20230524** – Application for Dwelling, Single Detached (existing), located in a Riparian Protection Area, Accessory Buildings (existing garage and shed), relaxation to the minimum front yard setback requirement and relaxation to the minimum side yard setback requirement; SW-25-26-29-04 (290252 TOWNSHIP ROAD 264), located at the northeast corner of the junction of Township Road 264 and Range Road 291.

**File:** 06425006

**PRDP20230527** – Application for a Home-Based Business (Type II), for a tool manufacturing business; SW-26-27-27-04 (274022 RANGE ROAD 272), located northeast of the junction of Range Road 272 and Township Road 274.

**File:** 07226002

**PRDP20230542** – Application for Care Facility (Group) (existing Dwelling, Single Detached), Block D, Plan 731464; NE-15-26-29-04 (292112 TOWNSHIP ROAD 262A), located approximately 0.81 km (0.50 mile) west of Range Road 292 on the north side of Township Road 262A.

**File:** 06415013

## **DIVISION 6**

**PRDP20223489** – Application for Outdoor Storage, for truck trailer and commercial vehicles, signage and relaxation to the minimum front yard parking and storage setback requirement; NW-29-23-28-04 (234248 RANGE ROAD 285), located approximately 1.61 km (1.00 mile) south of Township Road 240 and on the east side of Range Road 285.

**File:** 03329006

**PRDP20226130** – Application for construction of fifteen (15) Dwelling, Single Detached, relaxation to the minimum front yard setback requirement and relaxation to the minimum side yard setback requirement; NW-29-24-28-04, located approximately 1.21 km (0.75 miles) north of Highway 1 and on the east side of Range Road 285.  
**File:** 04329003

**PRDP20230474** – Application for Single-lot Regrading and the Placement of Clean Fill for the construction of a Dwelling, Single Detached, Lot 4, Block A, Plan 7510884; NE-25-23-27-04 (270089 TOWNSHIP ROAD 235), located along the south side of Township Road 235 and 0.20 km (0.13 mile) west of Range Road 270A.  
**File:** 03225018

**PRDP20227020** – Application for renewal of a Home-Based Business (Type II), for an excavation company and relaxation to the maximum outdoor storage area requirement, Lot 1, Plan 9612258; NW-16-23-28-04 (232130 RANGE ROAD 284), located approximately 0.81 km (0.50 mile) north of Township Road 232 and on the east side of Range Road 284.  
**File:** 03316003

## **DIVISION 7**

**PRDP20230533** – Application for construction of a Show Home (dwelling, single detached); NE-15-23-27-04 (29 NORTH BRIDGES LANDING), located in the hamlet of Langdon.  
**File:** 03215004

**PRDP20230488** – Application for Dwelling, Single Detached (existing), relaxation to the minimum front yard setback requirement and relaxation to the minimum side yard requirement, Lot 15, Block 1, Plan 2011558; NE-15-23-27-04 (13 NORTH BRIDGES BAY SW), located in the hamlet of Langdon.  
**File:** 03215024

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### **Important Information:**

Any person affected by these decisions may obtain a NOTICE OF APPEAL from [www.rockyview.ca](http://www.rockyview.ca) or from the clerk of the Subdivision and Development Appeal Board, Rocky View County, 262075 Rocky View Point, Rocky View County, Alberta. The notice of appeal and the requisite fee, \$350.00 if the appeal is by the owner/applicant or \$250.00 if the appeal is by an affected party, must be received in completed form by the clerk no later than **March 28, 2023**.

Further information regarding these permits may be obtained from the Planning & Development Services Department, Rocky View County, 262075 Rocky View Point, Rocky View County, during regular office hours (phone 403-230-1401).

Dated **March 7, 2023**.

**Dominic Kazmierczak**  
Manager, Planning