

DIVISION 1

PRDP20240846 – Application for Accessory Dwelling Unit (secondary suite), single-lot regrading and placement of clean fill (Dwelling, Single Detached), Lot 3, Block 4, Plan 0914791; NE-14-24-03-05 (242189 WINDHORSE WAY), located approximately 0.41 km (0.25 mile) south of Lower Springbank Road and 0.81 km (0.50 mile) west of Range Road 31.

File: 04714188

DIVISION 2

PRDP20241375 – Application for Stripping and Grading (Harmony Subdivision [Stage 5]) (154.77 hectares [382.44 acres]), Lot 1, Block 1, Plan 1112762; SW-07-25-03-05 & NW-07-25-03-05 & SW-18-25-03-05, located approximately 1.61 km (1.00 mile) north of Township Road 250 and on the east side of Range Road 40.

File: 05707002, 05707003 & 05718002

PRDP20241411 – Application for Dwellings, Row, construction of 4 multi-family townhomes (21 units), SE-07-25-03-05 & NE-07-25-03-W05M (2-50 & 60-88 HARBOUR WAY), located approximately 2.41 km (1.5 miles) north of Township Road 250 and 0.81 km (0.50 mile) east of Range Road 40.

File: 05707001 & 05707004

DIVISION 3

PRDP20241915 – Application for the placement of a Dwelling, Manufactured, NW-25-26-04-05 (264130 RANGE ROAD 41), located approximately 0.81 km (0.50 mile) north of Township Road 264 and 1.61 km (1.00 mile) east of Highway 22.

File: 06825002

PRDP20241943 – Application for the installation of a Private Swimming Pool, Lot 44, Block 2, Plan 1311979; SE-18-25-02-05 (337 CREEKSTONE RISE), located approximately 0.41 km (0.25 mile) north of Township Road 252 and 0.41 km (0.25 mile) west of 12 Mile Coulee Road.

File: 05618235

PRDP20242016 – Application for construction of an Accessory Dwelling Unit (secondary suite), relaxation to the maximum gross floor area requirement, Block:4 W1/2 Plan:7710065; NW-34-26-04-05 (42245 WEEDON TRAIL), located southeast of the junction of Weedon Trail and Range Road 43.

File: 06834014

PRDP20242024 – Application for Accessory Building (existing shed), relaxation to the minimum side yard setback requirement, Lot 12, Block 2, Plan 7510139; SE-07-25-02-05 (109 BEARSPAW MEADOWS WAY NW), located approximately 0.81 km (0.50 mile) south of Township Road 252 and 0.81 km (0.50 mile) east of Bearspaw Village Road.

File: 05607027

PRDP20242154 – Application for Single-lot Regrading and the temporary stockpiling of excavated clean fill for the construction of an addition to the existing dwelling, single detached and repair of an internal driveway [commenced without permits], Lot 3, Block 4, Plan 9611907; SW-04-26-03-05 (112 GLENDALE COURT), located approximately 0.81 km (0.50 mile) north of Highway 1A and 1.21 km (0.75 mile) west of Range Road 33.

File: 06704023

DIVISION 4

PRDP20241242 – Application for the construction of an Accessory Dwelling Unit (garden suite), relaxation to the maximum gross floor area, relaxation to the minimum top-of-bank setback requirement, relaxation to the maximum building height, relaxation to the minimum front yard setback requirement, and single-lot regrading and placement of clean fill, Lot 7, Block 8, Plan 8710575; SE-06-26-02-05 (25048 BURMA ROAD), located approximately 0.20 km (0.13 mile) west of Range Road 25 and on the north side of Burma Road.

File: 06606016

PRDP20241989 – Application for Single-lot Regrading and placement of clean fill, for the construction of an addition to an existing dwelling, single detached, Lot:18 Plan:8111028; SE-30-25-02-05 (96 HAMILTON DRIVE), located approximately 0.41 km (0.25 mile) west of 12 Mile Coulee Road and 0.81 km (0.50 mile) north of Township Road 254.

File: 05630045

DIVISION 5

PRDP20236460 – Application for Recreation (Culture and Tourism) to accommodate an Agriculture Education Park, including Agriculture (Intensive) for a market garden, Farmers Market (existing onsite), ancillary uses, expansion of a parking lot (located within a Riparian Protection area) and relaxation of the minimum front yard setback requirement for accessory buildings, Lot:1 Plan:9811310; NW-36-27-01-05 (275160 DICKSON STEVENSON TRAIL), located southeast of the junction of Township Road 280 and Dickson Stevenson Trail.

File: 07536003 & 07536008

PRDP20237016 – Application for Single-lot Regrading and excavation, for agricultural purposes, located within a Riparian Protection Area [completed without permits], NW-08-28-27-04, located southeast of the junction of Highway 79 and Range Road 275.

File: 08208004

PRDP20241392 – Application for Accessory Buildings (existing chicken coop and metal shelter), relaxation to the minimum rear yard setback requirement, Lot:1 Plan:9510989; SW-29-27-27-04 (274063 RANGE ROAD 275), located on the east side of Range Road 275 and on the north side of Township Road 274.

File: 07229006

PRDP20242169 – Application for Indoor Participant Recreation Services (existing building), tenancy and signage for an indoor tennis court facility, Lot 5, Block 1, Plan 2211931; NW-10-26-29-04 (#2, 292212 WAGON WHEEL BOULEVARD), located southeast of the junction of Highway 566 and Dwight McLellan Trail.

File: 06410060

PRDP20242384 – Application for Accessory Buildings (existing), relaxation to the minimum side yard setback requirement and relaxation to the minimum rear yard setback requirement, Lot 3, Block E, Plan 8911540; NW-15-26-29-04 (292146 TOWNSHIP ROAD 262A), located approximately 0.81 km (0.50 mile) north of Highway 566 and 0.81 km (0.50 mile) east of Range Road 293.

File: 06415034

DIVISION 6

PRDP20240681 – Application for placement of a Dwelling, Manufactured, Lot 1, Block 1, Plan 1212610; NE-34-24-27-04 (245149 RANGE ROAD 272), located approximately 0.81 km (0.50 mile) south of Township Road 250 and on the west side of Highway 9.

File: 04234004

PRDP20242211 – Application for construction of overheight fencing, for security purposes, Lot 43, Block 3, Plan 2111585; NW-32-23-28-04 (#8, 490 CARMEK DRIVE), located approximately 0.41 km (0.25 mile) south of Township Road 240 and 0.20 km (0.13 mile) east of Range Road 285.
File: 03332003

DIVISION 7

PRDP20241086 – Application for Show Home (existing Dwelling, Single Detached), including the installation of one (1) non-illuminated fascia sign, Lot 3, Block 6, Plan 2310608; NE-15-23-27-04 (33 NORTH BRIDGES LANDING), located in the hamlet of Langdon.
File: 03215184

Important Information:

Any person affected by these decisions may obtain a NOTICE OF APPEAL from 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 **June 18, 2024**.

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 **May 28, 2024**.

Dominic Kazmierczak
Manager, Planning