

THIS IS NOT A DEVELOPMENT PERMIT

Please note that the appeal period *must* end before this permit can be issued and that any
Prior to Release conditions (if listed) *must* be completed.

NOTICE OF DECISION

Rai, Jaspal S

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Tuesday, April 21, 2026

Roll: 05333105

RE: Development Permit #PRDP20261808

Lot 24, Block 1, Plan 0211172, NE-33-25-28-04; (14 NORTH SHORE POINT)

The Development Permit application for renewal of a Home-Based Business (Type II), for a landscaping company and relaxation to the minimum outside storage setback requirement [amendment to PRDP20250210] has been **conditionally-approved** by the Development Officer subject to the listed conditions below (**PLEASE READ ALL CONDITIONS**):

Description:

1. That a Home-Based Business (Type II), for a landscaping company, may continue to operate on the subject parcel in accordance with the approved Site Plan, application, and conditions of this permit, as amended:
 - i. That the minimum rear yard outside storage setback requirement shall be relaxed from **30.00 m. (98.43 ft.)** to **12.50 m (41.01 ft.)**

Permanent:

2. That all conditions of PRDP20250210 shall remain in effect for this business, unless otherwise noted in this condition set, once issued.
3. That this Development Permit, once the condition of release has been met, shall be valid for the term date of PRDP20250210
 - i. Upon expiry of both permits, a combined renewal application may be submitted to include all development permit conditions for the home-based business on one development permit application.

Advisory:

- That all other government compliances and approvals are the sole responsibility of the Applicant/Owner.
- That the subject development shall conform to the County's *Noise Control Bylaw C-8067-2020* & *Road Use Agreement Bylaw C-8323-2022*, in perpetuity.



Rai, Jaspal S. #PRDP20261808

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If Rocky View County does not receive any appeal(s) from you or from an adjacent/nearby landowner(s) by **Tuesday, May 12, 2026**, a Development Permit may be issued, unless there are specific conditions which need to be met prior to release. If an appeal is received, then a Development Permit will not be issued unless and until the decision to approve the Development Permit has been determined by the County's Subdivision and Development Appeal Board.

Regards,

A handwritten signature in black ink, appearing to read "D. Kozlowski".

Development Authority

Phone: 403-520-8158

Email: development@rockyview.ca

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