

DIVISION 1

PRDP20226780 – Application for Establishment (Eating) (existing building), tenancy & signage for a restaurant, Lot 13, Block 1, Plan 1311759; SE-13-23-05-05 (228 & 230 7 BALSAM AVENUE), located within the hamlet of Bragg Creek.

File: 03913040

PRDP20227016 – Application for construction of an Accessory Dwelling Unit (garden suite), relaxation to the maximum accessory building height requirement, Lot 2, Block 9, Plan 9712356; NW-30-25-02-05 (254138 BEARSPAW ROAD), located approximately 0.81 km (0.50 mile) north of Township Road 254 and on the east side of Bearspaw Road.

File: 05630015

DIVISION 2

PRDP20220517 – Application for construction of a Retail Store, regional, (for the construction of a Costco wholesale warehouse), construction of a Retail Store, local and Liquor Sales (liquor pod building), Restaurant, Retail Garden Centre, Health Care Services, Service Station and Signs, ancillary uses, and relaxation to the minimum loading bay width; NW-34-24-03-05, located at the northeast junction of Highway 1 and Range Road 33.

File: 04734003

PRDP20226909 – Application for multi-lot regrading and placement of clean fill, for the regrading of low-lying areas and for recontouring and filling of a waterbody, Lot 14, Block 2, Plan 0811193 (243090 MORNING VISTA WAY); Lot 15, Block 2, Plan 0811193 (243080 MORNING VISTA WAY); Lot 34, Block 2, Plan 0811193 (243020 MORNING VISTA WAY); SW-23-24-03-05, located approximately 0.81 km (0.50 mile) east of Range Road 32 and 0.81 km (0.50 mile) north of Lower Springbank Road.

File: 04723160 / 04723161 / 04723180

PRDP20226966 – Application for renewal of a Home-Based Business, Type I, for a medical consultation business and relaxation to the number of non-resident employee's requirement, Lot 6, Block 1, Plan 9310786; NW-12-25-03-05 (142 EMERALD BAY DRIVE), located approximately 2.30 km (1.50 miles) north of Township Road 250 and 2.00 km (1.25 miles) east of Range Road 32.

File: 05712017

PRDP20226998 – Application for construction of Secondary Suite (within a dwelling, single detached), Lot 24, Block 31, Plan 2211906; NW-08-25-03-05 (96 GRAYLING ROAD), located approximately 3.22 km (2.00 miles) north of Township Road 250 and 3.22 km (2.00 miles) west of Range Road 33.

File: 05708287

DIVISION 3

PRDP20226527 – Application for single-lot regrading and placement of clean topsoil for agricultural purposes, Lot 4, Block 1, Plan 1110255; NW-07-26-03-05, located approximately 0.41 km (0.25 mile) east of Range Road 40 and 0.20 km (0.13 mile) south of Township Road 262.

File: 06707025

PRDP20226799 – Application for an Accessory Building (shipping container), relaxation to the minimum side yard setback requirement, Lot 1, Block 3, Plan 7711120; NW-01-26-04-05 (40243 BIG HILL ROAD), located approximately 1.61 km (1.00 mile) west of Range Road 40 and on the south side of Big Hill Road.

File: 06801018

PRDP20226884 – Application for a Show-Home (dwelling, single detached) and installation of one (1) non-illuminated fascia sign; NE-27-26-04-05 (8 MONTERRA RISE), located approximately 0.81 km (0.50 mile) west of Range Road 42 and on the north side of Monterra Rise.
File: 06827235

DIVISION 4

PRDP20227051 Application for construction of a dwelling, single detached including single-lot regrading and placement of clean fill, Lot 7, Block 4, Plan 0914496; NE-19-25-02-05 (26 BEARSPAW VALLEY PLACE), located approximately 0.20 km (0.13 mile) south of Township Road 254 and 0.41 km (0.25 mile) east of Highway 1A.
File: 05619070

DIVISION 5

PRDP20226825 – Application for single-lot regrading and placement of clean fill; NE-12-26-27-04, located at the southwest of the junction of Township Road 262 and Range Road 270.
File: 06212004

PRDP20226945 – Application for Signs, renewal of one (1) non-illuminated freestanding sign; SW-16-26-29-04, located at the northeast junction of Range Road 294 and Highway 566.
File: 06416002

PRDP20226946 – Application for Signs, renewal of one (1) non-illuminated freestanding sign, Lot 4, Block 7, Plan 0812059; SE-16-26-29-04 (262125 NORTH 566 DRIVE), located approximately 0.81 km (0.50 mile) east of Highway 2 and on the north side of Highway 566.
File: 06416007

PRDP20226965 – Application for an Accessory Building (existing garage), relaxation to minimum rear yard setback requirement, Lot 1, Plan 9511304; NE-27-27-28-04 (274131 RANGE ROAD 282), located approximately 0.81 km (0.50 mile) north of Township Road 274 and on the west side of Range Road 282.
File: 07327005

DIVISION 6

PRDP20225898 – Application for School (existing Khalsa School), construction of a classroom modular addition (10 classrooms), Lot 1, Plan 9511304; NW-33-24-28-04 (245228 CONRICH ROAD), located approximately 0.20 km (0.13 mile) south of Township Road 250 and on the east side of Conrich Road.
File: 04333006

PRDP20226968 – Application for renewal for the keeping of livestock, at densities no greater than two (2) animal units per 1.40 hectares (3.46 acres), specifically from zero (0) to three (3) animal units (horses) and relaxation of minimum parcel size for an R-CRD parcel from 2.00 hectares (4.94 acres) to 1.02 hectares (2.51 acres), Lot 5, Block 3, Plan 0110455; SE-31-23-27-04 (235160 JESSE TRAIL), located approximately west of Range Road 275, and 0.80 km (0.50 mile) south of Township Road 240.
File: 03231069

PRDP202230063 – Application for construction of an Accessory Dwelling Unit (secondary suite), Lot 6, Block A, Plan 0111726; SE-05-23-28-04 (230048 RANGE ROAD 284A), located approximately 1.21 km (0.75 mile) south of Township Road 231 and on the east side of Range Road 284A.
File: 03305056

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 **February 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 **February 7, 2023**.

Dominic Kazmierczak
Manager, Planning