



COUNCIL MEETING & PUBLIC HEARING – First Notice

Proposed Amendments to Land Use Bylaw C-8000-2020 and other statutory and non-statutory public hearings

Date: **Tuesday, March 24, 2026 – 9:00 a.m.**

Location: **Rocky View County Hall – Council Chambers**

262705 Rocky View Point, Rocky View County, AB

Public Hearing Written Submission Deadline: **4:30 p.m., Wednesday, March 11, 2026**

Public Hearing Electronic Presentation Request Deadline: **12:00 p.m., Monday, March 23, 2026**

Public Hearing Audio/Video Submission Deadline: **12:00 p.m., Monday, March 23, 2026**

MORNING APPOINTMENTS STARTING AT 9 A.M.

1 BYLAW C-8725-2026 & BYLAW C-8718-2026

DIVISION 1

PL20250055 (Bragg Creek Affordable Independent Seniors Villa Master Site Development Plan)

Public hearing to consider Bylaw C-8725-2026 to adopt the "Bragg Creek Affordable Independent Seniors Villa Master Site Development Plan" to provide a policy framework to guide senior housing development within the Bragg Creek Hamlet, and to amend the Greater Bragg Creek Area Structure Plan in order to include the proposed Master Site Development Plan.

PL20250007 (Redesignation)

Public hearing to consider Bylaw C-8718-2026 to redesignate Lot 27, Block D, Plan 1611649, NE-12-23-5-W5M from Commercial, Local Urban District (C-LUD) to Residential, Multi-Residential Urban District (R-MRU), in order to facilitate the development of a senior housing project comprising 43 dwelling units.

Located in the Hamlet of Bragg Creek, 0.40 km (0.25 miles) west of Highway 22 and immediately north of White Avenue.

File: PL20250055 / PL20250007 (03912016)

2 BYLAW C-8730-2026 & BYLAW C-8731-2026

DIVISION 5

PL20240061 (The Hub Conceptual Scheme)

Public hearing to consider Bylaw C-8730-2026 to adopt "The Hub Conceptual Scheme" to provide a policy framework to guide future subdivision and development within a portion of NW-03-26-29-W04M.

PL20240063 (Direct Control Bylaw Amendment)

Public hearing to consider Bylaw C-8731-2026 to amend Direct Control Bylaw C-6031-2005 (DC-99) to update the boundaries of Cell B and Cell C to allow for Cell C uses on the subject site (a portion of NW-03-26-29-W04M) to facilitate future subdivision and development of the subject land.

Located within the Balzac East Area Structure Plan, approximately 1.61 km (1.00 mile) south of Highway 566, and 1.61 km (1.00 mile) east of Highway 2, divided by Dwight McLellan Trail.

File: PL20240061 & PL20240063 (06403007)

AFTERNOON APPOINTMENTS STARTING AT 1 P.M.

3 BYLAW C-8726-2026 & BYLAW C-8727-2026

DIVISION 4

PL20240041 (Kettelands Conceptual Scheme)

Public hearing to consider Bylaw C-8726-2026 to adopt the Kettlelands Conceptual Scheme to provide a

policy framework to guide future subdivision of Block 15, Plan 8911077 within SW-32-25-02-W05M.

PL20240042 (Redesignation)

Public hearing to consider Bylaw C-8727-2026 to redesignate Block 15, Plan 8911077 within SW-32-25-02-W05M from Residential, Rural District (R-RUR) to Residential, Country District (R-CRD) to facilitate future subdivision of the subject land.

Located in the Bearspaw Area Structure Plan, approximately 0.81 km (0.50 miles) west of Range Road 24 / Rocky Ridge Road, and 1.21 km (0.75 miles) south of Burma Road.

File: PL20240041 & PL20240042 (05632004)

Important Information

1. A public hearing will be held at County Hall, 262075 Rocky View Point, Rocky View County, AB, on the dates and times indicated above.
2. Anyone who believes they are affected by any of the proposed bylaws noted above will be provided an opportunity to present to Council on the proposed bylaw through one of the methods provided for in Rocky View County's *Procedure Bylaw*.
3. The public hearing will be live streamed and a recording will be made available after the meeting.
4. To make an in-person presentation, you may attend the public hearing at the date, time, and location indicated on this public notice. If your in-person presentation includes a written or visual component, you must bring at least 15 copies to the public hearing for distribution. **You may pre-register to speak by emailing legislativeservices@rockyview.ca.**
5. If you would like to present or provide verbal comments, but are unable to attend the public hearing in-person, you may request to present electronically through Microsoft Teams by emailing legislativeservices@rockyview.ca **no later than noon the day before the public hearing.** If you are presenting electronically, you cannot also submit a pre-recorded audio/visual submission.
6. You may also submit a pre-recorded audio or video presentation to be played during the public hearing if you are unable to attend the public hearing in-person. Pre-recorded audio or video submissions can be no longer than 5 minutes if you are speaking on behalf of yourself and 10 minutes if you are speaking on behalf of a group. If you have submitted a pre-recorded audio or video presentation, you cannot also present in person or electronically.
7. Pre-recorded audio or video presentations must include your name, as well as an indication of where you live in proximity to the subject of the public hearing, preferably in the form of a municipal address or legal land description, as well as the names of anyone you are presenting on behalf of. Pre-recorded audio or video presentations **must be submitted no later than noon the day before the public hearing** to the following link: <https://app.box.com/f/f27dcfa5a49e4bfe906aeb9f4c7460d3>
8. In addition to presenting in-person, presenting electronically, or providing a pre-recorded audio or visual presentation, you may make a written submission on the bylaw that affects you. Your written submission must include your name, the applicable bylaw or file number, and an indication of where you live in proximity to the subject of the public hearing, preferably in the form of a municipal address or legal land description.
9. Written submissions must be received by the deadline indicated on this public notice. Written submissions received before the indicated deadline will be provided to Council and the public in advance of the public hearing. Written submissions received after the indicated deadline may be accepted and provided to Council at the public hearing if approved through a resolution of Council during the public hearing.
10. Your written submission must be sent to Legislative Services by:

Mail: Legislative Services Rocky View County 262075 Rocky View Point Rocky View County, AB, T4A 0X2	OR	Email: legislativeservices@rockyview.ca (Include the bylaw or file number in the subject line)
---	----	--
11. If you have already submitted comments with regards to a proposed bylaw noted in this public notice, there is no need to resubmit your comments to Rocky View County.
12. Copies of bylaws and related staff reports may be viewed in the meeting agenda beginning six days before the public hearing date at <https://www.rockyview.ca/meetings-hearings> or by request to Legislative Services at legislativeservices@rockyview.ca
13. Any submissions received by Rocky View County will be considered your consent to the public distribution of your written, audio, or video submission as part of the public record for the public hearing, including any personal information you provide.
14. If you have any questions about these bylaws, please contact Planning Services at 403-230-1401. If you have questions on the public hearing process contact Legislative Services at 403-230-1401.