

Development Permit Application Requirements

Every application for a permit shall be accompanied by the following information:

1. include lot plans in duplicate at a scale satisfactory to the Development Authority, showing any or all of the following:
 - a. north point,
 - b. legal description of lot
 - c. location of principal building and other structures including accessory buildings, garages, carports, fences, driveways, paved areas, and major landscaped areas including buffering and screening areas where provided,
 - d. outlines of the roof overhangs on all buildings front, side and rear yards,
 - e. front, side and rear yards
 - f. front, side and rear profiles as required,
 - g. the provision of off-street loading and vehicle parking,
 - h. access and egress points to and from the lot,
 - i. the exterior elevations showing height, horizontal dimensions and finishing materials of all buildings, existing and proposed,
 - j. stormwater drainage plan
 - k. the location of existing and proposed municipal and private local improvements as well as an estimation of the installation thereof,
 - l. the lowest finished floor elevation in either the basement or main floor in the principal and accessory buildings where applicable
 - m. on a vacant lot in a residential land use district, the suggested location for a future driveway and garage or carport
 - n. estimated cost of the project, excluding land prices
 - o. any other pertinent information or tests required by the Development Authority
 - p. a lot grading plan and surface discharge plan as determined by the Development authority,
 - q. a Surveyor's Certificate or Real Property Report, signed by an Alberta Land Surveyor relating to the building(s) that is (are) the subject of the development permit application

2. Permit Fees

All fees and charges under and pursuant to this by-law shall be as follows:

a. Development Permit Fees:

Residential development – new and renovations	\$1.25/\$1,000.00 development cost
	\$10.00 minimum
	\$60.00 maximum
Multi-family building	\$60.00 + \$40.00/unit
Industrial, commercial, and institutional	\$60.00 + \$1.75/m ²

b. New Construction Deposits:

Landscaping deposit	\$500.00
Real Property Report deposit	\$500.00
Hard surface driveway deposit	\$500.00
Multi-family building	Above + \$200.00/unit
All other development	\$10.00/\$1,000.00 development; \$1,000.00 minimum, no maximum
NOTE: Interest rate paid at Provincial	Gov't rate

c. Administrative Levy

Levy/unit or suite	\$125.00
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