

MUNICIPAL DISTRICT OF WAINWRIGHT NO 61
DEVELOPMENT PERMIT



Form 2
(Revised April 17, 2012)

Permit No. **2023.28**

Development involving the relocation of a **6 Unit Residential Multi-Plex** in the **NW 9-42-3 W4M**,
Rural Address: 33063 Township Road 422

as further described in Application No **2023.28** in the name of **Ribstone Hutterite Colony** has been
APPROVED, subject to the following conditions:

1. All provincial regulations shall be adhered to. Building, electrical, plumbing and heating, private sewer and gas permits shall be obtained as required. The providers of the Safety Codes Compliance Services within the MD of Wainwright are Superior Safety Codes Inc. or The Inspections Group Inc. The application forms for the Safety Codes Act disciplines that are covered by these agencies can be picked up at the MD of Wainwright Administration Building or they can be downloaded from their websites <https://www.superiorsafetycodes.com> or <https://www.inspectionsgroup.com/>
2. There shall be no permanent development within **40 meters (132 feet)** from the **center line of any municipal road allowance.**
3. The side yards shall be a minimum of **6.0 meters (20 feet)**.
4. The rear yard shall be a minimum of **7.5 meters (25 feet)**.
5. Construction will be in compliance with all Federal and Provincial Government Regulations

You are hereby authorized to proceed with the development specified provided:

- that any stated conditions are complied with:
- that development is in accordance with any approved plans and applications

SHOULD AN APPEAL BE MADE AGAINST THIS DECISION TO THE DEVELOPMENT APPEAL BOARD,
THE DEVELOPMENT PERMIT SHALL BE NULL AND VOID.

Date of Decision: August 4, 2023

Date of Issuance of Development Permit: August 4, 2023

Signature of Development Officer _____

NOTE:

1. The issuance of a Development Permit in accordance with the notice of decisions subject to the condition that it does not become effective until 21 days after the date the order, decision or development permit is issued.
2. The following information is provided as required by Section 685(1.1) of the Municipal Government Act, R.S.A. 2000, c. M-26, as amended. Any appeal of this decision lies to the **Joint Subdivision and Development Appeal Board** whose address is c/o 717-14th Avenue Wainwright, Alberta T9W 1B3 Attention: SDAB Secretary, and must be given by written notice along with a \$100.00 non-refundable fee within 21 days after notice of the decision is given.
3. A permit issued in accordance with the notice of decision is valid for a period of twelve months from the date of issue. If at the expiry of this period, the development has not been commenced or carried out with reasonable diligence, this permit will be null and void.
4. It is the applicants' responsibility to contact Buffalo Trails School Division regarding the School Division's bussing service details (780-842-6144).

PAID

Schedule D7

Municipal District of Wainwright No. 61Application No. 2023.28

(REV 06/17)

Application for DevelopmentAll Other Zoning DistrictsApplicant: RIBSTONE HUTTERITE COLONY Telephone: Jerry - 780-753-7537Mailing Address: Box 270 Edgerton, AB T0B 1K0Location: (Municipal Address of the Proposed Development) NW 9 42 3
SECTION TOWNSHIP RANGE W4Rural Address: 33063 Twp Rd. 422

Legal Description of the Lot (Parcel): _____ Block: _____ Plan: _____

Registered Owner of the Land: SAME

Registered Owner's Mailing Address: _____ Telephone: _____

Interest of Applicant if Not the Owner of the Site: _____

DEVELOPMENT:

I/We hereby make application for a DEVELOPMENT PERMIT in accordance with the plans and the supporting information submitted. A brief description of the proposed development is as follows:

move in 6 plex multi-residential unit.SITE REQUIREMENTS:(a) Area of Site 158.98 acres. (b) Area of Building 32 x 240(c) Front Yard Setback 45m. (d) Rear Yard Setback N/A(e) Side Yard Setback N/A (f) Height of Main Building N/A(g) Height of Accessory Building N/AEstimated Commencement Date: Sept 2023 Estimated Completion Date: 2024.Projected Cost of the Development: \$500,000Other Supporting Material to be attached:

- 1) Site Plan – showing the location of all existing buildings and improvements, and the location of the proposed new development
- 2) ERCB report covering the presence or absence of Abandoned Oil & Gas Wells on the proposed development site

I hereby give my consent to allow all authorized persons the right to enter the above land and/or buildings, with respect to this application only.

"This personal information is being collected under the authority of Section 33C of Freedom of Information and Protection of Privacy Act, and will be used for administration purposes as per the Land Use Bylaw and/or assessment purposes. If you have any questions about the collection of this information, please contact the Municipal Administrator or Assistant Municipal Administrator at 780-842-4454."

Date of Application: August 2, 2023 Signature of Applicant: _____Signature of the Registered Owner (where applicable): Jerry Dross

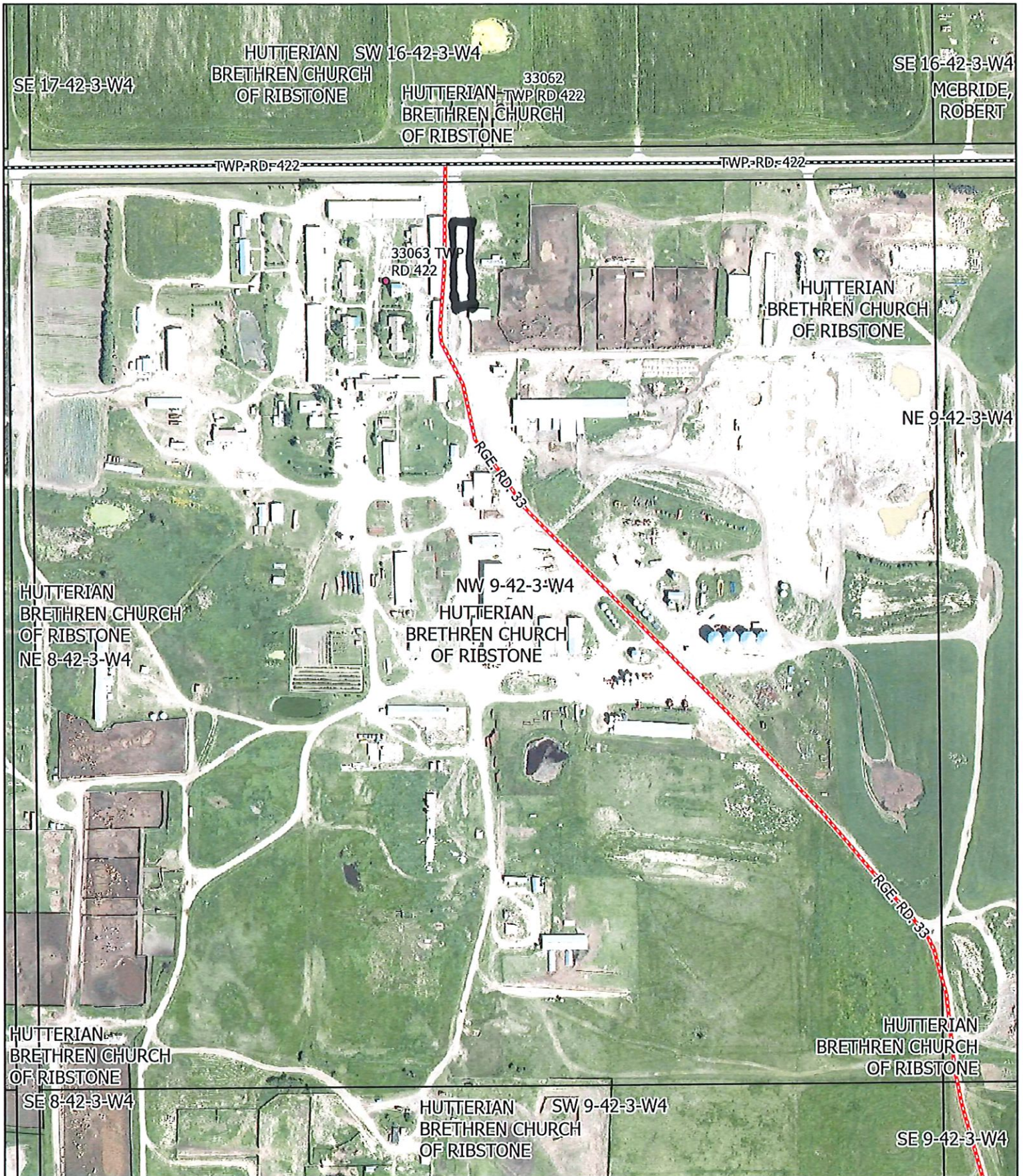
A \$100.00 Application Fee is payable with the completed application.

new multi-unit building.



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NW 9-42-3 W4M-2020



Municipal District of Wainwright No. 61
 717 - 14th Ave, Wainwright, AB, T9W 1B3
 Phone: 780-842-4454
 Fax: 780-842-2463
 Website: www.mdwainwright.ca



Spatial Reference
 Name: NAD 1983 UTM Zone 12N
 Datum: North American 1983
 Projection: Transverse Mercator

0 50 100 200 Meters

