

APPLICATION FOR DEVELOPMENT PERMIT

Town of Wainwright
1018 - 2 Avenue
Wainwright, AB T9W 1R1
780-842-3381



I hereby make application under the provisions of the Land Use Bylaw 2022-04 for a Development Permit in accordance with the plans and supporting information submitted herewith and forming part of this application.

Applicant: _____ (Office Use Only) : _____ PERMIT NO. _____

Telephone: _____ Email: _____

Mailing Address: _____ City/Town: _____ Prov: _____ Postal Code: _____

Address Of Property To Be Developed: _____

Legal Description: Lot: _____ Block: _____ Plan: _____ Land Use District: _____

Registered Owner: _____ Telephone: _____

Proposed Development: _____

Development Class: Residential Industrial Commercial Institutional

Type Of Work: New Renovation Addition Secondary Suite Signage Accessory / Garage

RTM Change Of Use Demolition Deck / Porch Other: _____

Principal Use: Setbacks Front: _____ Rear: _____ Side: _____ Side: _____

Floor Area (Ft²) Total: _____ Main Floor: _____ 2nd Floor: _____ 3rd Floor: _____

Height of Building: _____ No. of On-Site Parking Stalls: _____

Accessory Use: Setbacks Front: _____ Rear: _____ Side: _____ Side: _____

Floor Area (Ft²): _____ Height of Building: _____ Percent of Lot Occupied: _____

Estimated Cost (Excluding Land): \$ _____ Start Date: _____ Completion Date: _____

APPLICANT SIGNATURE

By submitting this application, I hereby allow right of entry onto the property for inspection purposes. The information given on this form is complete and is, to the best of my knowledge, a true statement of the facts relating to this application for development approval.

Signature: _____ Application Date: _____

OFFICE USE ONLY

Tax Roll Number: _____ Variance Date: _____ Off-Site Levy Fee: \$ _____

Permit Number: _____ Date of Issue: _____ Issued By: _____ Fee: \$ _____

- This permit is issued with following conditions attached:
- This permit does not come into effect until 21 days after the date that the notice of issuance is posted in the town.
 - The development is in accordance with Land Use Bylaw 2022-04 and any approved plans and specifications.
 - A person claiming to be affected by the issuance of this permit may file an appeal within 14 days after issuance and should such an appeal be received; this permit shall become void.
 - This permit is valid for 12 months from the date of issue, after which it shall expire and become null & void if development has not commenced or carried out with reasonable diligence.
 - The applicant will be responsible for any Town engineering or associated professional costs that might be incurred throughout the project.

Additional Conditions: _____

GENERAL CONDITIONS OF DEVELOPMENT

Conformance to Plans

The permit is approved as per the plans submitted with this application.

Building Permits

The applicant is responsible for taking out the proper building permits (if applicable) with Superior Safety Codes out of Lloydminster, AB. They can be reached at 780-870-9020 or at superiorsafetycodes.com/ to begin the permit process. Obtaining approved building permits are required prior to any work commencing. Payment must be made directly to Superior Safety Codes, as the Town cannot accept payment on their behalf.

Utility Locates

If the construction involves disturbing the ground, the applicant must submit a utility locate request prior to any work being done. The applicant can contact the Utility Safety Partners (formerly Alberta One-Call) at utilitysafety.ca/submit-a-locate-request.

Hard-Surfacing

If access to the parking from a street or lane which is hard-surfaced, every off-street parking space and the access thereto including the boulevard crossing shall be hard-surfaced on any new build.

- Residential – The driveway is to be hard-surfaced within 24 months of occupancy.
- Commercial – All parking lots are to be hard-surfaced prior to occupancy.
- Industrial – All parking lots are to be hard-surfaced prior to occupancy.

Landscaping

The site is to be landscaped within 24 months of occupancy in residential districts and within 6 months of occupancy in commercial and industrial districts.

Development Agreement

The developer shall enter into a development agreement with the Town to address the timing for the required hard-surfacing and landscaping and the agreement shall be registered on the title of the subject property.

Containment of Materials and Equipment

All excavated and construction materials and equipment associated with the construction shall be contained within the boundaries of the property.

Site Maintenance

- The construction site shall be kept in a state satisfactory to the Town at all times.
- All construction wastes, material packaging, and other debris shall be contained on the site until properly disposed of at an approved waste handling facility.
- Loose debris shall be collected and restrained prior to wind being able to blow it off the site.
- Weeds shall be controlled to prevent the spread of seeds to other properties.

Business License

It is the responsibility of the applicant to ensure that all contractors and subcontractors have a business license with the Town of Wainwright. If one is needed, please contact the town at 780-842-3381 or email mcaouette@wainwright.ca.

Street Addressing

Building addresses are only to be generated and provided by the Planning Authority. No applicant or property owner is to create their own addresses. If unsure of the correct address or if you have any questions, please contact the Planning Authority at the Town of Wainwright at 780-842-3381 or email sflett@wainwright.ca.

I agree that I have read and understand the above-mentioned permit conditions and agree to adhere to the Land Use Bylaw 2022-04 and conditions within this application.

INITIAL: _____

DATE: _____

} Must be initialed and dated in order for the application to be considered completed