



MUNICIPAL DISTRICT OF SPIRIT RIVER NO. 133

P.O. BOX 389
4202 - 50 Street
Spirit River, Alberta
T0H 3G0

PHONE: (780) 864-3500 FAX: (780) 864-4303

DEVELOPMENT APPLICATION & INFORMATION PACKAGE

1. Complete & sign the “Application for Development” form (attached).
2. **Non-Refundable Application Fee** – \$50.00 for the first \$50,000 of the estimated cost of project or portion thereof and \$20.00 for the additional \$50,000 of the project or portion thereof, as follows:

<u>Cost of Completed Project</u>	<u>Fees</u>
up to \$50,000	\$50.00
\$50,001 to \$100,000	\$70.00
\$100,001 to \$150,000	\$90.00
\$150,001 to \$200,000	\$110.00
\$200,001 to \$250,000	\$130.00
\$250,001 to \$300,000	\$150.00
\$300,001 to \$350,000	\$170.00
\$350,001 to \$400,000	\$190.00
\$400,001 to \$450,000	\$210.00

NOTE: this application fee shall include the **total completed project cost** of the development (This must include all equipment and site preparation costs.)

Make Cheque / Money Order payable to:
“Municipal District of Spirit River No .133”

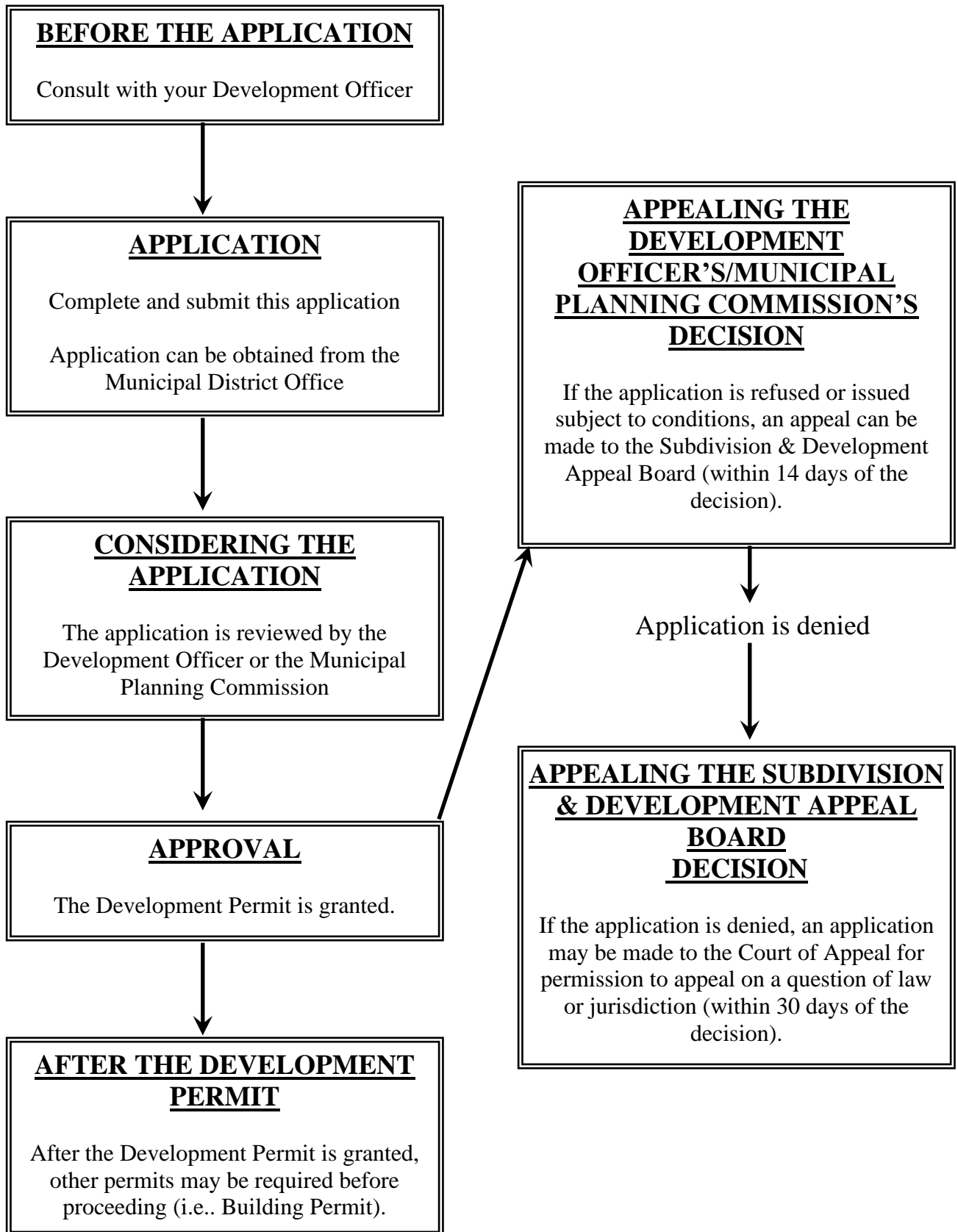
3. **Supply an up—to—date Copy of the Certificate of Title.** The copy must be obtained not more than two months prior to the development application date.
4. A **floor plan** of the development (if applicable).
5. Refer to **site diagram** instruction sheet and use graph paper provided or include the engineer drawing (commercial or industrial).
6. Complete **right of entry form** (attached).

Please mail or bring all the information to the above address

FOR ADDITIONAL INFORMATION PLEASE CONTACT:

Municipal District of Spirit River No. 133 at (780) 864-3500

Development Permit Process





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[SITE DIAGRAM FOR DEVELOPMENT PERMITS]

Directions for completing a site diagram for a Development Permit application are shown below. Please use the graph paper attached to this application form and show as much detail as possible while following the directions given.

1. Please draw a scale diagram for your development area. A convenient scale might be 1 square equals 10 feet or 1 square equals 3 metres. Feel free to use a scale which meets your needs. Please indicate the scale you use at the bottom of the page.
2. Please show the approximate locations of the following features:
 - a. Legal Description of Site (including adjacent roadways)
 - b. North Directional Arrow.
 - c. Parcel Boundaries / Property Lines surrounding the Site.
 - d. Dimensions of the Site.
 - e. Existing and Proposed Buildings and Structures.
 - f. Existing and Proposed Vehicle Accesses.
 - g. Existing and Proposed Water and Sewage Locations.
 - h. Distance from Residence to Water Supply.
 - i. Distance from Residence to Sewage System (where the effluent is going)
 - j. Distance from Residence to Boundary Lines.
 - k. Distance from Sewage (where the effluent is going) to Water Supply.
 - l. Distance from Sewage (where the effluent is going) to Boundary Lines.
 - m. Shelterbelts, Creeks, Rivers, Drainage Ditches, Railways, etc.
 - n. Building plans showing floor plans, elevations, and exterior finish.
 - o. Utilities, site drainage, grade elevations, existing and finished lot grades.



Municipal District of Spirit River No. 133

PO Box 389, Spirit River, AB T0H 3G0 Ph.:780-864-3500 Fax 780-864-4303

RIGHT OF ENTRY

RIGHT OF ENTRY FOR AN AUTHORIZED PERSON OF MUNICIPAL DISTRICT OF SPIRIT RIVER NO. 133 FOR THE PURPOSES OF A SITE INSPECTION OF THE LAND AFFECTED BY A PROPOSED DEVELOPMENT APPLICATION.

I hereby give consent for an authorized person of **Municipal District of Spirit River No. 133** to enter upon the land that is subject to a development application for the purposes of making a site inspection in order to evaluate the proposed development.

If you wish to be present at the time of site inspection, please check the following box

LEGAL DESCRIPTION OF LAND: _____

OWNER'S NAME (IN BLOCK CAPITALS): _____

OWNER'S
SIGNATURE: _____

DATE: _____

The personal information on this form is being collected for the purpose of processing the Application for Subdivision Approval under the Authority of the Freedom of Information and Protection of Privacy Act (FOIP). If you have any questions, please contact the M.D. #133 FOIP Assistant at 780-864-3500.



DEVELOPMENT PERMIT APPLICATION

FOR ADMINISTRATIVE USE
APPLICATION NO.
DATE RECEIVED

MUNICIPAL DISTRICT OF Spirit River NO.133, 4202 – 50 Street, Box 389, Spirit River, Alberta, T0H 3G0

I / We hereby make application under the provisions of the Land Use Bylaw for a Development Permit in accordance with the plans and supporting information submitted herewith and form part of this application.

I / We understand that this application will not be accepted without the following:

- (a) application fee;
- (b) site plan sketch that includes all relevant detail to the proposed development (e.g.: proposed and existing structures, property lines, creeks/ravines, parking and vehicle access, building plans, etc.)

APPLICANT INFORMATION				COMPLETE IF DIFFERENT FROM APPLICANT			
NAME OF APPLICANT				NAME OF REGISTERED LANDOWNER or LEASEHOLDER			
ADDRESS				ADDRESS			
POSTAL CODE	TELEPHONE (Res.)	(Bus.)		POSTAL CODE	TELEPHONE (Res.)	(Bus.)	

LAND INFORMATION									
Legal description of proposed development site:									
QTR./L.S./ R.L./ S.L.	SEC.	TWP.	RG.	M.	ROLL NO.	OR	REGISTERED PLAN	BLK	LOT
Size of the proposed development:									
LENGTH <input type="checkbox"/> ft <input type="checkbox"/> m		WIDTH <input type="checkbox"/> ft <input type="checkbox"/> m		Number of:		ACRES		OR HECTARES	
Description of the existing use of the land: _____									

DEVELOPMENT INFORMATION									
Describe the proposed use of the land _____									
Check (x) any proposed use(s) not identified above:									
<input type="checkbox"/> Signs			<input type="checkbox"/> Culvert(s)/Road access point(s)			<input type="checkbox"/> Public Use(s)			
<input type="checkbox"/> Dwelling unit(s)			<input type="checkbox"/> Accessory structure(s) / use(s)			<input type="checkbox"/> Other (specify) _____			
<input type="checkbox"/> Home occupation(s)			<input type="checkbox"/> Commercial or industrial structure(s) / use(s) _____						
Indicate the proposed setback from the property line:									
FRONT YARD <input type="checkbox"/> ft <input type="checkbox"/> m		REAR YARD <input type="checkbox"/> ft <input type="checkbox"/> m		SIDE YARD (1) <input type="checkbox"/> ft <input type="checkbox"/> m		SIDE YARD (2) <input type="checkbox"/> ft <input type="checkbox"/> m			
The land is adjacent to: <input type="checkbox"/> A Primary Highway <input type="checkbox"/> A Secondary Highway <input type="checkbox"/> A District Road <input type="checkbox"/> LOC # _____									
Estimate the project:									
A. COMMENCEMENT DATE			B. COMPLETION DATE			C. COMPLETED PROJECT COST \$			
Attached is: (a) SITE PLAN: Yes No (b) FLOOR PLAN: Yes No (c) CROWN LAND ACCESS MAP: Yes No									

Any personal information that the M.D. of Spirit River may collect on this form is in compliance with Section 32 of the Freedom of Information and Protection of Privacy Act. The information collected is required for the purpose of processing the Development Permit Application. If you have any questions about the collection please contact the M.D.'s Freedom of Information and Protection of Privacy Coordinator at 864-3500.

DECLARATION

I/WE HEREBY DECLARE THAT THE ABOVE INFORMATION IS, TO THE BEST OF MY/OUR KNOWLEDGE, FACTUAL AND CORRECT

NOTE:
Signature of Registered Land
Owner required if different
from Applicant

Date

SIGNATURE OF APPLICANT

Date

SIGNATURE OF REGISTERED LAND OWNER / LEASEHOLDER

FOR ADMINISTRATIVE USE

LAND USE CLASSIFICATION: _____

FEE ENCLOSED: YES NO AMOUNT: \$ _____ RECEIPT NO.: _____



PROPOSED DEVELOPMENT SKETCH

LEGAL DESCRIPTION AND AREA OF LAND TO BE DEVELOPED:

All/part of the _____ ¹/₄ sec. _____ twp. _____ range _____ west of _____ meridian
 Being all/parts of lot _____ block _____ Reg. Plan No. _____ C.O.T. No. _____

COMPLETE ALL BLANKS IN THE CHART BELOW

	To Proposed East Boundary	To Proposed West Boundary	To Proposed North Boundary	To Proposed South Boundary	Water Source	Sewage System
Distance From Residence						
Distance From Water Source					N/A	
Distance From Sewage System						N/A
Distance From any other Water Course						

Indicate the following information on the quarter section below:

- a) The boundaries of the proposed parcel on the quarter section, **including dimensions (feet or meters)**.
- b) The developed and undeveloped road allowance(s) and ***all* approaches** to the quarter section.
- c) Locate ***all*** residence(s) and buildings on the proposed lot and quarter section.
- d) Locate shelterbelts, creeks, rivers, drainage ditches, railways, etc.



PROPOSED DEVELOPMENT SKETCH

N

2640 ft. (804.7m)

2640 ft
(804.7 m)

2640 ft. (804.7m)

SCALE 1:50,000



WATER & SEWER SERVICE INFORMATION REQUIRED

Please note below the type of water supply and sewage disposal that is either **Existing** or **Proposed** for the lots indicated on the sketch accompanying your application. *(The location of these facilities must be accurately indicated on the sketch.)*

Please indicate if the Water and Sewer Services are existing or proposed by entering the initial as follows (If unsure, please check with the Peace Region Health or Municipal Affairs Safety Codes Officers):

E - for Existing or P - for Proposed in the appropriate box.

	1 st Parcel	2 nd Parcel	Balance of Quarter
Dugout			
Well			
Cistern & Hauled Potable Water			
Municipal Service			
Other <i>(Please Specify)</i>			

Type of Sewage Disposal	1 st Parcel	2 nd Parcel	Balance of Quarter
Holding Tank (A tank designed to retain sewage or effluent until transferred into mobile equipment for disposal elsewhere)			
Septic Tank (A digestion chamber a) In which sewage is received and retained, and b) From which the effluent is discharged)			
Open Discharge / Pumpout (A system designed to discharge effluent to the ground surface to accomplish evaporation and absorption of the effluent into the soil as a method of disposal)			
Evaporation Mound (A system where the effluent treatment area includes a bed of sand and is built above grade to overcome limits imposed by proximity to water table or bed rock, or by highly permeable or impermeable soils)			
Disposal Field (A system of effluent treatment and disposal by disturbing effluent within trenches containing void spaces that are covered with soil)			
Sewage Lagoon (A shallow artificial pod for the stabilization of sewage or effluent)			
Other <i>(Please Specify)</i>			