



Land Use Bylaw No. 346/12
Tax Roll: _____
Permit No: _____

APPLICATION FOR A DEVELOPMENT PERMIT

Civic Address of Property to be developed: _____

Lot: _____ Block: _____ Plan: _____

Applicant: _____ Telephone: _____

Email: _____

Mailing Address: _____

Registered Owner: _____

(If different from applicant)

Proposed Development: _____

(1) Main Building:

Front Yard: _____ Side Yards: a) _____, b) _____ Rear Yard: _____

Height: _____

(2) Accessory Building:

Front Yard: _____ Side Yards: a) _____, b) _____ Rear Yard: _____

Height: _____

(3) Parcel Coverage (%): _____

(4) Floor Area: _____

Estimated Project Cost: _____

Estimated Date of Commencement: _____

Estimated Date of Completion: _____

Date of Application: _____

Applicant's Signature: _____

Applications shall be accompanied by the following:

- (1) Permit Fees as defined by the Rates and Fees Bylaw 382-22;
- (2) A scaled site plan showing the treatment of landscaped areas if required, the legal description, the front, rear, and side yards, if any; any provision for off-street loading and vehicle parking and access and egress points to the parcel;
- (3) Scaled floor plans, elevations and sections;
- (4) A copy of the Certificate of Title to the land and, if the applicant is not the owner, a statement of the applicant's interest in the land together with the written consent of the owner to the application;
- (5) Other plans and information as required by the Development Officer to properly evaluate the proposed development.

NOTE

ANY DEVELOPMENT CANNOT PROCEED WITHOUT AN APPROVED DEVELOPMENT PERMIT. A DEVELOPMENT PERMIT IS NOT A BUILDING PERMIT. It is a **Provincial requirement to obtain the proper permits and inspections** for all building, plumbing, gas, electrical, water systems, private sewage treatment and disposal systems.

IJD Inspections Ltd. is solely authorized to provide The Summer Village of Gull Lake's Safety Codes Services. All building and related permits must be obtained from them.

Contact Information:

#E4, 5560 - 45 Street

Red Deer, AB T4N 1L1

Phone: (403) 346-6533 Fax: (403) 347-2533

If the development authorized by a permit is not commenced within 12 months from the date of its issue, or the date of decision of the Subdivision and Development Appeal Board, nor carried out with reasonable diligence as determined by the Development Officer, the permit ceases to be effective, unless an extension to this period, being no longer than an additional 12 months, has previously been granted by the Development Officer.

The exterior finish of any building or structure for which a valid development permit has been issued, must be complete within a 12 month period of the start of construction, unless an extension to this period, being no longer than an additional 12 months, has been previously granted by the Development Officer.

Construction activity only permitted between 8:00 am and 10:00 pm on weekdays and 9:00 am and 10:00 pm on Saturday, Sundays or Statutory Holidays.** No loud radios or unnecessary noise will be permitted throughout the day. Respect the neighbours.

It is the Property Owner's responsibility to ensure that contractors who "clean out" on the road, must clean up debris immediately. Damage to roads will be at the sole cost to the Development Permit holder.

It is the responsibility of the Property Owner to ensure that Safety Codes Officers can gain entry to the property and/or residence for inspections in a timely manner. When you call for inspections, ensure a neighbour has a key if you cannot attend. The Safety Codes Officers time is valuable; please ensure arrangements have been made.