



# DEVELOPMENT PERMIT APPLICATION COUNTY OF NORTHERN LIGHTS

"An Agricultural Based Community"

# 600, 7th Ave. NW Box 10, Manning, Alberta T0H 2M0

Phone (780) 836-3348, Fax (780) 836-3663

E-mail: [CountyofNorthernLights@CountyofNorthernLights.cm](mailto:CountyofNorthernLights@CountyofNorthernLights.cm)

FOR ADMINISTRATIVE USE ONLY

Application No.: \_\_\_\_\_

Date: \_\_\_\_\_

Roll No.: \_\_\_\_\_

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 the application

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

- Application fee
- Site plan sketch that includes all relevant detail to the proposed development (e.g. Proposed and existing structure, property lines, creeks/ravines, parking and vehicle access, building plans etc.)

## APPLICANT INFORMATION

NAME OF APPLICANT			NAME OF REG. LANDOWNER (IF DIFFERENT FROM APPLICANT)		
ADDRESS			ADDRESS		
POSTAL CODE	PHONE (RES)	PHONE (BUS)	POSTAL CODE	PHONE (RES)	PHONE (BUS)

## LAND INFORMATION

LEGAL DESCRIPTION OF PROPOSED DEVELOPMENT SITE								
QTR/LS	SECTION	TOWNSHIP	RANGE	MERIDIAN	AND/OR	PLAN #	BLOCK	LOT
SIZE OF THE PARCEL TO BE DEVELOPED				NUMBER OF ACRES		OR	NUMBER OF HECTARES	
DESCRIBE THE EXISTING USE OF THE LAND								

## DEVELOPMENT INFORMATION

DESCRIBE THE PROPOSED USE OF THE LAND			
CIRCLE ANY PROPOSED USE(S) NOT IDENTIFIED ABOVE	CULVERT(S)/ ROAD ACCESS POINT(S)	PUBLIC USE(S)/ UTILITIES	
DWELLING UNIT(S)	ACCESSORY STRUCTURE(S)/ USE(S)	OTHER (SPECIFY)	
HOME OCCUPATION(S)	COMMERCIAL OR INDUSTRIAL STRUCTURE(S) / USE(S)		
INDICATED THE PROPOSED SETBACK FROM THE PROPERTY LINE (SPECIFY FEET OR METRES)			
FRONT YARD	REAR YARD	SIDE YARD (1)	SIDE YARD (2)
THE LAND IS ADJACENT TO (CIRCLE): PRIMARY HIGHWAY    SECONDARY HIGHWAY    DISTRICT ROAD			
	COMMENCEMENT DATE	COMPLETION DATE	CONSTRUCTION COSTS
ATTACHED IS	YES	NO	NOT AVAILABLE
a) SITE PLAN	YES	NO	NOT AVAILABLE
b) FLOOR PLAN	YES	NO	NOT AVAILABLE

### DECLARATION

**I/WE HEREBY DECLARE THAT THE ABOVE INFORMATION IS TO THE BEST OF MY/OUR KNOWLEDGE, FACTUAL AND CORRECT. NOTE THAT SIGNATURE OF REGISTERED LAND OWNER IS REQUIRED IF DIFFERENT THAN APPLICANT.**

DATE \_\_\_\_\_

SIGNATURE OF APPLICANT \_\_\_\_\_

SIGNATURE OF APPLICANT  
(If joint tenants)

DATE \_\_\_\_\_

SIGNATURE OF REGISTERED  
LAND OWNER  
(If different than applicant)

SIGNATURE OF REGISTERED  
LAND OWNER  
(If different than applicant & joint tenants)

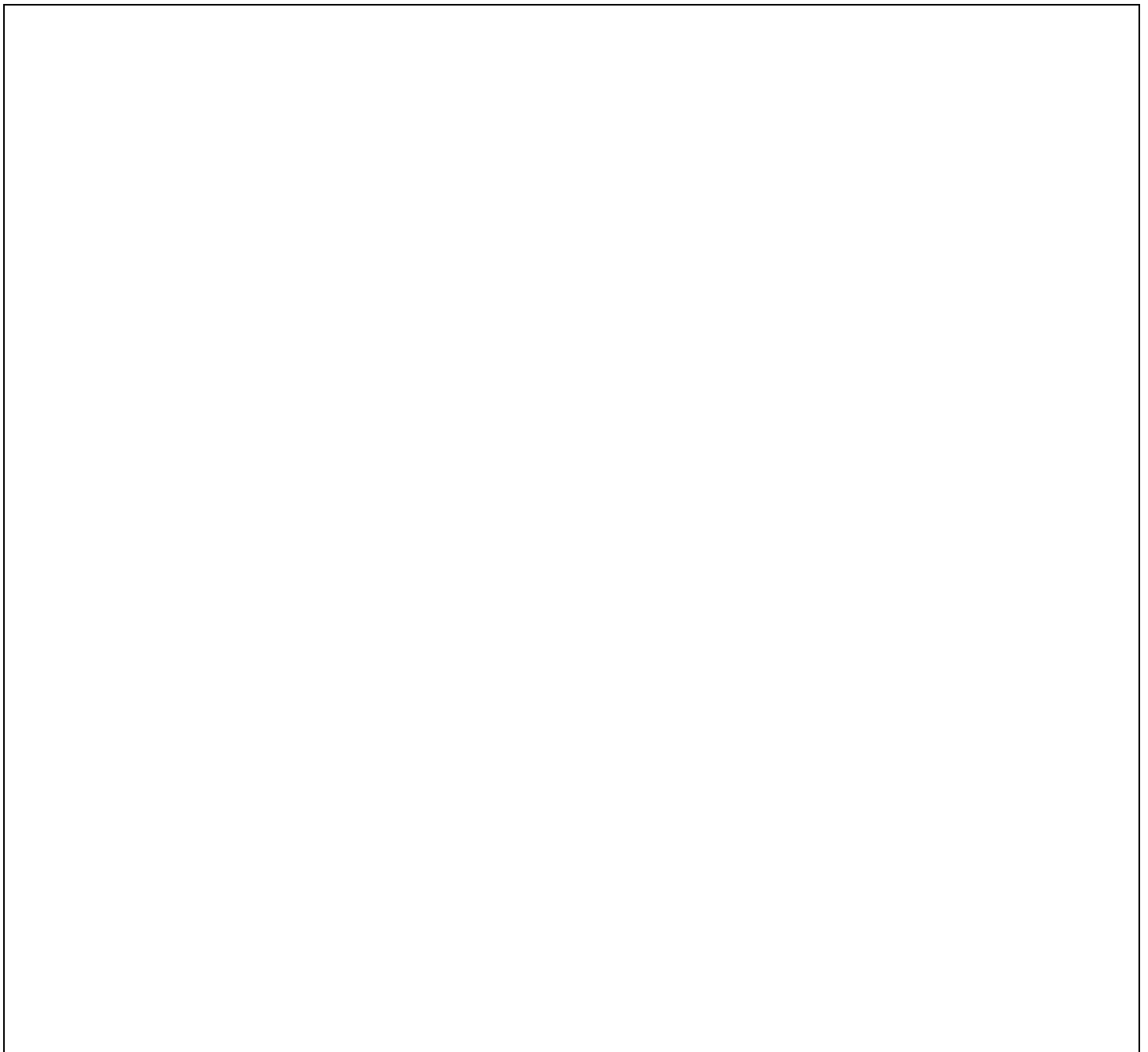
# COUNTY OF NORTHERN LIGHTS

## DEVELOPMENT SITE PLAN

THIS SITE PLAN REPRESENTS ONE QUARTER SECTION OF LAND, A SUBDIVISION OR A LOT. PLEASE PROVIDE THE FOLLOWING INFORMATION IN REGARDS TO THE PROPOSED DEVELOPMENT SITE:

1. ALL EXISTING ROADS AND APPROACHES THAT WILL SERVICE THE PROPOSED DEVELOPMENT.
2. PROPOSED DISTANCES OF DEVELOPMENT WITH REGARDS TO PROPERTY LINES, PUBLIC ROADWAYS, WATERCOURSES, ETC.
3. ILLUSTRATE THE LOCATION OF: WATER/SEWER, POWER, TREES, CULTIVATED LANDS, EXISTING BUILDINGS, WATERCOURSES (FROM TOP OF BANK) AND PROPOSED PARKING.

**NORTH**



Note: Distances may be shown in meters or feet

**SOUTH**

**Signature of Applicant:** \_\_\_\_\_

**Signature of Applicant:** \_\_\_\_\_  
(If Joint Tenants)

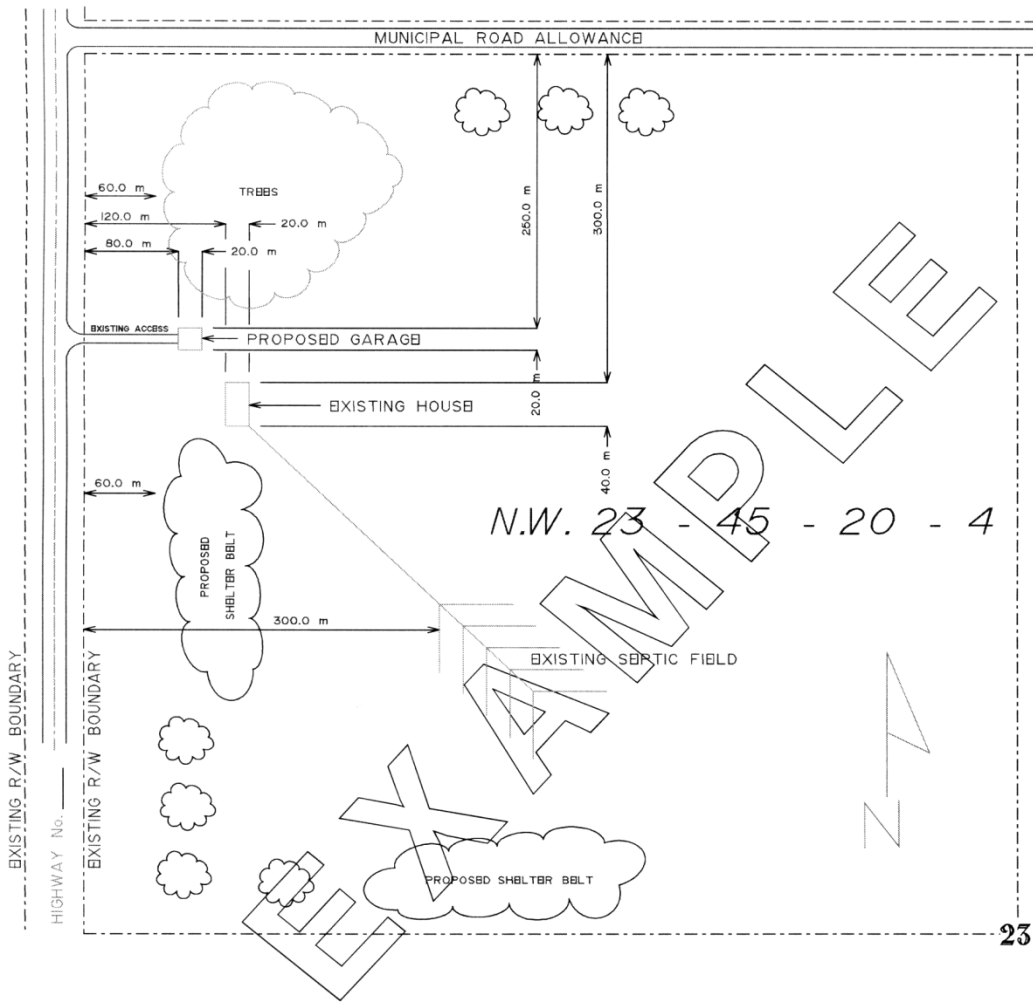
# COUNTY OF NORTHERN LIGHTS

## SAMPLE DEVELOPMENT SITE PLAN

THIS SITE PLAN REPRESENTS ONE QUARTER SECTION OF LAND. PLEASE PROVIDE FOLLOWING INFORMATION IN REGARDS TO THE PROPOSED DEVELOPMENT SITE:

1. ALL EXISTING ROADS AND APPROACHES THAT WILL SERVICE THE PROPOSED DEVELOPMENT.
2. PROPOSED DISTANCES OF DEVELOPMENT WITH REGARDS TO PROPERTY LINES, PUBLIC ROADWAYS, WATERCOURSES, ETC.
3. ILLUSTRATE THE LOCATION OF: WATER/SEWER, POWER, TREES, CULTIVATED LANDS, EXISTING BUILDINGS, WATERCOURSES (FROM TOP OF BANK) AND PROPOSED PARKING.

Permit No. \_\_\_\_\_



NOTE: DISTANCES MAY BE SHOWN  
IN METRES OR IN FEET

SITE PLAN

\_\_\_\_\_  
Signature of Applicant

\*\*\*\*\*SAMPLE SITE PLAN ONLY\*\*\*\*\*

# COUNTY OF NORTHERN LIGHTS

## ADDITIONAL DEVELOPMENT INFORMATION

PLEASE INDICATE BELOW THE METHOD OF SEWAGE DISPOSAL AND TYPE OF DOMESTIC WATER SUPPLY TO BE USED IN RELATION TO YOUR DEVELOPMENT APPLICATION. PLEASE INDICATE ON THE SITE PLAN THE PROPOSED LOCATION AND DISTANCES OF YOUR WATER SUPPLY AND SEWAGE DISPOSAL FROM ALL PROPERTY LINES AND RESIDENCE.

### **TYPE OF DOMESTIC WATER SUPPLY (PLEASE CHECK)**

- DUGOUT
  - WELL
  - CISTERN AND HAULING SERVICE
  - COMMUNITY WELL/MUNICIPAL SERVICE
  - OTHER (PLEASE SPECIFY)
- 

### **TYPE OF DOMESTIC/COMMERCIAL SEWAGE DISPOSAL (PLEASE CHECK)**

- OPEN DISCHARGE/APPROVED SEPTIC TANK
  - SUB-SURFACE DISPOSAL/APPROVED SEPTIC TANK
  - ABOVE GROUND MOUND/APPROVED SEPTIC TANK
  - APPROVED SEWAGE LAGOON
  - OUTDOOR PRIVY
  - MUNICIPAL SERVICE
  - OTHER (PLEASE SPECIFY)
- 

PLEASE INDICATE IF THE ABOVE INFORMATION IS:

- a) EXISTING
- b) PROPOSED

### **FOR ADDITIONAL INFORMATION CONTACT:**

MUNICIPAL AFFAIRS AND HOUSING, Public Safety Department  
PEACE RIVER, AB  
PHONE: 1-866-421-6929

# NOTICE

## Compliance Monitoring

**Agencies Authorized by Alberta Municipal Affairs and Housing to Issue Permits  
and Provide Compliance Monitoring in Non-Accredited Municipalities**

Agency Name	Phone	Fax	Building Permits	Electrical Permits	Gas Permits	Plumbing Permits
Canada Safety Consulting	(780)539-7185 1-888-780-7233	(780)539-7185 1-877-780-7232	Yes	No	No	No
Superior Safety Codes Inc.	+1 (780) 489-4777 1-866-999-4777	(780) 489-4711 1-866-900-4711	Yes	Yes	Yes	Yes
The Inspections Group Inc.	+1 (780) 454-5048 1-866-554-5048	(780) 454-5222 1-866-454-5222	Yes	Yes	Yes	Yes

<b>PRIVATE SEWAGE DISPOSAL SYSTEM</b> Clearance Requirements (1) in METERS (Official measurements in metric)	Property Line	Water Source (well or other source of potable water)	Building (with basement)	Building (without basement)	Septic Tank and Packaged Sewage Plant	Surface Body of Water or Water Course
SEPTIC TANK	1	9	1	1		9
HOLDING TANK	1	9	1	1		9
SAND FILTER -Open Bottom	1.5	15	9	3		90 (3)
SAND FILTER -Closed Bottom	1	9	1	1		9
DISPOSAL FIELD	1.5	15	9	1	1	90 (3)
OPEN DISCHARGE	90	45	45	45		90 (3)
TREATMENT MOUND	3	15	9	3	3	90 (3)
PACKAGED SEWAGE TREATMENT PLANT	1	9	1	1		9
SEWAGE LAGOON -Single Family Dwelling or Duplex	30	90	45	45		90 (3)
SEWAGE LAGOON -Other	30 90 (4)	90	90 (2)	90 (2)		90 (3)

(1) Minimum clearance required in the "Alberta Private Sewage Systems Standards of Practice 1999"

(2) This distance does not apply to farm buildings. See 11.2.2(1) (a)

(3) On a property that adjoins the permanent body of water as prescribed in 3.2.2 to the exception in 3.2.2.(b), may allow a reduction in this distance depending on the arrangement of the system.

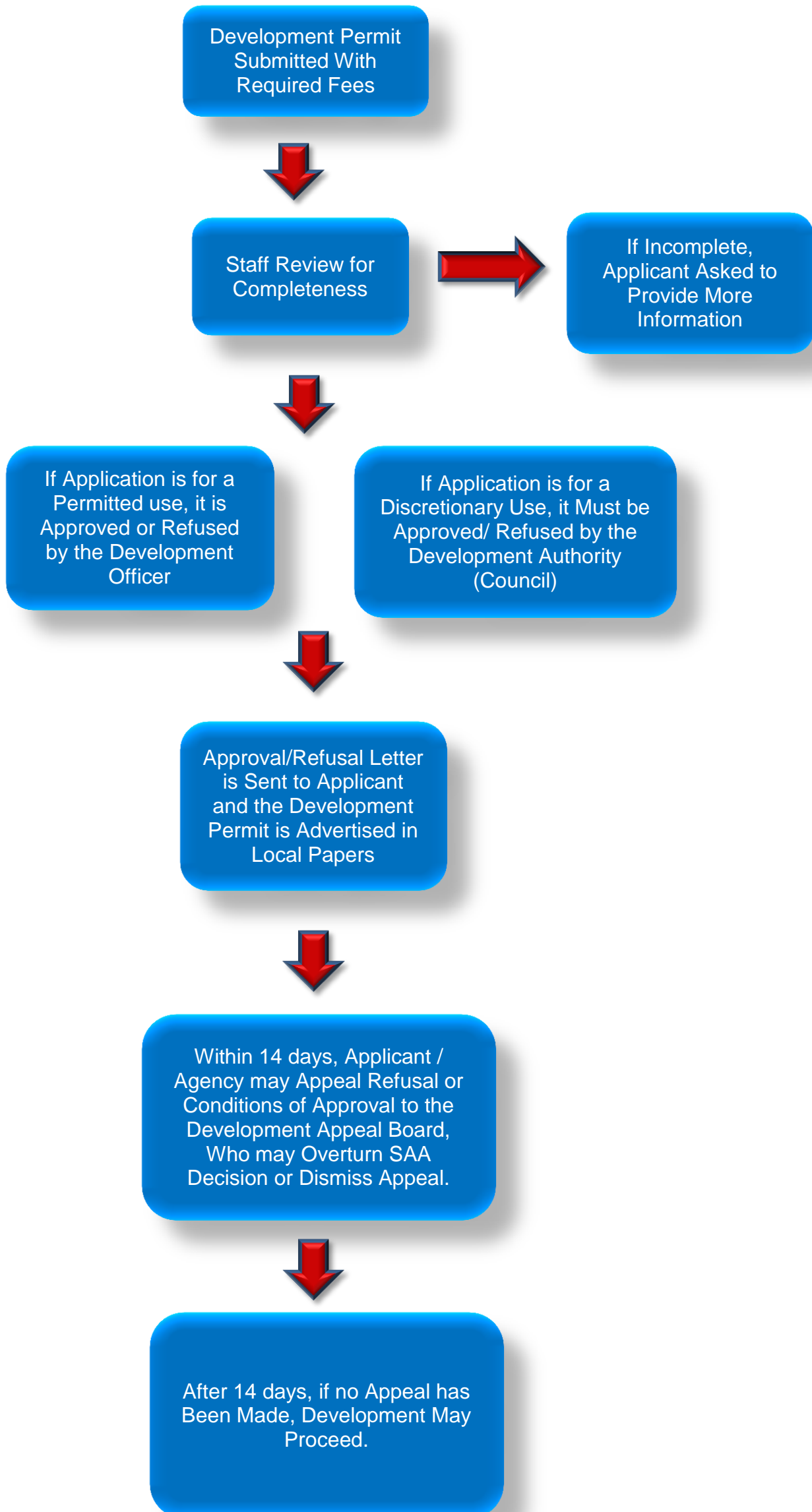
(4) This clearance applies to a numbered primary or secondary roads See 11.2.2 (1) (e)

# COUNTY OF NORTHERN LIGHTS

## DEVELOPMENT PERMIT FEE STRUCTURE

Total Cost of Construction	Dev Permit Fee
\$0 to \$49,999	\$20.00
\$50,000 to \$99,999	\$30.00
\$100,000 to \$149,999	\$40.00
\$150,000 to \$199,999	\$50.00
\$200,000 to \$249,999	\$60.00
\$250,000 to \$299,999	\$70.00
\$300,000 to \$349,999	\$80.00
\$350,000 to \$399,999	\$90.00
\$400,000 to \$449,999	\$100.00
\$450,000 to \$499,999	\$110.00
\$500,000 to \$549,999	\$120.00
\$550,000 to \$599,999	\$130.00
\$600,000 to \$649,999	\$140.00
\$650,000 to \$699,999	\$150.00
\$700,000 to \$749,999	\$160.00
\$750,000 to \$799,999	\$170.00
\$800,000 to \$849,999	\$180.00
\$850,000 to \$899,999	\$190.00
\$900,000 to \$949,999	\$200.00
\$950,000 to \$999,999	\$210.00
\$1,000,000 to \$1,049,999	\$220.00
\$1,050,000 to \$1,099,999	\$230.00
\$1,100,000 to \$1,149,999	\$240.00
\$1,150,000 to \$1,199,999	\$250.00
\$1,200,000 to \$1,249,999	\$260.00
\$1,250,000 to \$1,299,999	\$270.00
\$1,300,000 to \$1,349,999	\$280.00
\$1,350,000 to \$1,399,999	\$290.00
\$1,400,000 to \$1,449,999	\$300.00
\$1,450,000 to \$1,499,999	\$310.00
\$1,500,000 to \$1,549,999	\$320.00
\$1,550,000 to \$1,599,999	\$330.00
\$1,600,000 to \$1,649,999	\$340.00
\$1,650,000 to \$1,699,999	\$350.00
\$1,700,000 to \$1,749,999	\$360.00
\$1,750,000 to \$1,799,999	\$370.00
\$1,800,000 to \$1,849,999	\$380.00
\$1,850,000 to \$1,899,999	\$390.00
\$1,900,000 to \$1,949,999	\$400.00
\$1,950,000 to \$2,000,000	\$410.00
\$2,000,001 & over	Contact Office for rate

# Development Permit Process Flowchart



**NOTICE TO RESIDENTS WHO LIVE WITHIN  
THE GRIMSHAW GRAVELS AQUIFER**

The Grimshaw Gravels Aquifer Management Advisory Association is inviting residents who live within the Grimshaw Gravels Aquifer, and have private working wells, to participate in an ongoing water quality monitoring program. Participants are requested to test your water well up to twice per year and forward the data sheet, along with your well depth, to the M.D. of Peace No. 135 office in Berwyn. The purpose of this program is to ensure the long-term health of our Aquifer. Testing bottles can be picked up at the Public Health Office in Peace River or Fairview.

If you require more information please contact the M.D. of Peace office at 780-338-3845 or email [mdpeace@wispernet.ca](mailto:mdpeace@wispernet.ca).





## APPLICANT STATEMENT REGARDING ABANDONED WELLS

---

In accordance with the Municipal Government Act Subdivision and Development Regulation

I, \_\_\_\_\_, registered owner (or  
(Please Print)

their agent) of \_\_\_\_\_, have consulted the Energy  
(Legal Land Description)

Resources Conservation Board (ERCB) Abandoned Well Map Viewer, and verified that **there are no abandoned wells** located the property subject to this application. A copy of the ERCB map showing the subject property is attached.

\_\_\_\_\_  
Signature of registered owner (or agent)

\_\_\_\_\_  
Date



## APPLICANT STATEMENT REGARDING ABANDONED WELLS

---

In accordance with the Municipal Government Act Subdivision and Development Regulation

I, \_\_\_\_\_, registered owner (or  
(Please Print)

their agent) of \_\_\_\_\_, have consulted the Energy  
(Legal Land Description)

Resources Conservation Board (ERCB) Abandoned Well Map Viewer, and verified that **abandoned wells are located on the property** subject to this application. I have contacted the responsible licensee(s), and the exact well location(s) has/have been confirmed.

Additional information provided by the licensee(s) requiring a change in the setback area is attached:

- Yes  
 Not applicable

In the event that construction activity occurs within the setback area of the abandoned well(s) as a result of development on the subject property, the abandoned well(s) will be temporarily marked with on-site identification to prevent contact during construction.

A copy of the ERCB map showing the subject property and a list identifying and locating the abandoned well(s) on the subject property are attached.

\_\_\_\_\_  
Signature of registered owner (or agent)

\_\_\_\_\_  
Date

