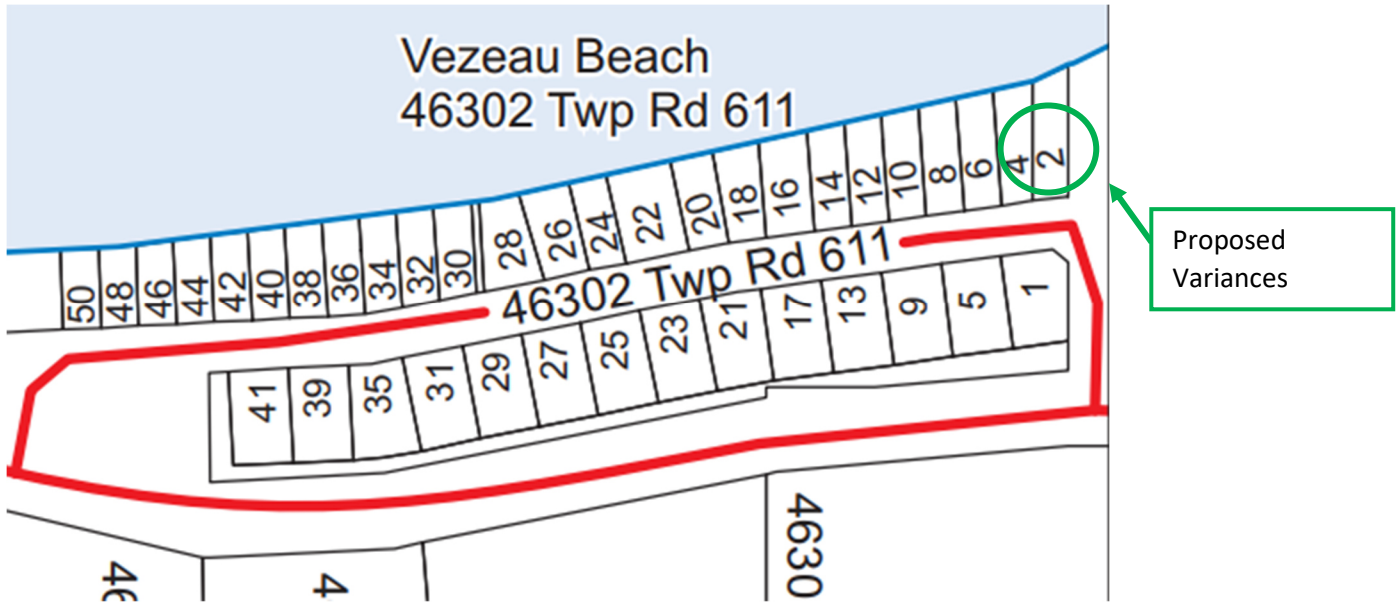
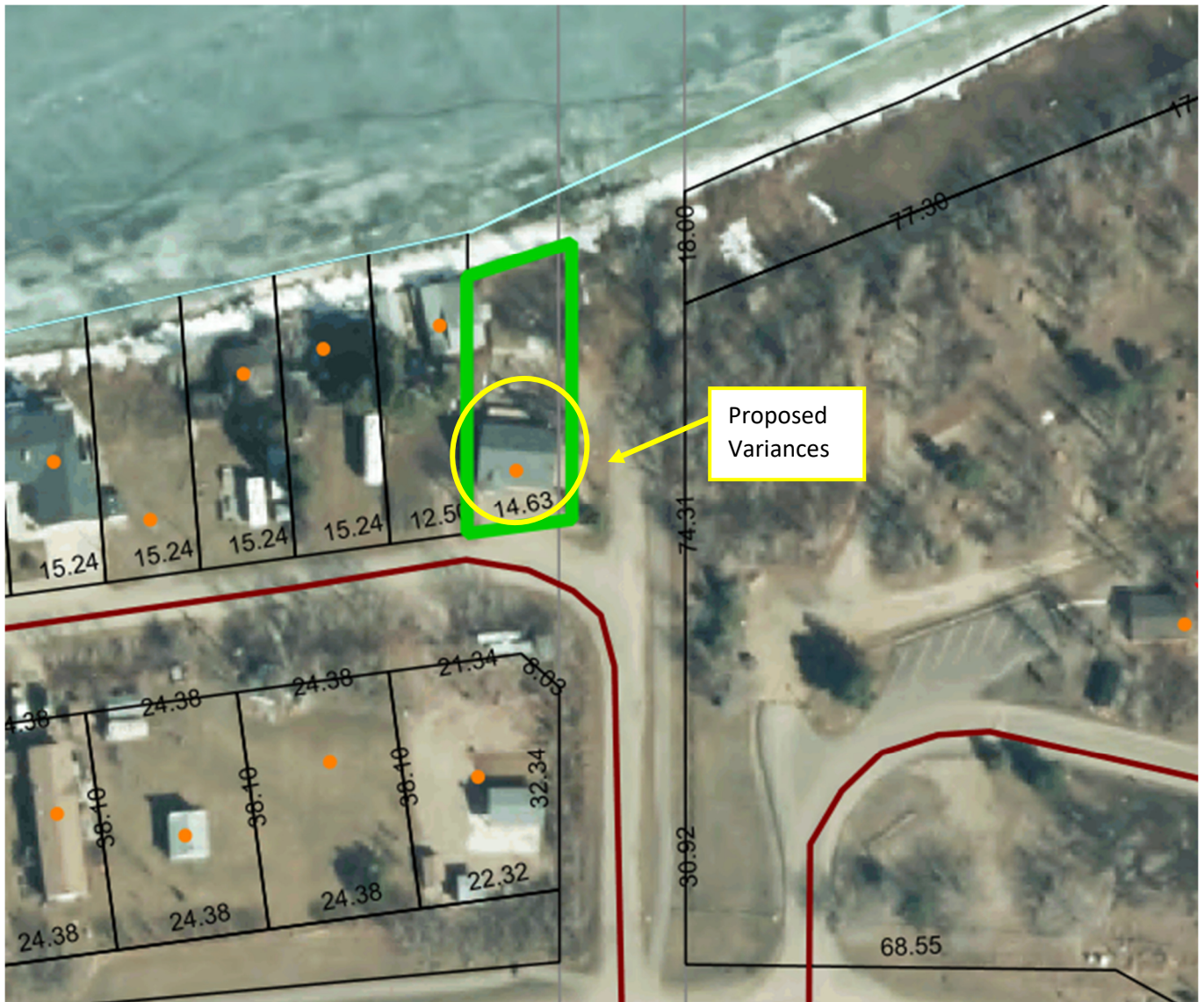


# APPENDIX B

2023-D-180







**MUNICIPAL DISTRICT OF BONNYVILLE NO. 87**

Bag 1010, Bonnyville AB T9N 2J7  
Phone: 780-826-3171 Fax: 780-826-4524

Application No.  
**2023-D-180**  
DEVELOPMENT PERMIT  
**OFFICE USE ONLY**

**DEVELOPMENT PERMIT APPLICATION**

I hereby make application under the provisions of the M.D. of Bonnyville No. 87 Land Use Bylaw for a Development Permit in accordance with the plans and supporting information submitted herewith and which form part of this application.

**APPLICANT INFORMATION:**

Name of Applicant: Marcel & Suzanne Bordeleau Contact Name: Marcel

Daytime Phone #: [REDACTED] Email Address: [REDACTED]

Address: [REDACTED] Postal Code: [REDACTED]

Registered owner: Marcel & Suzanne Bordeleau Daytime Phone #: [REDACTED]

Address: Same Postal Code: [REDACTED]

**LAND INFORMATION:**

Plan: 1322699 Block 1 Lot 1 Roll No. 6106093005

Part (eg NW, SW, NE, SE): SE 1/4 Section: 9 Township: 61 Range: 6 W4M

Rural Address: 46302 TWP 611 #2 Is the property currently under subdivision? NO

Zoning: CR Ward: 2 Parcel Size: 7750 sq ft Subdivision: Vezeau Beach

**Proposed Use:**

☒ Residential ☐ Agricultural ☐ Commercial ☐ Industrial ☐ Recreational

**Development Description:**

☐ SFD ☒ SFD with Garage ☐ Detached Garage ☐ RTM ☐ RTM with Garage ☐ Mobile Home ☐ Shop  
☒ Deck ☐ Basement Development Other: Front Yard Variance from 7.6m to 3.03

Square Footage: 1364 Building Height: 16' Setbacks: Front 19' Rear 80' Side1 5' Side2 5'

**Required Services:** ☐ Temp Electrical ☐ Temp Gas ☐ Electrical ☐ Gas ☐ Plumbing ☐ Sewer

Have the utility service providers been contacted to ensure serviceability for this project? ☒ Yes ☐ No  
Power, Phone, gas, well, sewer tank are all existing.

**NOTE: For all developments other than home businesses, a SITE PLAN SKETCH MUST accompany this permit application, indicating the location of the development in relation to the property.**

Estimated project start date: August 31, 2023 Estimated completion date: August 30, 2024

Estimated project cost or contract price: \$280,000.00 Development Fee: \$ 125.00

The M.D. of Bonnyville will be disclosing to TELUS, ONLY FOR THE PURPOSE OF 911, the property owner names, legal land descriptions and the rural serviceable addresses for the properties that are created or modified as a result of the approval of this application. This release of information and disclosure of release to you, is in accordance with Section 17 of the Freedom of Information and Protection of Privacy Act, which authorizes disclosure based upon compelling circumstances affecting anyone's health or safety. Should you require additional information, please contact the municipality's FOIP coordinator.

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. I understand and agree that this application for a development permit and any development permit issued pursuant to this application, or any information related thereto, is not confidential information and may be released by the M.D. of Bonnyville.

July 28, 2023

Date

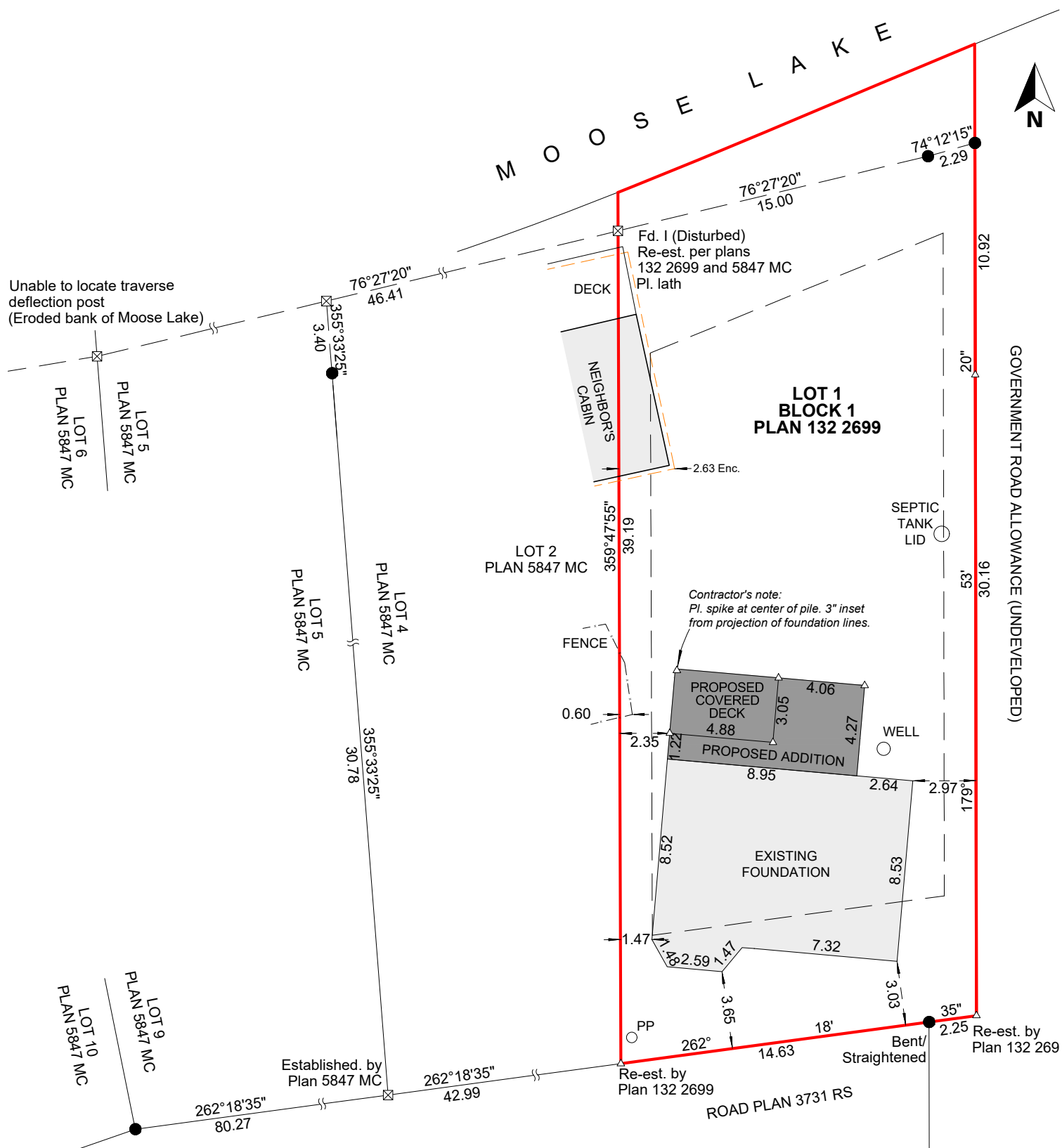
Receipt #:

Marcel Bordeleau  
Signature of Applicant

Date: Aug 23/23

## PLOT PLAN

**SHOWING PROPOSED ADDITION TO EXISTING FOUNDATION  
LOT 1 BLOCK 1 PLAN 132 2699  
MUNICIPAL DISTRICT OF BONNYVILLE NO. 87**



Notes:

- The purpose of this plan is to confirm the relation of proposed building construction to property boundaries as a requirement for municipal development permitting.
- Other improvements may exist and are not shown.
- Survey evidence found in good condition unless noted otherwise. (If applicable)
- Distances are in metres and decimals thereof.
- Extent of title is subject to an encroachment agreement (Caveat 842091364)

Zoning:	CR
Parcel area:	726.8 m <sup>2</sup>
Existing building area:	103.0 m <sup>2</sup>
Proposed building/deck area:	38.1 m <sup>2</sup>
Site coverage:	19.4 %

Setbacks:  
Per Development Permit 2023-S-161  
Front yard (variance) 5.79 m  
Rear yard 7.6 m  
Side yard 1.5 m

Civic Address: 2 46302 TWP RD 611





Plan prepared for: Marcel Bordeleau

Municipality file number: 2023-D-161




Box 945, St. Paul, AB, T0A 3A0  
info@krawchuklandsurveys.ca  
Ph. 780-614-5653  
Fax. 833-859-4204

Legend:

-  Calculated point
-  Found statutory iron post
-  Placed 12" iron spike
-  Setbacks
-  Subject parcel boundaries

Abbreviations:

- |         |                |
|---------|----------------|
| C.S.    | countersunk    |
| Fd.     | found          |
| Mp.     | marker post    |
| Pl.     | placed         |
| PP      | power pole     |
| Re-est. | re-established |

Scale 1:250 

Date surveyed: AUG 14, 2023

Date issued: AUG 21, 2023

File: 23-01-0092