



Municipal District of Bonnyville No. 87

Request for Decision (RFD)

Meeting: Regular Meeting of Council
Meeting Date: February 11, 2025
Originated By: Lisa Vandenberg, Subdivision Authority Officer
Title: Subdivision Application No. 2024-S-019 – SW 31-61-3 W4M

PROPOSAL & BACKGROUND

Administration has received and is presenting Subdivision Application 2024-S-019 for Council consideration, where in the applicant is proposing to subdivide a 10 acre parcel from agricultural ¼ section SW 31-61-3 W4M as shown on the map attached as Appendix A.

DISCUSSION ON BENEFITS, DISADVANTAGES & OPTIONS

Notification of the proposed Subdivision was submitted to referral agencies, and adjacent landowners, with a deadline of January 28, 2025, to submit concerns to be considered at the February 11, 2025, Council Meeting. No concerns have been received regarding this application. For more detailed information on this subdivision request please see the attached Appendix B.

Attached for Council's review:

- Appendix A – Location Map
- Appendix B – Subdivision Report

REFERENCE TO STRATEGIC PLAN

n/a

REFERENCE TO PROVINCIAL/FEDERAL LEGISLATION

Municipal Government Act
Lower Athabasca Regional Plan

COSTS & SOURCE OF FUNDING

The \$420 application fee was paid by the applicant.

COMMUNICATIONS STRATEGY

Notification of the decision will be circulated to the applicant and applicable agencies

ADMINISTRATION RECOMMENDED ACTION

THAT Council refuses subdivision application no. 2024-S-019 to subdivide a 10-acre parcel from previously subdivided agricultural $\frac{1}{4}$ section SW 31-61-3 W4M for Lloyd and Betty Birn as it does not comply with section 3.2.1 of the M.D. Municipal Development Plan as well as section 69.4(b) of M.D. Bylaw No. 1667 Land Use Bylaw.

COUNCIL OPTIONS

1. THAT Council refuses subdivision application no. 2024-S-019 to subdivide a 10-acre parcel from previously subdivided agricultural $\frac{1}{4}$ section SW 31-61-3 W4M for Lloyd and Betty Birn as it does not comply with section 3.2.1 of the M.D. Municipal Development Plan as well as section 69.4(b) of M.D. Bylaw No. 1667 Land Use Bylaw.
2. THAT Council approves Subdivision Application 2024-S-019 to subdivide a 10-acre parcel from agricultural $\frac{1}{4}$ section previously subdivided agricultural $\frac{1}{4}$ section SW 31-61-3 W4M for Lloyd and Betty Birn, as per the following conditions... [listed as recommended or revised list of conditions]

Report Approval Details

Document Title:	2024-S-019.docx
Attachments:	- Appendix A - Location Maps 2024-S-019 (2).pdf - Appendix B - Background Report.pdf
Final Approval Date:	Feb 3, 2025

This report and all of its attachments were approved and signed as outlined below:

No Signature - Task assigned to Lisa Folllott was completed by workflow administrator

Lisa Folllott

Stephanie Severin