

Development Permit

NOTICE OF DECISION - Approved With Conditions

LAND USE BY-LAW No. 19-02

This permit authorizes the development described below subject to any stated conditions.

Development Permit No.: 329329-25-D0087

File No.: DP-25-087

Applicant: Don Herzog

Development Cost: \$100,000.00

Land Use District: A

Division: 2

Property Location: SE-32-49-3W4M

Proposed Development: Construction of a 784 sq. ft. Agricultural Accessory Building

Permit Conditions:

1. This development permit is issued solely for the purpose of buildings and uses accessory to **Permitted Agricultural Use**: on **Q:SE S:32 T:49 R:3 M:W4** (*Civic Addressing: 495004 Range Road 34*) holding the Title #092 019 547 (the "Lands"). All additional or subsequent development, or any change in intensity and/or use of the development will require an additional development permit application be submitted to the County of Vermilion River.
2. The Proposed Development (including construction) shall be carried out in accordance with the approved application and the provisions of the Land Use Bylaw, Land Use District, and applicable Regulations of the County of Vermilion River.
3. Exact locations of the property lines shall be the responsibility of the Developer prior to placement of any development.
4. Access to this development shall be via the approach located approximately 65 metres north from the southeast corner of the land location identified above on Range Road 34.
5. Development of accessory buildings for Agricultural Use shall be for individual Agricultural Use only and shall not be used for other uses such as agricultural use for monetary gain.
6. The developer must satisfy the requirements, if any, made by the Alberta Municipal Affairs — Safety Codes Council, the accredited municipality, or their respective agency(s) with respect to building, electrical, gas, fire, and plumbing permits requirements, in particular, any Act or Regulation pertinent to the development. Other Permits may be required under any pertinent Act and Regulations, and the developer is referred to make application with those agencies or organizations. The County has approved Safety Codes Agencies, and the Developer shall make application with one of the agencies.
7. Natural Gas services are provided by County of Vermilion River Gas Utility. All costs are the responsibility of the applicant/property owner. (See note 9 below)