



**DEVELOPMENT PERMIT APPLICATION**

APPLICATION NO. \_\_\_\_\_  
 RECEIPT NO \_\_\_\_\_  
 LAND USE BYLAW NO. \_\_\_\_\_  
 ZONING \_\_\_\_\_

The required plans and information outlined on the back of this sheet must be submitted with this application.

I/We hereby make application for a development permit under the Land Use Bylaw in accordance with the plans and supporting information herewith and which forms part of the application

Applicant: \_\_\_\_\_ Telephone: \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_ Fax: \_\_\_\_\_  
 Registered Land Owner: \_\_\_\_\_ Telephone: \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_ Fax: \_\_\_\_\_

Legal description of property: Lot: \_\_\_\_\_ Block: \_\_\_\_\_ Plan: \_\_\_\_\_  
 Street address of property: \_\_\_\_\_  
 Existing use of land and/or building: \_\_\_\_\_  
 Proposed use of land and/or building: \_\_\_\_\_  
 Estimated commencement date: \_\_\_\_\_  
 Estimated completion date: \_\_\_\_\_  
 Estimated cost of development: \_\_\_\_\_  
 Application fee: \_\_\_\_\_ **Application fee must be submitted with this form.**

I hereby give my consent to allow all authorized person(s) the right to enter the above land and/or buildings, with respect to this application only. I have read the conditions on the back of this application and fully understood them.

Signature of Applicant: \_\_\_\_\_ Date: \_\_\_\_\_

Lot type: Interior: \_\_\_\_\_ Exterior: \_\_\_\_\_ Other: \_\_\_\_\_  
 Lot size: Width: \_\_\_\_\_ Length: \_\_\_\_\_ Area: \_\_\_\_\_  
 Setbacks: Front Yard: \_\_\_\_\_ Side Yards: \_\_\_\_\_ / \_\_\_\_\_ Rear: \_\_\_\_\_  
 Bldg area: \_\_\_\_\_ % of cvg: \_\_\_\_\_ Bldg use: principal \_\_\_\_\_ accessory \_\_\_\_\_  
 Bldg height: \_\_\_\_\_ Off street parking: Size of space: \_\_\_\_\_ # of stalls: \_\_\_\_\_  
 Aisle width: \_\_\_\_\_  
**Diagram of lot, buildings and measurements must be submitted with this form.**

**DECISION:**  Approved subject to the conditions listed on permit  
 Refused for the following reasons:

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

\_\_\_\_\_  
 Date of decision                      Date of notice                      Signature of Development Officer

## GENERAL CONDITIONS

- 1) An application for a development permit shall, at the option of the applicant, be deemed refused when a decision is not made within 40 days of receipt of the complete application unless the applicant has entered into an agreement with the Development Authority to extend beyond the 40 day period.
- 2) If the Development Authority;
  - (a) refuses or fails to issue a development permit to a person;
  - (b) issues a development permit subject to conditions; or
  - (c) issues an order under Section 645 of the Municipal Government Act,

the person applying for the permit, or affected by the order, may appeal upon payment of such fee as may be prescribed by Council from time to time to the Subdivision and Development Appeal Board.
- 3) A person affected by an order, decision or development permit made or issued by the Development Authority, other than a person having a right of appeal under item 2, may appeal upon payment of such fee, as may be prescribed by Council from time to time, to the Subdivision and Development Appeal Board in accordance to the Land Use Bylaw and the Municipal Government Act.
- 4) Written notice of an appeal with the required fee shall be filed with the Secretary of the Subdivision and Development Appeal Board within 14 days of notification of the decision, conditions or order.
- 5) The application fee and the following plans must be submitted with this application prior to processing:
  - (a) site plans showing;
    - (i) the legal description and municipal address of the property;
    - (ii) property lines with dimensions and setback requirements in accordance to the Land Use Bylaw;
    - (iii) location and height of proposed and any existing buildings or structures including signs, retaining walls & fencing;
    - (iv) utilities, site drainage, grade elevations, existing and finished lot grades, the grade of streets and location of proposed water and sewer lines;
    - (v) loading and parking provisions;
    - (vi) access locations from the site;
    - (vii) garbage and storage areas and the fencing and screening proposed for the same;
    - (viii) location and dimensions of existing and proposed culverts and crossings; and
    - (ix) location and provision for amenity areas and landscaped areas.
- 6) The Town of Rainbow Lake does not conduct independent environmental checks of land. If the applicant or owner is concerned about the suitability of the property for any purpose, the owner/applicant should conduct the proper tests. The Town of Rainbow Lake, when issuing a development permit, makes no representation in regards to the suitability of the property for any purpose or as to the presence or absence of environmental contaminants on the property.