



## NOTICE OF DEVELOPMENT PERMIT DECISION FORM C

Town of Beaverlodge, 400-10<sup>th</sup> Street, Box 30, Beaverlodge, AB, T0H 0C0  
W: [beaverlodge.ca](http://beaverlodge.ca) | E: [development@beaverlodge.ca](mailto:development@beaverlodge.ca) | T: (780) 354-2201 | F: (877) 309-9281

Take notice that the following development permit for the proposed use listed below has been APPROVED by the Development Officer for the Town of Beaverlodge:

|                                  |                                                     |
|----------------------------------|-----------------------------------------------------|
| Name of Registered Owner:        | Hommy 5 Holdings                                    |
| Name of Applicant:               | Susan Bradshaw                                      |
| Purpose of Proposed Development: | Semi-detached Dwelling located on two adjacent lots |
| Legal Description:               | Plan 1190HW Block 44 Lot 4                          |
| Street Address:                  | 806 & 808 -8th Street                               |

Any person claiming to be affected by the decision of the Development Officer may appeal to the Clerk of the Intermunicipal Subdivision and Development Appeal Board c/o County of Grande Prairie, 10001 – 84 Avenue, Clairmont, AB, T8X 5B2. Such an appeal shall be in writing and delivered personally, by email, or by registered mail to the Clerk **within fourteen (14) days of the date of this notice of decision**. The notice of appeal shall contain a statement indicating the reasons for the appeal. The appeal form shall be accompanied by a fee of \$500.00.

Date of Notice of Decision: September 14, 2026

Tina Letendre, Development Officer  
Town of Beaverlodge

Attachment: Development Permit No. DP 2026-18

The personal information on this form is collected under the authority of Section 33 ( c) of the Freedom of Information and Protection of Privacy Act, Section 642 of the Municipal Government Act and or the Safety Code Act. The information will be used to process your application(s) and your name and or address of where the development is being proposed may be made available to the public upon request or at a public meeting. If you have questions on the collection and use of this information, please contact the Town Office.



# DEVELOPMENT PERMIT APPLICATION FORM A

FOR ADMINISTRATIVE USE

APPLICATION NO.

DP 2026-18

DATE RECEIVED

Aug 10/26

Town of Beaverlodge, 400-10<sup>th</sup> Street, Box 30, Beaverlodge, AB, T0H 0C0  
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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 this application. I / We understand that this application will not be accepted without the following:

- (a) application fee;
- (b) site plan sketch that includes all relevant detail to the proposed development (e.g.: proposed and existing structures, property lines, creeks/ravines, parking and vehicle access, building plans, etc.)

| APPLICANT INFORMATION                                                                                      |             |             | COMPLETE IF DIFFERENT FROM APPLICANT                    |             |             |
|------------------------------------------------------------------------------------------------------------|-------------|-------------|---------------------------------------------------------|-------------|-------------|
| NAME OF APPLICANT<br><u>Susan Bradshaw</u>                                                                 |             |             | NAME OF REGISTERED OWNER<br><u>Hommy 5 Holdings Ltd</u> |             |             |
| ADDRESS<br><u>Box 1193</u>                                                                                 |             |             | ADDRESS<br><u>223-200</u>                               |             |             |
| <u>Beaverlodge Alta.</u>                                                                                   |             |             | <u>Carnegie Dr. St. Albert</u>                          |             |             |
| POSTAL CODE<br><u>T0H-0C0</u>                                                                              |             |             | POSTAL CODE<br><u>T8N-547</u>                           |             |             |
| EMAIL ADDRESS*<br><u>superiorinteriors@hotmail.ca</u>                                                      |             |             | EMAIL ADDRESS*<br><u>glenc@hommy.ca</u>                 |             |             |
| <small>*By supplying the Town with an email address, you agree to receive correspondence by email.</small> |             |             |                                                         |             |             |
| PHONE (CELL)                                                                                               | PHONE (RES) | PHONE (BUS) | PHONE (CELL)                                            | PHONE (RES) | PHONE (BUS) |
| <u>780 897-8370</u>                                                                                        |             |             |                                                         |             |             |

| LAND INFORMATION                                                                                                                            |                                         |                                     |                                            |
|---------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------|-------------------------------------|--------------------------------------------|
| Address of proposed development site: <u>806 &amp; 808 - 8<sup>th</sup> Street</u><br><u>Originally 709-6<sup>th</sup> Ave</u>              |                                         |                                     |                                            |
| Legal description of proposed development site: REGISTERED PLAN: <u>1190HW</u> BLOCK: <u>44</u> LOT (parcel): <u>4</u>                      |                                         |                                     |                                            |
| Other legal description: <u>residential</u>                                                                                                 |                                         |                                     |                                            |
| Description of the existing use of the land: <u>vacant</u>                                                                                  |                                         |                                     |                                            |
| Proposed Development: <u>A semi-detached handicapped units</u>                                                                              |                                         |                                     |                                            |
| Does the Development Permit require an amendment to the Land Use Bylaw? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> |                                         |                                     |                                            |
| If yes, has an amendment to the Land Use Bylaw been submitted? Yes <input type="checkbox"/> No <input type="checkbox"/>                     |                                         |                                     |                                            |
| Estimated:                                                                                                                                  | Date of Commencement: <u>Sept. 2026</u> | Date of Completion: <u>May 2027</u> | Value of Construction: \$ <u>1,000,000</u> |

**FOR NEW CONSTRUCTION ONLY**

LOT AREA: 1128 LOT WIDTH: 94 LOT LENGTH: 120 PERCENTAGE OF LOT OCCUPIED: 46 %

LOT TYPE: ☐ INTERIOR ☒ CORNER ☐ WITH LANE ☐ WITHOUT LANE

PRINCIPLE BUILDING YARDS: FRONT: 20 REAR: 16 SIDE (1): 15 SIDE (2): 5

BUILDING HEIGHT ABOVE FINISHED GRADE: 24'-8" NUMBER OF PARKING STALLS: 2

ACCESSORY BUILDING YARDS: FRONT: none REAR: \_\_\_\_\_ SIDE (1): \_\_\_\_\_ SIDE (2): \_\_\_\_\_

SPECIAL CHARACTERISTICS OF LAND (agricultural, swampy, bush): none

PROVISIONS FOR WATER SERVICE: Municipal ☒ Private Well  
PROVISIONS FOR SANITARY SEWER: Municipal ☒ Onsite System

(Note if you are connecting to Municipal services you will need to complete our Service Connection Application)

USE OF ADJACENT PROPERTIES: residential

ON AN ATTACHED SHEET, PLEASE PROVIDE A SCALED PLAN INDICATING THE LOCATION AND DIMENSIONS OF EXISTING AND PROPOSED IMPROVEMENTS, INCLUDING:

- Property lines surround the site
- Parking, roads, sidewalks
- Above ground utilities and direction of storm water drainage off the site
- Building and structures
- Landscaping, fences and screening

**FOR NEW SIGNAGE**

- ☐ Free Standing/Pylon Sign ☐ Temporary Sign
- ☐ Fascia/Wall Sign ☐ Permanent Sign
- ☐ Billboard Sign
- ☐ Canopy or Awning Sign

Dimensions of Sign: Horizontal: \_\_\_\_\_ Vertical: \_\_\_\_\_ Depth: \_\_\_\_\_

Height from ground to highest point of sign: \_\_\_\_\_

**DECLARATION**

I/WE HEREBY AUTHORIZE REPRESENTATIVES OF THE TOWN TO ENTER MY/OUR LAND FOR THE PURPOSE OF CONDUCTING A SITE INSPECTION IN CONNECTION WITH THIS APPLICATION

I/WE HEREBY DECLARE THAT THE ABOVE INFORMATION IS, TO THE BEST OF MY/OUR KNOWLEDGE, FACTUAL AND CORRECT

July  
DATE

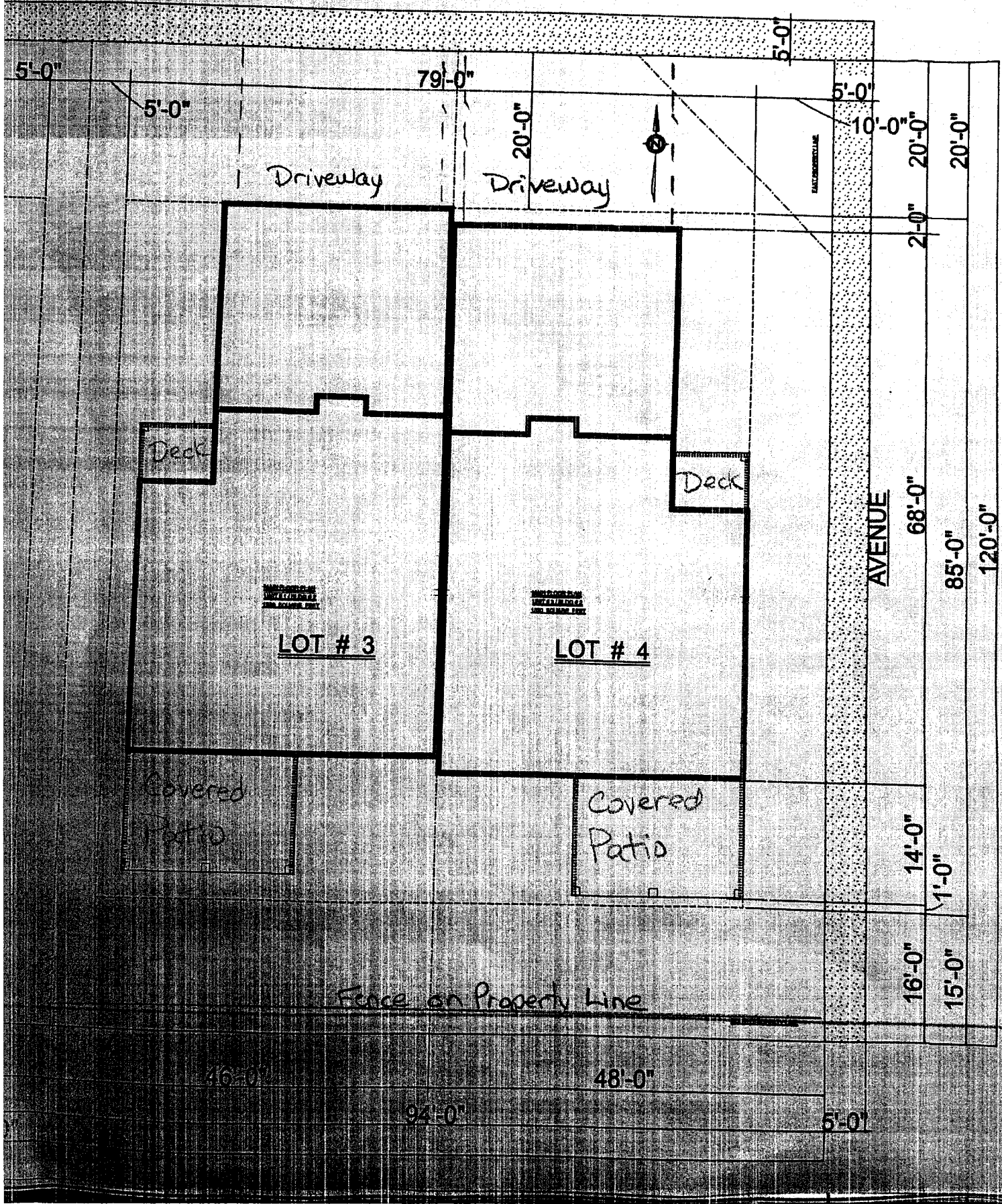
[Signature]  
SIGNATURE OF APPLICANT

NOTE:  
Signature of Registered  
Landowner required if different  
LANDOWNER/LEASEHOLDER  
From Applicant

June  
DATE

[Signature]  
SIGNATURE OF REGISTERED

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8th Street

6 AVE