



**Municipal Planning Commission (MPC) Meeting
AGENDA**

**Thursday February 17, 2022, at 8:30 am
In Council Chambers
4512 - 46 Street, Olds, Alberta**

As per MPC Bylaw No. 2019-23:

- All members of MPC will be asked to advise pecuniary interest for items on the agenda.

1. Call to Order

1A. Added Item(s)

1B. Adoption of Agenda

Page 2 1B) Adoption of the February 20, 2022, MPC Agenda

2. Adoption of Previous Minutes

Pages 3-5 2A) Adoption of the January 20, 2022, MPC Minutes

3. Business Arising from the Minutes

4. New Business

Pages 6-9 4A) DP22-005
 #57, 5103 61 Avenue
 Manufactured Home with Variance to minimum front and rear yards

Pages 10-21 4B) Road Naming
 Assigning names to newly annexed roads

5. Correspondence and Information

Pages 22-23 5A) January 2022 Development & Building Permits and Monthly
 Building Permit Statistics.

6. Adjournment

Next MPC Meeting scheduled for Thursday March 17, 2022, at 8:30 a.m. in the Council Chambers.

**TOWN OF OLDS
MUNICIPAL PLANNING COMMISSION
REQUEST FOR DECISION REPORT**

MEETING DATE:	February 17, 2022
TITLE:	Adoption of Agenda

APPLICATION / ISSUE HISTORY:

Current procedure includes presentation of the agenda to the Municipal Planning Commission meeting for approval.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

Municipal Planning Commission members may adopt the agenda as presented or amend it to correct any errors or omissions that have been identified and may add any additional items for deliberation as the membership sees fit.

DEVELOPMENT OFFICER'S RECOMMENDED ACTION:

That the Municipal Planning Commission adopts the February 17, 2022, Agenda as presented.

**TOWN OF OLDS
MUNICIPAL PLANNING COMMISSION
REQUEST FOR DECISION REPORT**

MEETING DATE: February 17, 2022

TITLE: Adoption of Minutes January 20, 2022

APPLICATION / ISSUE HISTORY:

Current procedure includes presentation of the minutes from the previous Municipal Planning Commission meeting for approval.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

Municipal Planning Commission members may approve the minutes as presented or amend them to correct any errors or omissions that have been identified.

DEVELOPMENT OFFICER'S RECOMMENDED ACTION:

That the Municipal Planning Commission adopt the January 20, 2022, Minutes as presented.



Minutes of the Town of Olds **MUNICIPAL PLANNING COMMISSION (MPC)** meeting held on Thursday, **January 20, 2022**, at 8:30 a.m.

Present – MPC Members

Public at Large: Leon Muir, Phyllis Horpenuk, Mary Anne Overwater, Dan Peters

Elected Officials: Councillor Wanda Blatz, Councillor James Cummings, Councillor Darren Wilson

Absent – MPC Members

Absent:

Present – Staff

Scott Grieco, Municipal Planning Commission Secretary & Director of Operations; Kyle Sloan, Development Officer; Melissa Kilbride, Commission Recorder

Absent – Staff

Absent:

1. Call to Order

Chair Mary Anne Overwater called the meeting to order at 8:36 a.m.

1A. Added Item(s)

1B. Adoption of Agenda

Moved by Commissioner Dan Peters “to adopt the agenda for the Municipal Planning Commission meeting of January 20, 2022, as presented.”

Motion Carried 22.001

2. Adoption of Previous Minutes

Moved by Commissioner Phyllis Horpenuk, “to adopt the meeting minutes from November 29, 2021, Municipal Planning Commission meeting as amended.”

Motion Carried 22.002

3. Business Arising from the Minutes

4. New Business

4A) DP21-177

5021 52 Street

Existing Detached Dwelling with Variance to Minimum Front Yard

Kyle Sloan development officer presented this application as contained in the agenda.

Applicant not present.

Moved by Commissioner Leon Muir, “that the Municipal Planning Commission approve Development Permit Application DP21-177 as presented, subject to conditions listed in the attached draft Development”

Motion Carried 22.003

5. Correspondence and Information

5A) SDAB Decision on Appeal DP21-131

Kyle Sloan, Town of Olds Development Officer reported on SDAB decision of appeal DP21-131.

Moved by Commissioner Leon Muir “that this be received as information.”

Motion Carried 22.004

5B) Order Annexing Land from Mountain View County to the Town of Olds

Kyle Sloan, Town of Olds Development Officer reported on the annexation.

Moved by Commissioner Dan Peters “that this be received as information”

Motion Carried 22.005

5C) November & December 2021 Development & Building Permits and Monthly Building Permit Statistics

Kyle Sloan, Town of Olds Development Officer reported on the list of development and building permit approvals and the building permit statistics for November and December 2021.

Moved by Councillor Wanda Blatz “that the development and building updates be received as information.”

Motion Carried 22.006

6. Adjournment

The next Municipal Planning Commission meeting will be held February 17, 2022, in Council Chambers.

Councillor James Cummings “moved to adjourn the Municipal Planning Commission meeting at 8:58 a.m.”.

Motion Carried 22.007

These Minutes approved _____.

MARY ANNE OVERWATER
CHAIRPERSON

SCOTT GRIECO
SECRETARY TO THE COMMISSION

**TOWN OF OLDS
MUNICIPAL PLANNING COMMISSION**

REQUEST FOR DECISION REPORT

Agenda Item No.:	4A
Meeting Date:	February 17, 2022
File No.:	DP 22-005
Civic Address:	#57, 5103 61 Avenue
Legal Description:	UNIT 57, BLOCK 1, PLAN 7710095
Designation:	R4 – MANUFACTURED HOME DISTRICT
Proposal:	Manufactured Home with variance to minimum front and rear yards
Originated By:	Kyle Sloan, Development Officer
MPC Secretary Approval:	Scott Grieco, Director of Operations

REVIEW OF DEVELOPMENT PERMIT APPLICATION

The Town has received a Development Permit Application for a Manufactured Home to be moved in to #57, 5103 61 Avenue.

The proposed unit measures 72ft long by 14ft wide. The Land Use Bylaw states that the minimum rear yard for a Manufactured Home is 8m from the park property line. As there is not enough space on this lot to meet this requirement, the relaxation required is beyond the 15% variance abilities of the Town of Olds Development Officer and the Municipal Planning Commission (MPC) is the approval authority.

Seven (7) area landowners were circulated with regards to this application. No objections or concerns were received from area property owners.

Planning & Development staff are of the opinion that the Manufactured Home would not unduly affect the use and enjoyment of the neighboring parcels of land and, therefore, support approval of this application.

RECOMMENDATION: That the Municipal Planning Commission approve Development Permit application 22-005 as presented, subject to the conditions listed in the attached draft Development Permit.

Prepared by: Kyle Sloan, Development Officer
Attachments:

1. Site Location Aerial Photo
2. Site Plan
3. Draft Development Permit 22-005

#57, 5103 61 Avenue



Legend

- Town Boundary
- Hwy 2A Symbol
- Hwy 2A
- Hwy 27 Symbol
- Hwy 27
- Railway
- Road Labels
- Parcels

Notes

© Town of Olds



WGS_1984_Web_Mercator_Auxiliary_Sphere
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This map is a user generated static output from an Internet mapping site and is for reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable.

#57-5104 - 61^{AVE} OLDS AB

Foundation Will Be
Wood Blocking +
Crawl Space
(28 to 32" from the
Ground)

3 FT

8 FT 2 x 16 FT 2

14 FT 2 x 72 FT 2

10 FT
←→

21 FT
←→

DEVELOPMENT PERMIT DP22-005

Proposal: Manufactured Home with variances to minimum front and rear yards

Deemed Use: Permitted Use – Manufactured Home

Land Use Bylaw Designation: Manufactured Home District (R4)

Civic Address: #57 5103 61 Avenue

Legal Description: Unit 57, Block 1, Plan 7710095

Applicant: Allan Roy Clark

Decision: **APPROVED** subject to the conditions outlined below:

1. Final grading of the lot must:
 - (a) direct surface water drainage away from the building to the street and the rear of the lot;
and
 - (b) ensure that surface drainage does not affect adjoining properties.
2. Variance to minimum front setback (3m from internal access road) is granted to allow the unit to be 0m from the edge of the internal access road of the park.
3. Variance to minimum rear setback (8m from any park boundary) is granted to allow the unit to be 1m from the rear fence.
4. Use and development of the subject site shall conform to all other applicable requirements of the Town of Olds Land Use Bylaw 01-23 except where a relaxation has been expressly granted.
5. The proposed Manufactured Home shall be at least 3m (9.84 ft) from adjacent Manufactured Homes.

Scott Grieco, Secretary of Municipal Planning Commission

Date of Decision: February 17, 2022

Date of Notice in Newspaper: February 22, 2022

Effective Date of Development Permit: March 10, 2022 (after 3-week appeal period)

**TOWN OF OLDS
MUNICIPAL PLANNING COMMISSION**

REQUEST FOR DECISION REPORT

Agenda Item No.: 4B
Meeting Date: February 17, 2022
Proposal: To assign names to newly annexed roads
Originated By: Kyle Sloan, Development Officer
MPC Secretary Approval: Scott Grieco, Director of Operations

REVIEW OF PROPOSED ROAD NUMBERING

The Town has recently annexed approximately three ¼ sections of land by from Mountain View County. As part of this annexation, portions of Range Roads 13 and 14, and Highway 2A are now within the Town boundaries.

Per the Town of Olds Road Naming and Civic Addressing Procedure 704P, the Municipal Planning Commission is responsible for assigning names to roads and has the authority to accept, reject, amend, or substitute names that are presented as they deem appropriate. The Development Officer is responsible for preparing and presenting requests for road naming to the MPC.

The Town's planning consultant, Parkland Community Planning Services (PCPS), has been notified of the proposed road names and agree with the rationale. The Olds Fire Department has been notified of the proposed road names and also agree with this recommendation.

RECOMMENDATION: That the Municipal Planning Commission approve the following road names as presented below:

1. The portion of Range Road 14 that was annexed shall be renamed 50 Avenue.
2. The portion of Highway 2A that was annexed shall also be known as 46 Avenue.
3. The portion of Range Road 13 that was annexed shall be renamed 34 Avenue.

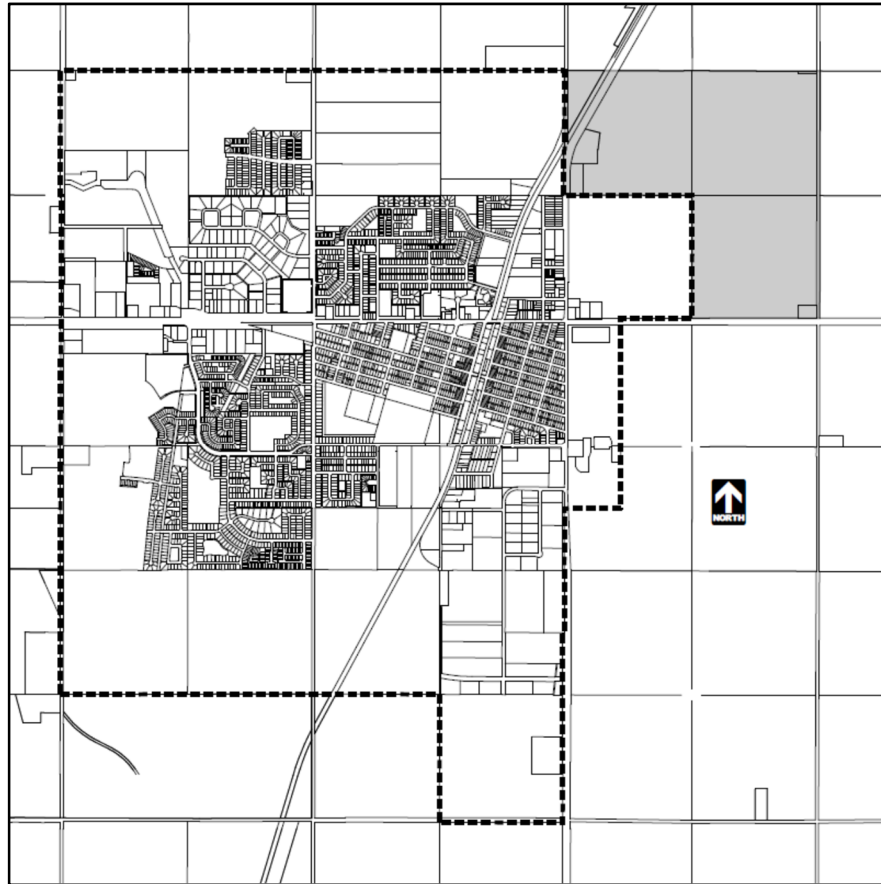
Prepared by: Kyle Sloan, Development Officer

Attachments:

1. Town of Olds Procedure 704P
2. Map from Order in Council
3. Maps with Proposed Road Names

Schedule 2

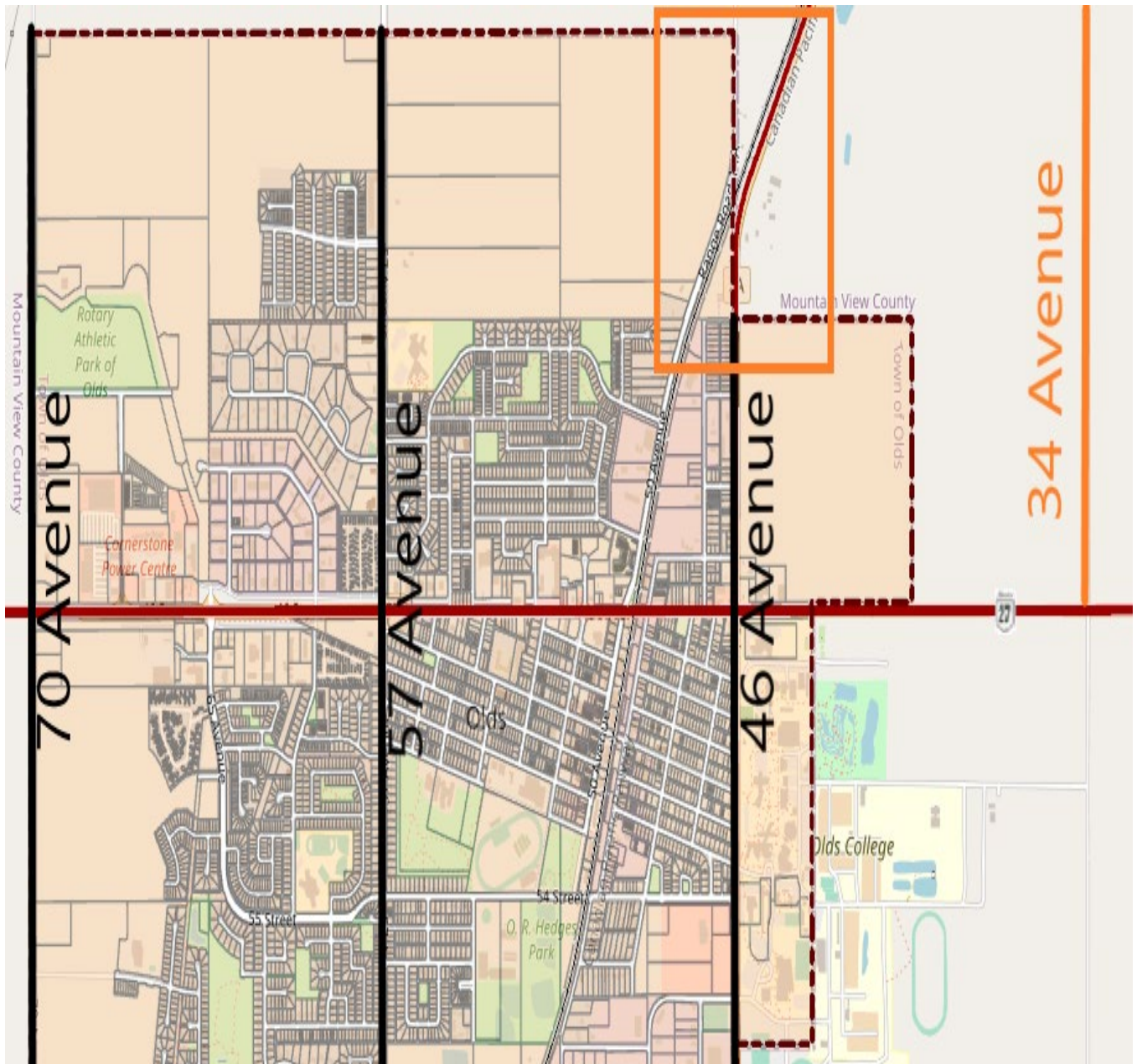
**SKETCH SHOWING THE GENERAL LOCATION OF THE AREAS
SEPARATED FROM MOUNTAIN VIEW COUNTY AND ANNEXED
TO THE TOWN OF OLDS**



Legend

--- Existing Town of Olds Boundary

■ Annexation Area







Prepared By: Planning and Development
Responsibility: Planning and Development
Effective Date: Date Approved by CAO
References:
Municipal Government Act, Section 58

APPROVAL:

CAO: _____

Date Signed by CAO: _____

Executive Team Approval Date: _____

PURPOSE

To ensure all buildings, properties, units, open spaces, roads, and other amenities, located within the municipal boundaries of the Town of Olds have a formal civic address.

To establish procedures to ensure the assignment of road names and civic addresses is undertaken in a consistent manner to the greatest extent possible.

DEFINITIONS

“Civic address” means a unique identifier consisting of a civic number and a road name. A civic address can include a combination of numbers, letters and words.

“Civic number” means the number assigned to a property, a building or a unit within a building.

“Road identifier” means a unique identifier assigned to a road or a portion of a road.

“Road name” means the name of a road and includes a road identifier in combination with the road type. A road name can include a combination of numbers, letters and words.

“Road type” means a class of road based on the intended function of the road and the form that the road takes.

“Unit” means a portion of a building which is designed for or which forms a separate occupancy, which may also be referred to as a suite, bay, or apartment.

ASSIGNING ROAD NAMES

Each road shall be given a road name consisting of a word or numeric identifier and a road type in accordance with the following:

Assignment of Road Identifier

1. Road identifiers using numbers (e.g. 70th Avenue) is preferred over road identifiers using proper names (e.g. Seagram Avenue) where the road system consists mainly of a grid pattern such as that typically found in the older part of Town.
2. Where the road pattern is curvilinear, a road identifier using a proper name is preferred over a numerical identifier.
3. Road identifiers shall be no longer than two words (the road type would be the third word).

4. Road identifiers shall not contain special characters, decimals, hyphens, or punctuation of any kind.
5. Road identifiers shall not incorporate copyright names, offensive or derogatory words, or long names that are difficult to remember.
6. Road identifiers that use a proper name shall not be duplicated (e.g. no Main Street, Main Avenue, and Main Close).
7. Road identifiers shall avoid similar sounding names that may cause diction problems when making emergency calls under stress (e.g. Helen Street and Ellen Street).
8. Where possible, continuous roads shall have one identifier throughout their entire length. Splitting a road that is perceived as continuous by a motorist travelling that road is to be avoided.
9. Where a change in road identifier along a continuous road cannot be avoided, the transition between identifiers should occur at an intersection.
10. Road identifier names should be of local or regional significance or, where appropriate, be named for some natural feature or landmark.
11. Road identifier themes should generally be drawn from themes that will remain relevant over time (e.g. Ash Street, Aspen Close, and Balsam Crescent based on a native tree species theme). Themes drawn from fads or trends are generally discouraged.
12. Where a theme is used for a neighbourhood or area, the theme shall be distinct from those used elsewhere in the municipality.

Assignment of Road Type

1. The assignment of a road type shall be based on the existing or planned function of the road that is being named. Certain road types are reserved for major, through roads and certain road types are reserved for short, dead-end roads.
2. Road types that may be assigned to a major road that traverses or will traverse more than one subdivision, neighbourhood, or district and/or serve as a main arterial route to move about the community are as follows:
 - a. Avenue
 - b. Boulevard
 - c. Drive
 - d. Highway (only if part of the Provincial highway system)
 - e. Parkway
 - f. Road
 - g. Street
 - h. Trail
3. Road types that may be assigned to a dead-end road are as follows:
 - a. Bay
 - b. Close
 - c. Court
 - d. Cove
 - e. Gate
 - f. Landing

- g. Place
 - h. Point
4. Road types that may be assigned to a “u” shaped or to a “p” shaped road which can only be accessed by one other road are as follows:
 - a. Crescent
 - b. Green
 - c. Grove
 - d. Heath
 - e. Way
 - f. Square
 5. Road types that may be assigned to any other form of road that does not meet one of the descriptions above are as follows:
 - a. Avenue
 - b. Commons
 - c. Gardens
 - d. Heights
 - e. Lane
 - f. Ridge
 - g. Street
 - h. Terrace
 6. The abbreviation that is used for each road type shall be consistent with the abbreviations used by Canada Post. A complete list of Canada Post’s recognized roadway types and their abbreviations can be found on the Canada Post website at <http://www.canadapost.ca/tools/pg/manual/pgaddress-e.asp>.
 7. Additional road types beyond those listed above may be used provided the proposed type is recognized by Canada Post.

Roles and Responsibilities for Road Naming

1. The Municipal Planning Commission is responsible for assigning names to roads and has the authority to accept, reject, amend, or substitute names that are presented to the Municipal Planning Commission as they deem appropriate.
2. The Planning and Development Department is responsible for preparing and presenting requests for road naming to the Municipal Planning Commission. The Development Officer shall be responsible for this task unless otherwise assigned by the Director of Operations.
3. Following adoption of an area structure plan showing all future roadways in an area by Council, the Development Officer shall prepare a road naming plan showing the proposed road name for each proposed road for approval by the Municipal Planning Commission. In preparing the road naming plan, the Development Officer shall seek input from the land developer who prepared the area structure plan and the Emergency Services Department.
4. Where a road naming plan has been approved by the Municipal Planning Commission, the Development Officer shall assign the approved road names once a plan creating all or part of each new segment of road has been approved by the Town.
5. Where a road naming plan has not been approved, the Development Officer shall present each request for road naming to the Municipal Planning Commission as needed.

ASSIGNING CIVIC ADDRESSES

Each titled parcel of land within the Town and each main or principal building on a parcel shall be given a civic address in accordance with the following:

Assignment of Civic Addresses to Parcels of Land

1. All titled parcels of land within the Town shall be assigned a civic address, regardless of size or function. This includes parcels used as green space, parks, and public utility lots and any parcel that is accessed using a private road (e.g. roads within a bare land condominium or a manufactured home park).
2. Fractions and decimals shall not be used in any civic number assigned to a parcel and numbers shall not be included or excluded based on cultural or personal beliefs regarding the meaning of a particular number or sequence of numbers (e.g. no 007 or 8.88).
3. Civic numbers should be assigned in sequence generally starting from the lowest numbered intersection to access the road on which the parcel is located. Civic numbers should increase from east to west or from north to south along the road. Where the two preceding points are not practical for a location, civic numbers should increase based on the likely pattern and direction of travel through the site or along the road.
4. Civic numbers should be proportionately spaced along the entire length of a road to help in finding the general location of properties. The sequence should leave at least one whole number between each parcel to allow for future subdivision and/or intensification (e.g. 5301 then 5305 then 5309...or 12 then 16 then 20...)
5. Corner parcels shall be given a civic address based on the road that is along the narrowest portion of the parcel.
6. Even civic numbers shall generally be assigned to the north and west sides of a road and odd civic numbers shall generally be assigned to the south and east sides of a road, except on curvilinear roads.
7. On curvilinear roads, civic numbers should generally increase from north to south and from east to west, as is most functional. Odd and even numbers shall be assigned to separate road sides, but east/west and north/south does not have to be taken into consideration.
8. Civic numbers along a curvilinear road shall be a single running number series. The road shall first be evaluated based on the ultimate potential build out of the road to determine its end points. Where addressing is proposed on a section of the curvilinear road that is not at its anticipated end at full development of the road, the civic numbering shall leave adequate addressing for those extensions. Civic numbers along a curvilinear road may have regard for crossroads, but it is not required where it may cause confusion.
9. When further subdivision of a parcel that is between two parcels that have been assigned a civic number occurs, the new parcels should first use the existing civic number and any space that has been left in the sequence of civic numbers along that side of the road. Changing the civic numbers of abutting parcels is to be avoided.
10. Where there is insufficient space in the sequence of assigned civic numbers to accommodate further subdivision as described above, then the existing civic number should be used for each new parcel with a letter suffix starting with the letter A (e.g. 5910A, 5910B, 5910C...). The letters shall increase in the same direction that the civic numbers increase on other parcels on the same portion of road.

11. The above outlines the preferred methods of assigning civic addresses to parcels of land within the Town; however, where a preferred method may cause confusion or be an inadequate solution given the uniqueness of a location or a subdivision design, an alternative proposal may be applied in consultation with Emergency Services and the Director of Operations.
12. Consolidation of land is the combining of two or more parcels to form a single larger parcel. Consolidation occurs when a building or development straddles property boundary lines and a revised title or new plan of subdivision is registered at Alberta Land Titles. When this occurs, the civic number for the new parcel shall be one of the civic numbers previously assigned to one of the parcels used to create the new parcel (e.g. 5016 and 5020 combine to become 5016 or 5020).

Assignment of Civic Addresses to Buildings

1. Where there is only one main or principal building on a parcel, the civic number assigned to that building shall be the same as the civic number assigned to the parcel.
2. Where possible, the 100 Block format of civic numbers should be used (e.g. 4350 50 Avenue) rather than simple numeric sequences (e.g. 5 then 7, then 9...).
3. Each secondary suite shall be assigned the same civic number as the parcel on which it is located with the addition of the letter B (e.g. 5407B 47 Street).
4. Where more than one main or principal building is located on a parcel, two or more separate civic numbers may be assigned to the buildings on that parcel. The civic numbers should be assigned so that they increase in an east to west and north to south direction where possible. The entrance into the site should be taken into account and the civic numbers should increase based on the available ways to enter and move through the site.
5. For multi-unit buildings:
 - a. Attached residential units, where each unit within the building structure, has a separate direct exterior access, and may be on a separate title, may choose between:
 - i. Using the civic addressing for parcels described above, where each unit is addressed as if it were a detached residential building on its own titled parcel, or
 - ii. Assigning a civic number for the building and a civic number to each unit within the building, similar to the approach used for an apartment building.
 - b. Multi-unit, multi-storey buildings, such as an apartment building or office building, shall be assigned the same civic address as the parcel they occupy and, within the building, separate units shall be assigned internal civic numbers using the following approaches:
 - i. Number in a clockwise manner, commencing from the main entrance to the building or respective floor, or
 - ii. Number by increasing even and odd numbers on each side of the hallway as if it were a road, and
 - iii. Number by floor where basement level units are numbered from B1 to B99, main or first floor units are numbered from 100 to 199, and succeeding floors are numbered in the same pattern using the respective floor number as the first number for each unit.
 - c. Where bare land or traditional condominium projects exist, the civic numbers assigned to each unit may be the same as the unit number assigned by Alberta Land Titles, provided the numbering does not cause confusion where more than one registered plan may have been created for the project.

- d. Where more than one multi-unit building is on a parcel and all buildings are single storey or have upper storeys that do not contain separate units, the assignment of civic numbers shall be distinct for each building and the units within that building. The units in the first building may be assigned civic numbers 101 to 199 (e.g. Unit 103, 5764 49 Street) and the units in the second building may be assigned civic numbers 201 to 299 (e.g. Unit 205, 5764 49 Street), and so on. The civic address for the parcel would not change (e.g. stays 5764 49 Street).
 - e. Where more than one multi-unit building is on a parcel and one or more of the buildings are multi-storey, the assignment of civic numbers shall be distinct for each building and must also account for distinct civic numbers for units on each floor. If needed, a letter may be added to the civic number for each building (e.g. 5001A 70 Avenue) leaving the 100 series numbers for the units within each building (e.g. Unit 102, 5001A 70 Avenue). The civic address for the parcel would not change (e.g. stays 5001 70 Avenue).
6. Where redevelopment of a parcel occurs that creates new units but not new parcels, further unit identification shall generally be assigned alphabetically. The patterns of letters should be based on the direction that civic numbers increase on parcels on the same street and increased from lower floor to upper floors (e.g. 5760A 42 Street on first floor and 5760F 42 Street on second floor).
 7. The above outlines the preferred methods of assigning civic numbers to buildings and units within buildings; however, where a preferred method may cause confusion or be an inadequate solution given the uniqueness of a location or a site design, an alternative proposal may be applied in consultation with Emergency Services and the Director of Operations.
 8. It is the general policy of the Town to refrain from civic address changes once a civic address has been assigned. Exceptions may be considered where a change:
 - a. would fix anomalies or inconsistencies,
 - b. would accommodate additional parcel creation within an existing space,
 - c. where a single number is invalid or creates confusion and the correction does not involve renumbering more than the subject structure and abutting structures.
 When considering the renumbering of a parcel along all or part of a road, a solution that addresses public safety concerns and minimizes the disruption to the affected residents and property owners shall be chosen.

Roles and Responsibilities for Civic Addressing

1. The Planning and Development Department is responsible for assigning civic numbers and civic addresses. Within Planning and Development, the Development Officer shall be responsible for this task unless otherwise assigned by the Director of Operations.
2. The Development Officer shall assign civic numbers to parcels, buildings and units as plans of subdivision and development permits are approved and in response to requests.
3. The Development Officer shall consult with Emergency Services prior to assigning a civic number or civic address.
4. In the event that the Development Officer's selected civic address is not acceptable to Emergency Services, the Director of Operations, having considered the input of both parties, shall decide the matter.

5. Once a civic address has been assigned, the Development Officer shall notify the departments and agencies as per the attached Appendix A. Appendix A may be amended and/or updated from time to time at the discretion of the Director of Operations.

OLDS COLLEGE

1. Notwithstanding the above procedures and expectations for road naming and assignment of civic addresses, the Town shall recognize the unique nature of the Olds College campus and provide civic addressing throughout the campus area.
2. The road names assigned to the roads on the College campus shall be based on an extension of the numbered grid system used in the East Olds area on the west side of Highway 2A.
3. The civic numbers assigned to buildings shall use the 100 Block format (e.g. 5032 44 Avenue) and shall increase from east to west and north to south.

Appendix A - Town of Olds Civic Addressing Circulation List

Once a civic address has been assigned, the following shall be notified and/or updated:

Circulation List:

Subject Parcel:

- Applicant
- Owner

Municipal Staff and Consultants:

- Current Planning Consultant
- Emergency Services
- Operational Services
 - o Public Works
 - o Engineering
- Diamond Updates
- Mapping Updates

- Update - Roll files
- Update - Development and Building Permit Files
- Update - Subdivision Files
- Update - Land Use Amendment Files

Agencies:

- Alberta Health Services
- Alberta 1 Call
- Canada Post - Olds
- Canada Post - Calgary
- RCMP

Utilities:

- ATCO
- Fortis Alberta
- Telus
- Telus - 911 Addressing



Development & Building Permits

January 2022

Permit #	Roll #	Owner	Applicant	Civic Address	Lot	Block	Plan	Land Use District	App Description	Category	Value of Project
21-177	3708000	Anthony Conroy	Anthony Conroy	5021 52 Street	13	6	472I	C1	Permit for existing home	Residential Use	
21-178	3813300	Rhonda Nielsen	Brent Kolb	5406 50 Street	9	42	5126HV	R1	Demolishing dwelling	Demolition Permit	
21-187	52193900	Long Sky Developments Ltd.	IBI Group	900-6700 46 Street	7	12	0710120	C-SC	McDonald's	New Fast Food Restaurant	\$1,750,000.00
21-188	3819500	Government of Alberta	Gunn Consultants Inc.	5030 50 Street	8	3	7710103	C1	Elevator Modernization	Institutional Renovation	\$197,500.00
22-001	4607100	1214002 Alberta Ltd.	G&G Developments	6116 46 Street	22	11	2011520	CH	Fitness Facility	Change of Use	\$80,000.00
22-002	6016100	1214002 Alberta Ltd.	G&G Developments	13 Keown Close	39	4	1413182	R1	Detached Dwelling	New Residential	\$400,000.00
22-003	3415100	Matthew Pierce	Jalin Homes Inc.	21 Vireo Avenue	14	5	1512052	R1	Basement Renovation	Residential Renovation	\$40,000.00
22-004	3415600	Manor Investments Ltd.	Stevenson Homes	9 Vireo Avenue	19	5	1512052	R1	Detached Dwelling	New Residential	\$350,000.00

\$2,817,500.00



2022 BUILDING PERMIT STATISTICS

	Residential										Commercial	Industrial	Institutional	TOTALS				
	Detached Dwelling		Duplex		Multi-Unit		Acc. Bldg/Other											
	#	Value	#	Units	Value	#	Units	Value	#	Value	#	Value	#	Value	#	Value		
Jan	2	\$750,000.00							1	\$40,000.00	1	\$80,000.00			1	\$197,500.00	5	\$1,067,500.00
Feb																	0	\$0.00
Mar																	0	\$0.00
Apr																	0	\$0.00
May																	0	\$0.00
Jun																	0	\$0.00
Jul																	0	\$0.00
Aug																	0	\$0.00
Sep																	0	\$0.00
Oct																	0	\$0.00
Nov																	0	\$0.00
Dec																	0	\$0.00
	2	\$750,000.00	0	0	\$0.00	0	0	\$0.00	1	\$40,000.00	1	\$80,000.00	0	\$0.00	1	\$197,500.00	5	\$1,067,500.00

2021 BUILDING PERMIT STATISTICS

	Residential										Commercial	Industrial		Institutional		TOTALS		
	Detached Dwelling		Duplex			Multi-Unit			Acc. Bldg/Other									
	#	Value	#	Units	Value	#	Units	Value	#	Value	#	Value	#	Value	#	Value		
Jan	2	\$640,000.00							2	\$130,000.00	1	\$80,000.00					5	\$850,000.00
Feb	4	\$982,000.00							3	\$75,500.00							7	\$1,057,500.00
Mar	2	\$640,000.00							9	\$445,700.00	2	\$57,000.00	1	\$50,000.00			14	\$1,192,700.00
Apr	1	\$200,000.00							4	\$32,544.00	2	\$45,000.00	1	\$20,000.00			8	\$297,544.00
May	1	\$430,000.00							9	\$177,500.00	2	\$92,600.00					12	\$700,100.00
Jun									4	\$20,500.00	1	\$5,000.00					5	\$25,500.00
Jul									5	\$110,460.00			1	\$28,000.00	1	\$22,405.00	7	\$160,865.00
Aug	1	\$370,000.00							9	\$126,780.00	1	\$50,000.00			1	\$750,000.00	12	\$1,296,780.00
Sep	1	\$340,000.00							4	\$30,000.00			1	\$3,200.00			6	\$373,200.00
Oct	2	\$875,000.00							1	\$10,000.00	4	\$219,973.00			1	\$150,000.00	8	\$1,254,973.00
Nov	2	\$750,000.00	2	1	\$440,000.00				1	\$23,687.00	2	\$110,000.00	2	\$228,935.00			9	\$1,552,622.00
Dec	1	\$300,000.00									2	\$65,000.00	1	\$285,000.00			4	\$650,000.00
	17	\$5,527,000.00	2	1	\$440,000.00	0	0	\$0.00	51	\$1,182,671.00	17	\$724,573.00	7	\$615,135.00	3	\$922,405.00	97	\$9,411,784.00