



Development Officer Approvals

On May 4, 2021, the Development Officer issued approvals for the following applications:

Permitted Use

Aspen Ridge

1. Schutz, R. – a 6.12 m² variance to the Maximum Site Coverage, for a proposed Accessory Building (detached garage), to be located at 22 Assinger Avenue.

Evergreen

2. Falcon Homes (2020) Ltd. – a 0.43 m variance to the Maximum Width, for a proposed Accessory Building (detached garage), to be located at 63 Evergreen Way.

Discretionary Use

Deer Park

3. Deco Windshield Repair Inc. – Motor Vehicle Service and Repair (windshield repair), to be located at 69 Dunlop Street.

Devonshire

4. Lagrange, D. – a two-bedroom Secondary Suite, with a 0.92 m Minimum Side Yard (to side entry), to be located at 125 Duckering Close.

Highland Green

5. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 0.27 m variance to the Minimum Side Yard, a 2.32 m variance to the Minimum Rear Yard, a 1.84 m variance to the Minimum Rear Yard to projection (steps), and a 3.2 m² variance to the Maximum Site Coverage, for a proposed 8 unit Multi-Attached Building, to be located at 1-31 Howarth Street.
6. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 2.32 m variance to the Minimum Rear Yard, a 1.84 m variance to the Minimum Rear Yard to projection (steps), a 19.9 m² variance to the Maximum Site Coverage, an 18.3 m² variance to the Minimum Lot Area, and a 12.4 m² variance to the Minimum Landscaped Area, for a proposed 8 unit Multi-Attached Building, to be located at 2-31 Howarth Street.
7. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 2.32 m variance to the Minimum Rear Yard, a 1.84 m variance to the Minimum Rear Yard to projection (steps), a 19.9 m² variance to the Maximum Site Coverage, an 18.3 m² variance to the Minimum Lot Area, and a 12.4 m² variance to the Minimum Landscaped Area, for a proposed 8 unit Multi-Attached Building, to be located at 3-31 Howarth Street.
8. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 2.32 m variance to the Minimum Rear Yard, a 1.84 m variance to the Minimum Rear Yard to projection (steps), a 19.9 m² variance to the Maximum Site Coverage, an 18.3 m² variance to the Minimum Lot Area, and a 12.4 m² variance to the Minimum Landscaped Area, for a proposed 8 unit Multi-Attached Building, to be located at 4-31 Howarth Street.
9. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 2.32 m variance to the Minimum Rear Yard, a 1.84 m variance to the Minimum Rear Yard to projection (steps), a 19.9 m² variance to the Maximum Site Coverage, an 18.3 m² variance to the Minimum Lot Area, and a 12.4 m² variance to the Minimum Landscaped Area, for a proposed 8 unit Multi-Attached Building, to be located at 5-31 Howarth Street.
10. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 2.32 m variance to the Minimum Rear Yard, a 1.84 m variance to the Minimum Rear Yard to projection (steps), a 19.9 m² variance to the Maximum Site Coverage, an 18.3 m² variance to the Minimum Lot Area, and a 12.4 m² variance to the Minimum Landscaped Area, for a proposed 8 unit Multi-Attached Building, to be located at 6-31 Howarth Street.
11. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 2.32 m variance to the Minimum Rear Yard, a 1.84 m variance to the Minimum Rear Yard to projection (steps), a 19.9 m² variance to the Maximum Site Coverage, an 18.3 m² variance to the Minimum Lot Area, and a 12.4 m² variance to the Minimum Landscaped Area, for a proposed 8 unit Multi-Attached Building, to be located at 7-31 Howarth Street.
12. Horsman, L. – a 0.6 m variance to the Minimum Front Yard, a 2.32 m variance to the Minimum Rear Yard, and a 1.84 m variance to the Minimum Rear Yard to projection (steps), for a proposed 8 unit Multi-Attached Building, to be located at 8-31 Howarth Street.

Riverside Meadows

13. Cheers Pub Ltd. – a Temporary Seasonal Patio (extension to a Restaurant), to be located at 6017 54 Avenue.

Waskasoo

14. Forefront Developments Inc. – the Redevelopment of a new Detached Dwelling, to be located at 5704 47A Avenue.

A Discretionary Use decision may be appealed to the Red Deer Subdivision & Development Appeal Board, Legislative Services, City Hall, prior to **4:30 p.m. on May 25, 2021**. A Permitted Use decision may not be appealed unless it involves a variation or misinterpretation of the Land Use Bylaw. Appeal forms (outlining appeal fees) are available from Legislative Services. For more information regarding the appeal process contact appeals@reddeer.ca.