

Development Officer Approvals

On behalf of the City of Red Deer, the Development Officer issued approvals for the following applications:

Permitted Use

ANDERS SOUTH

1. SKYWALKER CONTRACTING INC.– On Tuesday, July 07th, 2026, the Permitted Use of an addition (sunroom) to the existing House, with a variance to allow for a 5.44m Rear Yard Setback where 7.5m is required, at 66 AUSTIN DR was approved.

KENTWOOD EAST

2. SMITH, RON – On Monday, July 13th, 2026, the Permitted Use of an existing Accessory Use (uncovered Deck), with a variance to allow for a 2.4m Rear Yard Setback where 4.5m is required, at 25 Kee Close was approved.

TIMBERLANDS

3. NECHAI, VITALII – On Monday, July 13th, 2026, the Permitted Use of an Accessory Use, with a variance to the Side Yard Setback where 0.35m is provided and 0.9m was required, at 2723 67 ST was approved.

Discretionary Use

NORTHLANDS INDUSTRIAL PARK

1. KIRTON, PAUL - On Wednesday, July 08th, 2026, the Discretionary Use of Microbrewery with the accessory Permitted Use of Liquor, Beer, and Wine Sales, at 16-7667 50 AV was approved.

CHILES INDUSTRIAL PARK

2. CEDA – On Friday, July 10th, 2026, the Permitted Use of Industrial Operations with the Discretionary Use of Dangerous Goods Occupancy, at 130-140 8324 CHILES IND DR was approved.

EDGAR INDUSTRIAL PARK

3. ACCESS LAND SERVICES LIMITED – On Monday, July 13th, 2026, the Discretionary Use of a Professional Office, at 460-7700 76 ST CL was approved.

For further information, please phone 403-342-8190.

Development Officer Approvals are advertised on Thursdays. Advertisements can also be viewed on The City of Red Deer's Website under [2026 City Advertisements](#).

A Discretionary Use decision may be appealed to the Red Deer Subdivision & Development Appeal Board, at appeals@reddeer.ca, **prior to 4:30 p.m. on Thursday August 06, 2026**. A Permitted Use decision may not be appealed unless it involves a variation or misinterpretation of the Land Use Bylaw. For information regarding the appeal process you can visit www.reddeer.ca/SDAB or contact appeals@reddeer.ca or call 403-342-8132.



MUNICIPAL PLANNING COMMISSION DECISIONS

On July 13, 2026 the Municipal Planning Commission issued the following decisions for development permit applications.

Permitted Use Approval:

A Development Permit application has been received and approved for the Permitted Use of a Commercial Service Facility (financial institution) with the Permitted Accessory Use of a Drive-Through at 4837 54 Ave & 5402 47 Street (legally described as Lot 1; Block 7; Plan 1821266 & Lot 12; Block 7; Plan 1523586), with the following amended variances:

- A variance to allow a landscaped area of 10%, where 20% is required (s.10.20.16.1);
- A variance to allow the provision of 20 trees, where 41 trees are required (s.3.130.1.7.1);
- A variance to allow the provision of 41 shrubs, where 82 shrubs are required (s.3.130.1.7.2);
- A variance to allow a 1-storey building, where a minimum of 3 storeys is required (s.10.20.6);
- A variance to allow an overall Site Coverage of 29%, where a minimum of 40% is required (s.10.20.7.1);
- A variance where bicycle racks are required in the Edge Zone (s.10.20.14.1); and
- A variance where the Building must Abut the Edge Zone and not be set back farther than the maximum Edge Zone (s.10.20.2.2).

If you are an affected party, you may appeal discretionary approvals and denials to the Red Deer Subdivision and Development Appeal Board at appeals@reddeer.ca within twenty-one (21) days of this advertisement. You may not appeal a permitted use unless it involves a relaxation, variation or misinterpretation of the Zoning Bylaw. For information regarding the appeal process you can visit www.reddeer.ca/SDAB or contact appeals@reddeer.ca or call 403-342-8132.