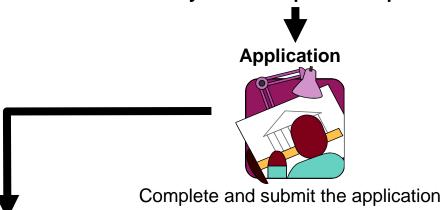
DEVELOPMENT PERMIT APPROVAL PROCESS

Before the Application



Consult with your Municipal Development Officer

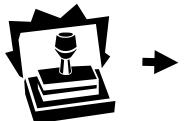


Considering the Application



The application is reviewed by the Municipal Planning Commission; 40 days to make the decision.

Decision



MPC can approve, approve with conditions or refuse application

After the Development Permit



After the Development Permit is granted, other permits are required before processing

Appealing the Decision



Appeal can be made by applicant or person affected by the proposal to the SDAB within 14 days of publication of decision



Municipal District of Opportunity No. 17

(Main Office) P.O. Box 60 Wabasca , Alberta T0G 2K0

Phone: (780) 891-3778 Fax: (780) 891-4283

No development other than that designed in the Land Use Bylaw shall be undertaken with the Municipal District of Opportunity No. 17 unless an application for it has been approved and/or development permit has been issued. The Land Use Bylaw is available for viewing and for sale at the local MD offices during office hours.

Development Permit Application – Information Required

An application for a development permit shall be made to the Development Officer on the provided application form and shall be accompanied by:

- 1. The complete application form ensuring the following information is provided:
 - a) Name of registered land owner
 - b) Legal description
 - c) Existing USE of land
 - d) Description of the PROPOSED development
 - e) The estimated construction ~ improvement costs
 - f) The signature of the applicant and the landowner (if not the same)
- 2. A site plan showing the legal description and front, rear and side yard setbacks using the provided blank site plan or equivalent plan.
- 3. A floor plan that can be drawn on the site plan.
- 4. An application fee using the formula of \$20.00 per \$50,000.00 of estimated construction ~ improvement costs or portion thereof:

Example: 0 to \$50,000.00 = \$20.00 fee

\$50,001.00 to \$100,000.00 = \$40.00 fee $$100,001.00 \text{ to } $150,000.00 = $60.00 \text{ fee}, etc.}$

5. A completed Abandoned Well Process form signed by the landowner.

Please allow yourself at least three to five weeks from date of submission to date of commencement of construction. Anyone proceeding with any development without a valid permit does so at his/her own risk. Any person who contravenes any provision of the Land Use Bylaw is, upon summary conviction, guilty of an offence and is liable to a fine for each offence of not more than \$10,000.00.

Also, please note that in addition to a development permit, you may be required to submit a building permit to an accredited inspection agency (*list provided by Development Officer*). All permit applications are available at the Wabasca MD office, Calling Lake Sub-office and Red Earth Creek Sub-office. If you require any assistance regarding development, please contact the MD office in your area.

<u>NOTE</u>: Development Applications will not be accepted unless all the information including the fee has been submitted.

APPLICANT'S SITE PLAN

Legal Description:	
Comments:	

(Please Indicate " North" On Your Site Plan)



M.D. of Opportunity 2077 Mistassiniy Road North Box 60 Wabasca, AB T0G 2K0 Phone: 780-891-3778 Fax: 780-891-4283

Toll Free: 1-888-891-3778

RIGHT OF ENTRY

FOR AN AUTHORIZED PERSON OF MUNICIPAL DISTRICT OF OPPORTUNITY # 17 FOR THE PURPOSES OF A SITE INSPECTION OF THE LAND AFFECTED BY THE PROPOSED DEVELOPMENT APPLICATION WHICH IS ATTACHED.

I herby give consent for an authorized person of MUNICIPAL DISTRICT OF OPPORTUNITY # 17 to enter upon the land that is subject to a Development Application for the purposes of making a site inspection to evaluate the proposed development.

If you wish to be present at the time of site inspection, please check the following box .

If located on Crown Land area, Road Access Map must be provided.

LEGAL DESCRIPTION

OWNER'S NAME(S)

SIGNATURE:

The personal information on this form is being collected for the purpose of processing this Application under the Authority of the Freedom of Information and Protection of Privacy Act (FOIP). If you have any questions, please contact the M.D. # 17 FOIP Coordinator @ 780-891-3778

SIGNED THIS _____, 20__.



DEVELOPMENT PERMIT APPLICATION

FOR ADMINISTRATIVE US	SE
APPLICATION NO.	
DATE RECEIVED	Ne Sec

I/We hereby make application under the provisions of the Land Use Order for a Development Permit in accordance with the plans and supporting information submitted herewith and form part of this application.

!/We understand that this application will not be accepted without the following:

Yes

\\/LITE

FEE ENCLOSED:

☐ No

MI MICIDAL DISTRICT

- (a) application fee;
- (h) sits plan skatch that includes all relevant detail to the prepared d

RECEIPT NO .:

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ABANDONED WELL PROCESS FOR SUBDIVISION AND DEVELOPMENT

Effective November 1, 2012, the Subdivision and Development Regulation requires that applicants for new subdivisions or development permits provide information about abandoned oil and gas wells on the subject property. Before an application for subdivision or a development can be considered, applicants MUST provide this information. The following chart outlines the process for determining what information is required depending on whether abandoned wells are located on the property.

1 Check the ERCB Abandoned Well Viewer to determine if abandoned wells are located on the subject property.		
No - abandoned wells are found		
The Applicant must provide the following as part of their application:		
a statement that no abandoned wells are located on the property; and		
the map from the ERCB viewer of the property.		
The Applicant must contact all Licensees identified by the ERCB as affecting their property to confirm the following:		
the exact location of each abandoned well; and		
the setback distance required by the Licensee from each abandoned well.		
The Applicant must provide the following as part of their application:		
the map from the ERCB viewer of the subject property;		
a list of all abandoned wells, including the surface coordinates;		
a sketch of the proposed development showing the required setback area of each abandoned well; and		
any additional information from Licensee(s) that led to a change in the setback.		

The ERCB Abandoned Well Viewer can be found online at: mapview.ercb.ca/spatialdatabrowser/default.aspx?config=AbandonedWells.xml

ABANDONED WELL PROCESS FOR SUBDIVISION AND DEVELOPMENT

FREQUENTLY ASKED QUESTIONS

Can an agent sign the statement on behalf of the landowner or does it have to be filled and signed by the registered owner of the property?

An agent can sign the required statement on behalf of the registered landowner. The wording in the ERCB's Directive 79 is "confirmation from the applicant." So that applicant, be they an agent acting on behalf of an owner or the owner, can sign the statement and provide the written confirmation.

2 If there is an abandoned well on the subject property being subdivided, what is the proper procedure that should be followed? What is required from the licensee and the registered owner?

The landowner, or agent acting on behalf of the landowner, must contact all licensees on the affected property. The licensee is then required to **physically locate the abandoned well(s).**

In order to demonstrate that this has occurred, Municipal Planning Services will require the following:

- a) GPS coordinates of the well site(s); and
- b) a sketch of the site showing the exact location of the well(s) on the site and the required setback distance from the well site(s).

This information must be provided by the licensee.

What does a landowner, or their agent, do if an abandoned well licensee no longer exists or is defunct?

The ERCB and the Orphan Well Association have reached an agreement whereby the Orphan Well Association will, when contacted by a landowner/agent, go out and locate the abandoned well on the property as per the regular responsibility of licensees. Further information on the Orphan Well Association can be found on their website: www.orphanwell.ca

4 Does all this information need to be provided before an application for subdivision can be processed?

Yes. Municipal Planning Services cannot open new applications until all relevant information regarding abandoned oil and gas wells has been provided by the owner/applicant.

5 Is this process going to cause the landowner additional expense?

No. The costs of locating any abandoned oil and gas wells is the burden of the licensee. This process may add additional time in the preparation of an application, but will not incur direct expenses on the landowner.

STATEMENT REGARDING ABANDONED WELLS NO WELLS ON THE SUBJECT PROPERTY

l,		, registered owner (or
	(please print)	
their agent) of	(Legal land description	
	rvation Board (ERCB) Abandone	ed Well Map Viewer, and verified that there are no on this application. A copy of the ERCB map showing the
subject property		
		Signature of registered owner (or agent)
		 Date

STATEMENT REGARDING ABANDONED WELLS LOCATED ON THE SUBJECT PROPERTY

l,(please print)	, registered owner (or
their agent) of(Legal land description)	, have consulted the Energy
Resources Conservation Board (ERCB) Abandoned V	Well Map Viewer, and verified that abandoned wells
are located on the property subject to this application	ion. I have contacted the responsible licensee(s), and
the exact well location(s) has/have been confirmed	
Additional information provided by the licensee(s) r Yes Not applicable	requiring a change in the setback area is attached:
In the event that construction activity occurs within	the setback area of the abandoned well(s) as a
result of development on the subject property, the	abandoned well(s) will be temporarily marked with
on-site identification to prevent contact during con-	struction.
A copy of the ERCB map showing the subject proper well(s) and on the subject property and a list are at	rty and a list identifying and locating the abandoned tached.
Sig	nature of registered owner (or agent)
Dat	te