



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 at www.mdopportunity.ab.ca 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 application form provided and shall be accompanied by:

1. The complete application form ensuring the following information is provided:
 - a) Name of registered landowner
 - b) Legal land description
 - c) Description of the EXISTING use
 - d) Description of the PROPOSED development
 - e) The estimated construction/improvement costs & completion timeline
 - 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. As well as a floor plan, when applicable.
3. The development permit application fee:

Development Permit	Fees
Residential – Permitted Use	\$150.00 – variance \$100 (in addition to permit fee)
Residential – Discretionary Use	\$250.00 – variance \$100 (in addition to permit fee)
Non-Residential – Permitted Use	\$350.00 – variance \$200 (in addition to permit fee)
Non-Residential – Discretionary Use	\$450.00 – variance \$200 (in addition to permit fee)
Natural Resource Extraction <5 Hectares	\$800.00
Natural Resource Extraction >5 Hectares	\$1,500.00
Work Camp	\$2,000 + \$4.00 per bed
Fence, Deck, Accessory Building, Sea Can	\$100.00
Developing prior to obtaining approval	\$50.00 (in addition to permit fee)
Land Use Bylaw Amendment Application	\$400.00 (No GST)
Subdivision & Development Appeals	\$100.00 (Residential) \$400.00 (Non-Residential)

4. 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 will be subject to a fee of \$50.00, in addition to the development permit fee.** 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 and/or other safety permits 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.

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