

NOTICE OF PROPOSED DEVELOPMENT

March 19, 2026

The Town of Blackfalds, Planning and Development Department, has received a development application for the address noted below. As a variance is being requested, Land Use Bylaw 1268/22 requires adjacent landowners to be notified. The details are as follows:

Development Permit: 46-26

Civic Address: 94 Palmer Circle

Legal Description: Lot 15, Block 10, Plan 172 0736

Land Use District: R-1M – Residential Single Dwelling Medium Lot District

Proposed Development: A rear yard setback variance request of 1.17m (should be 7.5m, proposed as 6.33m) to accommodate the covering of the existing rear deck.

Please provide this office with any written comments and/or concerns that you may have with this application. To avoid delays by regular mail, responses may be received via fax to the Town of Blackfalds at (403) 600-0045 or at the general email at planning_development@blackfalds.ca.

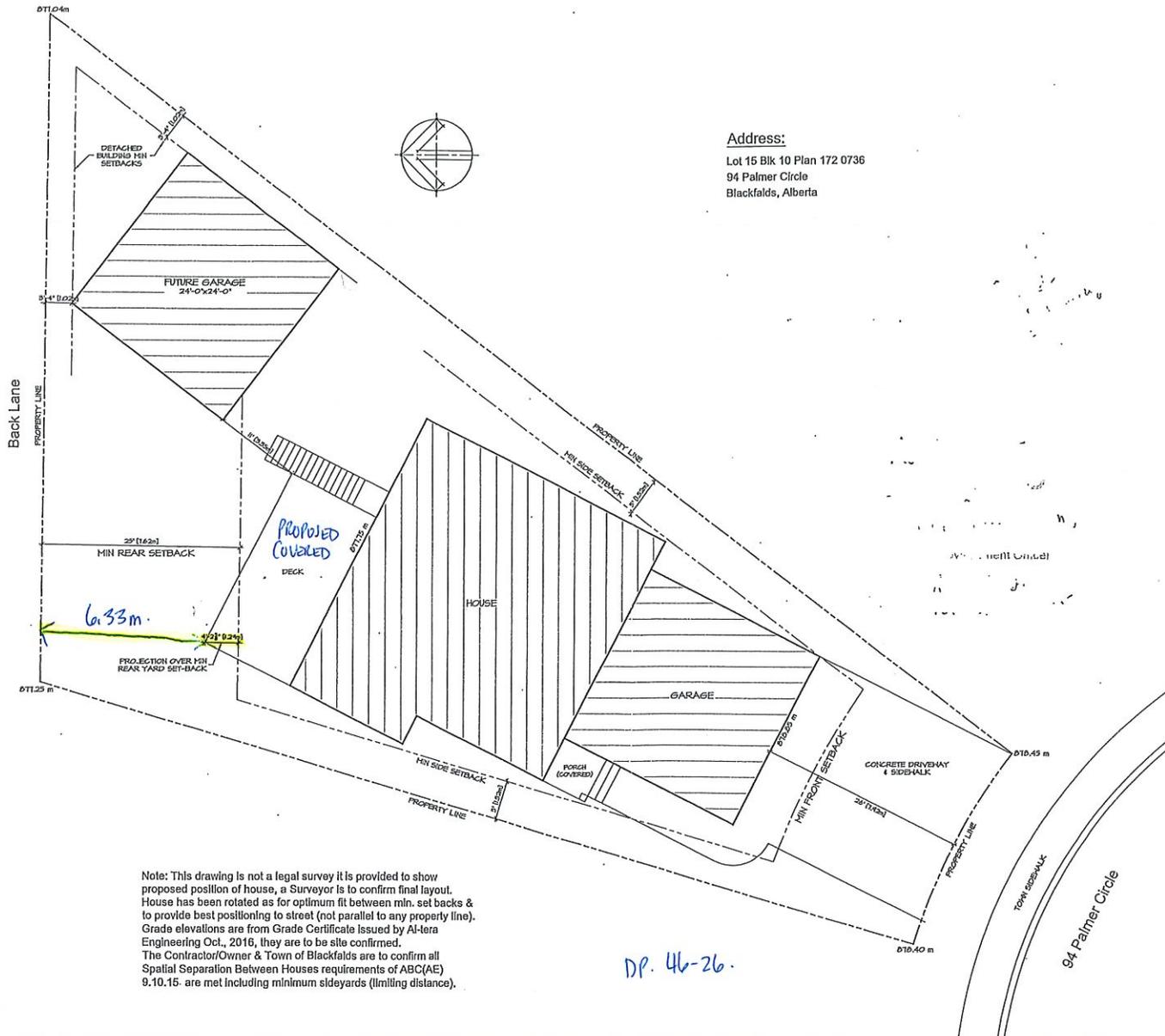
The response deadline is **April 2, 2026**. If we have not received a written reply by this date, it will be assumed that you have no objections regarding the proposed development.

Town of Blackfalds
PLANNING AND DEVELOPMENT DEPARTMENT

DP 46-26 - Subject Property – 94 Palmer Circle★

A rear yard setback variance request of 1.17m (should be 7.5m, proposed as 6.33m) to accommodate the covering of the existing rear deck.





Address:
 Lot 15 Blk 10 Plan 172 0736
 94 Palmer Circle
 Blackfalds, Alberta

Note: This drawing is not a legal survey it is provided to show proposed position of house, a Surveyor is to confirm final layout. House has been rotated as for optimum fit between min. set backs & to provide best positioning to street (not parallel to any property line). Grade elevations are from Grade Certificate Issued by Al-tera Engineering Oct., 2016, they are to be site confirmed. The Contractor/Owner & Town of Blackfalds are to confirm all Spatial Separation Between Houses requirements of ABC(AE) 9.10.15. are met including minimum sideyards (limiting distance).

DP. 46-26.

CONSULTANT(S)		
STAMP/SEAL		
CLIENT		
PROJECT New Home		
LOCATION 94 Palmer Circle Blackfalds, Alberta Lot 15, Blk 10, Plan 172 0736		
DRAWING SET ISSUE INFORMATION: DRAWINGS ARE NOT TO BE USED FOR CONSTRUCTION UNTIL ISSUED FOR SUCH		
ISSUE	DATE	DESCRIPTION
1	Nov 2 2024	Design Review
2	Nov 5 2024	Design Review
3	Nov 18 2024	Final Drawing Review
4	Nov 21 2024	For Permit Application
INFORMATION CONTAINED IN THIS DRAWING IS COPYRIGHT PROTECTED AND SO SHALL NOT BE USED, REPRODUCED OR REVISED WITHOUT WRITTEN PERMISSION FROM CONSULTANT(S) NOTED ABOVE.		
DRAWN BY	JRA	
PROJECT NO.	6007	
SCALE	1/8"=1'-0"	
DRAWING TITLE Site Plan		
DRAWING NO. 9/9	ISSUE NO. 4	