

NOTICE OF PROPOSED DEVELOPMENT

April 1, 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: 52-26

Civic Address: 9 Woodbine Close

Legal Description: Lot 13, Block 12, Plan 062 2688

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

Proposed Development: Proposed detached garage with rear yard setback relaxation due to the shape of the lot.

- Should be 1.0m or 6.0m (proposed as 3.0m to the furthest point).

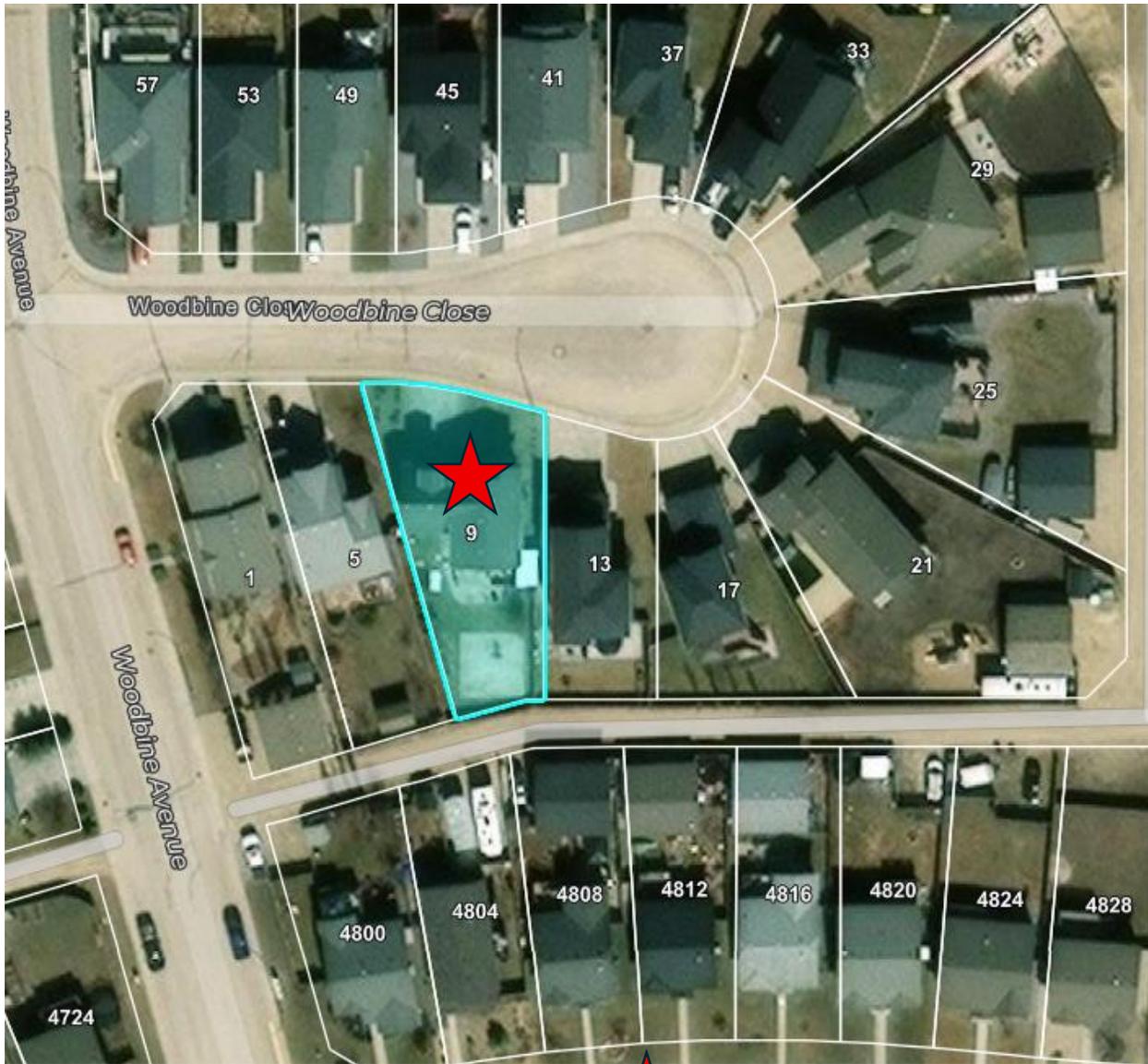
Municipal Planning Commission Review Date: May 21, 2026 (tentative)

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 15, 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

Enclosure

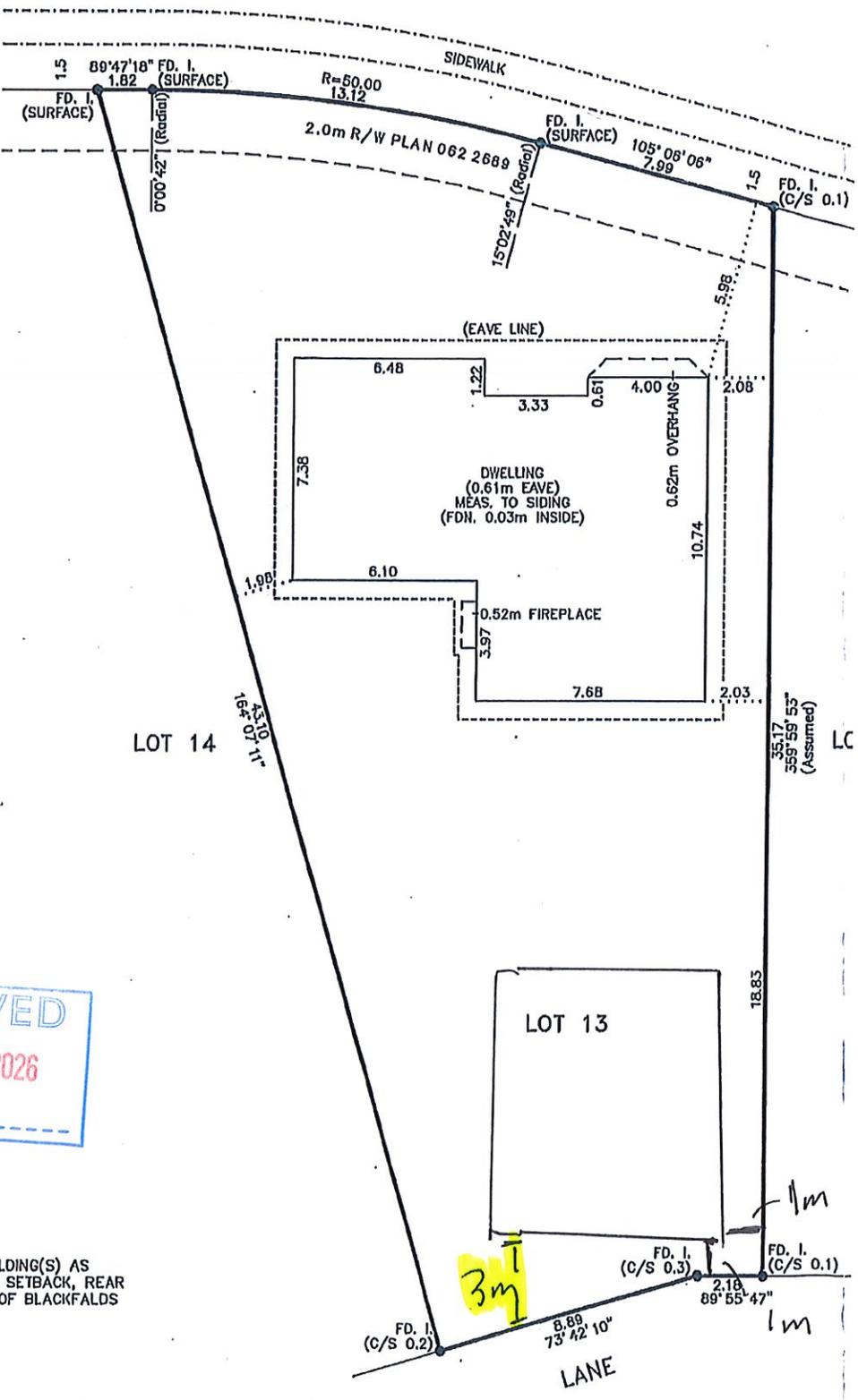


Permit 52-26 – Subject Property – 9 Woodbine Close



- Proposed detached garage with rear yard setback variance request due to the shape of the lot.
 - Should be 1.0m or a minimum of 6.0m (proposed at 3.0m to the furthest point)

WOODBINE CLOSE



LOT 14

LOT 13

RECEIVED
 MAR 3 2026
 52-26

THIS IS TO CERTIFY THAT THE LOCATION OF THE BUILDING(S) AS SHOWN ON THIS PLAN COMPLIES (COMPLY) WITH THE SETBACK, REAR YARD AND SIDE YARD REQUIREMENTS OF THE TOWN OF BLACKFALDS LAND USE BY-LAW.

DEVELOPMENT OFFICER