



**“The Best in the West by a Damsite”**

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**NOTICE OF DECISION  
regarding  
Demolition of Single Family Dwelling  
Plan 941 0672; Block 1; Lot 13**

The Development Authority has **APPROVED** the following application:

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|                             |                                      |
|-----------------------------|--------------------------------------|
| File:                       | Development Permit TOB-D-21-22D      |
| Description of Development: | Demolition of Single Family Dwelling |
| Land Use Designation:       | Residential (R1)                     |
| Publication Date:           | November 16, 2022                    |

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**Reason for Approval:**

In making this decision, the Development Authority has determined the proposed development to be suitable at this location in accordance with Land Use Bylaw 921/21 as amended.

***Conditions of the Development***

To allow for the demolition of a single-family dwelling per the Development Permit Application, narrative received on November 15, 2022.

**Conditions**

1. That the demolition proceeds as specified with the site plan, documents, and drawings submitted in the Development Permit Application received on November 15, 2022. Any changes to the approved drawings require the written approval of the Development Officer.
2. The applicant must complete an Alberta One Call before any excavation occurs.
3. Any open excavation or demolition shall not be left unattended without a proper security fence and signage.
4. Any damage caused to municipal property associated with the demolition actions shall be repaired at the applicants' expense. This includes but is not limited to sidewalks, curb, gutter, roads, alley ways, and adjacent greenspace. Measures shall be taken to protect all municipal property in consultation with the Town's Public Works Supervisor, Lonnie Raymond.
5. Due to winter conditions, the applicant may be required to return to site in the Spring to ensure the terms of the demolition project and site clean up is achieved.
6. The applicant is responsible to ensure all services are disconnected prior to any demolition.
7. The proposed demolition shall conform with all Federal, Provincial and Municipal statutes, regulations, codes and standards except as waived in writing by the appropriate authority.

8. There shall be no future development on this site beyond the use of a greenspace or park area.
9. In accordance with Community Standards Bylaw 878-18 construction/demolition noise shall not occur between 11:00 p.m. and 7:00 a.m.
10. Plan 941 0672; Block 1; Lot 13 must be kept in an aesthetically pleasing manner as defined in the Beautify Bassano Initiative and respective bylaws. All grass must be trimmed, and weeds sprayed and removed on a regular basis.
11. All contractors and subcontractors are required to have an active business license with the Town.

If you have questions about this application, please contact the Town of Bassano.

Sincerely,

A handwritten signature in black ink, appearing to read "Amanda Davis".

Amanda Davis, MBA  
CAO