PUBLIC NOTICE OF DEVELOPMENT APPLICATION
ADJACENT LANDOWNERS AND PERSONS LIKELY TO BE AFFECTED

Hand Delivered or Emailed – February 3, 2025

Notice is hereby given that an application will be considered by the Development Authority for a Development Permit about the following:

DEVELOPMENT APPLICATION:	**Development Permit No. TOB-D-04-25** **Application for: Assigning a Use, Compound Yard, Accessory Structures, and Variances**
DISTRICTING:	**Public & Institutional (PI)**
CIVIC ADDRESS:	**317 – 11 Street, Bassano, AB T0J 0B0**
LEGAL DESCRIPTION:	**Plan 241 1229, Block 2, Lot 6**

Dear Sir or Madame:

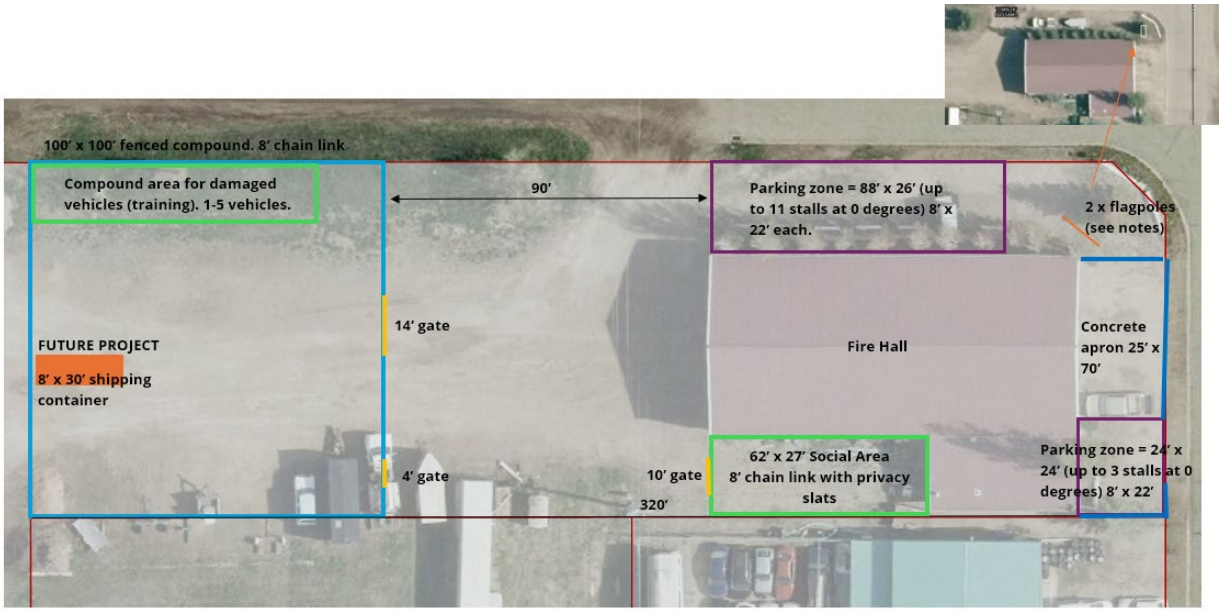
Pursuant to Section 35 of Land Use Bylaw No. 921/21 of the Town of Bassano, notice is hereby given that on **Monday February 10, 2025 at 6:00 p.m.**, the Development Authority will consider **Development Application No. TOB-D-04-25.**

The application under consideration is to assign a use to the property, add a compound yard, and two accessory structures (flagpoles). For this development, two variances are being sought:

1. Height variance for the compound yard. The allowable height for a fence on a secondary front yard is 6 feet. The applicant seeks an 8-foot chain link fence for the compound yard.
2. Front yard setback variance for two accessory structures. The minimum front yard setback is 25 feet. The applicant seeks to install two flagpoles 15 feet from the property line.
3. All other development contained within the application conforms to the PI land use district.

Persons requesting to be heard may submit comments to the Development Officer no later than Monday February 10, 2025 at 12:00 p.m. A copy of the application is available for inspection at the Town Office – 502 – 2nd Avenue Bassano, Alberta. Comments may be dropped off or mailed to the Town Office; or directed to Amanda Davis, Development Officer/Town of Bassano at cao@bassano.ca or 403-641-3788. No response indicates your approval/support for the development.

Amanda Davis, MBA
Development Officer
Town of Bassano


100′ x 100′ fenced compound. 8′ chain link
Compound area for damaged vehicles (training). 1-5 vehicles.
90′
Parking zone = 88′ x 26′ (up to 11 stalls at 0 degrees) 8′ x 22′ each.
2 x flagpoles (see notes)
FUTURE PROJECT
8′ x 30′ shipping container
14′ gate
Fire Hall
Concrete apron 25′ x 70′
4′ gate
10′ gate
320′
62′ x 27′ Social Area 8′ chain link with privacy slats
Parking zone = 24′ x 24′ (up to 3 stalls at 0 degrees) 8′ x 22′

10th St E
4th Ave
11th St E
11th St E
3rd Ave