



ROCKY VIEW COUNTY

ATTACHMENT 'A': APPLICATION INFORMATION

APPLICANT: Urban System (Mike Coldwell)	OWNERS: Meclor Developments Ltd.
DATE APPLICATION RECEIVED: December 15, 2020	DATE DEEMED COMPLETE: April 6, 2021
GROSS AREA: ± 258.59 hectares (± 639.00 acres)	LEGAL DESCRIPTION: A portion of Section 24-26-01-W05M A portion of Section 13-26-01-W05M
SOILS (C.L.I. from A.R.C.): <p>1 1 – A portion of the land contains soil with no significant limitations for cereal crop production</p> <p>2C, 2 – A portion of the land contains soil with a slight limitation for cereal crop production due to climate.</p> <p>2T50, 2T, E30,5N, W20 – A portion of the land in the southwest corner contains soil with a slight limitation for cereal crop production due to adverse topography and erosion damage, and a portion of land contains soil with a very severe limitation for cereal crop production due to high salinity and excessive wetness / poor drainage.</p> <p>3T 3 – A portion of the land in the south contains soil with moderate limitations for cereal crop production due to adverse topography.</p> <p>4T E4 – A portion of the land in the north contains soil with severe limitations for cereal crop production due to adverse topography and erosion damage.</p> <p>5T I5 – A portion of the land at the west end contains soil with very severe limitations for cereal crop production due to adverse topography and flooding.</p> <p>5N,W5 – A portion of the land at the east end contains soil with very severe limitations for cereal crop production due to high salinity and excessive wetness / poor drainage.</p>	
HISTORY: <p>October 1, 2002: Council approved Rocky Creek Country Club Conceptual Scheme application (2002-RV-209) and Direct Control Bylaw (DC-80) (2001-RV-163). The proposed development was intended to develop 1400 units manufacture homes with a golf course in the community. As the servicing is not available in the subject land since the plan was adopted, there is no development.</p>	
PUBLIC & AGENCY SUBMISSIONS: <p>The application was circulated to 69 adjacent County landowners, 3 adjacent City of Calgary residents, and 4 adjacent City of Airdrie residents. Six (6) letters in support were received.</p> <p>The application was also circulated to a number of internal and external agencies, as depicted in Attachment 'B'.</p>	