



ATTACHMENT A: APPLICATION REFERRALS

AGENCY	COMMENTS
Alberta Transportation	<p>This will acknowledge receipt of your circulation memorandum regarding the above noted proposal, which must meet the requirements of Section 14 of the Subdivision and Development Regulation, due to the proximity of Highway 22 & 758. Presently, the application does not appear to comply with any category of Section 14 of the Regulation.</p> <p>The department recognizes that the land involved in this application is removed from the provincial highway system, and relies on the municipal road network for access. It appears that the proposed parcels being created by this application should not have a significant impact on the provincial highway system.</p> <p>Alberta Transportation has no objection to this proposal and is prepared to grant an unconditional variance of Section 14 of the Subdivision and Development Regulation, at the time of subdivision application.</p>
Planning and Development Services (Engineering)	<p>Geotechnical:</p> <ul style="list-style-type: none"> • Engineering has no requirements at this time. • There appears to be no steep slopes on the subject land. <p>Transportation:</p> <ul style="list-style-type: none"> • There are existing road approaches off of Burney Road providing access to the residence and the remainder parcel on the subject lands. As a condition of future subdivision, the applicant/owner will be required to construct a road approach off of Burney Road to provide access to the Lot the existing veterinary hospital is located. • As a condition of future subdivision, the applicant/owner will be required to pay the transportation offsite levy, as per the applicable TOL bylaw at time of subdivision approval. <p>Sanitary/Waste Water:</p> <ul style="list-style-type: none"> • At time of future subdivision application, the applicant/owner will be required to provide a Level 1 Variation Assessment identifying the location of any existing septic tanks and fields within the subject lands. Should the assessment demonstrate that the proposed development does not provide adequate setbacks as per SOP standards, the applicant/owner will be required to provide a revised tentative plan. • At time of future subdivision application, the applicant/owner will be required to provide a Level 3 PSTS Assessment. <p>Water Supply And Waterworks:</p> <ul style="list-style-type: none"> • At time of future subdivision application, the applicant will be required to provide a Level 1 Variation Assessment identifying the location of any existing groundwater wells within the proposed lots. • As a condition of future subdivision, the applicant/owner will be required to drill new wells within the proposed lots that do not contain an existing



ROCKY VIEW COUNTY

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	<p>groundwater well and provide a Phase 2 Aquifer Testing Report that includes a Well Driller's report confirming that the flow exceeds or is equivalent to 1 igpm.</p> <p>Storm Water Management:</p> <ul style="list-style-type: none">As a condition of future subdivision or DP, the applicant/owner will be required to provide a Site-Specific Stormwater Implementation Plan (SSIP) for the proposed development to be conducted by a professional engineer that is in accordance with the Bragg Creek Master Drainage Plan
Utility Services	<p>No Concerns with Redesignation, however, should the applicant wish to connect to municipal water and sewer, extension of main lines will be required at the applicants cost as well as payment of a connection fee as set out in the County's Master Rates Bylaw. Connection of water and sewer services to be in accordance with the County's Water and Wastewater Utilities Bylaw C-7662-2017 as amended.</p>

Circulation Period: January 22, 2020 to February 12, 2020

Agencies that did not respond, expressed no concerns, or were not required for distribution, are not listed.