

**TOWN OF HIGH LEVEL
DEVELOPMENT PERMIT**

PERMIT NO.: DP25-013
PROPOSED USE: Permitted Use – 4,600 ft² 20 Child Daycare (Day Care Facility)
APPLICANT: Jacqueline Carey Rose
LANDOWNER: Morning Star Seventh-Day Adventist Church
LOCATION: Lot 6, Block 7, Plan 3510KS

A development involving Application No. DP25-013 has been Approved with Conditions.

- 1. The site shall be developed in accordance with the site drawings and information attached hereto as Schedule A.**
- 2. Lot grading and drainage on the lot shall maintain a positive drainage pattern that directs water away from the building and away from adjacent lots and complies with the requirements in Section 5.6 Lot Grading and Drainage in the Town of High Level Land Use Bylaw – Bylaw 1018-21.**
- 3. The Applicant/Registered Owner shall ensure that the Day Care Facility is developed and operated in accordance with the Residential Facilities Licensing Regulation and shall provide a valid copy of their license to the Development Authority annually.**
- 4. Development must be commenced within one (1) year from the Date of Issue. If at the expiry of this period, the development has not commenced, this Permit shall be null and void.**
- 5. The Applicant/Registered Owner shall ensure there is no damage to municipal property resulting from this permit. Costs for repairs of municipal property will be assessed by the Town of High Level and will be charged back to the applicant.**


You are hereby authorized to proceed with the development specified, provided that any stated conditions are complied with, that all other applicable permits are obtained, and that the appropriate appeal period has been exhausted. Should an appeal be made against this decision to the Subdivision and Development Appeal Board, this Development Permit shall not come into effect until the appeal has been determined and the Permit upheld, modified or nullified.

DATE OF DECISION OF DEVELOPMENT PERMIT: **June 2, 2025**

DATE OF ISSUE OF DEVELOPMENT PERMIT: **June 2, 2025**

DATE OF VALIDITY OF DEVELOPMENT PERMIT: **June 24, 2025**

SIGNATURE OF DEVELOPMENT AUTHORITY:



Viv Thoss

NOTES:

1. If the development is found to be incorrectly placed, the applicant may be required to move or remove the development at the sole expense of the Applicant/Registered Owner. Any changes to the attached plans will require a new development permit.
2. An appeal can be made by filing a written notice of appeal along with payment to the **Subdivision and Development Appeal Board (10511 103rd Street, High Level, AB, T0H 1Z0)** within 21 days from the date of the receipt of this decision. In the case of an appeal made by a person referred to in section 685(2) of the *Municipal Government Act*, within 21 days after the date on which the notice of the issuance of the permit was given.
3. **This is a Development Permit ONLY.** Issuance of this Permit does not excuse the applicant from satisfying all other applicable municipal, provincial and/or federal requirements.
4. This Development Permit DOES NOT approve any signage. Any proposed signage on the property will require it's own Development Permit.

OTHER PERMITS ARE REQUIRED

In the interest of public safety and as required by the Safety Codes Act construction permits must be obtained before commencing any work. Required permits may include building, electrical, gas, plumbing, and private sewage. Additionally, the Town of High Level requires permits for water & sewer connection, new accesses, and driveways.

PLEASE NOTE

The Applicant and/or Registered Owner are responsible for applying for, and receiving, all necessary permits prior to beginning construction. Ensure that you or your contractors obtain all other required permits related to the development. For more information regarding how to obtain the required permits, contact Superior Safety Codes 1-866-999-4777. If you are unsure which additional municipal permits you may need, please contact development@highlevel.ca.

SCHEDULE A

Approved June 2, 2025



(16 pages)

Viv Thoss
Development Authority



Town of High Level

Development Permit Application

General Development (Non-Residential)



Employees & Customers:

| | | | |
|--------------------------|----|---------------------------|-----|
| Total Staff Employed | 4 | Maximum Number of Staff | 4 |
| Including Business Owner | | Present at any one Time | |
| Expected Daily Customers | 20 | Expected Weekly Customers | 100 |

Hours and Days of Operations: (Include if your operations will be seasonal)

Monday to Friday , 7:30am to 5:30 pm

Describe any storage structures and the nature of goods to be stored:

Indoor storage. Educational loose ends and toys

Will commercial vehicles be stored on site? How many and where?

No commercial vehicles will be parked on site.

What is your waste management plan?

garbage will be collected and removed from the building daily. This will then place in the dumpster provided by the Town of High level in the designated area outside. This will be picked up weekly by the Town of High Level waste management services.

How will local traffic be changed by this development?

Traffic will not be affect by this development except for minor increase at pick-up and drop-off times.

Is the site open to the public? If so, what parts? (include dimensions)

Yes the site is oped to the public, the parking lot is opened to the public. Dimensions 150 feet wide and 175 feet in length.

Describe planned signage:

Signage will be placed on the building displaying the name of the Daycare and showing entrances to be applied for at a later date. Not included in this application.



Town of High Level

