



DEVELOPMENT OFFICER APPROVALS

On behalf of the City of Red Deer, the Development Officer issued approvals for the following applications:

Permitted Use

Timberlands

1. MASON MARTIN HOMES. – On June 20, 2025, a permitted use for a detached garage with a variance to allow a 0.31 m side yard setback and increase to maximum site coverage from 45% to 46.1% at 438 Townsend St was approved.

Discretionary Use

Normandeau

2. BELL HOMES AND CONSTRUCTION INC – On June 19, 2025, a discretionary use for an existing daycare to intensify, with a variance to the use separation requirements of Zoning Bylaw regulation 4.90.1.1, allowing the intensification and a secondary play space development to occur at 6731 – 52 Ave was approved.

For further information, please phone 403-342-8190.

Development Officer Approvals are advertised on Wednesdays and Saturdays. Advertisements can also be viewed at:

<https://www.reddeer.ca/whats-happening/news-room/city-advertisements/2025-city-advertisements/>

A Discretionary Use decision may be appealed to the Red Deer Subdivision & Development Appeal Board, at appeals@reddeer.ca, **prior to 4:30 p.m. on July 16, 2025**. A Permitted Use decision may not be appealed unless it involves a variation or misinterpretation of the Land Use Bylaw. For information regarding the appeal process you can visit www.reddeer.ca/SDAB or contact appeals@reddeer.ca or call 403-342-8132.