



4918 – 50th Avenue
Bentley, AB T0C 0J0
Telephone: 403-748-4044

**NOTICE OF DECISION TO ISSUE
DEVELOPMENT PERMIT
(Land Use By-law No. 189/2016)**

Permit No. 17-25

Street Address: 4814 55th Avenue

Development: This permit has been approved to undertake the construction of a 1120 sq ft New Bungalow SFD.

- The applicant must obtain all necessary permits and inspections pursuant to the Alberta Building Code, Fire Codes, Safety Codes Act Regulations. Copies of these permits and any associated inspection reports must be provided to the Town to show compliance prior to any occupancy permit being issued or granted.
- The applicant is required to provide 2 parking stalls on a parking pad in the rear yard in accordance with the submitted plans and the requirements of Land Use Bylaw 250/2024.
- The applicant must provide a final RPR and confirmation of grades to the Town of Bentley upon completion of construction.
- The proposed development must meet all the requirements of the Land Use Bylaw 250/2024 including required setbacks.

Appeals can be submitted in writing to the development officer at the Town of Bentley Office at 4918 50th avenue. Any appeal must be received prior to October 30, 2025 at 3pm.

For further information please contact the development officer at the Town of Bentley Office.

Date of Approval: September 16, 2025

Application No. 17-25


Marc Fortais
CAO/Development Officer