



Village of Alberta Beach

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NOTICE OF PUBLIC HEARING FOR BYLAW 295-24

AMENDMENTS TO ALBERTA BEACH LAND USE BYLAW 252-17

“ADDRESSING THE AFFORDABILITY OF NEW CONSTRUCTION”

Alberta Beach is proposing amendments to Land Use Bylaw 252-17 to address affordability of new residential construction – including:

- **Reducing minimum area of residential development to 800 FT² (74.32 M²)**
 - o Current minimum area of residential development is 1000 FT² (92.9 M²)
- **Reducing minimum length to width ratio of residential development to 3:1**
 - o Current minimum length to width ratio of residential development is 2:1
- **Restricting maximum age of relocated buildings to the Village to 20 years old**
 - o Currently there is no age restriction on buildings relocated into the Village

The proposed amendment (Bylaw 295-24) to Land Use Bylaw 252-17 may be viewed or downloaded through the Village’s website at www.albertabeach.com

A Public Hearing as required under Part 17 of the Municipal Government Act (Sections 632, 639 and 692), will be held Tuesday, February 20, 2024 to hear any written or oral submissions on the proposed Land Use Bylaw amendment. Written submissions will be heard first; oral submissions will be heard during the Hearing.

Place: Alberta Beach Council Chambers
4935-50th Avenue
Alberta Beach, Alberta T0E 0A0

Date: Tuesday, February 20th, 2024

Time: 7:00 p.m.

If you have any comments regarding the proposed Land Use Bylaw amendments, please submit them to the Village of Alberta Beach during office hours, Tuesday to Friday, 9:00 a.m. to 4:00 p.m. or contact the Village’s Development Officer Paul Hanlan RPP MCIP CMML, at (780) 994-1883 development@albertabeach.com