Ville de SAINTE-ANNE
Town of STE. ANNE

Conditional Use Application

Town of Ste. Anne
30B Dawson Road
Ste. Anne, MB R5H 1B5
204-422-5293

What is a Conditional Use?

A Conditional Use is the use of land or buildings that may be permitted in a particular zone under the current Town of Ste. Anne Zoning By-Law, but because of the type or nature of the use(s) of the land or buildings, conditions for its use are to be established as it is necessary to ensure compatibility with adjacent land uses and the Zoning By-Law.

Application Requirements:

To process your application, please provide the following:

- Completed Application form, signed by both registered owners and applicant (If different)
- Application Fee (Payable to the Town of Ste. Anne by cheque, cash or debit)
- Detailed Site Plan showing the existing and proposed development, including setbacks and measurements.
- Other plans and documentation may be required, depending on the request.

Final Approval Requirements (Potential List of Requirements as a Condition of Approval)

- Signed Development Agreement between the Town and the Registered Owners (Shall be a registered caveat to the title)
- Other Conditions as set by the Town

Process:

Once the Application and required documents have been received, it will be reviewed by the Town. A Public Hearing will be required, giving the surrounding neighbors within 100 meters of the property in question and to comment on the application prior to the decision of Council. Applicants are encouraged to attend the hearing to answer questions and comments that Council and the Public may have regarding the request. Once the Public Hearing has been held, Council shall make their decision.

Fees:

Application Fee	$300.00 ($800 After Commencement)
Actual Costs (Legal Fees, Advertising Costs, etc.)	To be Invoiced to Applicant

Please note that incomplete applications will be returned.

Please see next page for application form.

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Contact Information:

Applicant's Name: _____

Registered Owner(s): _____

Civic Address of Development: _____ Roll No. _____

Legal Description of Development: _____ _____ _____
Lot Block Plan

Mailing Address: _____ Postal Code: _____

Applicant's Phone Number: _____ _____
Home Phone Cellphone

Email Address: _____

Application Details:

What specific use(s) are you requesting? How will the proposed use(s) not disrupt the existing character of the neighborhood in terms of health or general welfare *(Please provide as much detail as possible. Attach extra paper if you are needing more room)*

_____
_____
_____
_____
_____
_____
_____

Application Conditions

1. The applicant must provide evidence to show that the requested Conditional Use will not be detrimental to the health or general welfare of people living or working in the surrounding area, or that it will not negatively affect other properties or potential development in the surrounding area.
2. The applicant must provide evidence to show that the application will not alter the essential character of the neighborhood.
3. The Town of Ste. Anne may require a development agreement as a condition of approval.
4. A Conditional Use approval
   a. may have condition(s) attached
   b. that is approved must be satisfied within 12 months from the date of approval unless otherwise indicated
   c. that is inactive for 12 months after the date of approval will expire and become null and void

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_____ _____
Registered Owner Signature Date

_____ _____
Applicant Signature Date

Office Use Only:

Zoning: _____ Application Number: _____ Date Application Received: _____

Payment Date: _____ Receipt #: _____ Amount: $_____

Received by: _____

Approved: Yes __ No __ Resolution Number: _____

Date Approved: _____

Conditions:_____

_____

Conditions Met: Yes __ No __

Expiration Date: _____ Expired: Yes __ No __ If yes, when: _____