



Public Notice- Zoning Bylaw Discretionary Use

Council has received a Development Permit Application from Western Sales 1986 Ltd. for the property at the east end of Block X, Plan 102167355 to construct a John Deere Dealership.

Council will meet on May 21st, 2024 at their regular Council Meeting to consider this application.

Issued at the Town of Rosetown this 6th day of May, 2024



Bylaw No. 693-14 – The Zoning Bylaw
Appendix "A"
Town of Rosetown
Application for a Development Permit

Application No: _____

1. Applicant: Aggregate Design Studio

a) Name: Corey Mehaney

b) Address: Box 1690, 27322-17 TWP RD 394 Postal Code: T0M 0J0

c) Telephone Number: 825.221.1904 Cell phone: _____

2. Registered Owner: as above (), or:

a) Name: ~~Autis~~ Agri Western Land Ltd.

b) Address: Box 968 Postal Code: S0L 2V0

c) Telephone Number: 306-882-4901 Cell phone: 306-831-6680

3. Property: Legal Description: Lot _____ Block _____ Plan No. _____ TBD
Certificate of Title No: _____ Date: _____

4. Parcel Size: Dimensions: _____ Area: _____ (m²) TBD

5. Existing Land Use: Agriculture

6. Proposed Land Use / description of Proposed Development:
Commercial - Western Sales Iowa Dorrac Dealership.

7. Proposed date of Commencement: July 2, 2024

Proposed date of Completion: December 27, 2024

8. Other Information: Site location: 508 SK-7, Rosetown SK S0L 2V0

9. FOR NEW CONSTRUCTION PROVIDE A DETAILED SITE PLAN, drawn to scale on a separate sheet showing, with labels, the following existing and proposed information:

- a scale and north arrow,
- a legal description of the site,
- mailing address of owner or owner's representative,
- site lines,
- Bylaw site line setbacks,
- front, rear, and side yard requirements,



- site topography and special site conditions (which may require a contour map), including ponds, streams, other drainage runs, culverts, ditches, and any other drainage features,
- the location of any buildings, structures, easements, and dimensioned to the site lines,
- the location and size of trees and other vegetation, especially natural vegetation, street trees, and mature growth,
- proposed on-site and off-site services,
- landscaping and other physical site features,
- a dimensioned layout of parking areas, entrances, and exits,
- abutting roads and streets, including service roads and alleys,
- an outline, to scale, of adjacent buildings on adjoining sites,
- the use of adjacent buildings and any windows overlooking the new proposal,
- fencing or other suitable screening,
- garbage and outdoor storage areas,
- other, as required by the Development Officer or Council to effectively administer this Bylaw.

10. a) Manufactured Homes: C.S.A. 2248 Approval (Serial) Number: _____
 Manufactured Home date of Manufacture: _____

b) Modular Homes: C.S.A. A277 Approval (Serial) Number: _____
 Modular Home date of Manufacture: _____

11. Declaration of Applicant:
 I, CARL PERSSON of the Town / City of Rosetown in the Province of Saskatchewan, do Solemnly declare that the above statements contained within the application are true, and I make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath, and by virtue of "The Canada Evidence Act."

I agree to indemnify and hold harmless the Town of Rosetown from and against any claims, demands, liabilities, costs and damages elated to the development undertaken pursuant to this application.

Date: May 6/24 Signature: Carl

FOR MUNICIPAL OFFICE USE ONLY:

1. Present Zoning: _____

2. Proposed Use(s): Principal: _____ Accessory: _____

3. Proposed Yards: Front _____ Rear _____ Side _____ Side _____
 Required Yards: Front _____ Rear _____ Side _____ Side _____

4. Application Status: Meets Bylaw Requirements: _____ Does Not Meet Bylaw Requirements: _____
 Other Regulations/Comments: _____

Date: _____ Development Officer: _____