



Application for Amendment to Land Use Bylaw

Foothills County

309 Macleod Trail, Box 5605, High River, AB T1V 1M7 • Tel: 403-652-2341 Fax: 403-652-7880

www.foothillscountyab.ca

Email: planning@foothillscountyab.ca

Note: An Application Fee of \$ _____ shall accompany this application.

Date Received: _____ Receipt No. _____

THIS SECTION TO BE COMPLETED IN FULL BY THE APPLICANT

I, LAURA JAMES and FRANK VAN DEN BERG
Name of Registered Owner (please print)

hereby certify that I am the registered owner of the land described above and authorize

N/A to act as agent in the matter.
Name of Agent (please print)

PLEASE ACCEPT THIS APPLICATION REGARDING LEGAL LAND DESCRIPTION

All/part of the SW 1/4 sec. 21 twp. 22 range 2 west of 5 meridian.

Being all parts of lot 2 block 7 Reg. Plan No. 2511202 C.O.T. No. _____

TO: (Choose One)

Redesignate from _____ to _____

Amend the Land use Bylaw by We want to apply to subdivide one new 6.6 +/- acre Country Residential parcel with future boundary adjustment, and leave 10.4 acre Country Residential District balance parcel. The balance parcel has our home site fully within.

Size of existing parcel(s) 16.95 ACRES Size of proposed parcel(s) +/- 6.0 ACRES / +/- 10.4 ACRES

The reasons for the (redesignation) (amendment) are as follows:

We want to apply to subdivide one new 6.6 +/- acre Country Residential parcel with future boundary adjustment,

and leave 10.4 acre Country Residential District balance parcel. The balance parcel has our home site fully within.

I certify that the information given on this form and attachment hereto are full and complete and is to the best of my knowledge a true statement of the facts concerning this application and I am the registered owner and/or the duly authorized agent.

Date _____

Signed _____

Landowner Information

Agent Information

Phone No. [REDACTED]

Phone No. N/A

Address: [REDACTED]

Address: _____

I consent to receive documents by email: YES Yes ___ No

I consent to receive documents by email: ___ Yes ___ No

Email Address [REDACTED]

Email Address: _____

Right of Entry

I, being the owner or person in possession of the above described land and any buildings thereon consent to an authorized person designated by Foothills County to enter upon the land for the purpose of inspection during the processing of this application.

DECEMBER 8, 2025

Date

[REDACTED]
Signature of Owner

Is there an access or safety concern with respect to a site inspection: ___ Yes NO No

If yes, please clarify:

WE HAVE 2 DOGS ON OUR PROPERTY, THEY WILL APPROACH VISITORS BUT ARE FRIENDLY.

****Important Note: Applications must be received with original signed signature. Photocopies, faxes and emails will not be accepted.**

DISCLAIMER: Please note that the personal information collected on this form is authorized under the Municipal Government Act and is required for the purpose of the County's Planning and Development processes. This information may also be shared with appropriate government agencies and may also be kept on file by those agencies. The application and related file contents will become available to the public and are subject to the provisions of the Freedom of Information and Protection of Privacy Act (FOIP), if you have any questions about the collection and use of this information, please contact the Municipal Planner at 403-652-2341.

Foothills County
309 Macleod Trail, Box 5605
High River, AB
T1V 1M7

Re: Land Use Amendment Application for 1 parcel subdivision

December 8, 2025

Dear Council,

We have been residents in Foothills County since 2011, when we purchased our home property located at NW 21-22-02 W5M (Plan 2511202, Block 7, Lot 2). After a boundary adjustment approval in 2025, our home property now consists of 16.95 acres.

With this Land Use Amendment application, we would like to request subdivision of one new +/- 6.6 acre County Residential District parcel from our home property and leave a +/- 10.4 acre Country Residential District balance parcel. The balance parcel has our home site fully within. In the same application we would also like to request a minor boundary adjustment (+/- 0.6 acres) with Plan 2511202, Block 7, Lot 1, and the new parcel to create a logical lot size and give our neighbours some extra privacy between their land and the new parcel.

The proposed new lot will create a parcel that is fitting within the Area Structure Plan, and leaves our home parcel with sufficient privacy and pasture-land.

Our current driveway/road access is over 15 meters in width, and an additional 15.3 meters is available adjacent to our private driveway. With this application we request to maintain our private road access that includes beautiful mature trees, and give parallel private road access to the new parcel.

We currently have 2 driveway approaches that access 183 Ave West, as you can see in our site plan.

Please find included in our application:

1. This letter of intent
2. The Land Use Amendment application form
3. The proposed site plan
4. The abandoned well sites form

Please let us know if you have any questions, feedback and/or suggestions.

Sincerely,

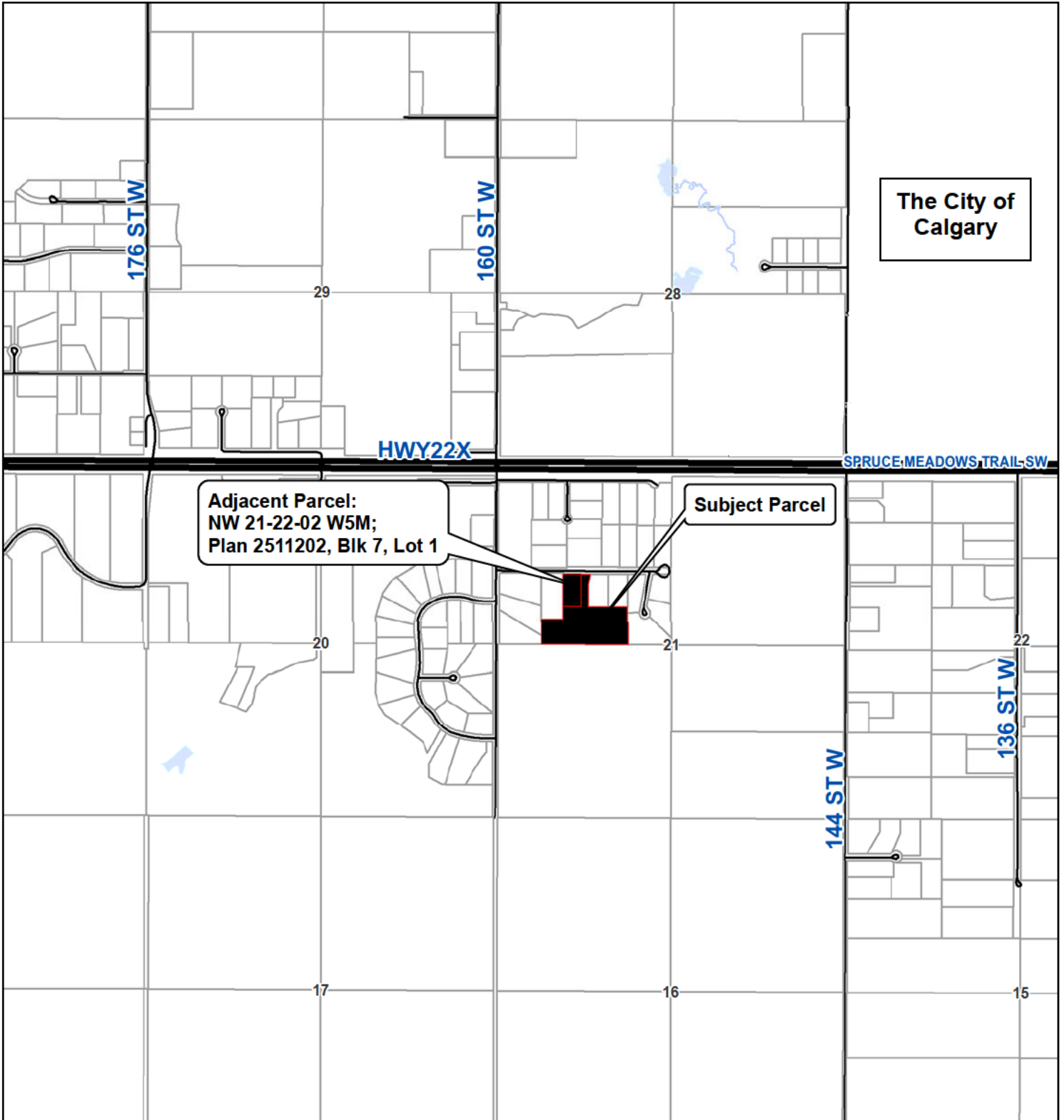


Laura James & Frank van den Berg



Location Map

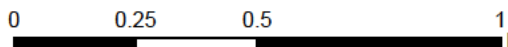
SW 21-22-02 W5M; Plan 2511202, Blk 7, Lot 2



Legend

-  Roads
-  Parcels
-  Highway
-  Subject Parcel

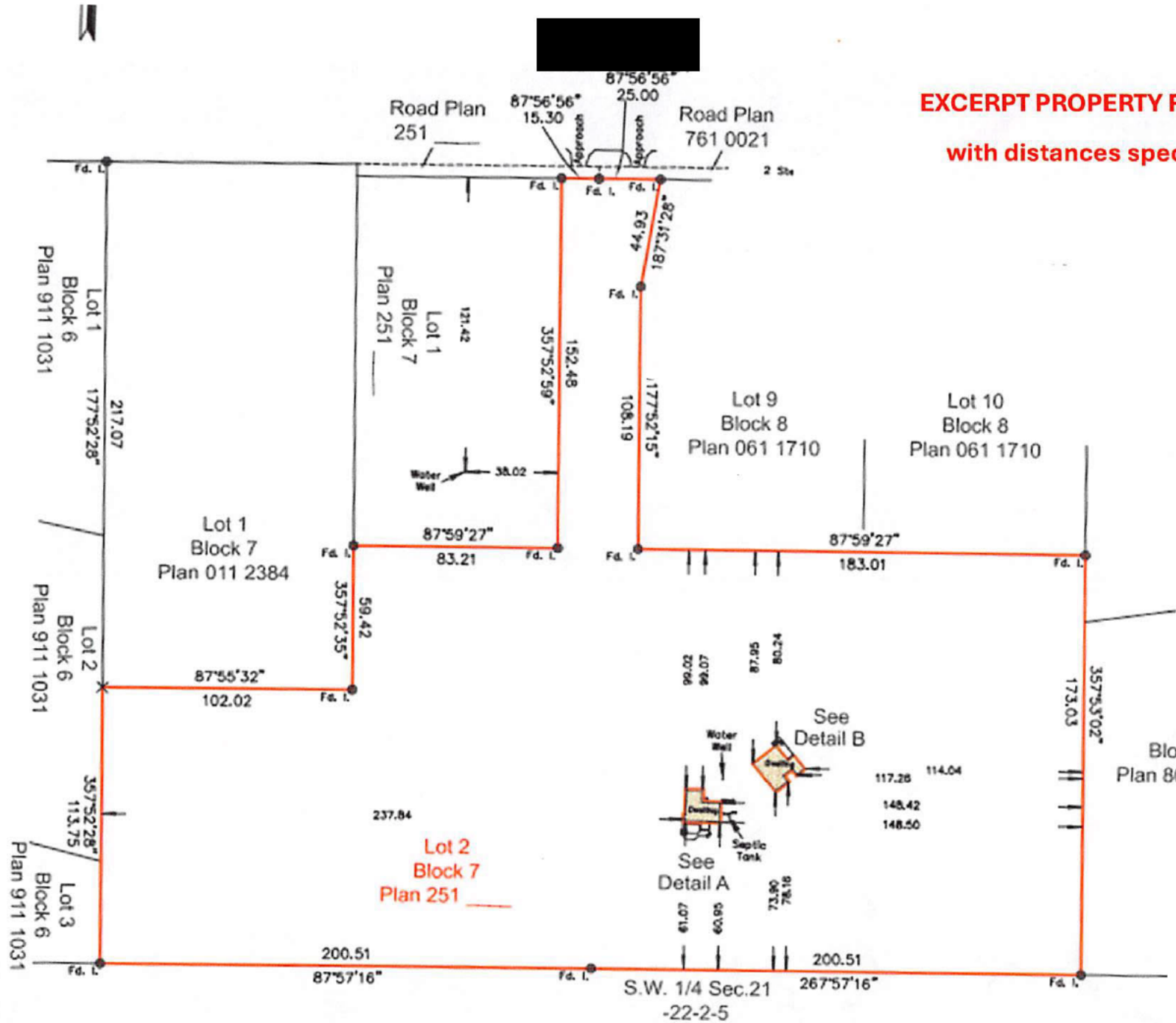
Date: 2026-03-03

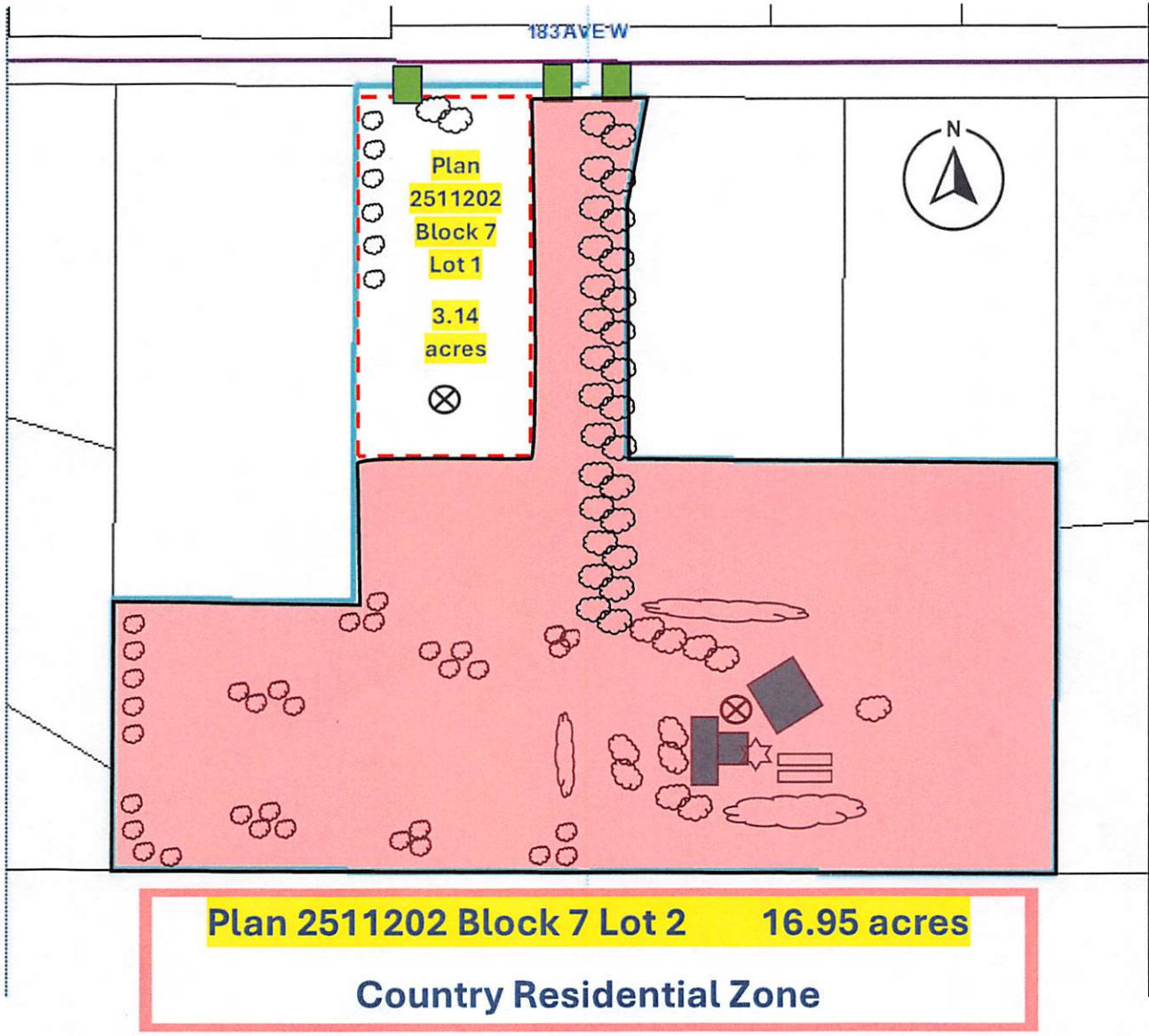








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Data Sources Include Municipal Records and AltaLIS.
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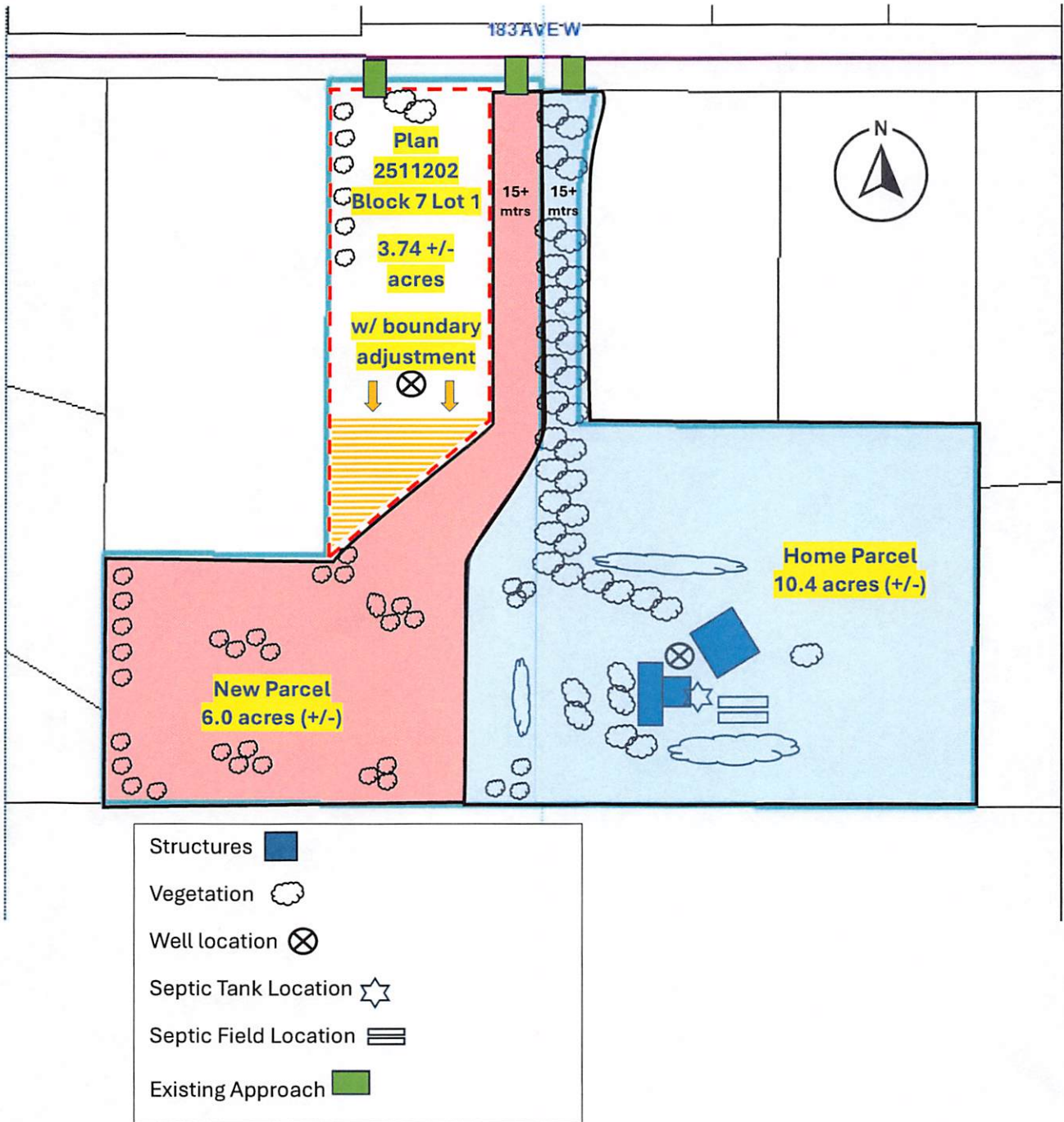
EXCERPT PROPERTY REPORT
with distances specified





- Structures 
- Vegetation 
- Well location 
- Septic Tank Location 
- Septic Field Location 
- Existing Approach 

CURRENT SITE PLAN SCHEMATIC



PROPOSED SUBDIVISION SITE PLAN SCHEMATIC