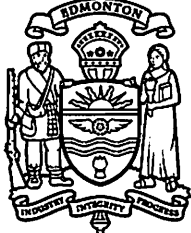


Thursday, October 13, 2011 9:30 a.m.		PLACE: Room 701
<div>SUBDIVISION AUTHORITY AGENDA MEETING NO. 41</div>		
1.	ADOPTION OF AGENDA	
RECOMMENDATION  That the Subdivision Authority Agenda for the October 13, 2011 meeting be adopted.		
2.	ADOPTION OF MINUTES	
RECOMMENDATION  That the Subdivision Authority Minutes for the October 6, 2011 meeting be adopted.		
3.	OLD BUSINESS	
4.	NEW BUSINESS	
1.	LDA11-0239 Posse 112297761-001	Tentative plan of subdivision to create 23 single detached residential lots from a portion of Lot 3, Block 1, Plan 022 6736, located south of 30 Avenue SW and east of 127 Street SW; <b>ALLARD</b>
5.	OTHER BUSINESS	



Subdivision Authority

5th Floor,  
10250 - 101 Street NW  
Edmonton, Alberta T5J 3P4

October 13, 2011

File No. LDA11-0239

Stantec Consulting Ltd.  
10160 - 112 Street  
Edmonton AB T5K 2L6

ATTENTION: Om Joshi

Dear Mr. Joshi:

RE: Tentative plan of subdivision to create 23 single detached residential lots from a portion of Lot 3, Block 1, Plan 022 6736, located south of 30 Avenue SW and east of 127 Street SW; **ALLARD**

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**I The Subdivision by Plan is APPROVED on October 13, 2011, subject to the following conditions:**

1. that the owner submit red line revisions for Allard Stage 3 (DS-1510) to the satisfaction of Drainage Services Branch of Infrastructure Services, EPCOR Water Services Inc. and EPCOR Distribution and Transmission Inc.;
2. that the owner prepare the necessary plans and documentation to grant new or carry forward existing easements and restrictive covenants in favour of the City of Edmonton, EPCOR Distribution and Transmission Inc., EPCOR Water Services Inc., and ATCO Gas Ltd., as required by the aforementioned agencies or shown on the engineering drawings that are deemed to be part of the Servicing Agreement;
3. that the approved subdivision within the Allard Neighbourhood (File No. LDA10-0215) be registered prior to or concurrent with this application;
4. that Bylaw 15920 to amend the Edmonton Zoning Bylaw receive third reading prior to the endorsement of this proposed subdivision; and
5. that the owner pay all outstanding property taxes prior to the endorsement of the plan of subdivision.

Enclosure I is a map of the subdivision identifying major conditions of this approval.

Municipal Reserve for Lot 3, Block 1, Plan 022 6736 was addressed through LDA10-0215.

Please be advised that an appeal may be lodged in accordance to Section 678 of the Municipal Government Act with the Subdivision and Development Appeal Board, Office of the City Clerk, 3rd Floor, City Hall, 1 Sir Winston Churchill Square, Edmonton, Alberta, T5J 2R7 within 14 days from the date of the receipt of this decision. The date of receipt of the decision is deemed to be five days from the date the decision is mailed.

If you have further questions, please call Mr. Wesley Woo at 780-496-7370 or write to:

**Mr. Wesley Woo, Planner  
Current Planning Branch  
Sustainable Development  
5th Floor, 10250 - 101 Street  
Edmonton AB T5J 3P4**

Yours truly,

Scott Mackie  
Subdivision Authority

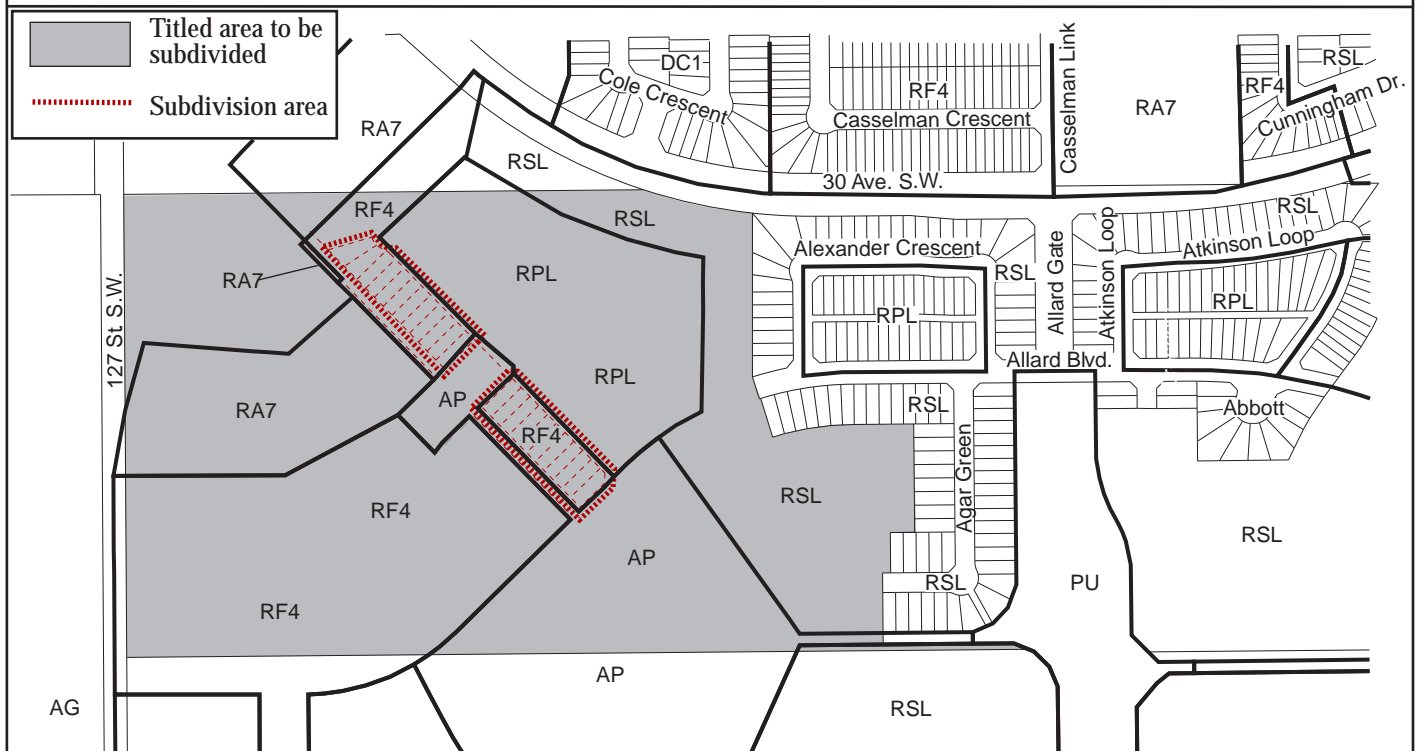
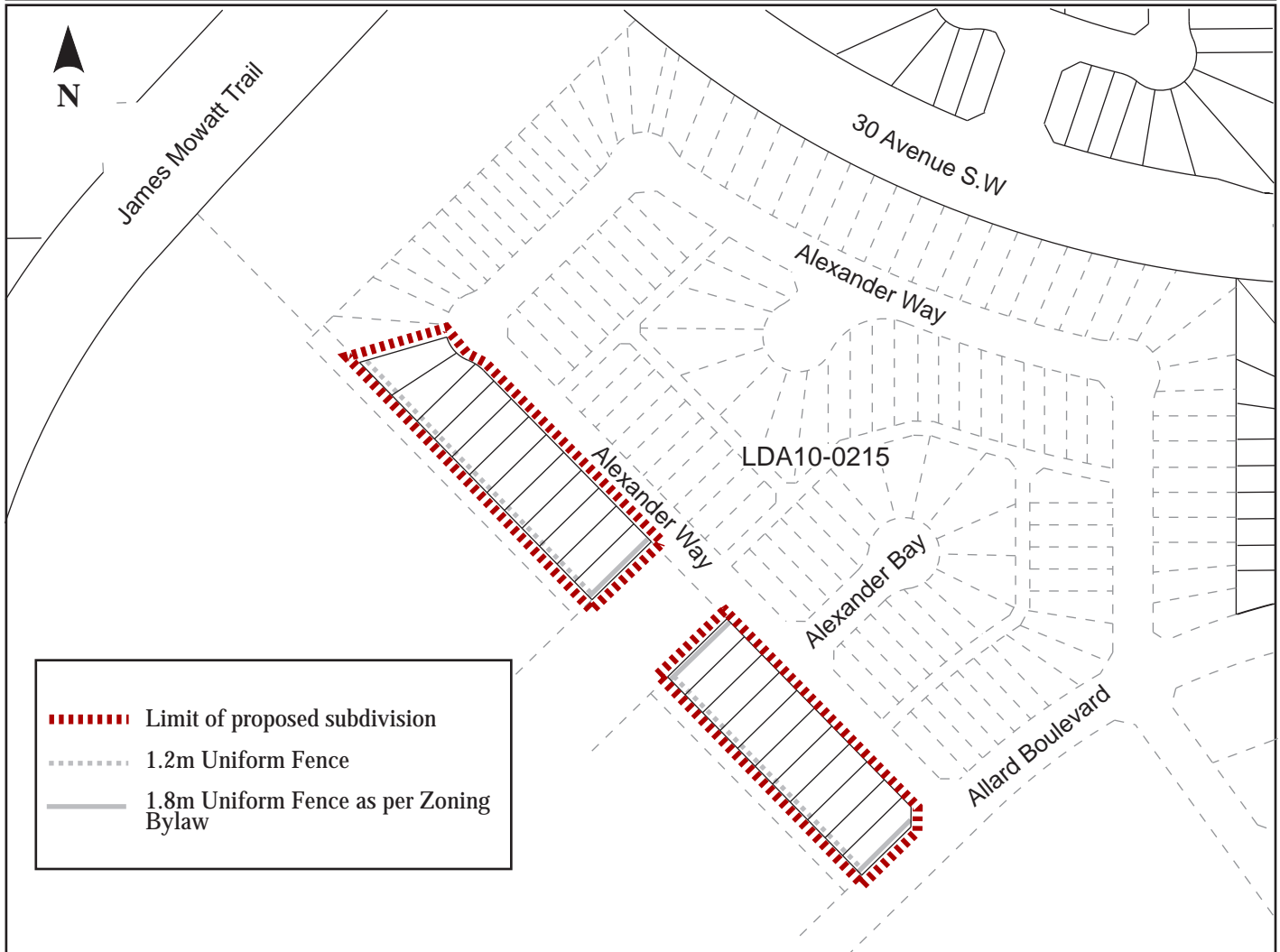
SM/ww/Posse #112297761-001

Enclosure

## SUBDIVISION CONDITIONS OF APPROVAL MAP

October 13, 2011

LDA11-0239



Thursday, October 6, 2011  
9:30 a.m.



PLACE: Room 701

## SUBDIVISION AUTHORITY MINUTES

### MEETING NO. 40

**PRESENT** Blair McDowell, Senior Subdivision Officer

**1. ADOPTION OF AGENDA**

MOVED

Blair McDowell

That the Subdivision Authority Agenda for the October 6, 2011 meeting be adopted.

FOR THE MOTION

Blair McDowell

**CARRIED**

**2. ADOPTION OF MINUTES**

MOVED

Blair McDowell

That the Subdivision Authority Minutes for the September 29, 2011 meeting be adopted.

FOR THE MOTION

Blair McDowell

**CARRIED**

**3. OLD BUSINESS**

4. LDA11-0219  
Posse 112001004-001

Tentative plan of subdivision to create one (1) Municipal Reserve lot, 27 single detached residential lots and 118 semi-detached residential lots from a portion of Lot 1, Block A, Plan 102 7151 and a portion of NE 16-51-24-4, located west of Orchards Gate and south of Orchards Drive; **THE ORCHARDS AT ELLERSLIE**

MOVED

Blair McDowell

That the application for subdivision be Approved.

Blair McDowell

**CARRIED**

**4. NEW BUSINESS**

**5. OTHER BUSINESS**

**6. ADJOURMENT**

The meeting adjourned at 9:35 a.m.