Municipality of Two Borders
Southwest Planning District
Building and Development Permit

Contact Information:

Applicant Name: _____

Mailing Address: _____

Province: _____ Postal Code: _____

Phone Number: _____ Email: _____

Building Contractor/Designer: _____

Mailing Address: _____

Province: _____ Postal Code: _____

Phone Number: _____ Email: _____

Property/Land Information:

Roll No.: _____ Location: ¼ Section: ☐ Subdivision: ☐ Lot: ☐

Lot(s) _____ Block: _____ Plan No. _____ **OR**

¼ Section: _____ SEC: _____ TWP: _____ RGE: _____

Civic Address: _____

Description of Works: _____   **Class of Work:**

_____   New: ☐   Addition: ☐

_____   Relocation: ☐   Mobile Home: ☐

_____   Removal/Demolition: ☐   Foundation only: ☐

_____   RTM: ☐   Farm Building: ☐

"farm building" means a building or part thereof which does not contain a residential occupancy and which is associated with or located on land devoted to the practice of farming and used essentially for the housing of equipment or livestock, or the production, storage, processing of agricultural and horticultural produce or feed.

Building & Development Permit Application:

Building: ☐   Development: ☐

Existing Use of structure: _____ Proposed Use of Structure: _____

Dimensions are listed in: Feet: ☐ Meters: ☐ Number of Stories: _____ Wall Height: _____

Structure Size: _____ x _____ Total Area: _____ Total Structure Height: _____

(Height is the average height between the peak and the eves, measured to the ground level)

Foundation Type: Basement: ☐   Crawl Space: ☐   Finished: ☐   Unfinished: ☐

Structure to be used for Livestock: Yes: ☐   No: ☐

Type of Livestock: Cattle: ☐   Swine: ☐   Horses: ☐   Other: ☐

Cattle: Cow/Calf: ☐   Feeders: ☐   Dairy: ☐   Proposed Animal Units (AU): _____

Swine: Sows: ☐   Farrow to Finish: ☐   Feeders: ☐   Proposed Animal Units (AU): _____

Other: _____   Proposed Animal Units (AU): _____

Year round confinement: ☐   Pasture: ☐

Total value of work ($): _____

Declaration:

I _____ *(please print)* hereby make application to establish the proposed building and/or development at the land location described above as conditional use, in accordance with the attached site plan and the provision of the Municipality of Two Borders Zoning By-law No. 89/2022.

I undertake to comply with all the requirements of the Municipality of two borders by-law no. 89/2022, and any other municipal by-law that may be applicable to the proposed development, along with any regulation, order, condition of approval, or other municipal requirement in connection with the proposed development.

I understand that the conditional use process is a public process which requires the disclosure of certain information by the municipality and its designated agents or officers to release all information that I have provided in connection with this proposed development.

I undertake to indemnify and save harmless to the Municipality of Two Borders against all losses, costs, charges or damages caused by or arising out of anything done pursuant of this proposed development.

_____   _____
Owner(s) Signature(s)   Date

*Application will **NOT** be accepted until all of the required information above has been filled out.*
Application must be approved by council before it becomes valid

SITE PLAN:

Please use the box provided as the property lines – if not enough room please provide drawing on blank white paper

↑
N

Municipal Use only
Zoning By-Law No. 89/2022

Property Zoned as: Agricultural General (AG): ☐ Agricultural Limited (AL): ☐ Open Space (OS): ☐ Institutional (IN): ☐

Industrial General (M): ☐ Rural Residential (RR): ☐ Residential 1st Density (R1): ☐

Residential 2nd Density (R2): ☐ Commercial Main Streets (CM): ☐ Commercial Highway (CH): ☐

Proposed use: Permitted use: ☐ Conditional use: ☐ Not permitted: ☐

(Conditional Use required approval of an order by council prior to the insurance of permit)

Zoning By-law Requirements:

Dimensions are listed in: Feet: ☐ Meters: ☐

Minimum Site Area (acres): _____ Maximum Site Area (acres): _____ Minimum Site Width: _____

Minimum Required Yards: Front: _____ Side: _____ Rear: _____

Projections Acceptable: Yes: ☐ No: ☐ Maximum allowable Height: _____

Minimum floor area of dwellings: _____

Nearest Livestock Operation: _____ (miles) Size (animals units): _____

Special Setback Requirement(s): _____

(From livestock operations, pipelines, railways, sewage lagoons, and existing development)

Proposed development appears to comply with all of the above requirements: Yes: ☐ No: ☐

(If the proposed development does not comply with all of the requirements noted above, a variation order would have to be considered by Council prior to the issuance of this permit.)

Conditions of Approval:

_____

_____

_____

Date Received: _____ Date Approved by Council: _____

Permit Fee (see attached schedule A):

Fee Attached: Yes: ☐ No: ☐

Basic Permit Fee: ....$ _____50.00_____

Plan Examination Fee:...$ _____

Inspection Fee: *(as determined by Municipal Building inspector or other qualified inspector)*.......$ _____

Total Fee: ....$_____

Additional Approvals Apparent or Required:

Municipal: Access/Approach: ☐ Sewer Connection: ☐ Water Connection: ☐

Provincial: Highway Setback: ☐ Highway Access: ☐ Environment: ☐

Hydro: ☐ MTS: ☐ Other: _____

Development Officer Use Only

Application File Number: _____ Permit Number: _____

APPROVED BY: _____ DATE: _____

Development Officer Signature

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Site Plan Guide:

Side Street

N →

Street-Side Yard

?'

?'

Front Yard

?'

New Deck

?'

?'

Existing House
? Sq. ft.

Front Street

?'

Side Yard

?'

New Shed

?'

?'

?'

?'

Property Line