

**RECEIVED****MAR 31 2025****Notice of Appeal****Subdivision and Development Appeal Board (SDAB)**
Foothills County www.foothillscountyab.ca

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


APPELLANT INFORMATION (e.g. Landowner or Affected Party)			
Name of Appellant(s) Pat & Rolf Zoller			
Mailing Address [REDACTED]		Province [REDACTED]	Postal Code [REDACTED]
Main Phone # [REDACTED]		Alternate Phone # [REDACTED]	
I consent to receive documents by email: <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No			
Email Address: [REDACTED]			
AGENT INFORMATION & CERTIFICATION (complete section if applicable)			
Name of Organization: N/A			
Contact Name:			
Mailing Address		Province	Postal Code
Main Phone #			
I consent to receive documents by email: <input type="checkbox"/> Yes <input type="checkbox"/> No			
Email Address:			
I (We) _____ hereby authorize _____ to act on my (our) behalf on matters pertaining to this appeal.			
Signature of Appellant(s)		Date	Signature of Appellant(s)
			Date
SITE INFORMATION			
Municipal Address (house and street number): adjacent to and North to 274 Ave W, 220 M East of 48 Street			
Legal Land Description:	Plan	Block	Lot
Quarter-Section	Township	Range	Meridian
	0312338	6	3
	SW27-21-0		

I AM APPEALING (check only one)		
Development Authority Decision <input checked="" type="checkbox"/> Approval <input type="checkbox"/> Conditions of Approval <input type="checkbox"/> Refusal Development Permit # _____ Permit 25I Date of Decision: (Y/M/D) 2025/04/16	Subdivision Authority Decision <input type="checkbox"/> Approval <input type="checkbox"/> Conditions of Approval <input type="checkbox"/> Refusal Subdivision Application # _____ Date of Decision: (Y/M/D) _____	Decision of Enforcement Services <input type="checkbox"/> Stop Order <input type="checkbox"/> Compliance Order Enforcement Order # _____ Date of Decision: (Y/M/D) _____
REASON FOR APPEAL (attach separate page(s) if required)		
All appeals should contain the reasons for the appeal, including the issues in the decision or the conditions imposed in the approval that are the subject of the appeal.		
We wish to appeal the request of Matthew and Elizabeth Gamble who are applying for a permit for a Home Base Business Type 111 (Legal description SW27-21-01 W5M, Plan # 0312338, Block 6, Lot 3, Permit Application # 25D013)		
REASONS FOR OUR APPEAL: PROPERTY VALUE - Concern that our property and neighbouring properties will decrease in value, due to the nature of the industrial state of appearance that the above mentioned commercial building is displaying. The steel structure is large and the outside surrounding area is currently filled with steel and machinery. Therefore diminishing the positive appeal of the country living neighbourhood and lowering the value of our homes.		
SAFETY CONCERNS:		

TURN OVER AND COMPLETE REVERSE SIDE

SAFETY CONCERNS:
Due to the nature of the business which is located in a country setting , we have concerns and que TRAFFIC CONCERNS - possibility of increased traffic and use of types of heavy industrial vehicles
QUESTIONS: -Were building permits and inspections issued for the existing steel building? -Were permits and inspections issued for the Three Phase Electrical Power System that was instal

This information is being collected for the Subdivision and Development Appeal Board of Foothills County and will be used to process your appeal and to create a public record of the appeal hearing. This information is collected in accordance with Section 33(c) of the *Freedom of Information and Protection of Privacy Act*. If you have any questions regarding the collection or use of this information, contact the FOIP Coordinator at (403) 652-2341.

 _____ Signature of Appellant(s) OR Person Authorized to Act on Behalf of Appellant(s)	March 31, 2025 _____ Date
--	------------------------------------

A hearing must be held within 30 days from the receipt of your Notice of Appeal. Written notice of the date and time of the hearing will be sent by regular mail. If the appeal is against the decision of a Subdivision Authority, notice will be sent to the appellant, landowner(s) of the subject property, and to landowners adjacent to the subject property. If the appeal is against the decision of a Development Authority, notice will be sent to the appellant, landowner(s) of the subject property and to landowners located within the half mile surrounding the subject property.

****NOTE FOR EMAIL SUBMISSIONS ONLY: IF YOU DO NOT RECEIVE AN EMAIL CONFIRMATION NOTIFYING YOU OF RECEIPT OF YOUR APPEAL, PLEASE CONTACT THE SDAB CLERK IMMEDIATELY. ****

PAYMENT OF APPEAL FEE

If submitting the Notice of Appeal form and paying the appeal fee in person, you do not need to complete this section.
 If submitting the Notice of Appeal form by email, you must complete this section.

Appeal fees are outlined on the attached information sheet - **Submitting an Appeal**

We wish to appeal the request of Matthew and Elizabeth Gamble who are applying for a permit for a Home Base Business Type 111 (Legal description SW27-21-01 W5M , Plan # 0312338, Block 6, Lot 3,

Permit Application # 25D013

REASONS FOR OUR APPEAL:

PROPERTY VALUE - Concern that our property and neighbouring properties will decrease in value, due to the nature of the industrial state of appearance that the above mentioned commercial building is displaying.

The steel structure is large and the outside surrounding area is currently filled with steel and machinery.

Therefore diminishing the positive appeal of the country living neighbourhood and lowering the value of our homes.

SAFETY CONCERNS:

Due to the nature of the business which is located in a country setting , we have concerns and questions regarding Fire Safety and suppression, Fumes, possible Pollution and Air Quality, Use of gasses and possibility of an explosion with pressurized gas.

TRAFFIC CONCERNS - possibility of increased traffic and use of types of heavy industrial vehicles that may be frequenting the commercial site.

QUESTIONS: -Were building permits and inspections issued for the existing steel building?

-Were permits and inspections issued for the Three Phase Electrical Power System that was installed in late 2024. Should we be concerned that this additional power source will be used to operate specialized industrial equipment. Does this request by applicant fall in the category of a home based business.