

Summer Village of Sunbreaker Cove
February 22, 2022
Municipal Planning Commission Minutes
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Minutes of a Municipal Planning Commission Meeting of the Summer Village of Sunbreaker Cove, Province of Alberta, held February 22, 2022, at the Summer Village Administration Office in Sylvan Lake, Alberta.

PRESENT:

Chair:	Keith Kimball via Zoom
Member-at-Large:	Debbie Ricalton via Zoom
Member-at-Large:	Marny Paul via Zoom
CAO:	Tanner Evans
Development Officer:	Kara Kashuba via Zoom
Recording Secretary:	Teri Musseau
Applicant(s):	Cory Kaun, Larkin Homes Jason Zabinsky Sherry Zabinsky

CALL TO ORDER: Chair Kimball called the meeting to order at 8:33 a.m.

AGENDA:

MPC-22-001 Moved by Marny Paul to approve the agenda as presented.
CARRIED

DEVELOPMENT APPLICATION

1. 1321 Birch Road – garage with guest house

Application for 1321 Birch Road (Lot 14, Block 9, Plan 413NY) requesting a garage with guest house in the Summer Village of Sunbreaker Cove.

Kara Kashuba, Cory Kaun, Jason Zabinsky, and Sherry Zabinsky, left the meeting at 8:45 a.m.

MPC-22-002 Moved by Debbie Ricalton that the Municipal Planning Commission approve the development permit for a garage with guest house at 1321 Birch Close subject to the following conditions being met to the satisfaction of the Development Officer:

- An accessory building erected or placed on a parcel shall not be used as a dwelling unit.
- Electrical power from the property line to any buildings situated on this parcel to be constructed underground.
- The exterior of an accessory building must be finished to match or compliment the exterior finish of the main building.
- In situations where a detached dwelling is being rented out and there is a guest house on the parcel, the guest house shall not be rented out to a separate party than those renting the detached dwelling.
- Height of the accessory building shall not exceed 7.62m (25ft.).
- Guest house means an accessory building containing sleeping facilities for temporary usage only and may have a bathroom but shall not have a kitchen or other cooking facilities.

Initials



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- Completions Deposit of \$5,000.00.
- Zero trees to be removed.

CARRIED

ADJOURNMENT:

MPC-22-003

Moved by Chair Kimball that the Municipal Planning Commission meeting be adjourned at 8:54 a.m.

CARRIED

KEITH KIMBALL, CHAIR

TANNER EVANS, CAO

Initials