

NOTICE OF PUBLIC HEARING

BYLAW #2945 INTENTION TO AMEND CLAIMMONT HEIGHTS AREA STRUCTURE PLAN



File Number: PLOPA20250362

Location:

Pt. NE-25-72-6-W6, southeast of the traffic circle at 113 Avenue and 94 Street, containing 4.26 Hectares (10.53 acres) more or less excepting thereout all mines and minerals.

Nature of the Application:

The County of Grande Prairie No. 1 is proposing an amendment to the Clairmont Heights Area Structure Plan (ASP) to redesignate a portion of land located within Pt. NE-25-72-6-W6M, southeast of the traffic circle at 113 Avenue and 94 Street - from **“Pipeline Right-of-Way/Well Buffer”** to **“Mixed Use.”** This amendment would enable future development that could include a combination of commercial and residential uses on the subject site.

Documents relating to this matter may be viewed by the public online at www.countygp.ab.ca/publicnotices or at the County Administration Office, 10001 - 84 Avenue, Clairmont during regular office hours, 8:30 a.m. - 4:30 p.m., Monday through Friday, excepting statutory holidays.

Hearing Details:

The public hearing will be held on Monday, August 25, 2025. You can speak at a public hearing, in person or remotely, or provide written comments in advance. Public Hearings are scheduled during Regular Council meetings beginning at 1:00 p.m. in the order they appear on the agenda. The length of individual hearings can vary, therefore exact start times for specific applications cannot be provided.

Tell us what you Think:

Written submissions may be sent in by mail or via email five (5) calendar days prior to the meeting. Please reference file number, **PLOPA20250362**, when making a submission. Any submissions received between the deadline and the start of the Public Hearing (1:00 p.m. on the day of the meeting) will be read into the Public Hearing record and included in the agenda package after the meeting. ***Note: Any submissions received after the Public Hearing cannot be considered in decisions made by Council. Any information you provide may be made public subject to the provisions of the Freedom of Information and Protection of Privacy Act. If you wish to speak at a hearing, you will be invited to do so by Chair as per the Procedural Bylaw.**

For More Information:

Planning Services Ph: 780-513-3950 Fax: 780-539-7686 Email: plan@countygp.ab.ca