



CITY OF
Lethbridge

Office of the City Clerk

SUBDIVISION AND DEVELOPMENT APPEAL BOARD DECISION

April 25, 2016

Re: Appeal of Development Permit No. DEV07840
Appellants: Westminster Village Committee et al
Land Use: Low Density Residential Westminster (R-L(W))

Upon hearing representation made by the Development Officer, the Applicant, the Appellants, and other interested parties on Thursday, April 21, 2016, it is the decision of the Subdivision and Development Appeal Board that the appeal is **ALLOWED** and the decision of the Development Officer regarding Development Permit DEV07840 on March 10, 2016 to construct a two-unit dwelling on a previously developed parcel at 1428 – 6 Avenue North is hereby **DENIED**.

REASONS FOR DECISION:

1. Duplexes are discretionary uses under the Low Density Residential Westminster (R-L(W)) District.
2. The Board is of the opinion this development is not consistent with the character of the surrounding neighbourhood.
3. The proposed building mass and height is not consistent with the surrounding neighbourhood.

An appeal against this decision may be made to the Alberta Court of Appeal on a question of law or jurisdiction only. Should you wish to do so, it is recommended that you retain legal counsel.

Please contact this Office if you have any questions regarding the decision. A copy of this decision has been mailed to the owner of the property, and the persons who filed the appeal.

Yours truly,

David Sarsfield, Board Secretary,
Subdivision & Development Appeal Board

cc City Solicitor
Development Officer
Appellants/Neighbouring Property Owners