



DEVELOPMENT PERMIT

Additional Requirements

At the discretion of the Development Officer or Municipal Engineer, additional information as outlined below may be required to adequately render a decision on an application.

- Acoustic impact assessments for sites in proximity to the Trans Canada Highway, CP Railway, Canmore heliport, or other noise generators.
- Acoustic impact assessments in mixed commercial/residential buildings
- Construction and Demolition Waste Management Plan
- Construction Management Plan in accordance with the Engineering Design and Construction Guidelines
- Economic impact assessments
- Employee generation data
- Employee housing requirements
- Environmental Impact Statement (EIS) in accordance with the policies of the Town of Canmore Municipal Development Plan
- Environmental site assessments
- Wildfire risk assessment (including fire access, wildland-urban interface and FireSmart plans)
- Floodway/flood fringe impact assessments.
- Geotechnical report (where adjacent to steep slope)
- Groundwater assessments. Reports are mandatory for any development proposed wholly or partially within the Wellhead Protection Area
- Historic resource impact assessments
- Exterior lighting plan for a site and/or buildings in accordance with the Lighting Standards outline in Section 2, General Regulations of the Land Use Bylaw
- Massing Model
- Narrative of the development's design approach relative to the Community Architectural and Urban Design Standards (Section 11 of the Town of Canmore's Land Use Bylaw)
- Parking Study
- Photographs of the existing and adjacent sites
- Plans showing the design and location of utility boxes
- Railway Risk Assessment
- Samples of exterior colours and materials
- Shadow Diagram
- Site Specific Steep Creek Risk Assessment
- Social impact assessments
- Stormwater Management Report
- Trade area market analysis
- Traffic Impact Assessments (TIA)
- Undermining report
- Utility Impact Assessment
- Visual impact assessments including digital or other modeling



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- An application for an excavation, stripping or grading operation shall include a plan showing the excavation or the quantity of topsoil to be removed, a description of the excavation, stripping or grading operation and the destination of any material that is to be removed from the site
- An application for a logging operation must be accompanied by a harvesting plan prepared in accordance with the Alberta Timber Harvest Planning and Operating Ground Rules
- Any other information deemed necessary to review the application