



NEW BUSINESS AND TENANT IMPROVEMENT

Commercial, Industrial, Institutional

WHEN TO APPLY

A Development Permit may be required for new businesses, tenants, and/or existing tenant expansion in Red Deer County, in an already existing building in which a development permit has been granted.

A permit may not be required for some changes in tenancy. Please contact Planning and Development Services at 403.350.2170 for more information.

WHAT TO SUBMIT

- Complete application form
- Signatures of all registered landowners
- Verification of signing authority for Companies (if applicable)
- Complete Appointment of Agent form if landowner is not the applicant
- Applicable application fees
- *3 copies of complete professional drawings including:
 - Site plan (including parking layout and landscaping plan)
 - Floor Plan
 - Elevation drawings
 - Coloured rendering of structure
 - Drainage/ grading/ stormwater management plan (as determined by the Operations Services Department)
- Any other information that is deemed necessary by the Development Authority.

ADDITIONAL PERMITS/LICENSES

In addition to the Development Permit, you may also require:

- Development Permit
- Building Permits
- Plumbing Permits (water and sewer, private sewage disposal, and interior plumbing)
- Gas Permits
- Electrical Permits
- Sign Permit
- Business License (One time fee)
- Other Agencies as Required

www.rdcountry.ca | 403.350.2170 | development@rdcounty.ca

38106 Range Rd 275 | Red Deer County, AB | T4S 2L9



DEFINITIONS

Permitted Use means the use of land or of a building, which is listed as a Permitted Use in a table of uses for a land use district in the Land Use Bylaw, and for which a development permit will be issued.

Discretionary Use means the use of land or of a building, which is listed as a Discretionary Use in a table of uses for a land use district in the Land Use Bylaw, and for which a development permit may be issued.



DID YOU KNOW?

- Temporary developments such as tree lots, garden centers, and kiosks require permits.
- For all commercial, industrial and institutional properties, the installation and permit applications for any electrical, plumbing, or gas work must be approved by the Red Deer County Safety Codes Department.
- Landowner signature is required on the Development Permit Application Form.
- New developments may impact your property taxes, please see Assessment Services if you have questions or concerns.
- When constructing a new commercial, industrial, or institutional building, there are different regulations that apply depending on your zoning. Please contact Planning and Development Services at 403.350.2170 for more information.

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