Subdivision Authority Agenda
January 16th, 2026

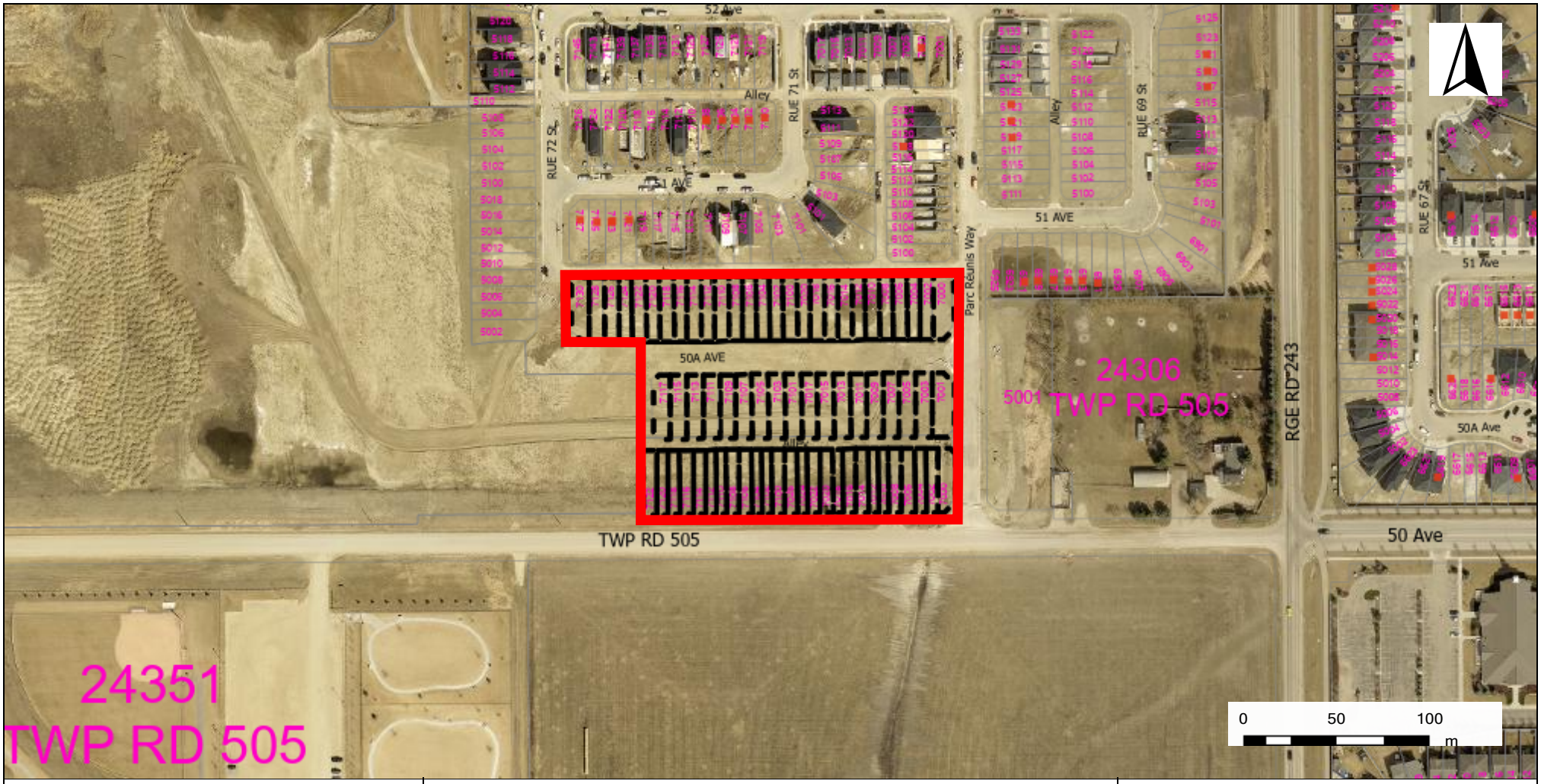
1. **The Subdivision Authority will review the following proposed Subdivision on January 16th, 2026:**

   a. SDA-23-05 Elan Phase 3 (Time Extension)
   Extend the conditional approval for 1 year of a tentative plan of subdivision to create 45 single detached residential lots and 36 medium density row housing residential lots from a portion of N.E. ¼ Sec. 33-50-24-W4M.

   - *Attachments: Location Map and Tentative Subdivision Plan*

2. **The Subdivision Authority's decision will be posted the week of January 19th, 2026**

Contact Aleshia Ingram, Planner II at planning@beaumont.ab.ca or 780-929-8782 for more information.



BEAUMONT

City of Beaumont
5600 49 Street
Beaumont, AB
T4X 1A1

Location Map

A portion of N.E. 1/4 Sec. 33-50-24-W4M

Application No.	Mapped By:	Checked By:
SDA-23-05	Aleshia Ingram	

Numeric Scale	Date
1: 3088	Monday, January 5, 2026

Projected Coordinate System
CANADA NAD 83-3TM 114

Legend

- Elan Phase 3
- Registered Parcels
- Proposed Subdivision

Stage 2A
(Registered)

Stage 1
(Registered)

Stage 2B
(Registered)

Stage 3B

Stage 3A

Parc Réunis
M.R.
BLK. 1
LOT 201 MR

Parc Réunis
Park (M.R.)
BLK. 1
LOT 200 MR

S.E. 1/4 SEC. 33,
TWP. 50, RGE. 24, W.4 MER.

Elan Boulevard

52 Avenue

51 Avenue

72 Street

71 Street

69 Street

Parc Réunis Way

ALLEY

LOT 202 PUL

LOT 203 PUL

BLK. 1

BLK. 2

BLK. 3

BLK. 4

BLK. 5

BLK. 6

Parc Réunis
M.R.

Future Stage
S.E. 1/4 SEC. 33,
TWP. 50, RGE. 24, W.4 MER.

Urban Village

Urban Village

Future
Stage
Commercial

SDA-23-05 Conditionally Approved by Kendra Raymond, RPP, MCIP, Subdivision Authority on January 17, 2024

SDA-23-05 expires on January 17, 2025

Arterial Roadway Dedication 0.080 ha (0.198 Acres)

Township Road 505 (Future 50 Avenue)
ROAD PLAN 1076 O

PIPELINE R/W (052 4489)

AREA 'A' R/W
PLAN 052 4489

Government Road Allowance (Range Road 243)

LEGEND:

- Elan Stage 3 Subdivision Boundary
- Elan Stage 1 & 2B Subdivision Boundary
- Zero Lot Line Location

NOTES:

- All distances are shown in metres and decimals thereof.
- Distances on the curved boundaries are arc lengths.

Area dealt with by this plan shown bounded thus ■■■ contains: **2.529 ha**, including **45 single residential lots and 26 medium density rowhousing lots.**

THIS IS A CONCEPT PLAN ONLY. SUBJECT TO CHANGE.

DATE: NOVEMBER 8, 2023

PROJECT MANAGER: STEPHANIE_FOSSEN

CLIENT: DREAM UNLIMITED CORP.

PROJECT: ELAN NEIGHBOURHOOD - STAGE 3
S.E. 1/4 SEC. 33-50-24-4

DRAWING TITLE: TENTATIVE PLAN OF SUBDIVISION

SCALE: 1:1500 (0 15 30 45 60 75)

PROJECT NO/ DRAWING NO: 2023035-001

Invistec Consulting Ltd.
Suite 1700, 10130 - 103 Street NW
Edmonton, Alberta, T5J 3N9
(780) 293 - 7373
www.invistec.ca

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