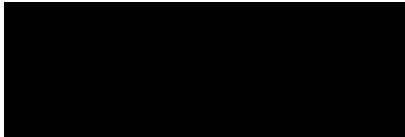


## **Development Permit Notice of Decision**

Date of Decision: August 5, 2026



**Proposed Development:** Home Based Business, Major: Day Home  
*Azur Day Home Kids*

**Legal Description:** Plan 222 2424, Block 2, Lot 78  
**Municipal Address:** 4116 38 Street, Beaumont, AB  
**Land Use District:** Conventional Neighbourhood  
**Permit Application No:** D-2026-064  
**Tax Roll:** 0010050

**Development Permit Status:** Approved with conditions

### **Development Permit Conditions**

The development noted above is considered a Discretionary Use within the Conventional Neighbourhood (CN) District and has been **approved** by the Development Authority subject to the conditions listed below. Unless otherwise provided for in this approval, all requirements of the City of Beaumont Land Use Bylaw 944-19 shall be met. **Be sure to review all the documentation included with this permit.**

- 1. As this permit has been issued for a discretionary use, this permit shall not come into full force and effect until expiration of the required 21-day appeal period, pending no appeals. Refer to appeal information below.**
2. Development shall commence within one year from the date of decision noted above. If the development does not commence within this time period, a new development permit shall be required.
3. Location of the business operations is approved as shown on the attached site plan.
4. A minimum of one (1) on-site parking stall shall be provided for Client parking, as approved on attached parking plan. On-street parking for pick-up/drop-off may be used, as available.
5. One (1) non-illuminated sign, no greater than 0.60m x 0.90m in area, shall be permitted.
6. Outdoor activities shall not cause a nuisance for adjacent properties.
7. No more than two (2) employees shall be in attendance on-site at any one time.
8. If the address of the business changes, this permit shall become void and a new permit shall be required to continue operations at a new location.

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9. Vehicle parking and on/off loading of people shall be controlled by the Applicant/Owner so as not to interfere with the amenities of the neighbourhood. The driveway shall be kept clear of snow to allow for parking.
10. Client appointments shall be staggered to avoid conflicts between arriving and departing clients/vehicles.
11. Hours of operation shall be restricted to 8:00 a.m. – 4:00 p.m., Monday to Sunday.
12. A current and valid City of Beaumont [Business License](#) shall be required each year of operation, or this permit shall become void.
13. The Owner shall ensure that the amenities of the neighbourhood are not negatively affected due to excess noise, traffic, smell, or other conditions which may affect the quality of life of those in the neighbouring areas, as interpreted by the Development Authority.

### **Additional Information**

1. This Notice of Decision is NOT a building permit. Work or construction shall not commence until an applicable Building Permit has been issued under the *National Building Code – Alberta Edition 2023*, and any other applicable bylaws or regulations.
2. This Development Permit is issued under the City of Beaumont *Land Use Bylaw 944-19*. It does not exempt you from compliance with any other municipal bylaw or statutory plan applicable to the Proposed Development, to any relevant federal or provincial statute or regulation, or to any easement, covenant, agreement, or contract affecting the subject lands.
3. Contact *Alberta One Call*, at 1-800-242-3447 to locate underground services prior to construction, if applicable.
4. This permit will be circulated to [Beaumont Fire Services](#), who will determine if a fire inspection shall be required.
5. This permit is subject to approval or exemption by Leduc Public Health. Failure to comply may result in cancellation of this development permit and the associated business license. Contact [Leduc Public Health](#) directly to schedule an inspection.

### **Permit Notification Information**

In accordance with the City of Beaumont *Land Use Bylaw 944-19*, notice regarding this Development Permit shall be posted on the property.

Furthermore, given that this Development Permit is for a development that may be of public interest, general information regarding this approved Permit may be published on the City of Beaumont website.

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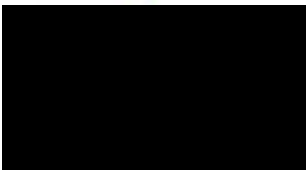
## **Development Permit Notice of Decision**

Date of Decision: August 5, 2026

**Permit Number: D-2026-064**

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For more information regarding this Development Permit, its conditions, or the Land Use Bylaw, contact the Development Authority who made the decision on this permit:



Emily Jensen  
Development Officer  
587-338-5935  
[emily.jensen@beaumont.ab.ca](mailto:emily.jensen@beaumont.ab.ca)

### **Appeal Information**

Any Development Permit may be appealed to the *Subdivision and Development Appeal Board* (SDAB) or the *Land and Property Rights Tribunal* if the permit was:

- a) issued for a permitted use with a variance, or for a discretionary use, or
- b) issued with conditions, or
- c) refused.

An appeal may be filed by:

- a) the person applying for the permit, and/or
- b) any person affected by the issuance of the permit.

As the person applying for the permit, you may appeal the decision of the Development Authority regarding the permit or any conditions placed on the permit (as listed above) within 21 days after the date on which the decision is made.

|                                             |                 |
|---------------------------------------------|-----------------|
| <b>Notice of Decision:</b>                  | August 5, 2026  |
| <b>Appeal deadline:</b>                     | August 26, 2026 |
| <b>Permit active</b> (if no appeals filed): | August 27, 2026 |

To file an appeal or to get information on the appeal process you must contact the Secretary of the SDAB directly at 780-929-8782 or at [legislative@beaumont.ab.ca](mailto:legislative@beaumont.ab.ca). Appeals must be filed no later than 4:30 p.m. on the date indicated above. Please visit our website for more details at [www.beaumont.ab.ca](http://www.beaumont.ab.ca).

Permit No.  
D-2026-064

Approved August 5, 2026  
Development Officer

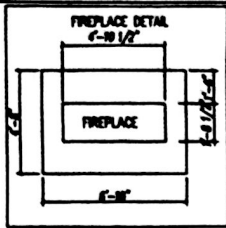
Main floor (living area)  
setup for dayhome

ZERO LOT

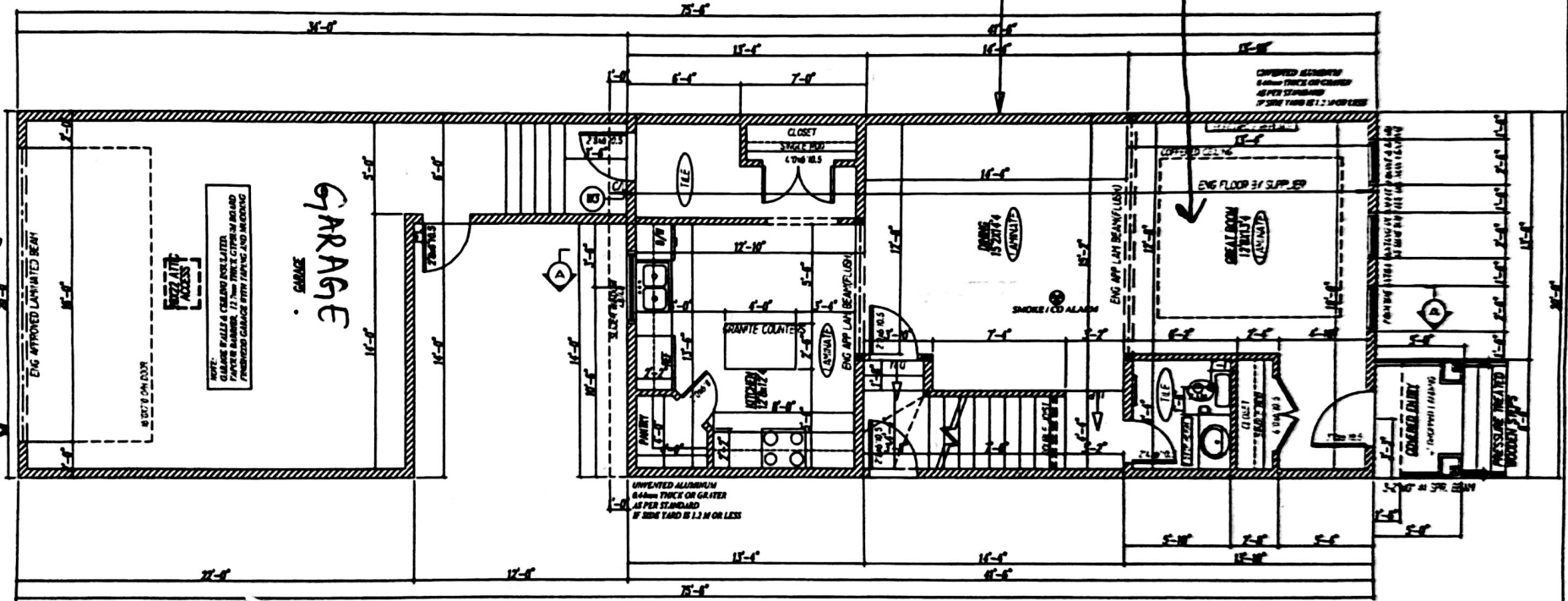
Drive-way

GARAGE

Pickup & Drop-off  
At our Drive-way.



NOTES:  
ALL COUNTER TOPS ARE GRANITE  
PROVIDE BACKING FOR STAIR HANDRAIL  
PROVIDE BACKING FOR TONEL BAR AND TOILET PAPER BAR  
PROVIDE BACKING FOR KITCHEN CABINETS 60" AND 90" FROM FLOOR



MAIN FLOOR PLAN 830 sq. ft.  
GARAGE 543 SQFT

HI-TECH DESIGNS  
CANADA LTD.  
4374 75 ST NW #2  
ALBANY, AL 166 679  
PHONE: (708) 458-4312  
FAX: (708) 471-4392

ALL RIGHTS RESERVED, INCLUDING THE RIGHT OF REPRODUCTION  
IN WHOLE OR IN PART, IN ANY FORM.  
CONTRACTOR / OWNER SHALL VERIFY ALL SPECIFICATIONS AND  
DIMENSIONS BEFORE COMMENCING CONSTRUCTION AND REPORT  
ANY ERRORS OR OMISSIONS TO THIS OFFICE.  
ALL DIMENSIONS SHALL BE READ NOT SCALED.

LOT-78 BLOCK-2, PLAN- 222 2424  
TRIOMPHE  
4116 - 38 STREET, BEAUMONT

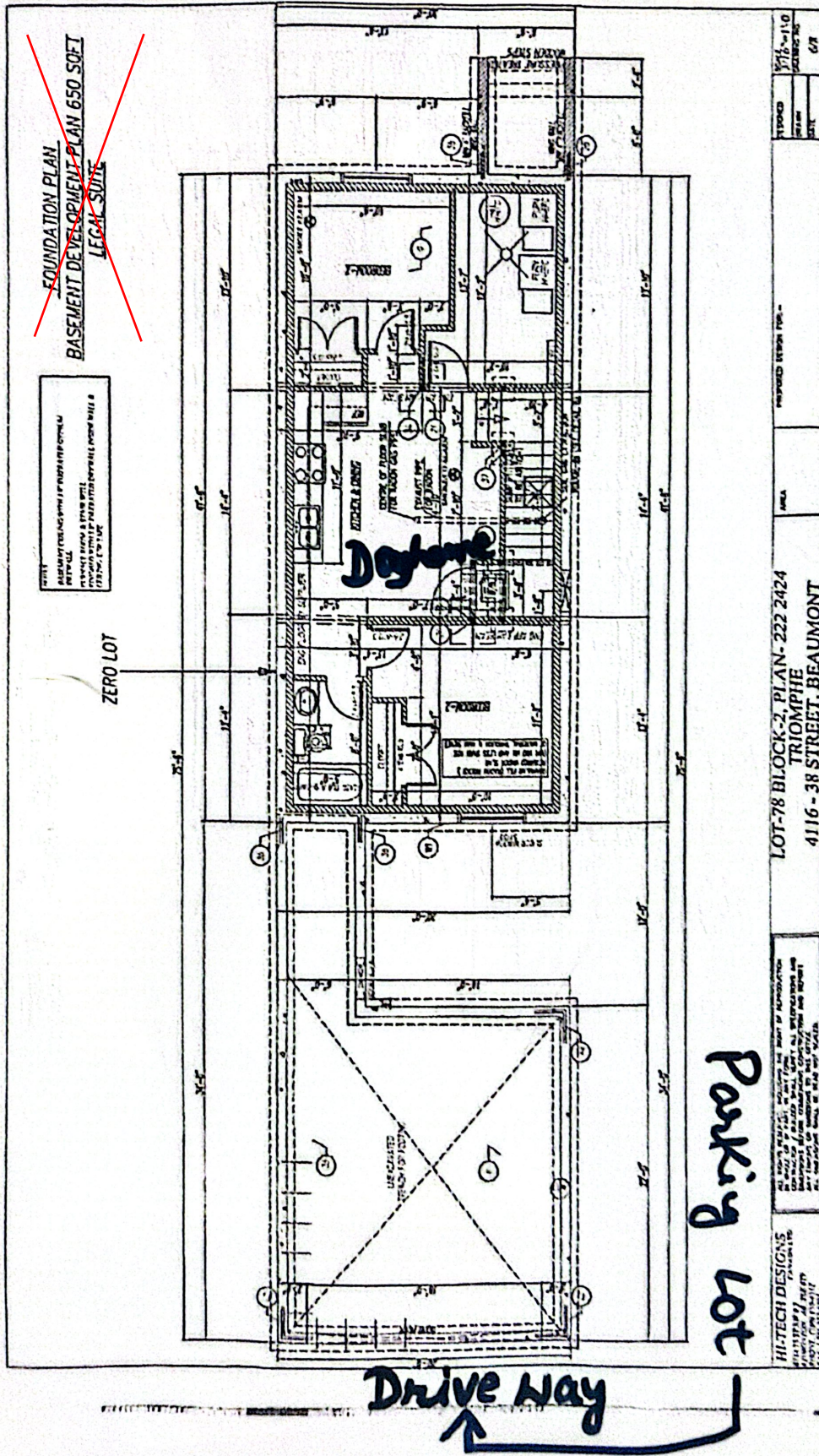
AREA

PROPOSED DESIGN FOR:

DESIGNED  
DRAWN  
DATE

SCALE  
3/16" = 1'-0"  
SHEET NO.  
4/8

Basement



Scanned with  
CamScanner

Permit No.  
D-2026-064

Approved August 5, 2026  
Development Officer [REDACTED]

Dayhome  
clients  
Drop in and  
pick up spot

