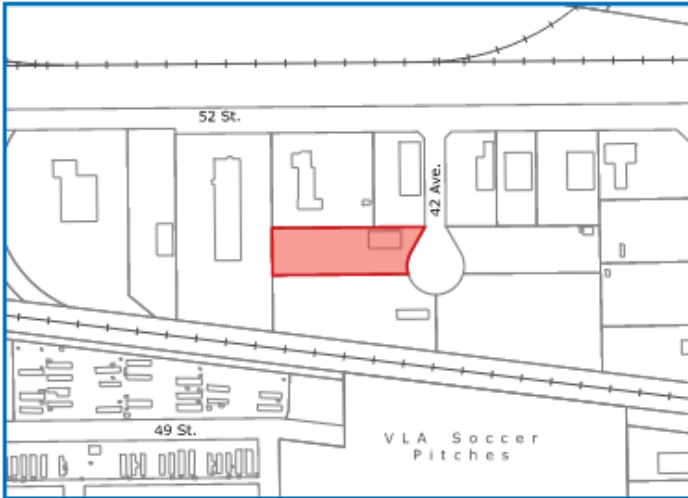


Approved Discretionary Use

MUNICIPAL ADDRESS

5104 – 42 Avenue
Lloydminster, SK
Lot 5, Block 52, Plan 79B 07571

Date: 03/30/2026
File No.: 26-5737
Permit: 20260162



The application for Industrial Uses: General has been **APPROVED** as proposed on 03/06/2026.

Although approved, this decision is subject to an appeal period from **04/2/2026 – 04/24/2026**.

Any development commenced or undertaken within the appeal period, or where an appeal has been filed but not finally determined, shall be solely at the risk of the developer and in no event shall the City be liable for the filing or outcome of any appeal.

If you are not in agreement with this decision or the described conditions, it may be appealed within 21 days from the date listed in this letter (as per Section 686 of the *Municipal Government Act*) by submitting a written notice and the \$400 processing fee to the following:

Lloydminster City Hall – Legislative Services
Attention: Secretary - Subdivision and Development Appeal Board
4420 - 50 Avenue
Lloydminster, AB T9V 0W2

Additional Information

Development Officer Reviewer: Roxanne Shortt

Application Classification: Short –Term Rental

Land Use District: BT – Business Transition



Conditions of Approval:

1. The applicant is responsible to obtain and maintain a Business Licence.
2. Any indoor display, technical, or administrative support area or any retail sales operations shall be an accessory use to the general industrial use.
3. The applicant must comply with all City policies, bylaws, and guidelines including the Community Standards Bylaw which includes, but not limited to, the noise regulations.
4. The applicant must reach out to Lucas van Assem, Pollution Prevention Lead, Wastewater Services, PRIOR to April 17, 2026, to confirm if a site inspection is required.

Applications are reviewed based on information submitted and the provisions of Land Use Bylaw 05-2025 along with any planning related concerns submitted.

For more information contact Planning Services at the email or phone number below or scan the QR code for the website, scroll to Public Notices, Select the application you wish to review.



Lloydminster.ca/development