

Technical Document RA23031



Part 2 – Technical Requirements

Application under the *Agricultural Operation Practices Act* for a confined feeding operation, manure collection area, and/or manure storage facility(ies)

NRCB USE ONLY	Application number	Legal land description
	RA23031	W1/2 14-41-27 W4M
<input checked="" type="checkbox"/> Approval	<input type="checkbox"/> Registration	<input type="checkbox"/> Authorization
<input type="checkbox"/> Amendment		

APPLICATION DISCLOSURE

This information is collected under the authority of the *Agricultural Operation Practices Act (AOPA)*, and is subject to the provisions of the *Freedom of Information and Protection of Privacy Act*. This information is public unless the NRCB grants a written request that certain sections remain private.

Any construction prior to obtaining an NRCB permit is an offence and is subject to enforcement action, including prosecution.

I, the applicant, or applicant's agent, have read and understand the statements above, and I acknowledge that the information provided in this application is true to the best of my knowledge.

November 22, 2023

Date of signing

Stonybrook Farms Ltd.

Corporate name (if applicable)

Signature

Tyler Guppy

Print name

GENERAL INFORMATION REQUIREMENTS

Proposed facilities: list all proposed confined feeding operation facilities and their dimensions. Indicate whether any of the proposed facilities are additions to existing facilities. (attach additional pages if needed)	
Proposed facilities	Dimensions (m) (length, width, and depth)
Heifer Barn	187, 25, 1
Solid manure storage pad	15 x 23

Existing facilities: list ALL existing confined feeding operation facilities and their dimensions		
Existing facilities	Dimensions (m) (length, width, and depth)	NRCB USE ONLY
Lactating Milk Cow Barn (north)	101.2, 31.4, 0	
Lactating Milk Cow Barn (south)	122.5, 28.9, 0	
Liquid Manure Storage Facility (lagoon)	114, 90, 4.4	

NRCB USE ONLY

Confirmed existing CFO on the NW 14 this application to expand onto the SW 14.

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If a new facility is replacing an old facility, please explain what will happen to the old facility and when. N/A

Construction completion date for proposed facilities September 30, 2024

Additional information

The proposed new heifer barn is anticipated to kick-off construction activities in the spring of 2024. The proposed facility will be designed to house replacement stock inside the barn year round. The barn is designed as a pack barn and the pack will be fully cleaned out twice annually and the associated solid manure and compost will be spread directly on crop land during barn clean out. To accommodate barn pack clean out activities the animals housed within the barn may be moved outside to temporary pens adjacent to the barns to support clean out activities. These temporary pens may also be used from time to time for various activities such as sorting, processing and moving stock that will be housed in the pack barn.

Livestock numbers: Complete only if livestock numbers are different from what was identified in the Part 1 application. Note: if livestock numbers increase in your Part 2 application, a new Part 1 application must be submitted which may result in a loss of priority for minimum distance separation (MDS).

Livestock category and type (Available in the Schedule 2 of the Part 2 Matters Regulation)	Permitted number	Proposed increase or decrease in number (if applicable)	Total
Lactating Dairy Cows	350	100	450
Dairy Dry Cows	40	30	70
Replacement Stock (up to 24 months old)	240	260	500

Last updated September 11, 2023

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Application under the *Agricultural Operation Practices Act* for a confined feeding operation, manure collection area, and/or manure storage facility(ies)

DECLARATION AND ACKNOWLEDGMENT OF APPLICANT CONCERNING WATER ACT LICENCE

issued by Alberta Environment and Protected Areas (EPA) for a confined feeding operation (CFO)

Date and sign one of the following four options

OPTION 1: Applying through the NRCB for both the AOPA permit and the Water Act licence

I **DO** want my water licence application coupled to my AOPA permit application.

Signed this 22 day of November, 2023.



OPTION 2: Processing the AOPA permit and Water Act licence separately

1. I (we) acknowledge that the CFO will need a new water licence from EPA under the *Water Act* for the development or activity proposed in this AOPA application.
2. I (we) request that the NRCB process the AOPA application **independently of** EPA’s processing of the CFO’s application for a water licence.
3. In making this request, I (we) recognize that, if this AOPA application is granted by the NRCB, the NRCB’s decision will not be considered by EPA as improving or enhancing the CFO’s eligibility for a water licence under the *Water Act*.
4. I (we) acknowledge that any construction or actions to populate the CFO with livestock pursuant to an AOPA permit in the absence of a *Water Act* licence will **not** be relevant to EPA’s consideration of whether to grant the *Water Act* licence application.
5. I (we) acknowledge that any such construction or livestock populating will be at the CFO’s sole risk if the *Water Act* licence application is denied or if the operation of the CFO is otherwise deemed to be in violation of the *Water Act*. This risk includes being required to depopulate the CFO and/or to cease further construction, or to remove “works” or “undertakings” (as defined in the *Water Act*).
6. **AS RELEVANT:** I (we) acknowledge that the CFO is located in the South Saskatchewan River Basin and that, pursuant to the *Bow, Oldman and South Saskatchewan River Basin Water Allocation Order* [Alta. Reg. 171/2007], this basin is currently closed to new surface water allocations.
7. **Provide:** Water licence application number(s) _____

Signed this ____ day of _____, 20____.

Signature of Applicant or Agent

OPTION 3: Additional water licence not required

1. I (we) declare that the CFO will not need a new licence from EPA under the *Water Act* for the development or activity proposed in this AOPA application.
2. **Provide:** Water license number(s) or water conveyance agreement details _____

Signed this ____ day of _____, 20____.

Signature of Applicant or Agent

Part 2 – Technical Requirements

Application under the *Agricultural Operation Practices Act* for a confined feeding operation, manure collection area, and/or manure storage facility(ies)

OPTION 4: Uncertain if *Water Act* licence is needed; acknowledgement of risk (for existing CFOs only)

1. At this time, I (we) do not know whether a new water licence is needed from EPA under the *Water Act* for the development or activity proposed in this AOPA application.
2. If a new *Water Act* licence is needed, I (we) request that the NRCB process the AOPA application **independently of** EPA's processing of the CFO's application for a water licence.
3. In making this request, I (we) recognize that, if this AOPA application is granted by the NRCB, the NRCB's decision will not be considered by EPA as improving or enhancing the CFO's eligibility for a water licence under the *Water Act*.
4. I (we) acknowledge that any construction or actions to populate the CFO with additional livestock pursuant to an AOPA permit in the absence of a *Water Act* licence will **not** be relevant to EPA's consideration of whether to grant my *Water Act* licence application, if a new water licence is needed.
5. I (we) acknowledge that any such construction or livestock increase will be at the CFO's sole risk if the *Water Act* licence application is denied or if the operation of the CFO is otherwise deemed to be in violation of the *Water Act*. This risk includes being required to depopulate the CFO and/or to cease further construction, or to remove "works" or "undertakings" (as defined in the *Water Act*).
6. **AS RELEVANT:** I (we) acknowledge that the CFO is located in the South Saskatchewan River Basin and that, pursuant to the *Bow, Oldman and South Saskatchewan River Basin Water Allocation Order* [Alta. Reg. 171/2007], this basin is currently closed to new surface water allocations.
7. **Provide:** Water license number(s) or water conveyance agreement details _____

Signed this ____ day of _____, 20____.

Signature of Applicant or Agent

Part 2 – Technical Requirements

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GENERAL ENVIRONMENTAL INFORMATION

(complete this section for the worst case of the existing facility which is the closest to water bodies or water wells and for each of the proposed facilities)

Facility description / name (as indicated on site plan)

Existing: Lactating Milk Cow Barn (south)

Proposed 1: Heifer Barn with attached manure pad

Proposed 2: _____

Proposed 3: _____

Facility and environmental risk information		Facilities				NRCB USE ONLY	
		Existing	Proposed 1	Proposed 2	Proposed 3	Meets requirements	Comments
Flood plain information	What is the elevation of the floor of the lowest manure storage or collection facility above the 1:25 year flood plain or the highest known flood level?	<input checked="" type="checkbox"/> >1 m <input type="checkbox"/> ≤ 1 m	<input checked="" type="checkbox"/> >1 m <input type="checkbox"/> ≤ 1 m	<input type="checkbox"/> >1 m <input type="checkbox"/> ≤ 1 m	<input type="checkbox"/> > 1 m <input type="checkbox"/> ≤ 1 m	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> YES with exemption	Not in flood plain.
	Surface water information	How many springs are within 100 m of the manure storage facility or manure collection area?	0	0			<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> YES with exemption
	How many water wells are within 100 m of the manure storage facility or manure collection area?	0	1			<input type="checkbox"/> YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES with exemption	ID 2089711 new well adjacent to proposed barn.
	What is the shortest distance from the manure collection or storage facility to a surface water body? (e.g., lake, creek, slough, seasonal)	100m	35m			<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> YES with exemption	Confirmed, seasonal drainage
Groundwater information	What is the depth to the water table?		8m			<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> YES with exemption	Confirmed
	What is the depth to the groundwater resource/aquifer you draw water from?	18.3m	18.3m			<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO <input type="checkbox"/> YES with exemption	ID 2089711 13.72 m sand and gravel.

Additional information (attach supporting information, e.g. borehole logs, records, etc. you consider relevant to your application)

No change from existing CFO information provided within existing approval.



Water Well Drilling Report

View in Imperial **Export to Excel**

GIC Well ID 2089711
GoA Well Tag No. A8886
Drilling Company Well ID
Date Report Received 2024/01/15

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

GOWN ID

Well Identification and Location										Measurement in Metric	
Owner Name	Address				Town	Province	Country	Postal Code			
STONEBROOK FARMS						ALBERTA	CANADA				
Location	1/4 or LSD	SEC	TWP	RGE	W of MER	Lot	Block	Plan	Additional Description		
5	14	41	27	4							WELL #1
Measured from Boundary of					GPS Coordinates in Decimal Degrees (NAD 83)					Elevation	
_____ m from					Latitude <u>52.528147</u> Longitude <u>-113.791181</u>					<u>270.05 m</u>	
_____ m from					How Location Obtained					How Elevation Obtained	
					Differential corrected handheld GPS 5-10m					Differential corrected handheld GPS 5-10m	

Additional Information										Amount	Measurement in Metric
Distance From Top of Casing to Ground Level										<u>71.12</u>	cm
Is Artesian Flow											
Rate											L/min
Is Flow Control Installed											
Describe											
Recommended Pump Rate										<u>45.46</u>	L/min
Recommended Pump Intake Depth (From TOC)										<u>35.97</u>	m
Pump Installed											m
Type											H.P.
Make											Model (Output Rating)
Did you Encounter Saline Water (>4000 ppm TDS)											Depth
Gas											Depth
Well Disinfected Upon Completion										<u>Yes</u>	
Remedial Action Taken											Geophysical Log Taken
											Submitted to ESRD
Additional Comments on Well											Sample Collected for Potability
											Submitted to ESRD
ADDITIONAL 2 PAILS OF BENTONITE PELLETS AND 5 BAGS OF BENTONITE CHIPS IN THE ANNULAR SEAL. 4 GPG HARDNESS											

Contractor Certification			
Name of Journeyman responsible for drilling/construction of well		Certification No	
TYSON SCHMIDT		210493A	
Company Name		Copy of Well report provided to owner	
DARCY'S DRILLING SERVICES LTD.		Date approval holder signed	
		2024/01/15	





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View in Imperial **Export to Excel**

GIC Well ID 2089711
GoA Well Tag No. A8886
Drilling Company Well ID
Date Report Received 2024/01/15

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

GOWN ID

Well Identification and Location										Measurement in Metric	
Owner Name	Address			Town			Province	Country	Postal Code		
STONEBROOK FARMS							ALBERTA	CANADA			
Location	1/4 or LSD	SEC	TWP	RGE	W of MER	Lot	Block	Plan	Additional Description		
5	14	41	27	4					WELL #1		
Measured from Boundary of				GPS Coordinates in Decimal Degrees (NAD 83)				Elevation			
_____ m from				Latitude <u>52.528147</u> Longitude <u>-113.791181</u>				_____ 270.05 m			
_____ m from				How Location Obtained				How Elevation Obtained			
				Differential corrected handheld GPS 5-10m				Differential corrected handheld GPS 5-10m			

Yield Test			Taken From Top of Casing		Measurement in Metric
Test Date	Start Time	Static Water Level	Depth to water level		
2023/12/20	3:00 PM	25.05 m	Pumping (m)	Elapsed Time	Recovery (m)
				Minutes:Sec	
Method of Water Removal			25.05	0:00	28.30
			26.67	1:00	26.48
Type <u>Pump</u>			26.94	2:00	26.27
Removal Rate <u>43.78 L/min</u>			27.05	3:00	26.21
Depth Withdrawn From <u>37.50 m</u>			27.07	4:00	26.17
			27.13	6:00	26.12
			27.17	8:00	26.09
If water removal period was < 2 hours, explain why			27.20	10:00	26.06
			27.26	13:00	26.03
			27.26	16:00	26.01
			27.30	20:00	25.98
			27.33	25:00	25.95
			27.37	32:00	25.92
			27.40	40:00	25.88
			27.43	50:00	25.85
			27.48	64:00	25.81
			27.51	80:00	25.77
			27.57	100:00	25.73
			27.60	120:00	25.70
			27.66	150:00	25.65
			27.71	190:00	25.60
			27.76	240:00	25.55
			27.84	300:00	25.50
			27.89	380:00	25.45
			27.96	480:00	25.40
			28.03	600:00	25.35
			28.10	760:00	25.29
			28.18	960:00	25.24
			28.24	1200:00	25.19
			28.30	1441:00	25.15
Pump Test Attachments					
AT1_table.pdf					

Water Diverted for Drilling		
Water Source	Amount Taken	Diversion Date & Time
TOWN OF PONOKA	5455.31 L	2023/12/12 4:00 PM

Contractor Certification		
Name of Journeyman responsible for drilling/construction of well	Certification No	
TYSON SCHMIDT	210493A	
Company Name	Copy of Well report provided to owner	Date approval holder signed
DARCYS DRILLING SERVICES LTD.	Yes	2024/01/15



NRCB USE ONLY
WATER WELL AND SURFACE WATER INFORMATION

Well IDs: ID2089711 _____

Surface water related concerns from directly affected parties or referral agencies: YES NO

Groundwater related concerns from directly affected parties or referral agencies: YES NO

Water wells N/A

If applicable, exemption for 100 m distance requirements applied: YES NO Condition required: YES NO

Surface water N/A

If applicable, exemption for 30 m distance requirements applied: YES NO Condition required: YES NO

Water Well Exemption Screening Tool N/A

Water Well ID	Preliminary Screening Score	Secondary Screening Score	Facility
ID 2089711	Low (5)	N/A	Heifer barn

Groundwater or surface water related comments:

NRCB USE ONLY
ENVIRONMENTAL RISK SCREENING INFORMATION

ERST for proposed facilities

Facility	Groundwater score	Surface water score	File number
Heifer barn	Low	Low	RA23031
Solid manure storage pad	Low	Low	RA23031

ERST for existing facilities

Facility	Groundwater score	Surface water score	File number
EMS	Low	Low	RA18038
Heifer barn (now milking barn)	Low	Low	RA14002
Dairy barn	Low	Low	RA14002
Manure reception pit	Low	Low	RA14002

ERST related comments:

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DISTANCE OF ANY MANURE STORAGE FACILITY (EXISTING OR PROPOSED) TO NEIGHBOURING RESIDENCES

Neighbour name(s)	Legal land description	Distance (m)	NRCB USE ONLY				
			Zoning (LUB) category	MDS category (1-4)	Distance (m)	Waiver attached (if required)	Meets regulations
Grant & Colleen Salmon	SE 22-41-27-W4	662	Ag	Cat 1	637	N/A	Yes
Eric Hyink	NE 14-41-27-W4	621	Ag	Cat 1	632		Yes
Robin Fischer	SW 14-41-27-W4	743	Ag	Cat 1	717		Yes
Joe Luyks	SE 14-41-27-W4	736	Ag	Cat 1	710		Yes
Henny Bos	SE 21-41-27-W4	1150	Ag	Cat 1	1158		Yes

LAND BASE FOR MANURE AND COMPOST APPLICATION (complete only if an increase in livestock or manure production will occur)

Name of land owner(s)*	Legal land description	Usable area** (ha)	Soil zone ***	NRCB USE ONLY	
				Usable area (ha)	Agreement attached (if required)
Stonybrook Farms Ltd	See Additional Info Below	168	Black		
Joute Meinema	See attached	176	Black		Yes
Grant & Colleen Salmon	See attached	133	Black		Yes
Brian Ganson	See attached	113	Black		Yes
Total				590 ha	

* If you are **not** the registered landowner, you must attach copies of land use agreements signed by all landowners.

** Available manure spreading area (excluding setback areas from residences, common bodies of water, water wells, etc. as identified in Agdex 096-5 [Manure Spreading Regulations](#))

*** Brown, dark brown, black, grey wooded, or irrigated

Additional information (attach any additional information as required)

Stonybrook Farms Ltd land base for manure and compost application:

SW 14-41-27-W4 - 56ha
NW 14-41-27-W4 - 56ha
SW 23-41-27-W4 - 56ha

Salmon: SE-22-41-27-W4 100 ac
NE-15-41-27-W4 100 ac
SE-15-41-27-W4 130 ac

Total: 330 ac/133 ha

Joute Meinema: SE-33-41-27-W4 155 ac
SW-33-41-27-W4 140 ac
NW-28-41-27-W4 140 ac

Total: 435 ac/176 ha

Brian Ganson: NW-17-41-26-W4 150 ac
SE-19-41-26-W4 130 ac

Total: 280 ac/ 113 ha

Last updated September 11, 2023

NRCB USE ONLY

MINIMUM DISTANCE SEPARATION

Methods used to determine distance (if applicable): Google earth

Margin of error (if applicable): N/A

Requirements (m): Category 1: 479 m Category 2: 639 m Category 3: 798 m Category 4: 1277 m

Technology factor: YES NO

Expansion factor: YES NO

MDS related concerns from directly affected parties or referral agencies: YES NO

LAND BASE FOR MANURE AND COMPOST APPLICATION

Land base required: 418 ha

Land base listed: 590 ha

Area not suitable: Usable land calculated

Available area: 590 ha

Requirement met: YES NO

Land spreading agreements required: YES NO

Manure management plan: YES NO

If yes, plan is attached:

PLANS

Submitted and attached construction plans: YES NO

Submitted aerial photos: YES NO

Submitted photos: YES NO

GRANDFATHERING

Already completed: YES NO N/A


If already completed, see _____

Land Use Agreement.txt
Land Use Agreement - Manure and Compost Application

February 12, 2018

I/We on behalf of Brian Ganson, give Stonybrook Farms Ltd. permission to apply manure and or compost on the following land:

Legal Land Coordinates:	Farmable Land (approx):
NW 17-41-26-W4M	150 acres


Brian Ganson

Land Use Agreement.txt
Land Use Agreement - Manure and Compost Application

February 12, 2018

I/We on behalf of Ganson Farms Ltd., give Stonybrook Farms Ltd. permission to apply manure and or compost on the following land:

Legal Land Coordinates:
SE 19-41-26-W4M

Farmable Land (approx):
130 acres



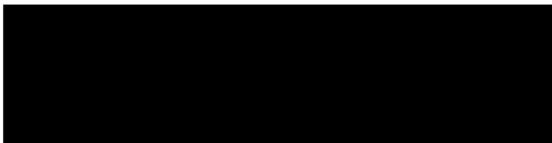
Brian Ganson

Land Use Agreement.txt
Land Use Agreement - Manure and Compost Application

February 9, 2018

I/we on behalf of Meinema Farms LTD, give Stonybrook Farms Ltd. permission to apply manure and or compost on the following land:

Legal Land Coordinates:	Farmable Land (approx):
SE33-41-27 W4	155
SW33-41-27 W4	140
NW28-41-27 W4	140



Jouite Meinema

Land Use Agreement.txt
Land Use Agreement - Manure and Compost Application

January 10, 2018

I/we Grant and Colleen salmon, give Stonybrook Farms Ltd. permission to apply manure and or compost on the following land:

Legal Land Coordinates:	Farmable Land (approx):
SE 22-41-27-W4M	100 acres
NE 15-41-27-W4M	100 acres
SE 15-41-27-W4M	130 acres



Grant Salmon



Colleen Salmon

NRCB USE ONLY

ALL SIGNATURES IN FILE

YES NO

DATES OF APPROVAL OFFICER SITE VISITS

March 22, 2024	

CORRESPONDENCE WITH MUNICIPALITIES AND REFERRAL AGENCIES

Date deeming letters sent: April 11, 2024

Municipality: Lacombe County

letter sent response received written/email verbal no comments received

Alberta Health Services: N/A

letter sent response received written/email verbal no comments received

Alberta Environment and Parks: N/A joint application, SOCs sent to EPA for their process.

letter sent response received written/email verbal no comments received

Alberta Transportation: N/A

letter sent response received written/email verbal no comments received

Alberta Regulatory Services: N/A

letter sent response received written/email verbal no comments received

Freedhold Energy, Transglobe Energy, ATCO Gas, Spark Infrastructure
Other: _____ N/A

letter sent response received written/email verbal no comments received

Other: _____ N/A

letter sent response received written/email verbal no comments received

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SOLID MANURE, COMPOST, & COMPOSTING MATERIALS: Barns, feedlots, & storage facilities - Concrete liner

(complete a copy of this section for **EACH** barn, feedlot, and storage facility for solid manure, composting materials, or compost with a concrete liner)

Facility description / name (as indicated on site plan)

1. Heifer Barn
2. Manure storage pad

Manure storage capacity

	Length (m)	Width (m)	Depth below grade to the bottom of the liner (m)	NRCB USE ONLY Estimated storage capacity (m ³)
1.	180	20	.5	
2.	23	15	0	

TOTAL CAPACITY

Adequate storage for solid manure on site and with STMS.

I plan to use a short-term solid manure storage (STMS) as part of my manure storage and handling plan for this CFO. The AOPA requirements for STMS are set out in the NRCB [Short-Term Solid Manure Storage Requirements Fact Sheet](#).

Surface water control systems

Describe the run-on and runoff control system
 The livestock and associated solid manure & compost materials will be completely contained within the barn and will not be in contact at any time with surface water run-on or runoff. The surface grading around the perimeter of the barn shall be designed to shed surface water away from the barn. Surface water will be controlled by the walls and roof of the building, as well as the finished landscaping around the building.

Solid manure storage pad attached outside. Applicant will control runoff/runoff using walls.

Liner protection

Describe how the physical integrity of the liner will be maintained
 The design of the concrete liner will be engineered and will meet and exceed all applicable requirements for containment. The concrete will be visually inspected twice annually at time of manure & compost clean out, to ensure physical integrity of the concrete liner is continually maintained.

NRCB USE ONLY
 Requirements met: YES NO

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SOLID MANURE, COMPOST, & COMPOSTING MATERIALS: Barns, feedlots, & storage facilities - Concrete liner (cont.)

Concrete liner details

Concrete thickness 4 inches	Method of sulphate protection: Type 50 or Type 10 with 20% flyash
Concrete strength 30MPa at 28 days	Concrete reinforcement size and spacing 10mm rebar, 12" on center in both directions

Concrete requirements can be found in Technical Guideline Agdex 096-93

Guideline minimums:
Solid manure: 25MPa (D)
Solid manure (wet): 30MPa (C)
Method of sulphate protection:
Type 50 or Type 10 with fly ash or equivalent

NRCB USE ONLY

Requirements met: YES NO
Condition required: YES NO
Report attached: YES NO

Additional information (attach as required)

NRCB USE ONLY

Nine month manure storage volume requirements met YES YES With STMS NO
Depth to water table: >8 m Requirements met: YES NO
Depth to Uppermost groundwater resource: 18.3 m Requirements met: YES NO
ERST completed: see ERST page for details

Surface water control systems

Requirements met: YES NO Details/comments:

Concrete liner details

Applicant to provide documentation confirming concrete information.

Leakage detection system required: YES NO If yes, please explain why.



- NOTES CONCERNING BUILDING LOCATION**
1. THIS SITE PLAN IS BASED ON INFORMATION PROVIDED BY THE OWNER, AND NOT A SURVEY OR ACTUAL SITE MEASUREMENTS. ENGINEERS TO BE ADVISED BEFORE START OF CONSTRUCTION OF ANY UNKNOWN FEATURES ON THIS OR THE ADJACENT SITES THAT MIGHT IMPACT ON THE PROJECT EITHER DURING CONSTRUCTION OR FUTURE USE.
 2. THE 'NORTH' ORIENTATION REFERS TO NOMINAL NORTH RATHER THAN TRUE OR MAGNETIC NORTH.
 3. ANY DIMENSIONS THAT SHOW THE LOCATION OF EXISTING FEATURES ARE APPROXIMATE ONLY, AND ARE TO BE CONFIRMED BEFORE CONSTRUCTION START AS REQUIRED BY A CERTIFIED ALBERTA LAND SURVEYOR.
 4. LANDSCAPING IS SUBJECT TO CHANGE.

BYLAW INFORMATION
 ZONING: AGRICULTURE DISTRICT 10
 EASEMENTS:
 FRONT YARD (m)
 CENTRELINE OF "PAVE" ROAD TO BUILDING = 33.1m (109'-0")
 CENTRELINE OF "PAVE" ROAD TO VEGETATION = 30.4m (100'-0")
 CENTRELINE OF "GRAVEL" ROAD TO BUILDING = 38.0m (125'-0")
 CENTRELINE OF "GRAVEL" ROAD TO VEGETATION = 33.8m (111'-0")
 SIDE YARD (m)
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (25'-0")
 SIDE YARD (m)
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (25'-0")
 REAR YARD (m)
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (25'-0")

SITE PLAN LEGEND

PROPERTY LINE	---
SETBACK LINE	---
RIGHT OF WAY LINE	---
RIGHT OF WAY FUTURE	---
PROPOSED BUILDING	▒
FENCE	▒
MAIN DOOR	⬆
OVERHEAD DOOR	⬆
BARBIEE FREE	▽
ENTRANCE	▽

Site Schedule

ON SITE	AREA	PRICE	TOTAL
AFRON	1,394.8 m²	15,013 \$/m²	
MANURE PAD	223.3 m²	1,000 \$/m²	
Grand total	1,618.1 m²	17,013 \$/m²	

SITE MATERIAL LEGEND

AFRON	▒
SIDEWALK	▒
LIGHT DUTY ASPHALT	▒
HEAVY DUTY ASPHALT	▒
GRAVEL	▒
LANDSCAPING	▒
HARD LANDSCAPING	▒
MULCH	▒

Site Plan
 A102
 1:1000

0m 20m 40m 60m 80m 100m
 GRAPHIC SCALE 1:1000

PRELIMINARY
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 EAGLE BUILDERS
 1403 855-5122 P.O. BOX 1690
 BLACKALDS, AB T0M 0X0

Stonybrook Farms
Heifer Barn
 Lacombe County, Alberta
 12-14-41-27 W4

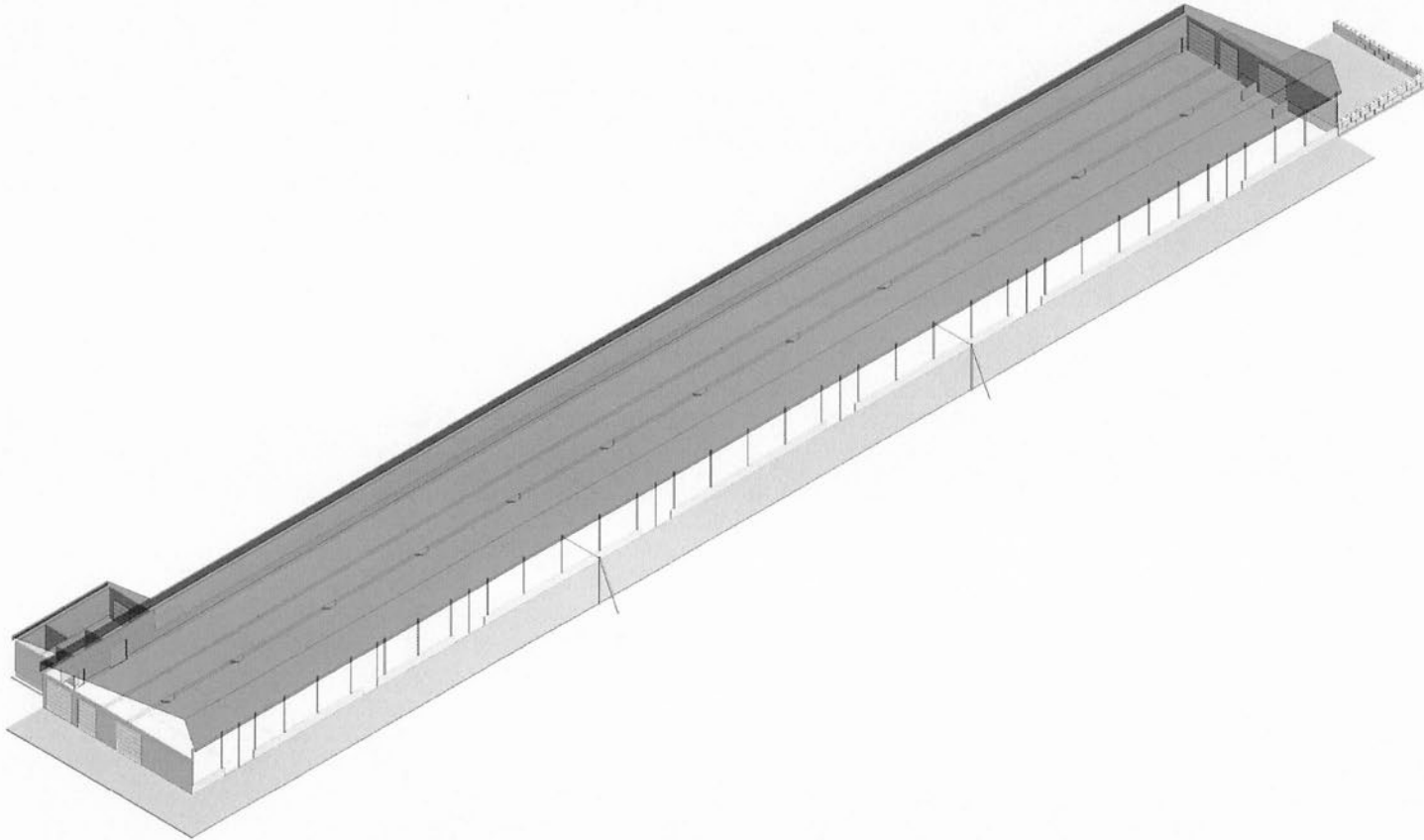
NO.	DESCRIPTION	DATE
1	ISSUED FOR PRELIMINARY REVIEW	2023-04-20
2	REVISED FOR PRELIMINARY REVIEW	2023-04-20
3	ISSUED FOR PRELIMINARY REVIEW	2023-04-20
4	REVISED FOR PRELIMINARY REVIEW	2023-04-20

Project No: A23425
 Date: 10/18/2023
 Drawn by: JC, KS
 Checked by: JC
 Sheet Name: Site Plan
 Sheet No: A102

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manure pad

Stonybrook Farms



SYMBOL LEGEND

CONSTRUCTION REFERENCE		CONSTRUCTION TAG
FINISH REFERENCE		EXTENSION FINISH TAG
GRID NUMBER		GRID BUBBLE
DOOR REFERENCE		DOOR TAG
ROOM NUMBER		ROOM TAG
DESCRIPTION		ELEVATION DATUM
ELEVATION		BUILDING SECTION CALLOUT
SHEET NUMBER		ELEVATION CALLOUT
DRAWING NUMBER		WINDOW TAG
WINDOW REFERENCE		ELEVATION TAG
ELEVATION		DRAWING TITLE
DRAWING TITLE		
SHEET NUMBER		
SHEET NUMBER		

DRAWING INDEX

Sheet Number	Sheet Name	Current Revision
A000	Index	D
A101	Footprint Plan	D
A102	Site Plan	D
A201	Floor Plan Overall	C
A202	Enlarged Floor Plan	C
A203	Enlarged Floor Plan	C
A401	Building Sections	C
A402	Building Sections	C

Sheet Count: 8

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Stonybrook Farms
Heifer Barn
Lacombe County, Alberta

12-14-41-27 W4

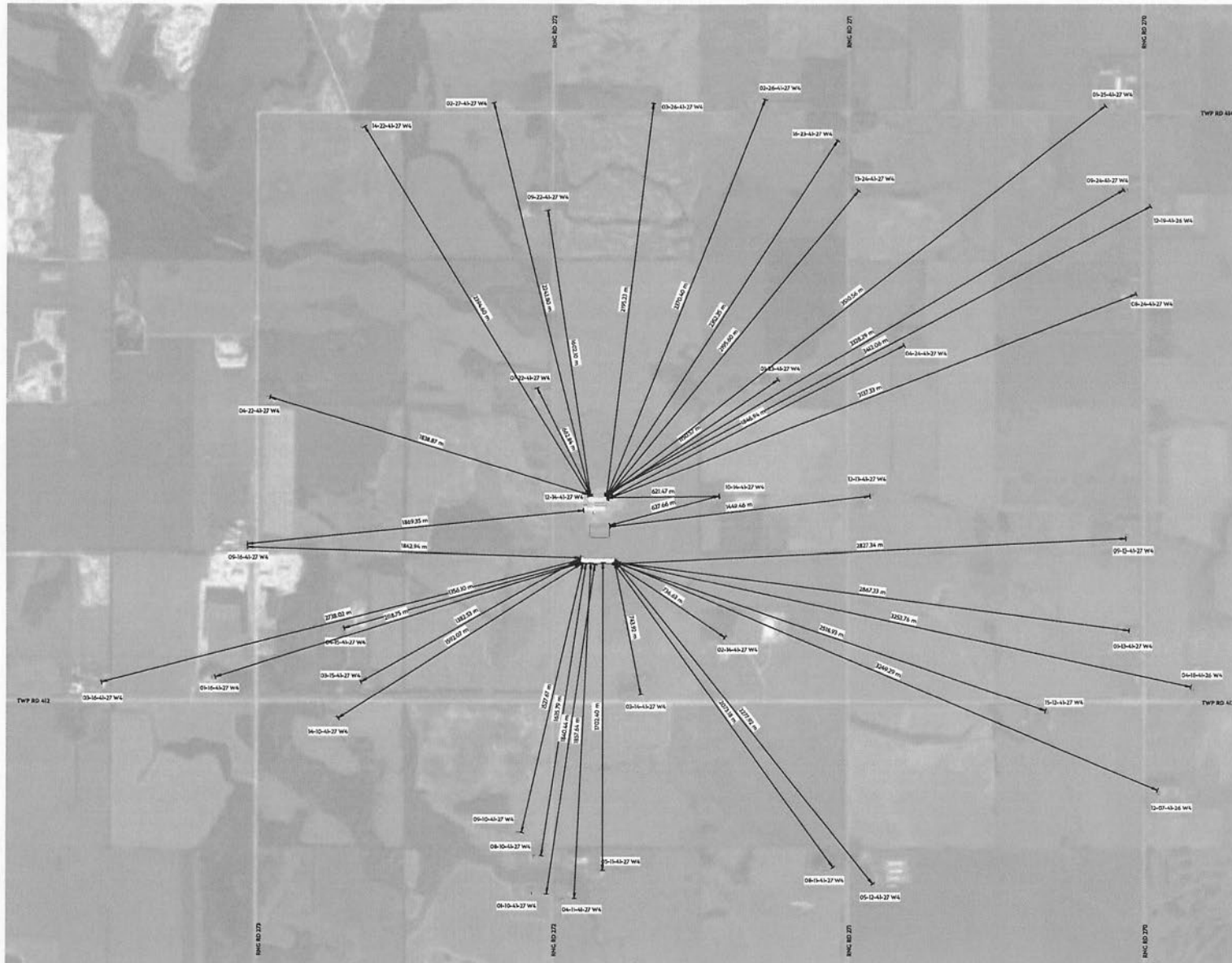
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1	ISSUED FOR PRELIMINARY REVIEW	2023-04-10
2	ISSUED FOR PRELIMINARY REVIEW	2023-04-20
3	ISSUED FOR PRELIMINARY REVIEW	2023-04-20
4	ISSUED FOR PRELIMINARY REVIEW	2023-04-20

Project No: A23425
Date: 10/18/2023
12:29:24 PM
Drawn by: JC, NS
Checked by: JC
Sheet Name:

Index

Sheet No:
A000

Lacombe County, Alberta Heifer Barn



1 Setback Plan
A101 1:10000



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BUILDERS
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Stonybrook Farms
Heifer Barn
Lacombe County, Alberta
12-14-41-27 W4

NO.	DESCRIPTION	DATE
1	ISSUED FOR PRELIMINARY REVIEW	2023/06/20
2	REVISED FOR PRELIMINARY REVIEW	2023/06/20
3	REVISED FOR PRELIMINARY REVIEW	2023/06/20

Project No: A23425
Date: 10/16/2023
12:29:25 PM
Drawn by: JC, KS
Checked by: JC
Sheet Name:

Setback Plan

Sheet No:
A101



NOTES CONCERNING BUILDING LOCATION

- THIS SITE PLAN IS BASED ON INFORMATION PROVIDED BY THE OWNER, AND NOT A SURVEY OR ACTUAL SITE MEASUREMENTS. ENGINEER IS TO BE ADVISED BEFORE START OF CONSTRUCTION OF ANY UNKNOWN FEATURES ON THIS OR THE ADJACENT SITES THAT MIGHT IMPACT ON THE PROJECT EITHER DURING CONSTRUCTION OR FUTURE USE.
- THE "NORTH" ORIENTATION REFERS TO NOMINAL NORTH RATHER THAN TRUE OR MAGNETIC NORTH.
- ANY DIMENSIONS THAT SHOW THE LOCATION OF EXISTING FEATURES ARE APPROXIMATE ONLY AND ARE TO BE CONFIRMED BEFORE CONSTRUCTION START AS REQUIRED BY A CERTIFIED ALBERTA LAND SURVEYOR.
- LANDSCAPING IS SUBJECT TO CHANGE.

BYLAW INFORMATION
ZONING: AGRICULTURE DISTRICT (A)
SETBACKS:
 FRONT YARD (M):
 CENTERLINE OF "FAVES" ROAD TO BUILDING = 12.06m (39'-07")
 CENTERLINE OF "FAVES" ROAD TO VEGETATION = 30.48m (100'-09")
 CENTERLINE OF "GRAVEL" ROAD TO BUILDING = 36.89m (120'-09")
 CENTERLINE OF "GRAVEL" ROAD TO VEGETATION = 42.30m (138'-10")
 SIDE YARD (M):
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (25'-07")
 SIDE YARD (M):
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (25'-07")
 REAR YARD (M):
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (25'-07")

SITE PLAN LEGEND

PROPERTY LINE	---
SETBACK LINE	---
RIGHT OF WAY LINE	---
RIGHT OF WAY FENCED	---
PROPOSED BUILDING	▒
FENCE	---
MAIN DOOR	⬆
OVERHEAD DOOR	⬆
BARBER TREE	⬆
ENTRANCE	⬆

Site Schedule

ON SITE	AREA (m ²)	AREA (BFT)
APRON	1,194.8 m ²	12,813.33 BFT
MANURE PAD	1,627.9 m ²	17,503.33 BFT
Grand Total	2,822.7 m²	30,316.66 BFT

SITE MATERIAL LEGEND

APRON	▒
SIDEWALK	▒
LIGHT DUTY ASPHALT	▒
HEAVY DUTY ASPHALT	▒
GRAVEL	▒
LANDSCAPING	▒
HARD LANDSCAPING	▒
MULCH	▒

1 Site Plan
A102 1:5000

VERTICAL SCALE 1:1000

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408 85-5521 P.O. BOX 990
BLACKFALD, AB T0M 0J0

Stonybrook Farms
Heifer Barn
Lacombe County, Alberta
12-16-41-27 W4

NO.	DESCRIPTION	DATE
1	ISSUED FOR PRELIMINARY REVIEW	2023-09-07
2	REVISED FOR PRELIMINARY REVIEW	2023-09-26
3	REVISED FOR PRELIMINARY REVIEW	2023-09-26

Project No: A23425
Date: 10/16/2023
12:29:26 PM
Drawn by: JC, KS
Checked by: JC
Sheet Name:

Site Plan
Sheet No:
A102

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PRELIMINARY

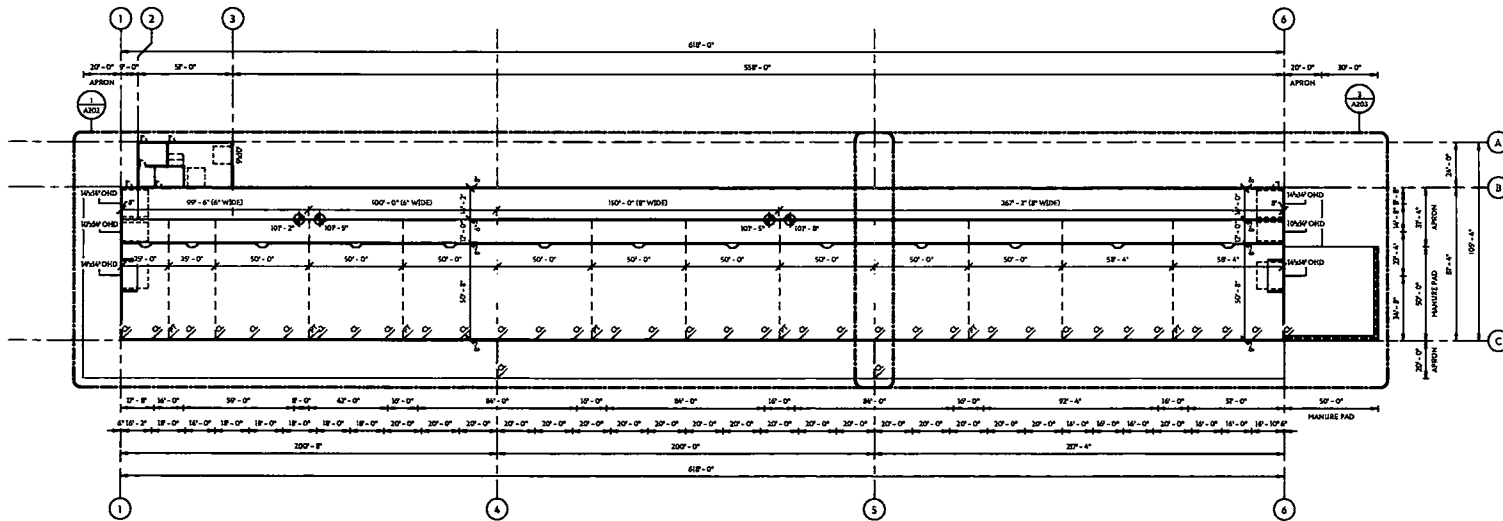
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Stonybrook Farms
Heifer Barn
Lacombe County, Alberta

12-14-41-27 W4



DATE	12-20-23
REVISION	
ISSUED FOR PRELIMINARY REVIEW	12-20-23

Project No: A23425
 Date: 10/18/2023
 12-20-23 PWS
 Drawn by: JC, KS
 Checked by: JC
 Sheet Name:

Floor Plan
Overall

Sheet No:

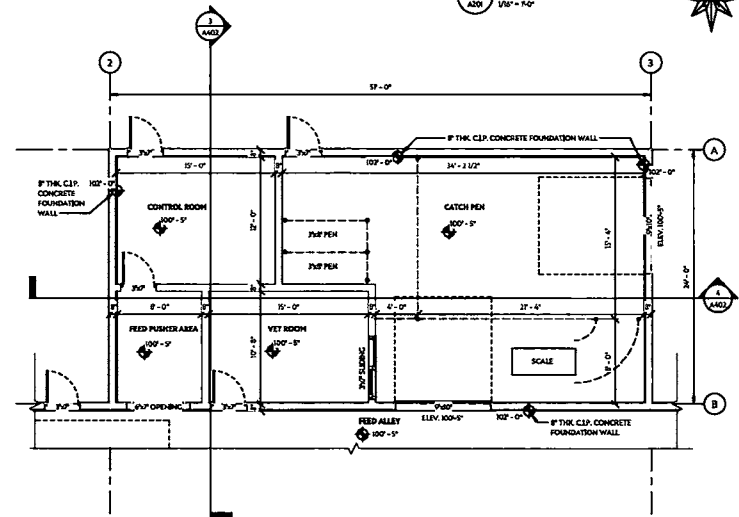
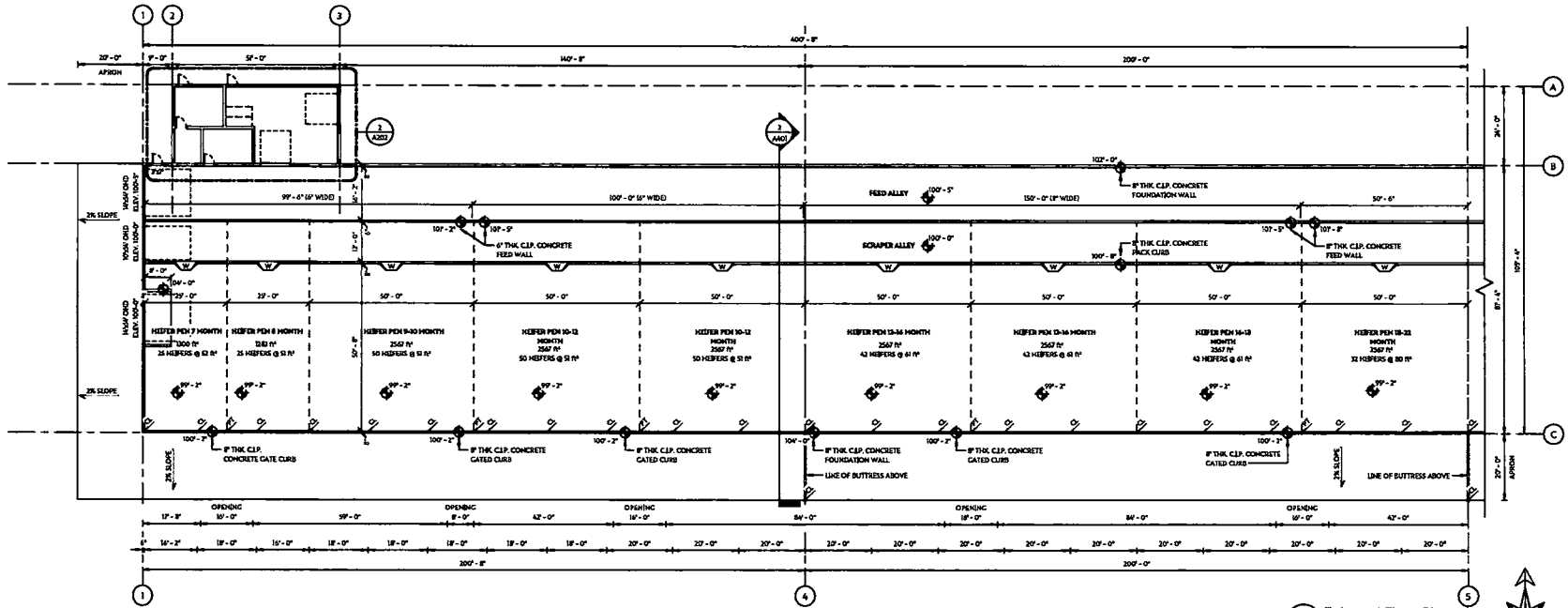
A201

1 Overall Floor Plan
A201 T = 30'-0"



WE HEREBY WARRANT THAT ALL DIMENSIONS AND SPACES SHOWN ON THIS PLAN ARE THE PROPERTY OF THE ARCHITECT AND SHALL BE THE PROPERTY OF THE ARCHITECT UNLESS OTHERWISE SPECIFIED. ALL DIMENSIONS SHALL BE TO THE CENTERLINE UNLESS OTHERWISE SPECIFIED. THE ARCHITECT SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED ON THIS PLAN. THE ARCHITECT SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION PROVIDED ON THIS PLAN.

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 1402 860-022 P.O. BOX 1000
 BLACKFALDS, AB T0M 0J0

Stonybrook Farms
 Heifer Barn
 Lacombe County, Alberta

12-14-41-27 W4

DATE	DESCRIPTION
12-02-2013	ISSUED FOR PRELIMINARY REVIEW
12-02-2013	ISSUED FOR PRELIMINARY REVIEW

Project No: A2035
 Date: 10/16/2013
 12:29:20 PM
 Drawn by: J.C. KS
 Checked by: J.C.
 Sheet Name:

Enlarged Floor Plan

Sheet No:
A202

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PRELIMINARY

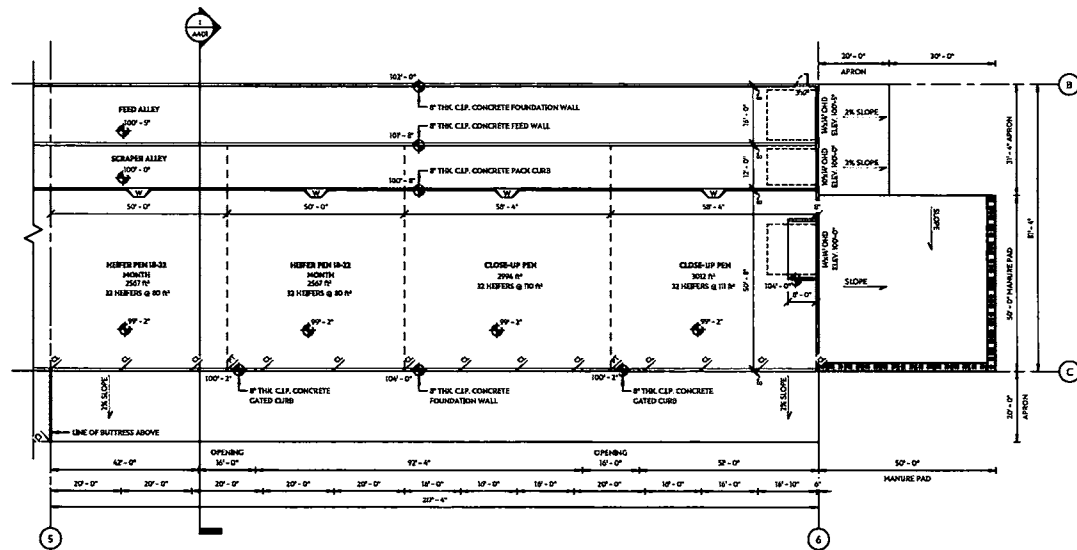
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Stonybrook Farms
Heifer Barn
Lacombe County, Alberta

12-14-41-27 W4



3 Enlarged Floor Plan - C
ADD 1/8" = 1'-0"



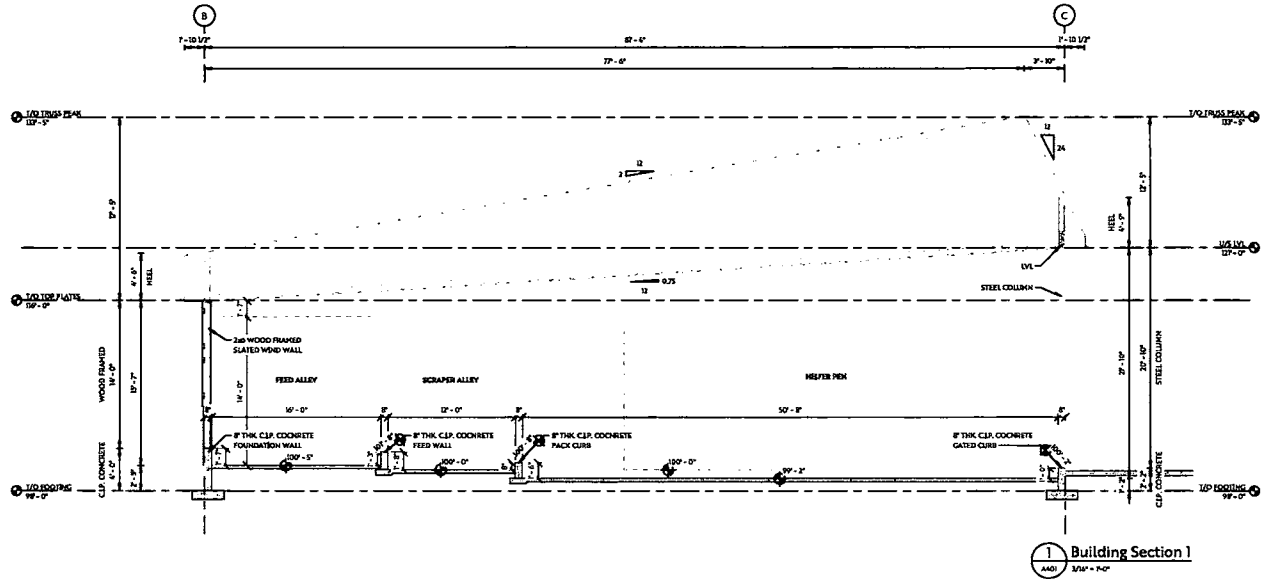
DATE	DESCRIPTION
10-19-2023	ISSUED FOR PRELIMINARY REVIEW
10-23-2023	

Project No: A203
 Date: 10/19/2023
 Drawn by: JC, JS
 Checked by: JC
 Sheet Name:

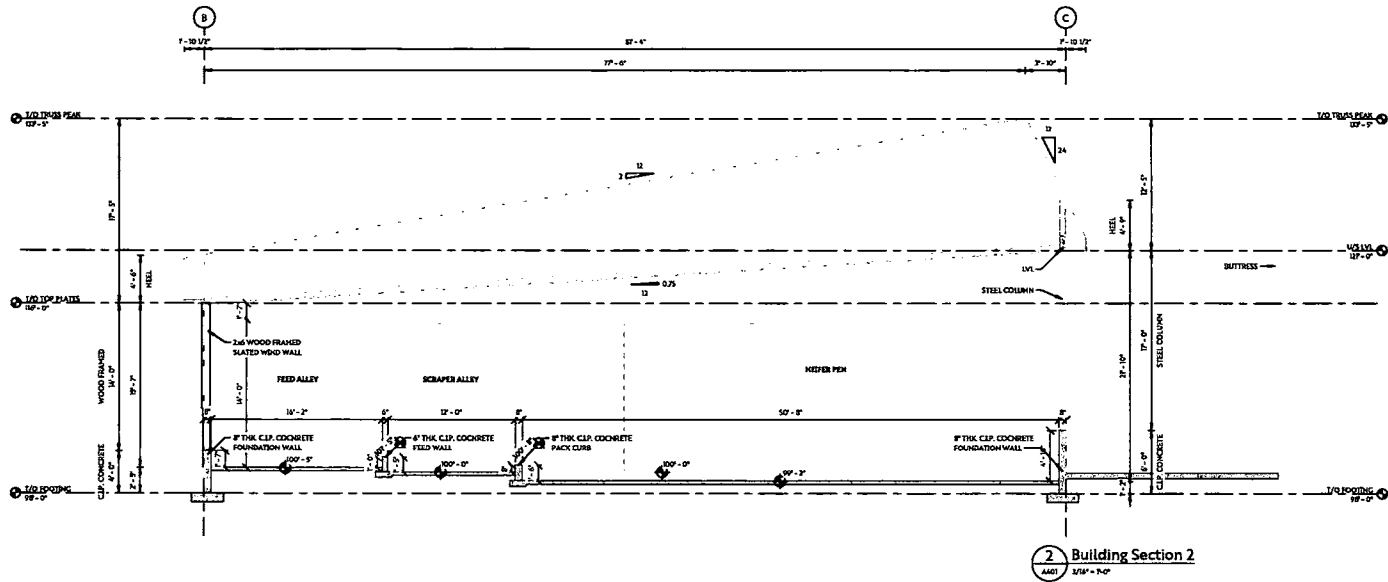
Enlarged Floor Plan

Sheet No: A203

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1 Building Section 1
A401 3/8" = 1'-0"



2 Building Section 2
A401 3/8" = 1'-0"

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1603 855-0655 P.O. BOX 1000
BLACKFALDS, AB T0N 0T0

Stonybrook Farms
Heifer Barn
Lacombe County, Alberta

12-14-41-27 W4

NO.	REVISION	DATE
1	ISSUED FOR PRELIMINARY REVIEW	2023-03-28

Project No: A23415
Date: 10/19/2023
12:30:21 PM
Drawn by: JC, KS
Checked by: JC
Sheet Name:

Building Sections

Sheet No:

A401

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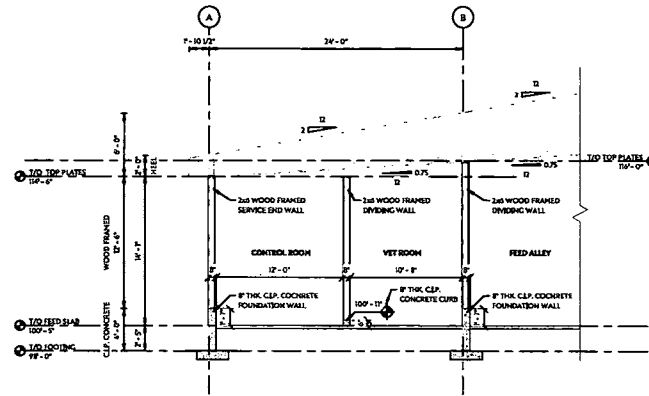
PRELIMINARY

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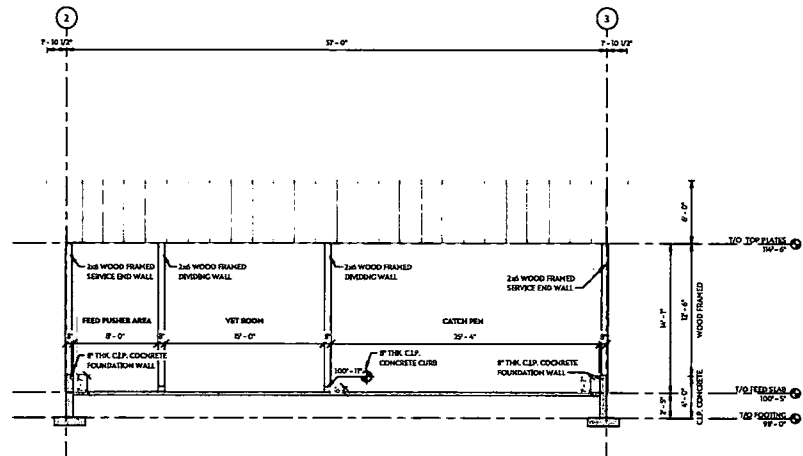
aggregate
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1403 85-825 P.O. BOX 1990
BLACKWATER, AL T0M 2S0



3 Building Section 3
1/8" = 1'-0"



4 Building Section 4
1/8" = 1'-0"

Stonybrook Farms
Heifer Barn
Lacombe County, Alberta
12-16-41-27 W4

NO.	DESCRIPTION	DATE
1	ISSUED FOR PRELIMINARY REVIEW	2023-03-23

Project No: A23425
 Date: 10/18/2023
 Drawn by: D30623 PM
 Checked by: JC, KS
 Street Name:

Building Sections

Sheet No:
A402

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https://1b.a2/ehtj



NOTES CONCERNING BUILDING LOCATION

1. THIS SITE PLAN IS BASED ON INFORMATION PROVIDED BY THE OWNER AND NOT A SURVEY OR ACTUAL SITE MEASUREMENTS. ENGINEER IS TO BE ADVISED BEFORE START OF CONSTRUCTION OF ANY UNKNOWN FEATURES ON THIS OR THE ADJACENT SITES THAT MIGHT IMPACT ON THE PROJECT (EITHER DURING CONSTRUCTION OR FUTURE USE).
2. THE "NORTH" ORIENTATION REFERS TO NOMINAL NORTH RATHER THAN TRUE OR MAGNETIC NORTH.
3. ANY DIMENSIONS THAT SHOW THE LOCATION OF EXISTING FEATURES ARE APPROXIMATE ONLY AND ARE TO BE CONFIRMED BEFORE CONSTRUCTION START AS REQUIRED BY A CERTIFIED ALBERTA LAND SURVEYOR.
4. LANDSCAPING IS SUBJECT TO CHANGE.

BYLAW INFORMATION

ZONING: AGRICULTURE DISTRICT (A)

SETBACKS

FRONT YARD (M):
 CENTERLINE OF "PAVED" ROAD TO BUILDING = 53.34m (SP-01)
 CENTERLINE OF "PAVED" ROAD TO VEGETATION = 30.48m (SS00-01)
 CENTERLINE OF "GRAVEL" ROAD TO BUILDING = 34.80m (SP-01)
 CENTERLINE OF "GRAVEL" ROAD TO VEGETATION = 22.84m (SP-01)

SIDE YARD (M):
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (SP-01)

REAR YARD (M):
 PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (SP-01)

PROPERTY LINE OF AGRICULTURE DISTRICT = 7.62m (SP-01)

SITE PLAN LEGEND

PROPERTY LINE	---
SETBACK LINE	---
RIGHT OF WAY LINE	---
RIGHT OF WAY HATCH	▨
PROPOSED BUILDING	▭
FENCE	▭
MAIN DOOR	▭
OVERHEAD DOOR	▭
BARBER TREE	▭
ENTRANCE	▭

Site Schedule

ON SITE	Area (m ²)	Area (sq ft)
APRON	1,394.8 m ²	15,013.33 sq ft
MANURE PAD	232.3 m ²	2,500.00 sq ft
	1,627.0 m ²	17,513.33 sq ft
Grand total	1,627.0 m ²	17,513.33 sq ft

SITE MATERIAL LEGEND

APRON	▭
SIDEWALK	▭
LIGHT DUTY ASPHALT	▭
HEAVY DUTY ASPHALT	▭
GRAVEL	▭
LANDSCAPING	▭
HARD LANDSCAPING	▭
MULCH	▭

1 Site Plan
A102 1:1000



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1408 845-5125 P.O. BOX 1095
BLACKFLYD, AB, T0M 0G0

Stonybrook Farms
Heifer Barn
Lacombe County, Alberta
12-14-41-27 W4

DATE	DESCRIPTION
2023-09-28	ISSUED FOR PRELIMINARY REVIEW
2023-09-28	ISSUED FOR PRELIMINARY REVIEW
2023-09-28	ISSUED FOR PRELIMINARY REVIEW

Project No: A23425
Date: 10/18/2023
12:29:26 PM
Drawn by: JC, JC
Checked by: JC
Sheet Name:

Site Plan
Sheet No:
A102

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