



# South Interlake Planning District

285 Main Street • P.O. Box 1219 • Stonewall, MB R0C 2Z0  
T: 204-467-5587 • F: 204-467-8383 • E: info@sipd.ca

## Application for Variation Order Rural Municipality of Rockwood

Name of Applicant: Canada Sheep and Lamb  
Name of Property Owner(s): David Kent Byle and Emmy Katherine Byle  
Civic Address of Property: 72078 PR 20  
Legal Description of Property: SE 5-13-3E

Council requires that the following be supplied:

- |  |  |
|--|--|
| <input type="checkbox"/> Detailed Site Plan                        | <input type="checkbox"/> Detailed Letter of Intent               |
| <input type="checkbox"/> Status of Title (dated within 1 month)    | <input type="checkbox"/> Letter of Authorization (if applicable) |
| <input type="checkbox"/> Variation Application Fee: \$400.00       | <input type="checkbox"/> Additional Fees (as required)           |
| <input type="checkbox"/> Minor Variation Application Fee: \$200.00 |  |

**\*\*Application will not be processed until all of the required information has been submitted\*\*  
**\*\*The fee for this application is NOT REFUNDABLE if the application is denied\*\*****

Applicable Documents: Development Plan: By-Law No. 3/10 as amended  
Zoning By-Law: By-Law No. 17/09 as amended

Proposed Changes: It is proposed to change the separation distances of livestock operation from single residence from 1,132 ft to 792 ft and from designated area from 6,037 ft to 1,935 ft.  
Previous Applications: The designated area is located in the Rm of West St. Paul.

Reasons in Support: Please Attach

I undertake to observe and perform all provisions of The Planning Act, the applicable Development Plan, Zoning By-law, any Development Agreement entered into under authority of The Planning Act and any conditions imposed under authority of The Planning Act, and the provisions of other relevant laws or by-laws.

I understand that should it be a condition of the approval of my application that I enter into a Development Agreement with the Town or Municipality in which the said property is located, then, I shall be responsible to indemnify such local government for property legal fees and disbursements incurred by it in negotiating such agreement regardless of whether such agreement is reached or not. Accordingly, I undertake upon notification of such condition to pay unto such local government such sum as it may demand as a deposit on account of such local fees and disbursements.

Signature of Owner(s): David Byle Emmy K Byle Date: Oct. 6, 2017  
Address: BOX 14, Balmoral MB, R0C 0H0 E-Mail: edbyle@gmail.com  
Mailing Address City/Province Postal Code

Home Phone: 204-461-1206 Cell Phone: 204-461-3808 Work Phone: -

Signature of Applicant: Pat Smith Date: Oct 10/17  
Address: 3-20 Brandt st., Steinbach MB, R5G 1Y2 E-Mail: pat@can/sheepfarm.com  
Mailing Address City/Province Postal Code

Home Phone: \_\_\_\_\_ Cell Phone: \_\_\_\_\_ Work Phone: (204) 381-0146

The personal information which you are providing is being collected under the authority of the Planning Act and will be used for the purpose of approving this application. Information is also being collected for the purpose of statistical reporting. It is protected by the Protection of Privacy provisions of the Freedom of Information and Protection of Privacy Act. If you have questions about the collection and/or use of information, contact South Interlake Planning District, 285 Main Street, P.O. Box 1219, Stonewall, MB R0C 2Z0, Phone: 204-467-5587, Email: info@sipd.ca

### FOR PLANNING OFFICE USE ONLY:

Application Received By: Laura Beech JB Date Received: Oct. 10/17  
Receipt No.: \_\_\_\_\_ Amount Received: \$400 Variation Order No.: RWV 12/17  
Cash: \_\_\_\_\_ Cheque: 001226 Debit: \_\_\_\_\_

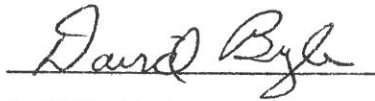
RECEIVED BY  
OCT 10 2017  
S. I. P. D.

South Interlake Planning District  
285 Main Street  
P.O. Box 1219  
Stonewall, MB R0C 2Z0

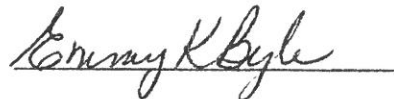
September 04, 2017

**Re: Letter of Authorization**

We, the undersigned, would like to confirm that South-Man Engineering and Canada Sheep and Lamb are authorized to submit applications on our behalf for conditional use and variation orders for a proposed livestock development in the RM of Rockwood, SE 5-13-3E.



David Kent Byle



Emmy Katherina Byle



15-1599 Dugald Road  
Winnipeg, MB R2J 0H3  
Phone: 204.668.9652  
Fax: 204.668.9204  
E-mail: sme@southmaneng.com



South Interlake Planning District  
285 Main Street  
P.O. Box 1219  
Stonewall, MB R0C 2Z0

October 10, 2017

**Re: Application for Variation Order – Canada Sheep and Lamb-Rockwood  
R.M. of Rockwood, SE 5-13-3E**

To Whom it May Concern;

Please accept the following application for Variation Order submitted by South-Man Engineering on behalf of Canada Sheep and Lamb-Rockwood. The proposed development involves expansion of sheep production from 2,000 replacement ewes located at SE 5-13-3E in the Rural Municipality of Rockwood to 8,000 lambing ewes, with lambs removed after 10 weeks. The existing buildings will be utilized for lambing and corrals are proposed to be constructed west of the existing buildings to facilitate the increased sheep inventory. Moreover, Canada Sheep and Lamb is planning to establish its corporate headquarter at this site. Additional office space will be constructed to facilitate administration and production staff.

As the separation distances of the proposed development from the rural residence to the north and a designated area to the southeast are less than the zoning bylaw minimum, we are submitting application for change of separation distances as follows:

Land use feature	Min separation distance required	Actual separation distance	Location
<b>Residence/dwelling</b>	1,132 ft	792 ft	Rural residence in NE-5-13-3E
<b>Designated area</b>	6,037 ft	1,935 ft	Subdivision in NW-33-12-3E

If you have any questions or concerns regarding this project, please contact our office at (204) 668-9652.

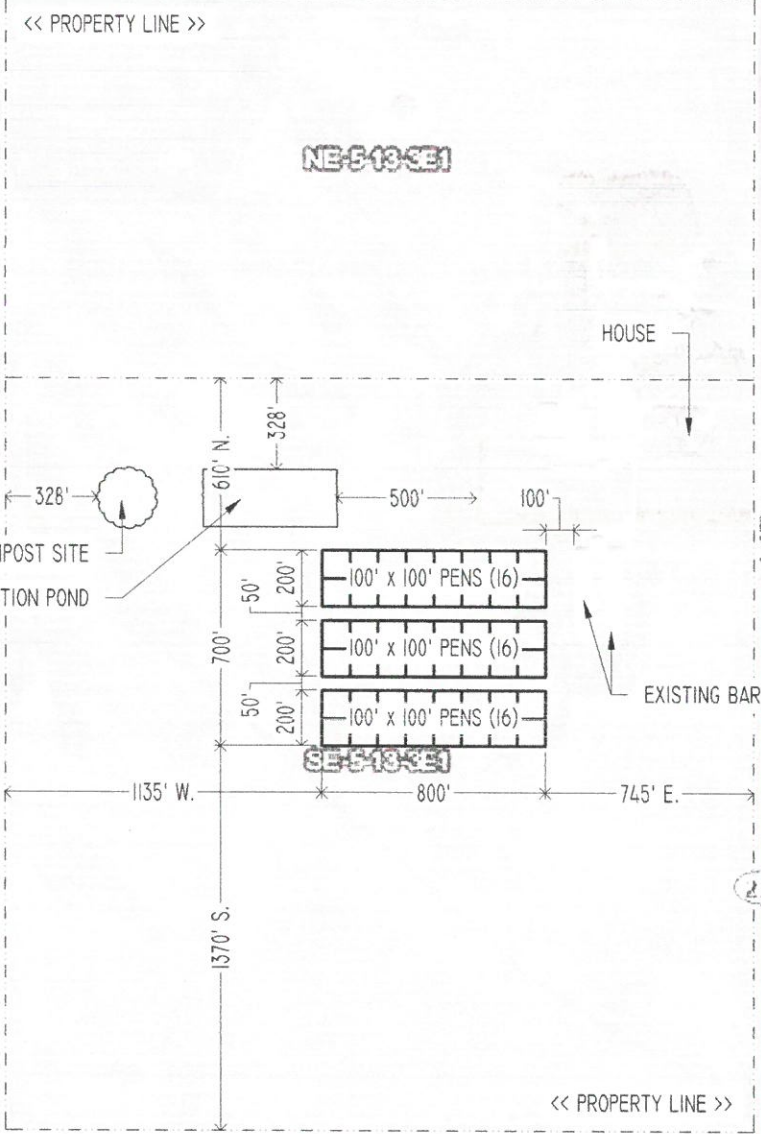
Respectfully Submitted;

South-Man Engineering

Per,

Peter Grieger, P. Eng.





NW-6-13-3E1

NE-6-13-3E1

NW-4-13-3E1

SW-6-13-3E1

SE-6-13-3E1

SW-4-13-3E1

Rockwood

COMPOST SITE  
RETENTION POND

HOUSE

EXISTING BARN

<< PROPERTY LINE >>

321

221

72N

NE-2-12-3E1

**RECEIVED BY**  
**OCT 10 2017**  
**S.I.P.D.**



PROJECT NAME CANADA SHEEP & LAMB ROCKWOOD FARMS		BUILDING AREA N/A	
SHEET TITLE SITE PLAN		DRAWN BY R. FLORES SOUTH-MAN ENGINEERING	
DATE DRAWN SEPTEMBER 2017		DRAWING SCALE N.T.S.	SHEET NUMBER SP-1
THIS DRAWING IS THE PROPERTY OF SOUTH-MAN ENGINEERING, WINNIPEG, MANITOBA, CANADA.			

RECEIVED BY  
OCT 10 2017  
S. I. P. D.

**STATUS OF TITLE**

Title Number       **2865385/1**  
Title Status       **Accepted**  
Client File         **general**

**The Property Registry**  
A Service Provider for the Province of Manitoba



**1. REGISTERED OWNERS, TENANCY AND LAND DESCRIPTION**

DAVID KENT BYLE AND EMMY KATHERINA BYLE

ARE REGISTERED OWNERS AS JOINT TENANTS SUBJECT TO SUCH ENTRIES  
RECORDED HEREON IN THE FOLLOWING DESCRIBED LAND:

PARCEL 1: THE NLY 1320 FEET PERP OF THE SE 1/4 OF SECTION 5-13-3 EPM  
EXC ROAD PLAN 35289 WLTO

PARCEL 2: THE S 1/2 OF THE NE 1/4 OF SECTION 5-13-3 EPM  
EXC OUT OF SAID PARCEL 2  
FIRSTLY: THE SLY 462 FEET OF THE ELY 660 FEET  
AND SECONDLY: ROAD PLAN 35289 WLTO

The land in this title is, unless the contrary is expressly declared, deemed to be subject to the reservations and restrictions set out in section 58 of *The Real Property Act*.

**2. ACTIVE INSTRUMENTS**

Instrument Type:       **Caveat**  
Registration Number:   **1224881/1**  
Instrument Status:     **Accepted**

Registration Date:     1989-11-03  
From/By:               MANITOBA TELEPHONE SYSTEM  
To:

Amount:  
Notes:                 PT FOR R/W PL 24452  
Description:           RIGHT-OF-WAY AGREEMENT

Instrument Type: **Mortgage**  
Registration Number: **3980513/1**  
Instrument Status: **Accepted**

Registration Date: 2010-09-16  
From/By: BYLE'S BREEDER FARM LTD.  
To: MANITOBA AGRICULTURAL SERVICES CORPORATION

Amount: \$1,650,000.00  
Notes: No notes  
Description: No description

**3. ADDRESSES FOR SERVICE**

DAVID KENT BYLE  
BOX 14  
BALMORAL MB  
ROC OH0

EMMY KATHERINA BYLE  
BOX 14  
BALMORAL MB  
ROC OH0

**4. TITLE NOTES**

No title notes

**5. LAND TITLES DISTRICT**

Winnipeg

**6. DUPLICATE TITLE INFORMATION**

Duplicate not produced

**7. FROM TITLE NUMBERS**

2409035/1      All

**8. REAL PROPERTY APPLICATION / CROWN GRANT NUMBERS**

No real property application or grant information

9. ORIGINATING INSTRUMENTS

Instrument Type: Transmission Of Land  
Registration Number: 4771162/1

Registration Date: 2016-09-29  
From/By: DAVID KENT BYLE AND EMMY KATHERINA BYLE  
To:  
Amount:

10. LAND INDEX

NE 5-13-3E  
S 1/2 EX RD 35289 EX S 462 FT OF E 660 FT

SE 5-13-3E  
NLY 1320 FT PERP EX RD 35289 EX RD 22956

CERTIFIED TRUE EXTRACT PRODUCED FROM THE LAND TITLES DATA STORAGE  
SYSTEM OF TITLE NUMBER 2865385/1

# Main Form

roll number  legal   
 measurement   civic address   
 dwelling  ownership code  ward  zoning:  land use:

Link Rolls

- Municipality
- Town of Stonewall
  - RM of Rockwood
  - Town of Teulon
  - RM of Rosser/CentrePort

	owner	address 1	address 2	address 3	town	prov	post code
1	BYLE DAVID KENT JT			PO BOX 14	BALMORAL	MB	R0C 0H0
2	BYLE EMMY KATHERINA JT						

assessment

class	status	land	building
12	T	50,000	358,900
30	T	175,000	581,200

title

title	LTO
2865385	WP

permits

permit no.
DRW006/83
DRW023/86
DRW060/82
PRW020/04
RW029/04

conditional use

variation

file
RWV 14/95

zoning memo

subdivision

microfiche

items
v-order

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Search

<input type="button" value="Criteria"/>	<input type="button" value="Next"/>	<input type="button" value="Previous"/>	<input type="button" value="⏪"/>	<input type="button" value="⏩"/>	<input type="button" value="Merge Data"/>	<input type="checkbox"/> Add to merge	<input type="button" value="Quit"/>
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# Main Form

roll number  legal   
 measurement   civic address   
 dwelling  ownership code  ward  zoning:  land use:

Link Rolls

- Municipality**
- Town of Stonewall
  - RM of Rockwood
  - Town of Teulon
  - RM of Rosser/CentrePort

	owner	address 1	address 2	address 3	town	prov	post code
1	BYLE ROBERT FREDERICK			1549 BLACKDALE RD	WEST ST PAU	MB	R4A 0A9
2	BYLE ROSE ANNA LINDA JT						

assessment

class	status	land	building
30	T	133,700	0

title

title	LTO
2409041	WP

permits

conditional use      variation      zoning memo      subdivision      microfiche

year

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**Search**

<input type="button" value="Criteria"/>	<input type="button" value="Next"/>	<input type="button" value="Previous"/>	<input type="button" value="⏪"/>	<input type="button" value="⏩"/>	<input type="button" value="Merge Data"/>	<input type="checkbox"/> Add to merge	<input type="button" value="Quit"/>
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