

HOME- OWNER INFO



Property Information

For information about your property including your property line locations, previously issued permits, building plans and inspection reports, a File Search Request may be submitted at: cityofgp.com/filesearch



Property Taxes

As a property owner in Grande Prairie, you will receive a property tax notice every May. It indicates your share of municipal and education property tax and the payment due date.



Restrictive Covenants, Easements & Caveats

These are legal restrictions placed on a property by an individual, a private company or an organization. For example, a restrictive covenant may specify the colour and style of the fence you can build.

A drainage easement is used to convey water from adjacent properties, through your property. These restrictions on your land are legal agreements and enforcement is resolved through the legal system, not by the City of Grande Prairie.

This information is contained on your Land Title, which can be purchased at the Registry Office.



Home Renovations

Permits are required if you are developing unfinished areas, moving interior walls or changing window sizes. They are not required if you're painting walls, replacing flooring or counter tops.



Decks

Permits for decks are required when the deck is:

- more than two feet above grade, and/or
- has a solid roof, and/or
- has two or more solid walls above the decking

Review regulations for setbacks to property lines and easements.



Sheds & Garages

Permits for sheds and garages are required if the building you are looking to construct is over 10m² (108 ft²). Review regulations for setbacks to property lines and easements.



Secondary Suites & Garage Suites

The City regulates properties where suites can be built and several permits are required to build a secondary or garage suite, for detailed information visit: cityofgfp.com/secondariesuites



Fences

Permits are not required. The maximum heights are:

- 1.9 m (6'2") in the rear and side yards
- 0.9 m (3'0") in the front yard
- 1.0 m (3'3") inside a corner visibility triangle



Landscaping & Drainage

Permits are only required if you alter the way the drainage leaves your parcel. You do not need a permit to add topsoil and finished landscaping to a new property. When landscaping, it is important to refer to the Lot Grading Certificate if available and complete the landscaping according to that document.

All property owners are responsible for maintaining surface grading on their property in a manner that protects their buildings from surface water and does not negatively impact adjacent properties. This includes any grass or concrete drainage swales located on the parcel.

All projects must meet the City's regulations.
Visit cityofgfp.com/homeimprovements
for a complete list of regulations, fees and forms.

Other Information



Garbage & Recycling Collection

Curbside collection services in Grande Prairie are provided by Aquatera Utilities Inc. Please visit: aquatera.ca for more information about which day to expect your service.



Snow Plowing & Ice Control

Residential roads are plowed in two-week rotations triggered by the City when snow accumulates, or a significant snowfall occurs. When triggered, crews plow on the day before garbage collection, or on Friday if your garbage collection day is Monday.

Residential snow removal does not take place on weekends. Property owners are required to remove snow and ice from public sidewalks adjacent to their property within 24-hours of a snowfall. For detailed information, including main road winter maintenance, visit: cityofgp.com/snow



Transit

The City provides scheduled transit service. All buses are GPS tracked meaning riders can see exactly when their bus will arrive. Up to the minute tracking from your computer or mobile device can be accessed at: cityofgp.com/transit



Interactive Maps

Use our online interactive maps to explore the City, find an address, park, city facility or school. You can also determine your zoning and the zoning of neighborhood properties and view aerial imagery. Found at: cityofgp.com/maps



Engage with the City

Get involved with local government projects and initiatives by signing up at: engage.cityofgp.com



GP Guide

The Grande Prairie Guide is a great resource to learn about the amenities, activities, services and supports the community has to offer. Find out why Grande Prairie is a great place to live, work and play at: cityofgp.com/livehere



Parks & Recreation

Grande Prairie has over 100 km of trails, along with parks and greenspaces to meet all your outdoor recreation needs. For details visit: cityofgp.com/parks-recreation



Culture & Entertainment

Grande Prairie is a welcoming city with many opportunities to get out and stay connected. Check out our cultural opportunities at: cityofgp.com/culturecommunity

For more information, please contact Access GP

PHONE 311 or 780-538-0300

EMAIL info@cityofgp.com

WEB cityofgp.com



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