



## REF 2018-002, Leduc County New IDP Leduc County and County of Wetaskiwin

### Recommendation

*EMRB Administration recommends that REF application 2018-002 be approved.*

### Background

On March 1, 2018, the EMRB received an application from Leduc County for approval of a new Intermunicipal Development Plan (IDP) with the County of Wetaskiwin. Leduc County submitted the proposed new IDP pursuant to the following submission criteria in the Regional Evaluation Framework (REF):

*4.1 A municipality must refer to the Board any proposed new statutory plan, except for:*

- a) a new sub-area structure plan that is subordinate to and consistent with its higher order area structure plan or area redevelopment plan;*
- b) a new area structure plan for country residential development within the zoned and/or designated country residential areas as depicted on Schedule 2: Edmonton Metropolitan Regional Structure to 2044 in the Edmonton Metropolitan Region Growth Plan; or*
- c) a new area structure plan in a town or village with a population of less than 5000 that is consistent with the town or village municipal development plan.*

EMRB Administration deemed the application complete on March 8, 2018.

### Application

The purpose of the proposed IDP is to support neighbouring municipalities in aligning with Provincial requirements for intermunicipal planning. Additionally, the new IDP will provide the manner and proposed planning for future developments in the plan area.

### Evaluation

EMRB Administration obtained the assistance of Stantec Consulting Ltd. to evaluate the application with respect to the REF requirements. The Stantec evaluation (attached) reviewed the proposed IDP in relation to the objectives of the Edmonton Metropolitan Region Growth Plan in Section 8 of the EMRB Regulation 189/2017, the Principles and Policies of the Growth Plan, and the remaining evaluation criteria in Section 8 in Schedule A of the REF Ministerial Order MSL 111/17. The Stantec evaluation recommends that Leduc County's IDP be approved by the EMRB.



## **EMRB Administration Comments**

EMRB member Leduc County has undertaken intermunicipal planning with non-EMRB member County of Wetaskiwin. In this regard, the IDP policies relating to the portion of land within the boundaries of EMRB (Leduc County) must be consistent with the principles and policies of the Edmonton Metropolitan Region Growth Plan (EMRGP).

The IDP is located in the Rural Area; defined as “*lands outside the metropolitan area within the wider Edmonton Metropolitan Region, consisting of rural working landscapes with agricultural lands, major employment areas and local employment areas, natural living systems, recreation areas and resource extraction areas, counties, towns, villages, incorporated hamlets and country residential development with some local levels of service and community amenities*” in EMRGP

The lands within the IDP for Leduc County are characterized by predominantly agricultural activities but additionally includes several summer villages, as well as recreation and country residential developments surrounding Pigeon and Wizard Lakes.

The IDP gives direction to protect natural living systems and environmental assets with several policies regarding environmental stewardship, watershed management and protection, monitoring pollution related to extraction activities, and protecting environmentally sensitive areas (including the several lakes within the plan area). Additionally, included are policies that provide opportunities for a variety of residential choices to support local employment that is consistent within the rural context and are supported by the efficient use of infrastructure (i.e. prioritizing growth around existing infrastructure and by optimizing new infrastructure).

The IDP outlines policies for the provision of a safe and efficient transportation system that will enable and support the continued agricultural activities and rural residential uses. The majority of the lands are currently used for agriculture and the IDP will ensure the wise management of prime agricultural resources by directing non-agricultural uses to be considered where there will be minimal negative effect on current agricultural activities.

Overall, the proposed Leduc County and County of Wetaskiwin IDP is consistent with the principles and policies of the Edmonton Metropolitan Region Growth Plan and Section 8 of the EMRB Regulation.

EMRB Administration agrees with the REF Consultant evaluation and supports approval of the IDP by the Edmonton Metropolitan Region Board.

## **Recommendation**

EMRB Administration recommends that REF 2018-002 be approved.



**Attachments**

Evaluation

Stantec Consulting Ltd.

REF Documents

1. Cover Letter Leduc County County of Wetaskiwin
2. Bylaw No. 05-18 Leduc County County of Wetaskiwin
3. Leduc County County of Wetaskiwin IDP
4. Leduc County County of Wetaskiwin IDP Council Report
5. Leduc County County of Wetaskiwin IDP Report