



ALBERTA
MUNICIPAL AFFAIRS

*Office of the Minister
MLA, Grande Prairie*

MINISTERIAL ORDER NO. MSD:088/20

I, Tracy L. Allard, Minister of Municipal Affairs, pursuant to Section 12(2) of the Edmonton Metropolitan Region Board Regulation, make the following order:

1. The Regional Evaluation Framework dated September 2020 attached as Schedule A to this Order is hereby established.
2. Ministerial Order No. MSL:111/17 is hereby rescinded.

Dated at Edmonton, Alberta, this 14th day of December, 2020.

Tracy L. Allard
Minister of Municipal Affairs

Regional Evaluation Framework

1.0 Introduction

The Edmonton Metropolitan Region Board (the "Board") has been directed through the Edmonton Metropolitan Region Board Regulation (the "Regulation") to implement the Edmonton Metropolitan Region Growth Plan (the "EMRGP") subsequent to its adoption by the Government of Alberta. The Regional Evaluation Framework (the "REF") provides the Board with the authority to evaluate and approve member municipal statutory plans to ensure alignment with the principles and policies of the EMRGP.

2.0 Purpose

The purpose of the REF is to provide member municipalities with criteria to determine when new municipal statutory plans and statutory plan amendments must be submitted to the Board for approval and procedures for submission. Further, the REF establishes statutory plan evaluation criteria and procedures for the Board to follow in the review and approval of local plans of regional significance to ensure they are consistent with the long-term regional interests identified in the EMRGP.

3.0 Definitions

In addition to the definitions contained in the Regulation, words defined in the EMRGP shall be given the same meaning for the purposes of this REF.

4.0 Statutory Plan Referral by a Municipality

A municipality must review and refer to the Board any proposed statutory plan or statutory plan amendment pursuant to this Section and the interpretative guidelines provided in the Planning Toolkit, which are used to ensure consistent application of these REF criteria. In the event of a conflict or inconsistency between the Planning Toolkit and the REF, the REF shall prevail to the extent of the conflict or inconsistency.

4.1 New Statutory Plans

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. when the adoption of a new sub-area structure plan requires an amendment to an existing area structure plan and the amendment to the existing area structure plan does not meet the submission criteria in Section 4.3;
- c. 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 EMRGP; or,

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- d. a new intermunicipal development plan between non-member municipalities and member municipalities that conforms to the member municipalities' municipal development plan.

4.2 Substantive Amendment

All amendments are deemed to be a Substantive Amendment unless one or more of the following applies:

- a. the amendment addresses only housekeeping matters and/or plan consolidations and does not materially affect the plan in principle or substance;
- b. the amendment only relates to or arises from items of a technical nature necessitating minor amendments limited to local land use matters and there is no impact on the regional infrastructure referenced in Section 4.3;
- c. the amendment pertains only to amendments to embedded zoning;
- d. the purpose of the amendment is only to allow for a new, complementary land use within the amendment area that results in anticipated development of similar or greater intensity to what existed prior to the amendment; or,
- e. the purpose of the amendment is only to achieve a municipal objective and the amendment aligns with the goals and objectives of the EMRGP.

4.3 Amendments to Statutory Plans

A municipality must refer to the Board any proposed amendment to a statutory plan that meets one or more of the following conditions unless exempted in accordance with Section 4.2:

- a. The proposed amendment to a municipal development plan is pursuant to Chapter 5, Section 5.1.3 of the EMRGP for the purpose of updating the municipal development plan to conform with the EMRGP.
- b. The proposed amendment to a municipal development plan would result in the development of new country residential outside of zoned and/or designated country residential areas as depicted on Schedule 2: Edmonton Metropolitan Regional Structure to 2044 in the EMRGP.
- c. The proposed statutory plan amendment requires the extension or upgrading of regional infrastructure not identified in or consistent with the Growth Plan or would result in a change to the boundaries:
 - i. of an area structure plan, intermunicipal development plan, or urban service area where the boundary change results in an increase in area of more than 8 ha; or
 - ii. of a growth hamlet or hamlet that is not designated a growth hamlet in a municipal development plan where the boundary change results in an increase in area of more than 32 ha.
- d. The proposed statutory plan amendment is outside Downtown Edmonton, as depicted on Schedule 3A: Major Employment Areas in the EMRGP, and would result in the conversion of lands larger than 32 ha within a major employment

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- area from major employment uses to non-employment uses and/or would result in a change to the boundaries of a major employment area.
- e. The effect of the proposed statutory plan amendment requires the extension and/or increase in the capacity of the Regional Water and Wastewater Lines, as identified on Schedule 8A: Infrastructure Corridors in the EMRGP, or to regional water or wastewater treatment facilities.
 - f. The boundaries of the proposed amendment to the statutory plan are within 0.8 km of a future pipeline corridor as depicted on Schedule 8B: Energy Corridors in the Edmonton Metropolitan Region Growth Plan.
 - g. The proposed statutory plan amendment decreases the planned density of the statutory plan area:
 - i. below the density targets listed in Schedule 6 of the EMRGP for statutory plans adopted after October 2017, or
 - ii. below the density ranges in the Capital Region Growth Plan (the "CRGP") for grandfathered statutory plans in accordance with Section 8.2.
 - h. The proposed statutory plan amendment contemplates the removal, major realignment or reclassification of a road identified on Schedule 10A: Transportation Systems - Regional Roads to 2044 in the EMRGP.
 - i. The proposed amendment to the statutory plan contemplates the removal or major realignment of a Recreation Trail Corridor as depicted on Schedule 10B: Transportation Systems - Regional Transit and Trails to 2044 in the EMRGP,
 - j. The boundaries of the proposed amendment to the statutory plan:
 - i. include a Park and Ride;
 - ii. are within 0.4 km of a Planned LRT line; or
 - iii. are within 0.4 km of a TOD Centre as identified on Schedule 2: Edmonton Metropolitan Regional Structure to 2044 in the EMRGP or as delineated more specifically by a municipality through a Council approved mechanism.

5.0 Referral of Statutory Plans

1. Statutory plans or statutory plan amendments referred to the Board pursuant to Section 4.0 must be referred to the Board after 1st reading and before 3rd reading of a bylaw or bylaws.
2. A statutory plan or statutory plan amendment referred by a municipality to the Board must include:
 - a. the proposed statutory plan or statutory plan amendment bylaw;
 - b. sufficient documentation to explain the statutory plan or statutory plan amendment;
 - c. sufficient information to ensure that the statutory plan or statutory plan amendment can be evaluated pursuant to the evaluation criteria in Section 8.0; and,
 - d. a copy of the most recent amended plan without the proposed amendment.

6.0 Board Administration Review

1. Within 25 working days of the date on which the statutory plan or statutory plan amendment referral is found to be complete by the Board, the Board Administration must present to the Board a report and recommendation to either approve or reject the statutory plan or statutory plan amendment.

7.0 Board Review and Decision

1. At the meeting at which the Board administration report and recommendation are presented, the Board may, by consensus, approve or reject the statutory plan or statutory plan amendment.
2. In the event that consensus is not achieved, a formal vote of the Board must be conducted, in accordance with the voting and notification provisions of the Regulation and the Board's procedural bylaw.
3. Prior to a vote on a statutory plan or statutory plan amendment the Board must provide an opportunity to hear from:
 - a. the Board Administration; and,
 - b. the municipality proposing the statutory plan or statutory plan amendment.
4. Notice of the decision of the Board must be provided in writing to the applicant.

8.0 Evaluation of a Statutory Plan or Statutory Plan Amendment

1. When evaluating a statutory plan or statutory plan amendment, the Board must consider whether approval and full implementation of the statutory plan or statutory plan amendment would result in development that is consistent with the EMRGP.
2. Notwithstanding Section 8.1 above, when evaluating a statutory plan amendment to a statutory plan, other than a municipal development plan, approved by the Board under the CRGP, the Board may use the density targets of the CRGP rather than the density provisions within the EMRGP. All other provisions of the EMRGP shall be in effect for evaluation purposes.

9.0 REF Review

1. The REF will be reviewed and updated simultaneously with the 5 Year Interim Reviews and the 10 Year Comprehensive Reviews of the EMRGP or at the request of the Board or the Minister.

