VILLAGE OF SPRING LAKE
PROVINCE OF ALBERTA

BYLAW NO. 368

BEING A BYLAW TO PROVIDE FOR THE PURPOSE OF ADOPTING AN INTERMUNICIPAL DEVELOPMENT PLAN BETWEEN THE VILLAGE OF SPRING LAKE AND PARKLAND COUNTY

WHEREAS the *Municipal Government Act*, RSA 2000, c.M-26 authorizes Council to work collaboratively with neighbouring municipalities to ensure the efficient future land use planning adjacent to municipal boundaries; and,

WHEREAS The Village of Spring Lake and Parkland County have worked collaboratively on the preparation of an intermunicipal development plan between both municipalities; and,

WHEREAS the Council of the Village of Spring Lake deems it desirable and appropriate to adopt the Village of Parkland County / Village of Spring Lake Intermunicipal Development Plan.

NOW THEREFORE the Council of the Village of Spring Lake duly assembled and under the authority of the *Municipal Government Act*, as amended, hereby enacts the following:

1. That the "Parkland County / Village of Spring Lake Intermunicipal Development Plan" attached and forming part of Bylaw No. 368, is hereby adopted.

2. That Bylaw No. 368 shall come into force and effect upon third reading by Council and shall remain in force until repealed or amended.

READ A FIRST TIME this 9th day of October, 2018.

READ A SECOND TIME this 13th day of November, 2018.

READ A THIRD TIME and finally passed this 13th day of November, 2018.

Jason Sheff
Mayor

Chief Administrative Officer

Parkland County / Village of Spring Lake
Intermunicipal Development Plan
Bylaw 368

Village of Spring Lake

parkland county

1 INTRODUCTION:

An Intermunicipal Development Plan (IDP) is a statutory document prepared with two (or more) municipalities that share a common border, and where at least one member is not a part of a growth management region. An IDP ensures future development and land use policy is coordinated between municipalities.

Parkland County ("the County") and the Village of Spring Lake ("the Village"), under direction of Section 631 of the Municipal Government Act, have agreed to jointly engage in an IDP. This Plan has been developed to reduce potential conflicts between municipalities and to ensure the relationship remains strong, transparent, and collaborative in the future.

2 PURPOSE:

To have a co-operative approach for the process of land use and development, managing growth, environmental matters, infrastructure, other vital community services, and dispute resolution along the border of Parkland County and the Village of Spring Lake. The Plan shall contain:

a. Policies for:

b. Policies for administration and implementation which includes:

- IDP Committee
- Review Process
- Referral Requirements
- Amendment Process
- Dispute Resolution
- Plan Amendment or Repealing Process

3 GOALS:

a. To establish in good faith a method for collaboration between both municipalities on land use matters
b. To reduce the potential for future conflict(s) and encourage understanding.
c. To identify and conserve environmental features, recreation and open space.
d. To harmonise and confirm future land uses, infrastructure, transportation, and development within the Plan Area.
e. To provide a process and procedure for dispute resolution, amendments and administration of the Plan.
f. To enhance opportunities for increased quality-of-life through a diversified local economy and quality community services.
g. To meet the requirements established in the Municipal Government Act (Section 631), the Edmonton Metropolitan Region Growth Plan (Parkland County), and any other applicable requirement.

4 PLAN AREA:

The Plan Area extends 800 metres from the Parkland County and Village of Spring Lake boundary lines, excluding those lands within the corporate boundaries of the Village. The joint Plan Area covers approximately 741 ha (1,831 ac) of land. For a detailed review of the Plan Area and future land uses, refer to Map 1 – Future Land Use.

EXISTING LAND USE WITHIN THE PLAN AREA:

5 LAND USE POLICIES:

Parkland County and the Village of Spring Lake will engage and communicate in good faith on land matters within the Plan Area. Any disputes shall be addressed through Section 10 of this Plan. Each municipality will maintain their autonomy within their current boundaries. Within the Plan Area:

5.1 **Planning Referrals – Parkland County and the Village of Spring Lake** – Both municipalities shall send the following application(s) within the Plan Area and/or the Village to the adjacent municipality for review:
- a. A proposed Municipal Development Plan or amendments thereto;
- b. A proposed Land Use Bylaw or amendments thereto;
- c. A proposed Area Structure Plan or amendments thereto;
- d. A subdivision application; or,
- e. A discretionary development permit application.

Comments shall be sent back to the County within 21 calendar days. Past 21 calendar days, the referring municipality will consider there are no objections, comments, or concerns.

5.2 **Residential** – Any new residential development within the Plan Area shall address the conservation and/or preservation of sensitive natural areas and demonstrate compliance to the applicable policies and regulations in the County's Municipal Development Plan and Land Use Bylaw.

5.3 **Agriculture** – Agricultural practices are an integral part of Parkland County's economic and community life. Recognizing Parkland County residents' Right to Farm, agricultural uses within the Plan Area may result in additional light, noise, dust, and/or traffic in accordance with the Agricultural Operation Practices Act.

5.4 **Urban Growth** – The Plan Area in no way constitutes a future urban expansion boundary for the Village.

6 ENVIRONMENTAL POLICIES:

6.1 **Environmentally Significant Areas and Crown Lands** – Environmentally Significant Areas and Crown Lands have been identified within Map 2 – Environmental Features.

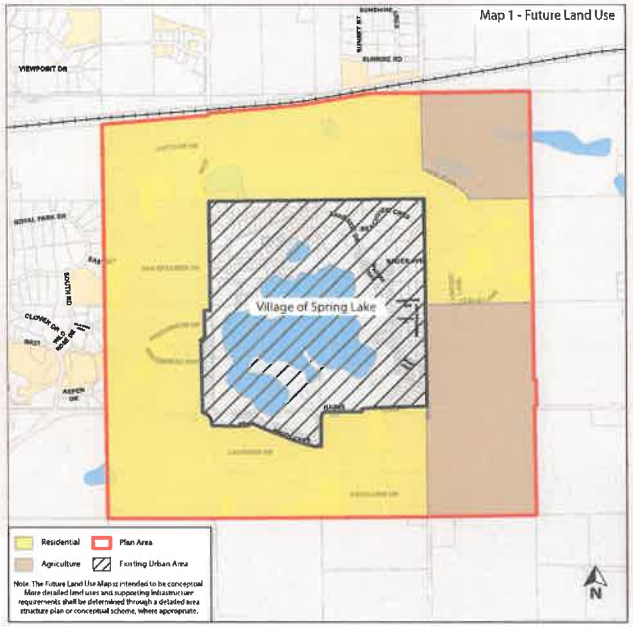
6.2 **Environmental Reserve** – The County shall follow Provincial regulations pertaining to the dedication, classification, and use of Environmental Reserve, Municipal Reserve, and Conservation Reserve and any other applicable municipal policy for lands within the Plan Area in an effort to maintain the health of the regional ecosystem.

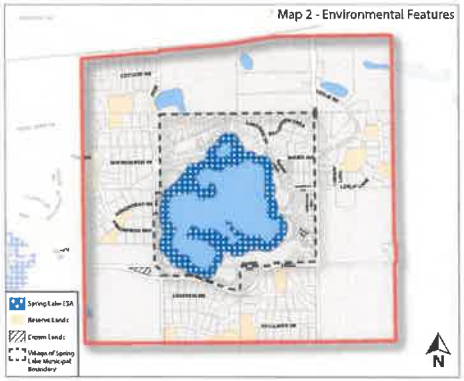
6.3 **Ecosystem Health** – Both municipalities will support environmental stewardship and the health of the regional ecosystem, watersheds, wetlands, and Environmentally Significant Areas within the Village and Plan Area.

6.4 **Connectivity** – Both municipalities may collaborate on the establishment of wildlife corridors and planned trail network(s) for passive and recreational enjoyment connecting the Village to lands within the Plan Area.

6.5 **Watershed Management** – Both municipalities recognize the importance of wetlands, riparian areas, watercourses, and waterbodies and will collaborate when reviewing proposals which may impact watershed(s) within the Plan Area. Participation by both municipalities in regional watershed alliance groups will be encouraged, and information and recommendations provided may be considered where appropriate.

6.6 **Setbacks from Natural Areas** – Through the County's Municipal Development Plan, Land Use Bylaw, and other policies, appropriate setbacks from waterbodies, watercourses, and other sensitive natural areas shall be enforced. Recommendations for development setbacks and/or other mitigation measures shall be required from a qualified professional representing an applicant/developer. Recommendations shall be considered in future planning or subdivision development applications.





7 COORDINATION OF INTERMUNICIPAL PROGRAMS:

7.1 **Tourism and Recreation** – Where appropriate, both municipalities may encourage opportunities for tourism and low intensity recreational use.

7.2 **Community Programs and Economic Development** – The provision of quality community services and programming helps to enhance resident quality-of-life. Both municipalities may choose to collaborate on any social or economic development activities which may affect the Village and lands within the Plan Area.

8 TRANSPORTATION AND INFRASTRUCTURE POLICIES:

8.1 **Transportation Network Referral(s)** – Any proposed changes or expansion to the transportation network within the Plan Area shall be referred to the Village for review and comment prior to any changes being initiated.

8.2 **Transportation Networks** – All new and expanding development(s) proposed within the Plan Area shall ensure that long-term transportation corridors are secured in order to maintain safe, coordinated, and efficient road networks.

8.3 **Cost Sharing** – The County and Village may enter into a cost sharing agreement on agreed infrastructure that benefits both jurisdictions.

8.4 **Development Requirements for Sites with Roadways** – Developers shall construct all roads and linkages within the Plan Area to Parkland County engineering standards.

8.5 **Maintaining Networks** – Each municipality is responsible for the construction and maintenance of their transportation infrastructure.

8.6 **Servicing and Utilities** – The County and Village shall ensure that any new or expanding development(s) provide servicing to the satisfaction of the governing municipality.

8.7 **Rail Infrastructure** – The County shall encourage appropriate safety measures be included, such as setbacks, berms, and security fencing for proposed developments adjacent to the Plan Area. Any development in proximity to rail lines shall comply with the applicable policies and regulations in the County's Municipal Development Plan and Land Use Bylaw.

8.8 **CN Referral(s)** – Any new development application within close proximity of a rail line shall be referred to CN Railway for comment by the County.

9 IMPLEMENTATION AND ADMINISTRATION:

9.1 **Adoption** – The Intermunicipal Development Plan shall be adopted by Bylaws of both Parkland County and the Village of Spring Lake in accordance with the Municipal Government Act.

9.2 **Plan Review and Amendments**
- a. The Intermunicipal Development Plan shall be reviewed at minimum every five (5) years following adoption by both municipalities.
- b. If the Plan requires amendments, or if there is an objection to the Plan by either municipality, an Intermunicipal Development Plan Committee (IDPC) shall be established to review and discuss changes to the Bylaw.
- c. An IDPC shall be comprised of six (6) members. The IDPC shall have an even number of members from each municipality, two (2) members of Council, two (2) CAOs, and two (2) Administration members. An alternate member shall be assigned if any committee member cannot be in attendance.

10 DISPUTE RESOLUTION:

10.1 In the event that a dispute is identified, it is required that written notice be given to the adjacent municipality.

10.2 Administration from each municipality shall meet and attempt to resolve the dispute. If unable, the CAOs may attempt to resolve the dispute.

10.3 In cases where Administration and the CAOs cannot resolve the dispute, an Intermunicipal Development Plan Committee (IDPC) shall be established to review the dispute and attempt to negotiate a resolution.

10.4 In the event that a resolution is not achieved within thirty (30) days following the first meeting of the IDPC, the dispute will then be referred to mediation. The services of an independent mediator will be retained, with the mediator to present a written recommendation to both Councils. The costs of mediation shall be shared equally between the municipalities.

10.5 The identified dispute must be resolved within six (6) months after written notice is given.

10.6 If the dispute has not been resolved within six (6) months after the notice is given, the municipality may proceed to adopt the Bylaw and, in accordance with the MGA, the other municipality will have the right to appeal to the MGB.