

Amendments to Municipal Development Plan (MDP) Bylaw 2017-14

Bylaw 2019-15

Written Submissions *(received prior to October 11 2019)*

1. Resident Comment

Received August 24, 2019

- a) Hi. Our family and friends very much miss the access to the North Saskatchewan [REDACTED] This location was ideal for an hour and a half paddle to Devon allowing for an easy drive back to [REDACTED] pick up the car. This shorter trip is very good for families with younger children and older folks who wish to paddle into their seventies. The trip from Genesee bridge is to long for the day. Have you found an increase as well from people on distress on the river who have to complete this long forty kilometre trip? could be the answer then as well for fewer expensive call outs from emergency services.

Please consider this as an excellent way to promote the health of your citizens. I am sure prospective developers and Albertans thinking of locating to Parkland would feel river access to be an enhancement.

Received August 26, 2019

- b) Hi Martin. Yes. Please use my comments in a Public Hearing. I believe in this modern day that millennials and younger families would thrive on this natural recreation. A friend brought up his observation of the great value people find in your Prospectors point. He stated that families and walkers are using this wonderful park in high numbers and growing. Perhaps look at another Prospectors point up river that is closer to the Center of your highest Parkland population. Design it for watercraft entry, picnicking and walking. Your policy position Martin has great value in bringing a happier and healthier and prosperous population within your area. I wish you the best with your endeavours.

2. CN Comments (received September 29, 2019)

Good afternoon Martin and Trina

Thank you for circulating CN Rail on the proposed changes to the MDP that are applicable to Country Residential and Lakefront Residential areas. CN welcomes the opportunity to review and offer comments that can support safe development in proximity to existing rail operations. I would ask that the County give consideration to adding the following section:

7.1.7 (b) Buffering

Where a multi-parcel subdivision is to be located adjacent to existing railway operations, the developer shall consult with the appropriate railway company for guidance on site and building design to support safe development and minimize impacts from noise and vibration.

Under this section, we would be offering guidance and comments on subdivision applications. This would allow CN to highlight potential problems and offer solutions. The acceptance of the comments would rest with the approving authority.

Applications or development questions for CN from a municipality, a developer or a member of the general public can all be submitted to proximity@cn.ca

I am available to discuss this proposed amendment at your convenience.

Regards

[REDACTED]

3. Brazeau County (received October 3, 2019)



Brazeau County

7401 Township Road 494, P.O. Box 77, Drayton Valley, Alberta T7A 1R1
PHONE: (780) 542-7777 - FAX: (780) 542-7770
www.brazeau.ab.ca

October 3, 2019

SENT VIA EMAIL

Parkland County
Attention: Martin Frigo
53109A HWY 779
Parkland County, AB T7Z 1R1

Dear Mr. Martin Frigo:

**RE: Referral Response to Bylaw 2019-15 – Proposed amendments to Parkland County
Municipal Development Plan**

Thank you for referring Bylaw 2019-15, proposing amendments to Parkland County's Municipal Development Plan, to Brazeau County for review and comment. As indicated in the notice and the revised sections of the Municipal Development Plan, Parkland County is allowing for a mix of complementary land uses in residential areas to support complete rural communities, so residents have wide access to community amenities. In addition, the amendments would allow for the potential for recreation type development and use in County designated residential areas. The map provided in the Notice of Public Hearing shows that currently there are no Country Residential or Lakefront Residential lands bordering Brazeau County. Brazeau County has no comments or concerns with the proposed amendments to Parkland County's Municipal Development Plan.

If you have any questions or require additional information, please contact the Planning and Development Department at 780-542-2667.

Yours truly,



Sent by Email to: trina.lamanes@parklandcounty.com

October 11, 2019

Parkland County: Planning and Development Services
53109A Hwy 779
Parkland County, Alberta T7Z 1R1

Dear Ms. Lamanes:

RE: Municipal Development Plan Amendment Bylaw 2019-15

Thank you for referring the proposed municipal development plan amendment to Leduc County for review.

We have reviewed the information package pertinent to the above mentioned file, and have no concerns regarding the proposal.

If you have any questions or concerns, please contact the undersigned.

Sincerely,