



REF 2014-010
Parkland County
Proposed Municipal Development Plan Amendment

Recommendation

CRB Administration recommends that REF application 2014-010 be approved.

Background

On October 17, 2014 the CRB received an application from Parkland County (the County) for approval of a proposed Municipal Development Plan (MDP) amendment. The County submitted the statutory plan pursuant to the following submission criteria in the Regional Evaluation Framework (REF):

- 3.1 *A municipality must refer to the Board any proposed new Intermunicipal Development Plan, Municipal Development Plan and any proposed amendment to an Intermunicipal Development Plan or Municipal Development Plan.*

CRB Administration deemed the application complete on October 22, 2014.

The Application

The purpose of the application is to amend Map 2 – Future Land Use of the Municipal Development Plan to redesignate approximately 120 ha of land near Lake Wabamun from Agriculture to Industrial/Commercial to accommodate the development of a natural gas fuelled power plant.

Evaluation

CRB Administration obtained the assistance of ParioPlan Consulting to evaluate the application with respect to the REF requirements. The ParioPlan evaluation (attached) reviewed the proposed amendment in relation to the objectives of the Capital Region Growth Plan (the Growth Plan) in section 11 of the Regulation, the Principles and Policies of the Growth Plan, and the remaining evaluation criteria in section 5.4 of the Regional Evaluation Framework. The ParioPlan evaluation recommends that the proposed MDP amendment be approved.

CRB Administration Comments

The purpose of the Regional Evaluation Framework is to ensure consistency of proposed statutory plan(s) with long term regional interests identified in the Capital Region Board Regulation and the Capital Region Growth Plan.



The proposed redesignation of the site supports the development of a proposed natural gas fuelled power plant, replacing retiring coal fired power plants in the area. The MDP amendment is consistent with the Growth Plan, in particular with policies supporting the preservation and protection of the environment through innovative design, construction and operation technologies and strategies which reduce emissions, and minimizing the impact of development on regional airsheds through the reduction of GHG emissions.

In this regard, approval and full implementation of the proposed MDP amendment is consistent with Section 11 of the CRB Regulation, the criteria in the Regional Evaluation Framework, and the Principles and Policies of the Growth Plan.

CRB Administration agrees with the third party's evaluation and supports approval of the Statutory Plan bylaw by the Capital Region Board.

Recommendation

CRB Administration recommends that REF 2014-010 be approved.

Attachments

Evaluation	ParioPlan Consulting
REF Documents	0 Parkland MDP Amendment Cover Letter Date Stamped 1 Bylaw 2014-24 MDP 1a MDP Schedule A 2014-24 2 MDP 37-2007 3 REF Application Report 4 Applicant Cover Letter 5 Titles 6 Project Information Booklet 7 Traffic Impact Assessment 8 Traffic Management Plan 9 Biophysical Assessment 10 Participant Involvement Program 11 Risk Assessment Cover Letter 11 Risk Assessment