



Multi-Urban IDP Project: Frequently Asked Questions

What is this project about?

The Town of Elk Point, Town of St. Paul, County of St. Paul, and Summer Village of Horseshoe Bay along with ISL Engineering and Land Services are updating two existing Intermunicipal Development Plans (IDPs), creating one new IDP, and preparing a Municipal Development Plan (MDP) and Land Use Bylaw (LUB). The municipalities are embarking on this process in response to new regulations under the Municipal Government Act (MGA), and to secure future growth areas, develop policies of mutual interest, facilitate joint economic development initiatives, and provide mechanisms for cooperation in service provision. The IDPs, MDP and LUB will be prepared at the same time so that we can work efficiently. We also want the IDPs, MDP and LUB to support each other, and responsibly accommodate future growth and services.

The following will be completed:

1. An update of the existing IDP for the Town of Elk Point and County of St. Paul
2. An update of the existing IDP for the Town of St. Paul and County of St. Paul
3. A new IDP for the Summer Village of Horseshoe Bay and County of St. Paul
4. A new MDP for the Summer Village of Horseshoe Bay
5. An update of the existing LUB for the Summer Village of Horseshoe Bay

What is the importance of this project?

By initiating this project, the partner municipalities are demonstrating the importance of land use, servicing and transportation planning on a coordinated and cooperative basis, and that a solid land use planning framework is an essential component of successful intermunicipal relationships. It also indicates that the municipalities are aware that any comprehensive land use strategy must be supported by stakeholders, and that the resulting plan must be capable of withstanding scrutiny.

What is an Intermunicipal Development Plan?

An Intermunicipal Development Plan (IDP) is a long-term and strategic plan between two or more municipalities that is required by the MGA. The IDPs purpose is to provide a coordinated and collaborative land use, servicing and transportation framework for growth on the land adjacent to the boundary areas of the municipalities.

The IDP must address:

- the future land use in the area
- the manner of and the proposals for future development of the area
- the provision of transportation systems for the area
- proposals for the financing and programing of intermunicipal infrastructure for the area
- the co-ordination of intermunicipal programs related to the physical, social and economic development of the area
- environmental matters within the area

What is a Municipal Development Plan?

A Municipal Development Plan (MDP) is a municipality's strategic growth plan to guide future development, and is required by the MGA. The Summer Village of Horseshoe Bay currently does not have a MDP. During this project we will create one, and it will direct and shape the form of the Summer Village over the next 10-20 year period. The MDP will provide land use, transportation and servicing policies and describe how development is expected to occur and how decisions on development are made. The MDP provides the policy basis for Area Structure Plans, Area Redevelopment Plans, the Land Use Bylaw, Subdivisions and Development Permits.

What is a Land Use Bylaw?

A Land Use Bylaw (LUB) is the key tool used to regulate and control the use and development of all land and buildings in a municipality. It defines a number of land use districts and assigns these districts to areas of land in the municipality's boundaries. For this project, the LUB for the Summer Village of Horseshoe Bay will be updated to ensure the rules and regulations for development of land as well as the process of making decisions reflects new legislation, current best practices, development trends and implements the new IDP and MDP.

I'm happy with our community today. Why do we need new plans?

The Province and the MGA now require the completion of IDPs by October 26, 2019 and the completion of MDPs by October 26, 2020. In addition, each of the partner municipalities is growing, so we need to direct growth in a strategic way. For example, in 2016, the Town of St. Paul and County of St. Paul prepared the St. Paul North Joint ASP that anticipated a mixture of residential, commercial and industrial lands that would accommodate 3,201 residential units and a population of 8,949. This represents a significant increase in population to the area. Each municipality will have its own growth aspirations and anticipated development to address. This project will ensure each municipality is in compliance with the MGA and addresses changing populations, economic circumstances, shifting community needs, and makes strategic decisions about future growth.

How do the plans work?

The IDPs, MDP and LUB are roadmaps for long-term and wise corporate decision-making. The IDPs and MDP identify land use, transportation and servicing policies to strategically guide population and economic growth, land use, the location of infrastructure, and protection of environmentally sensitive areas. The policies will be developed by referencing provincial legislation, anticipated population growth, future residential, commercial, industrial and land use needs, a review of existing municipal policies, current best practices, and input from council, administration, landowners in the study area and the public. The MDP needs to align with the IDPs, and the LUB will implement the policies of the IDPs and MDP.



What is the process and how do I get involved?

Meaningful consultation is critical to the success of the project and in ensuring the IDPs, MDP and LUB are prepared to reflect the individual needs of the partner municipalities. Based on this understanding the municipalities have placed an emphasis on engagement throughout the project.

Over the next few months we are asking each municipal council and administration, residents, business owners, and community stakeholder groups to share how each municipality should grow. There will be many opportunities for you to learn more, attend an event and provide feedback throughout the process.



- In Phase 1, our process begins with a project launch in January 2018, the preparation of background technical research and getting ready for engagement.
- In Phase 2, we will conduct landowner workshops and interviews, an open house and public survey to help set the vision and goals for the plans.
- In Phase 3, we will gather feedback, including a community open house, on your ideas to achieve the vision and goals. Using this information, we will prepare land use, servicing and transportation policies to complete the draft plans.
- Finally, in Phase 4, we will finalize the plans and present them to Council for consideration.

When do we start?

The first major step in the process is a working meeting with the councils and administrations of the partner municipalities. At the meeting we'll introduce the project, define what success looks like, identify key stakeholders, constraints and risks, where the partner municipalities should focus new growth, what kind of infrastructure improvements are most needed, and what environmental areas need protecting. Details of the meeting are provided below:

Multi-Urban IDP Project Launch

January 23, 2018

4:00 PM – 5:30 PM

Reunion Station (4012 - 53 Avenue)

St. Paul Alberta

Where can I find information about the project?

A central project website will be created and launched in January 2018. The website will contain key messages, project updates, and materials (i.e. draft documents and maps) developed to date.

Who can I contact for more information?

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