



Planning and Development

2025 Operational Plan



1: Department services

1.1: Our mission

Planning and Development strives to support the development of a robust economy in Leduc County by facilitating positive change in the community, delivering quality development services to our customers, and building and maintaining strong regional partnerships.

1.2: Service areas

Leadership and administration

- Provides leadership and support for all departmental operations, including providing direction and advice on projects and processes being managed by the three business units within Planning and Development.
- Leads the preparation, oversight and alignment of the Planning and Development budget, ensuring responsible and appropriate use of municipal funds.
- Sets priorities for the department to achieve alignment with Council's strategic plan.

Development services

- Provides review and approval services on behalf of the County in the areas of development and subdivision.
- Provides information, assistance, and advice on development and property related matters, including public engagement related to development and subdivision applications.
- Maintains an up-to-date land use regulation framework and leads the County's efforts to achieve compliance with the Land Use Bylaw.

Regional and long range planning

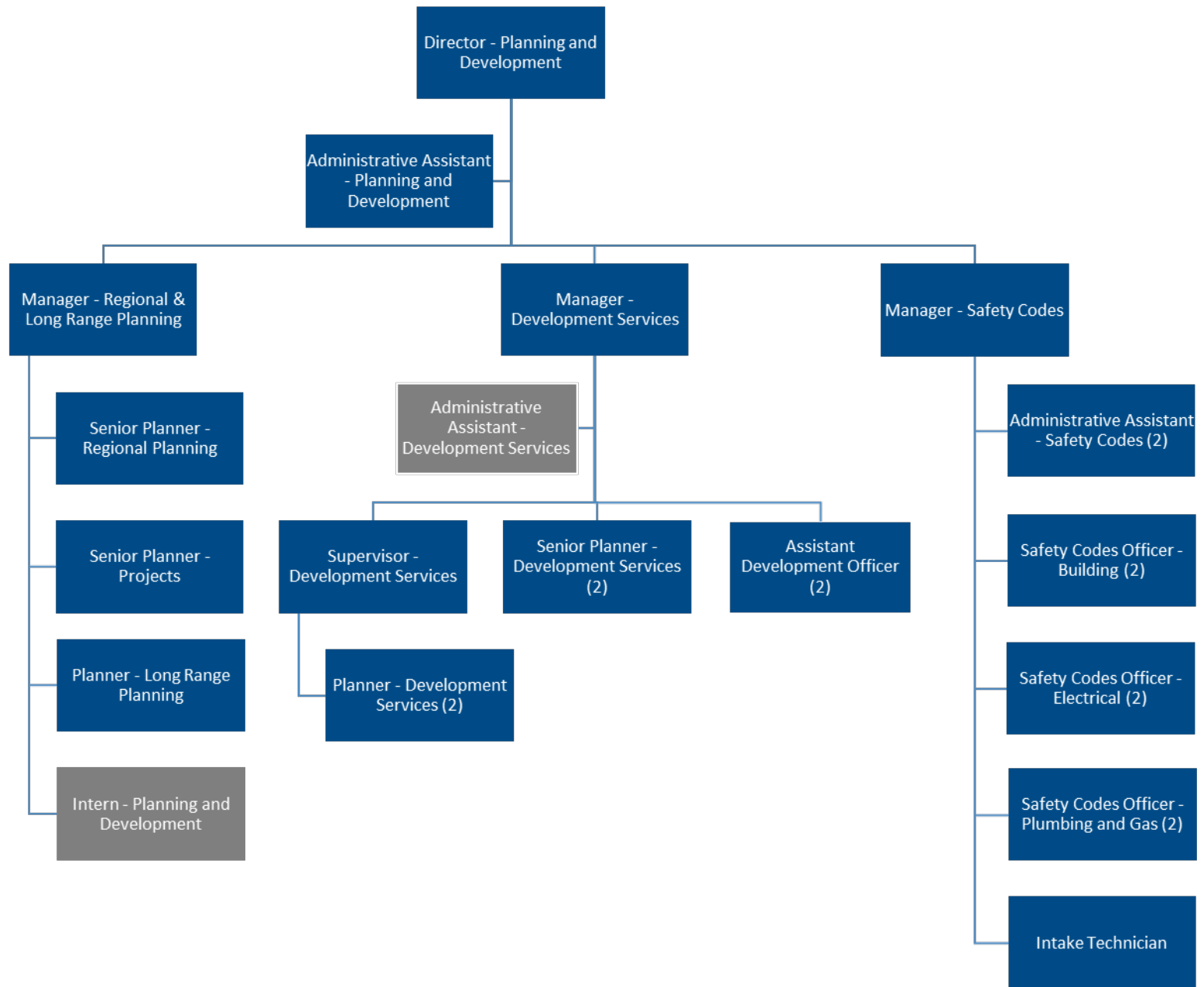
- Responsible for the development and interpretation of long-term policy related to how the County changes and grows over time.
- Leads regional and intermunicipal planning initiatives with regional partners, such as intermunicipal development plans and intermunicipal collaboration frameworks.
- Provides key administrative resources in support of the County's involvement in the Edmonton Metropolitan Region Board and committees related to the Board.

Safety codes

- Responsible for administration and enforcement of the *Safety Codes Act* on behalf of the municipality.
- Provides professional advice to the public, builders, and Council in the disciplines of building, electrical, plumbing, gas, and private sewage.



1.3: Organizational chart



2: Strategic priorities

Goal 1	Strategic priority – A robust economy Increase investment attraction in the County.
Goal 2	Strategic priority – Strong leadership Demonstrate leadership in regional and intermunicipal initiatives.

3: Department goals

Goal 3	Maintain a policy and regulatory framework that is relevant, responsive and reflects Council’s strategic vision.
Goal 4	Continue to be leaders in safety codes in Alberta.
Goal 5	Continue to investigate and implement improvements to processes related to land development and planning approvals.

4: Action plan

Goal 1

Increase investment attraction in the County.

Strategy 1.1

Secure a long-term land supply to support employment and non-residential assessment growth in the County.

Actions	Target dates	Deliverables and/or Key performance indicators
Complete West Lands Area Structure Plan for lands west of Edmonton International Airport.	Q4 2025	Completion of a draft area structure plan document, including future transportation corridor definition, a servicing strategy and a high-level land use concept.
Complete 510 Local Area Structure Plan for remaining unplanned area of North Nisku.	Q2 2025	Adoption of completed local area structure plan by Council.

Goal 2

Demonstrate leadership in regional and intermunicipal initiatives.

Strategy 2.1

Participate in Edmonton Metropolitan Region Board activities, including committees and task forces.

Actions	Target dates	Deliverables and/or Key performance indicators
Support Mayor and councillor’s participating in Board activities, committees and decision-making.	2025	Provide monthly regional issues briefings to the Governance and Priorities Committee.

Strategy 2.2

Explore options for joint delivery of planning and/or safety codes services with other municipalities in the Leduc Region.

Actions	Target dates	Deliverables and/or Key performance indicators
Discuss opportunities with sub-regional partners regarding options for providing planning and/or safety codes services.	2025	Options investigated.

Goal 3

Maintain a policy and regulatory framework that is relevant, responsive, and reflects Council's strategic vision.

Strategy 3.1

Ensure the County's regulatory framework is up to date and supports ongoing development in the County.

Actions	Target dates	Deliverables and/or Key performance indicators
Review and update the Subdivision Authority Bylaw and related policies.	Q2 2025	Updated bylaw and related policies adopted by Council.
Review and update the Greater Nisku and Area Off-Site Levy Bylaw.	Q2 2026	Updated Bylaw adopted by Council.

Goal 4

Continue to be leaders in safety codes in Alberta.

Strategy 4.1

Safety Codes staff will continue to participate in regional and committees and work groups and collaborate with the Safety Codes Council to continue to improve quality of safety codes services in Alberta.

Actions	Target dates	Deliverables and/or Key performance indicators
Safety Codes Officers (SCOs) to serve on external committees.	2025	Contribution and access to a stronger SCO network.

Goal 5

Continue to investigate and implement improvements to processes related to land development and planning approvals.

Strategy 5.1

Improve public access to Leduc County planning and development services.

Actions	Target dates	Deliverables and/or Key performance indicators
Implement the civic access portal to provide public access to the County's electronic permitting system.	Q2 2025	Civic access portal is activated providing access for electronic permitting and approval services, including development permits, subdivision approval and safety permits.