



MDP Interim Review Referral Responses

April 9, 2024

The Following Municipalities and Organizations have no concerns on Leduc County MDP update

- ▶ City of Beaumont
- ▶ Brazeau County
- ▶ Parkland County
- ▶ Strathcona County
- ▶ Stony Plain
- ▶ APEX Utilities
- ▶ TELUS Communications





City of Leduc Comments on MDP Policies

1. Greater Nisku Area
2. Roads
3. Water
4. Energy Corridors
5. MDP Timeline



Greater Nisku Area Expansion Policy

Current Policy 3.2.0.8 (a)

“ The proposed development is contiguous with existing built areas ”

City Propose change to Policy 3.2.0.8 (a)

“The proposed development is contiguous with existing built areas **in Leduc County** ”

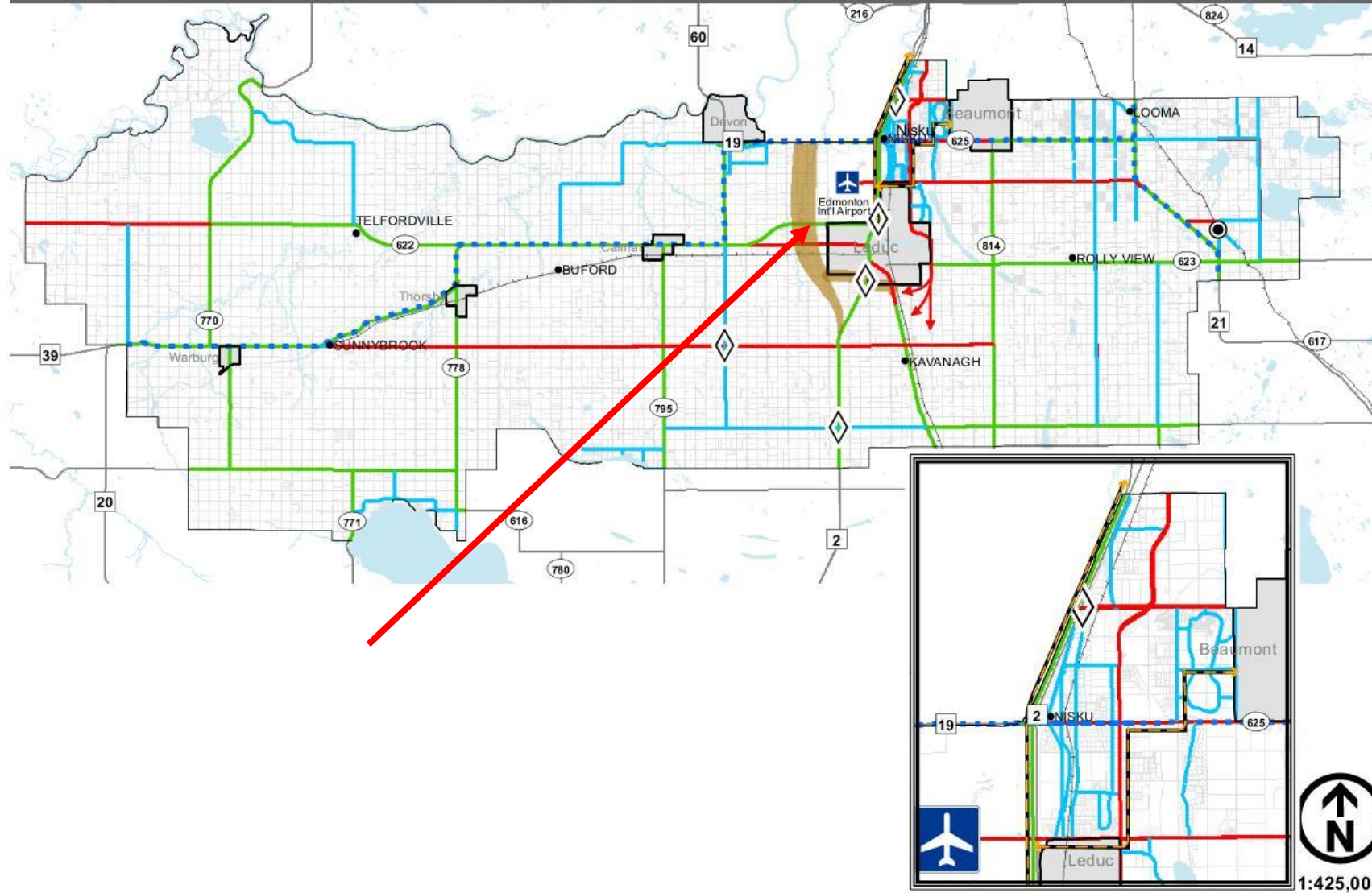
City request to Add sub-section (d) to 3.2.0.8

Expansion of the Nisku Area will require an impact study on adjacent municipalities, consultation and mitigation

Policy 8.1.1 Roads

- Spine Road and 65 Avenue are same classification but shown differently on Map 8; update the Map
- City proposes adding language on cost-sharing boundary road construction

Map 8 | Transportation Infrastructure



Legend

- Existing/future Expressway/Freeway
- Existing/future collector
- Existing/future arterial

Conceptual alignment of 170 Street TBD through further study

* As per Edmonton Metropolitan Region Growth Plan

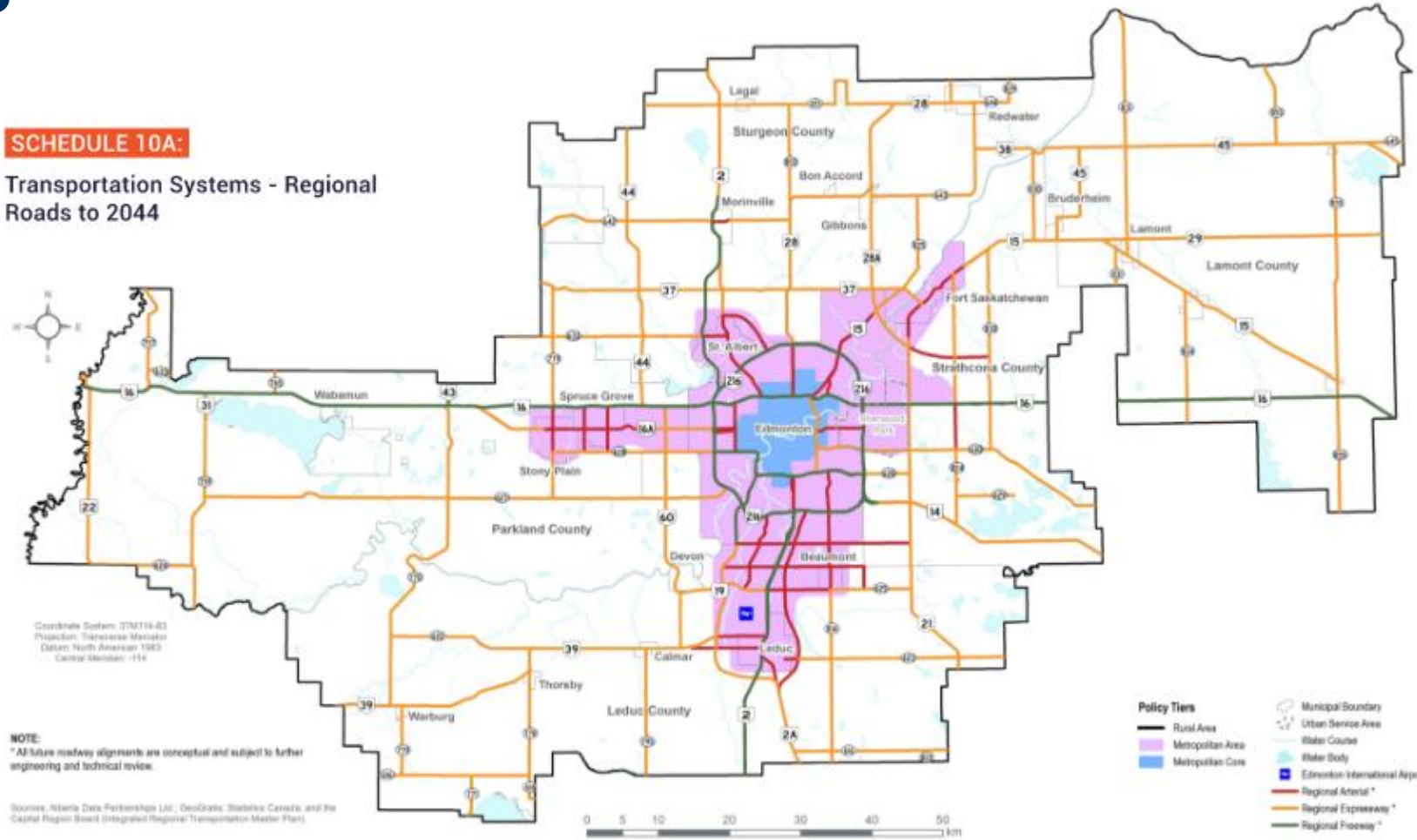
- EMRB Transit Priority Corridor
- Edmonton International Airport
- Over Dimensional Corridor
- - - Existing High Load Corridor

- Urban Municipality
- Growth Hamlet
- Hamlet
- Proposed Interchange/ Roundabout



SCHEDULE 10A:

Transportation Systems - Regional Roads to 2044





Policy 8.2.1 Water

City is seeking clarification on wording and intent of Policy 8.2.1.1 which states;

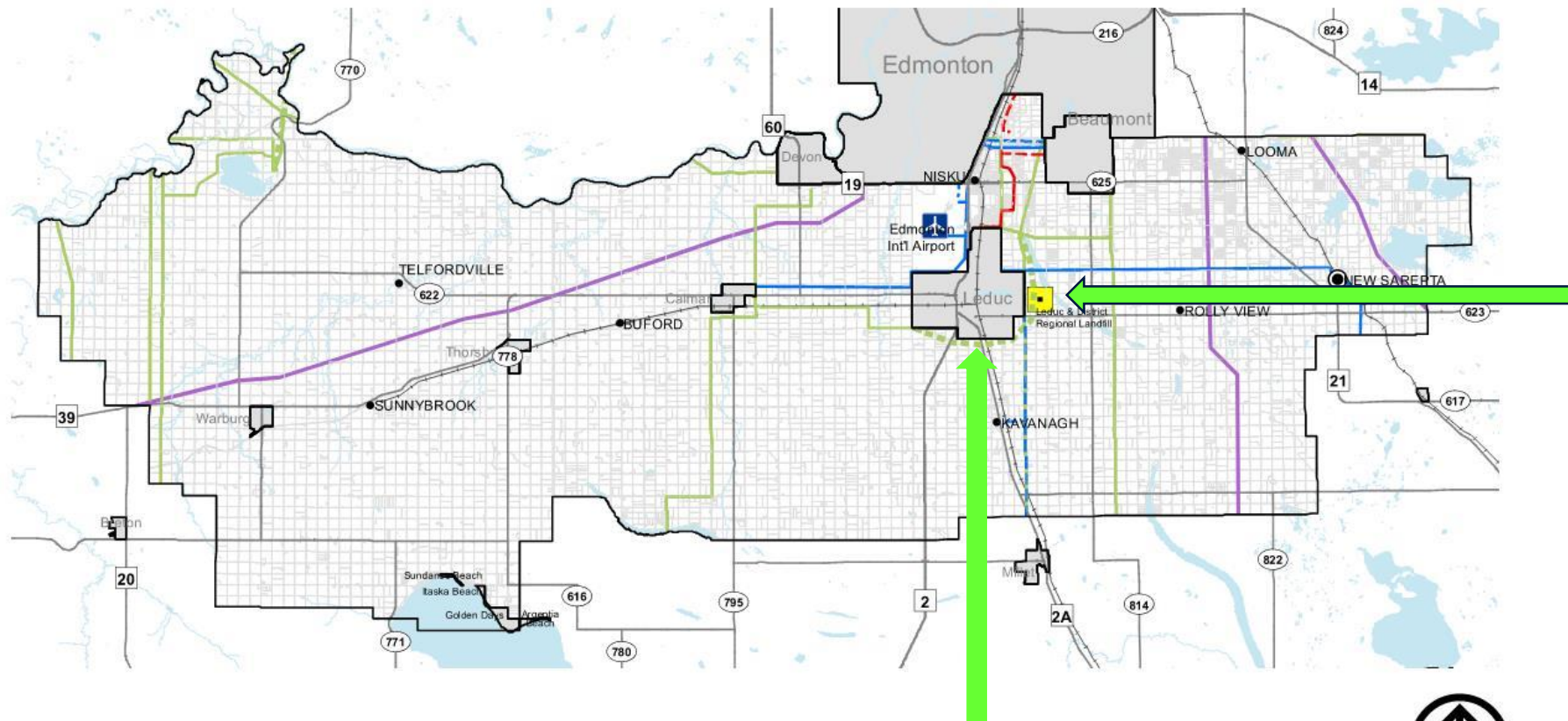
8.2.1.1 Development in the County shall connect to the **municipal** water systems where available.



Policy 8.2.6 Energy Corridors

The City is seeking clarification on Energy Corridor shown on Map 9

- Benefits of the corridor alignment
- Limitations of the corridor alignment
- Ensure the corridor is planned efficiently for existing and future utility and transportation corridors.



Legend

- Existing Regional Water Line
- - - Future New/Upgraded Regional Water Line
- Existing Regional Wastewater Line
- - - Future Regional Wastewater Line
- Inter-Regional Pipeline
- Existing Power Transmission
- - - Future Power Transmission
- Leduc & District Regional Landfill
- Urban Municipality





MDP Timeline

The City is seeking clarification on MDP timeline as they want to be involved and contribute to the Plan.



Comments from a Leduc County Resident:

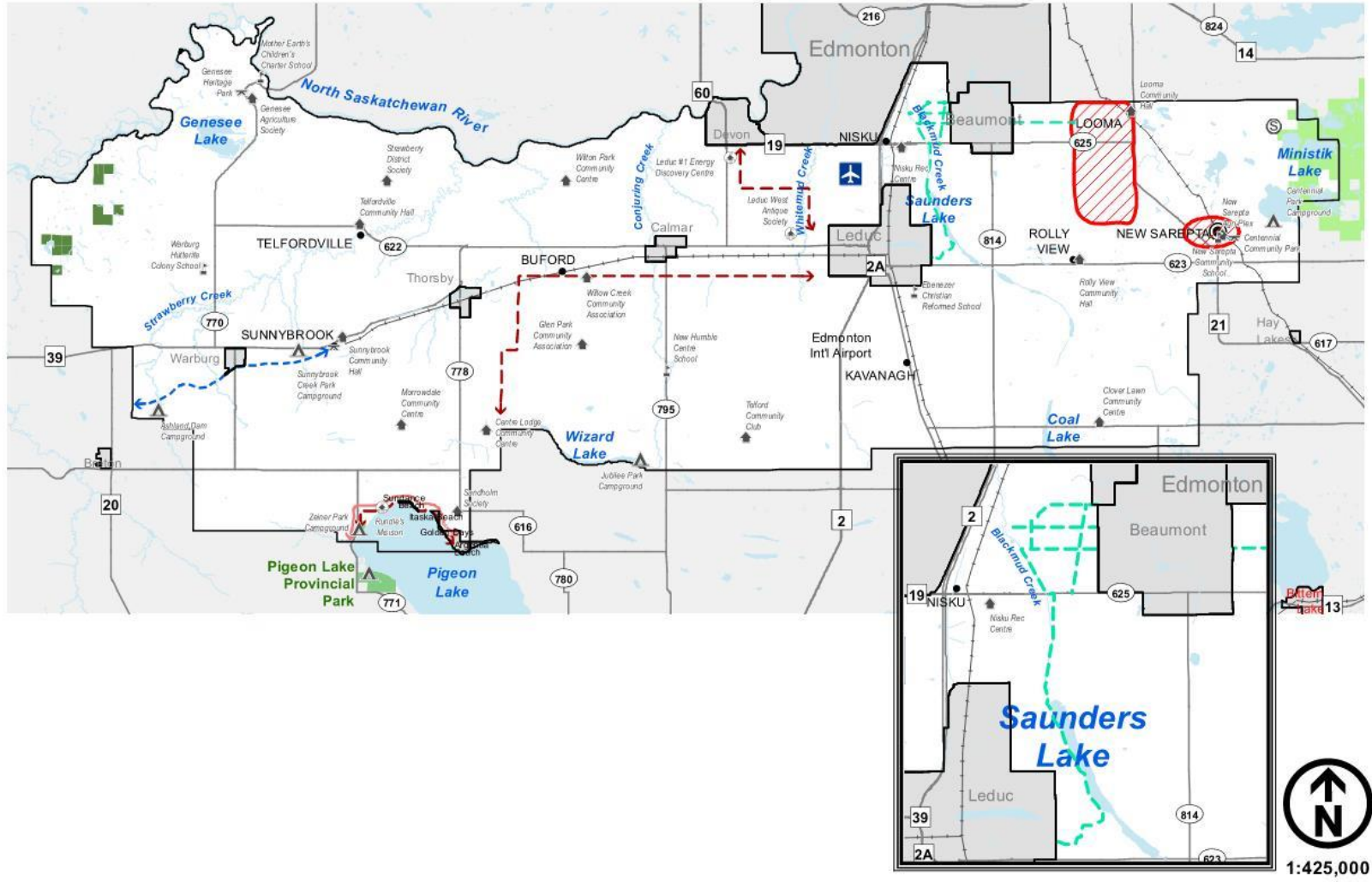
- ▶ Employment/Business uses in Area B is alarming
- ▶ Clarity in subdivision policies is required
- ▶ Clarity in employment uses is required
- ▶ Funding should be dedicated to support policies related to historic sites



Comments from a Resident on Map 7 Open Space Corridors:

- ▶ The proposed Map #7 is out of alignment with approved County Plans
- ▶ Changes to Map #7 are made to align with TMP which is not approved
- ▶ The Previous MDP did not show most of the Trails now included
- ▶ Map #7 should be revised to remove the micro level detail of trails
- ▶ The lack of consistency between approved and potential revisions should be addressed prior to adoption.

Map 7 | Recreation, Open Space and Community Assets



Legend

- Conceptual Kiskayo Corridor
- Conceptual Old Railway Corridor
- Trans-Canada Trail, as per EMRB
- Ministik Lake Bird Sanctuary
- The Nature Conservancy of Canada
- Urban Municipality
- Potential Trail System
- Future Consideration for Active Transportation

Legend

- ▲ Campground
- ⬮ Community Hall
- ⚡ Historical Site
- ⚡ School
- ⌘ Picnic Area
- Ⓢ Trail Staging Area



- ▶ **Safe Drinking Water**
 - ▶ **Solid Waste**
 - ▶ **Natural Resource Extraction**
 - ▶ **Urban Agriculture**
 - ▶ **Healthy Communities**
 - ▶ **Neighbourhood Design, CPTED**
 - ▶ **Active Transportation**
 - ▶ **Housing**
 - ▶ **Natural Environment**
 - ▶ **Food System**
- ▶ Recommend connection to communal System
 - ▶ Recommend connection to regional waste management
 - ▶ Would like to be involved on NRE applications
 - ▶ Will be available for consultation on Urban Agriculture
 - ▶ Prioritize design principles to build healthy communities
 - ▶ Support policies that promote CPTED principles
 - ▶ Prioritize infrastructure that support Active Transportation
 - ▶ Supports diverse housing



Social Media Comments



- Some comments were not relevant to the Policies of the MDP but apprehensive about govt control and the concept of “15 minute Cities”
- County is not listening to People and Businesses
- Farmland will be used for windmills and solar farms
- Reference to Section 3.5.2 Home Based Business (Reduce Reliance on cars.)
- Timing of Public Hearing is not appropriate
- Optimism that the Plan will slow industrial growth on farmland



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COUNTY**

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