

BYLAW NO. 19-61-419

OF THE COUNTY OF NORTHERN LIGHTS IN THE PROVINCE OF ALBERTA

BEING A BYLAW TO ADOPT THE INTERMUNICIPAL DEVELOPMENT PLAN (IDP) COUNTY OF NORTHERN LIGHTS, TOWN OF MANNING

WHEREAS, pursuant to section 631 and 692 of the *Municipal Government Act*, being Chapter M-26 of the Statutes of Alberta 2000, and amendments thereto provides that two or more councils of municipalities that have common boundaries must, by each passing a bylaw, adopt an intermunicipal development plan to include those areas of land lying within the boundaries of the municipalities as they consider necessary;

AND WHEREAS, the Town of Manning and the County of Northern Lights have agreed to adopt a new Intermunicipal Development Plan;

AND WHEREAS, the Town of Manning and the County of Northern Lights have agreed to mutually and jointly rescind the Manning Inter-municipal Development Plan (1999) being bylaw no. 705/99 of the Town of Manning and bylaw no. 99-61-078 of the County of Northern Lights;

AND WHEREAS, the intermunicipal development plan has been advertised and a public hearing held pursuant to sections 230, 606 and 692 of the *Municipal Government Act*, being Chapter M-26 of the Statutes of Alberta 2000, and amendments thereto;

NOW THEREFORE the Council of the County of Northern Lights, in the Province of Alberta, duly assembled, **HEREBY ENACTS AS FOLLOWS:**

PART I: BYLAW TITLE

1. This Bylaw may be cited as the 'Intermunicipal Development Plan (IDP) County of Northern Lights, Town of Manning'.

PART 2: PURPOSE

2. The purpose of this bylaw is to adopt an intermunicipal development plan between the Town of Manning and the County of Northern Lights.

PART 3: SCHEDULES

3. That the 'Intermunicipal Development Plan (IDP) County of Northern Lights, Town of Manning', attached as Schedule "A" is hereby adopted.

PART 4: REPEAL

4. That bylaw no. 99-61-078, the Manning Inter-municipal Development Plan (1999) is hereby repealed and saved in the Inactive/Repealed binder.

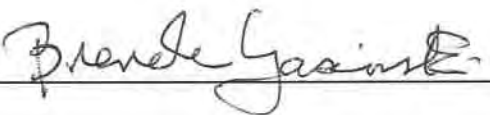
PART 5: SEVERABILITY

5. Should any provision of this bylaw be invalid then such invalid provision shall be severed and the remaining Bylaw shall be maintained.


PART 6: EFFECTIVE DATE

6. This bylaw shall come into force and effect when it receives third reading and is duly signed.

Read a First time this 26th day of February, AD 2019



Chief Elected Official



Chief Administrative Officer

Read a Second time this 9th day of April, AD 2019

Read a Third and Final time this 9th day of April, AD 2019



Chief Elected Official



Chief Administrative Officer



Town of Manning

THE TOWN OF MANNING, ALBERTA

BY-LAW 862 - 19

INTERMUNICIPAL DEVELOPMENT PLAN (IDP)

A BYLAW OF THE TOWN OF MANNING, IN THE PROVINCE OF ALBERTA, FOR THE PURPOSE TO ADOPT THE INTERMUNICIPAL DEVELOPMENT PLAN (IDP) COUNTY OF NORTHERN LIGHTS, TOWN OF MANNING.

WHEREAS Pursuant to section 631 and 692 of the Municipal Government Act, being Chapter M-26 of the Statutes of Alberta 2000, and amendments thereto provides that two or more councils of municipalities that have common boundaries must, by each passing a bylaw, adopt an intermunicipal development plan to include those areas of land lying within the boundaries of the municipalities as they consider necessary;

WHEREAS the Town of Manning and the County of Northern Lights have agreed to adopt a new Intermunicipal Development Plan;

WHEREAS the Town of Manning and the County of Northern Lights have agreed to mutually and jointly rescind the Manning Inter-municipal Development Plan (1999) being Bylaw no. 705/99 of the Town of Manning and Bylaw no. 99-61-078 of the County of Northern Lights;

WHEREAS the intermunicipal development plan has been advertised and a public hearing held pursuant to sections 230, 606 and 692 of the Municipal Government Act, being Chapter M-26 of the Statutes of Alberta 2000, and amendments thereto;

NOW THEREFORE the Council of the Town of Manning, in the Province of Alberta, duly assembled, **HEREBY ENACTS AS FOLLOWS:**

PART 1: BYLAW TITLE

1. This Bylaw may be cited as the 'Intermunicipal Development Plan (IDP) County of Northern Lights, Town of Manning'.

PART 2: PURPOSE

2. The purpose of this Bylaw is to adopt an intermunicipal development plan between the Town of Manning and the County of Northern Lights.

PART 3: SCHEDULES

3. That the 'Intermunicipal Development Plan (IDP) County of Northern Lights, Town of Manning', attached as Schedule "A" is hereby adopted.

PART 4: REPEAL

4. That Bylaw no. 705/99, the Manning Inter-municipal Development Plan (1999) is hereby repealed.

PART 5: SEVERABILITY

5. Should any provision of this Bylaw be invalid then such invalid provision shall be severed and the remaining Bylaw shall be maintained.

PART 6: EFFECTIVE DATE

6. This Bylaw shall come into force and effect when it receives third reading and is duly signed.

READ A FIRST TIME this 27th day of February, 2019.

READ A SECOND TIME this 10th day of April, 2019.

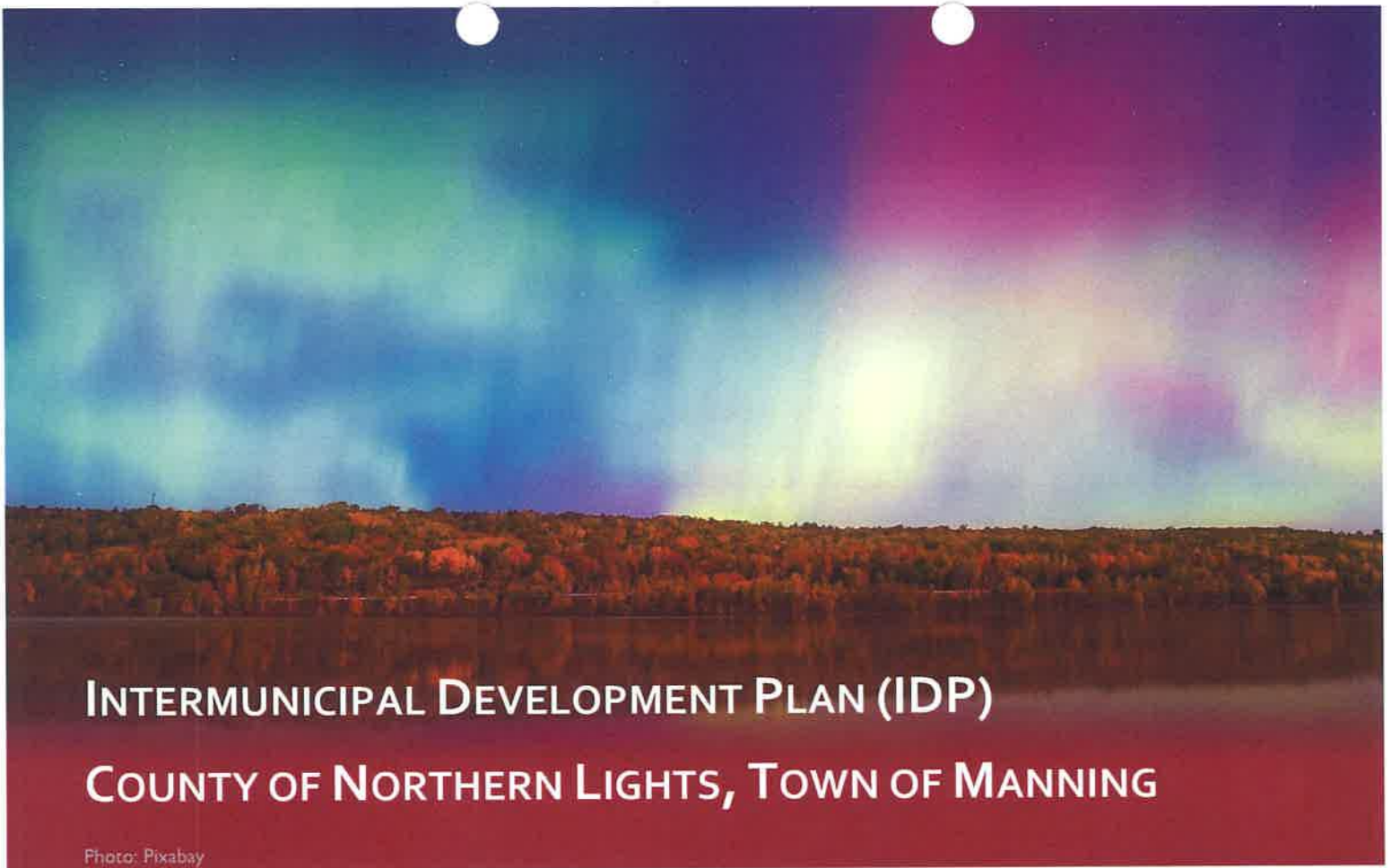
READ A THIRD AND FINAL TIME this 10th day of April, 2019.



Greg Rycroft,
Mayor



John Brodrick,
Chief Administrative Officer



INTERMUNICIPAL DEVELOPMENT PLAN (IDP) COUNTY OF NORTHERN LIGHTS, TOWN OF MANNING

Photo: Pixabay



Schedule "A"

County of Northern Lights Bylaw No. 19-061-419

Town of Manning Bylaw No. 862-19

Date Submitted: February 19, 2019

V3 COMPANIES

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1.1. CONTEXT

The Town is entirely encompassed by the County. Along with their common geography, they also share similar demographics, social structure, and an economic base reliant on agriculture, forestry, oil & gas, and mining. The activities of each *municipality* are inextricably linked and affect one another. Both *municipalities* have traditionally been committed to working together. This IDP is the result of multiple stakeholder and Council engagements, and acts as a renewed commitment to improving cooperation and coordination between the Town and the County.

Town of Manning



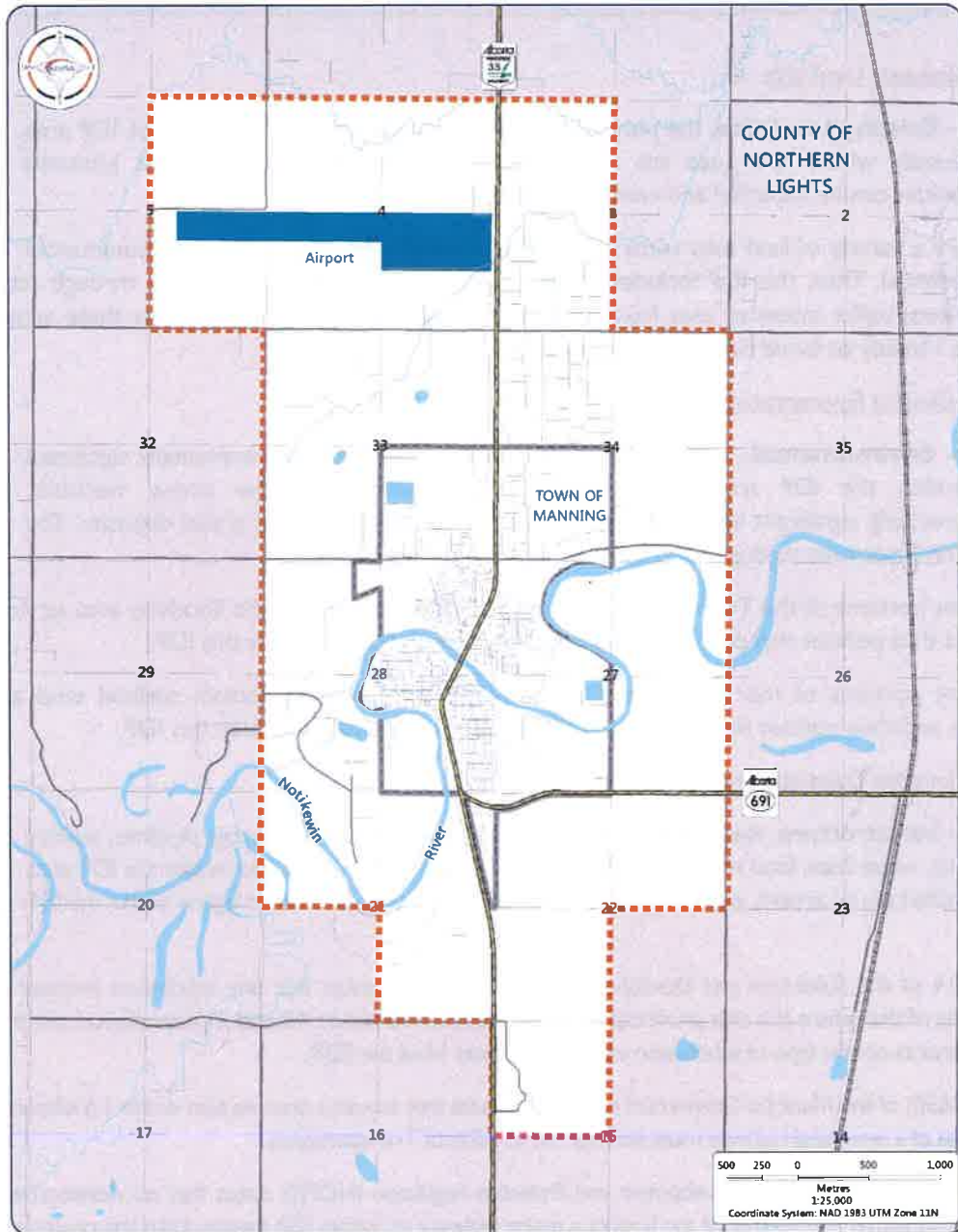
The Town covers an area of approximately 405 hectares (1000 acres), with a population of 1,183 (Statistics Canada, 2016). The economy of the Town has traditionally been driven by construction, agriculture, and forestry, and oil & gas.

County of Northern Lights



The County covers an area of approximately 1,772,308 hectares (4,379,468 acres), with a population of 3,656. The County surrounds one urban *municipality* (Manning), contains four hamlets and borders on one Métis settlement. The economy of the County of Northern Lights is based primarily in agriculture, resource extraction and forestry.

Map 1 – IDP Plan Area

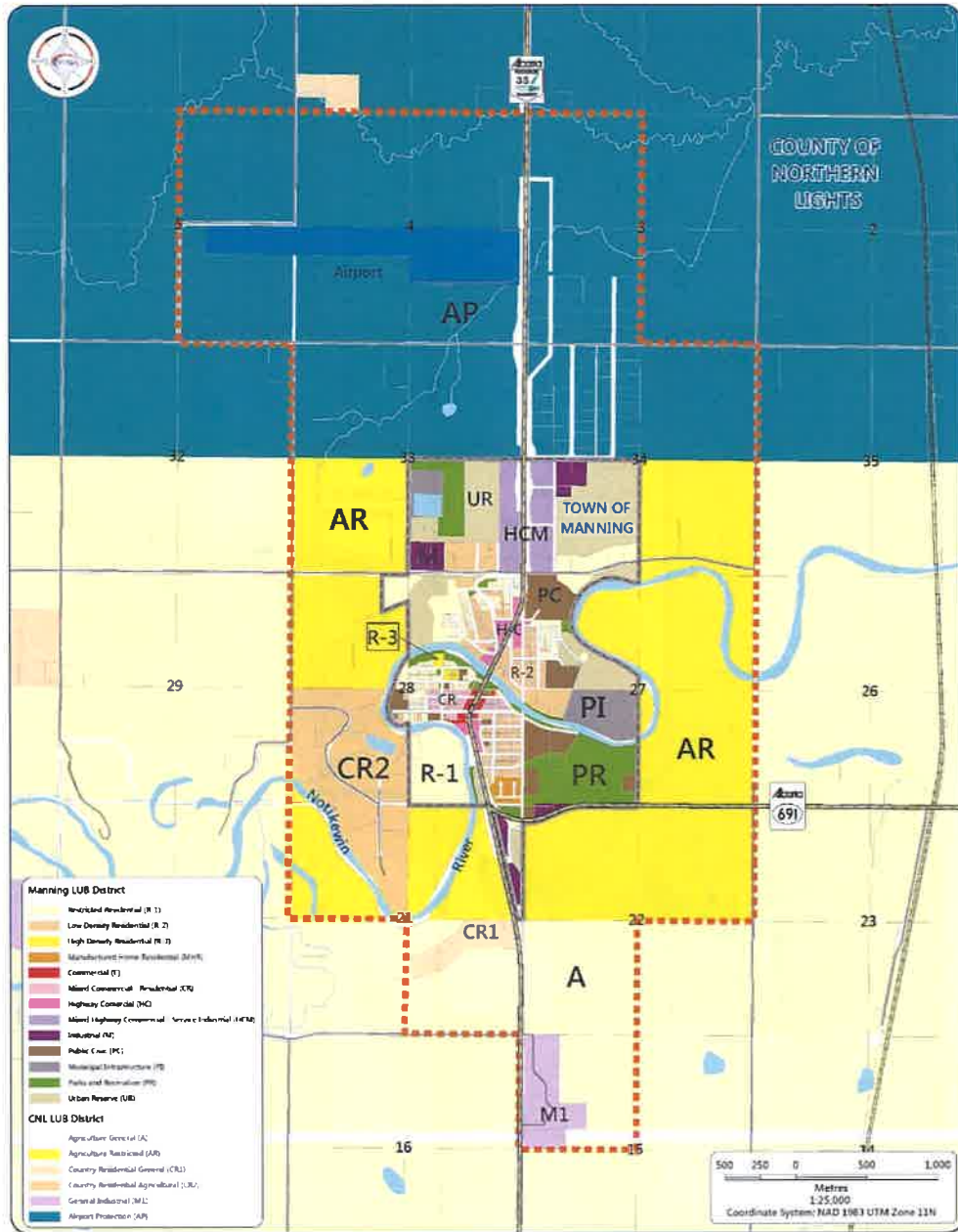


**County of Northern Lights
Town of Manning**
Plan Area Map
Intermunicipal Development Plan

Municipal Boundary	Provincial Road
IDP Plan Area	Municipal Road
Airport	Railway (C.N.R.)
Lake, Major River, Reservoir	Property line
River, Creek, Stream	

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 Prepared by: J. P.
 Reviewed by: A. M., E. W., N. P.
 Date: 05/29/2018

Map 2 – Existing Land Use



**County of Northern Lights
Town of Manning**

Land Use Bylaw Districts Map
Intermunicipal Development Plan

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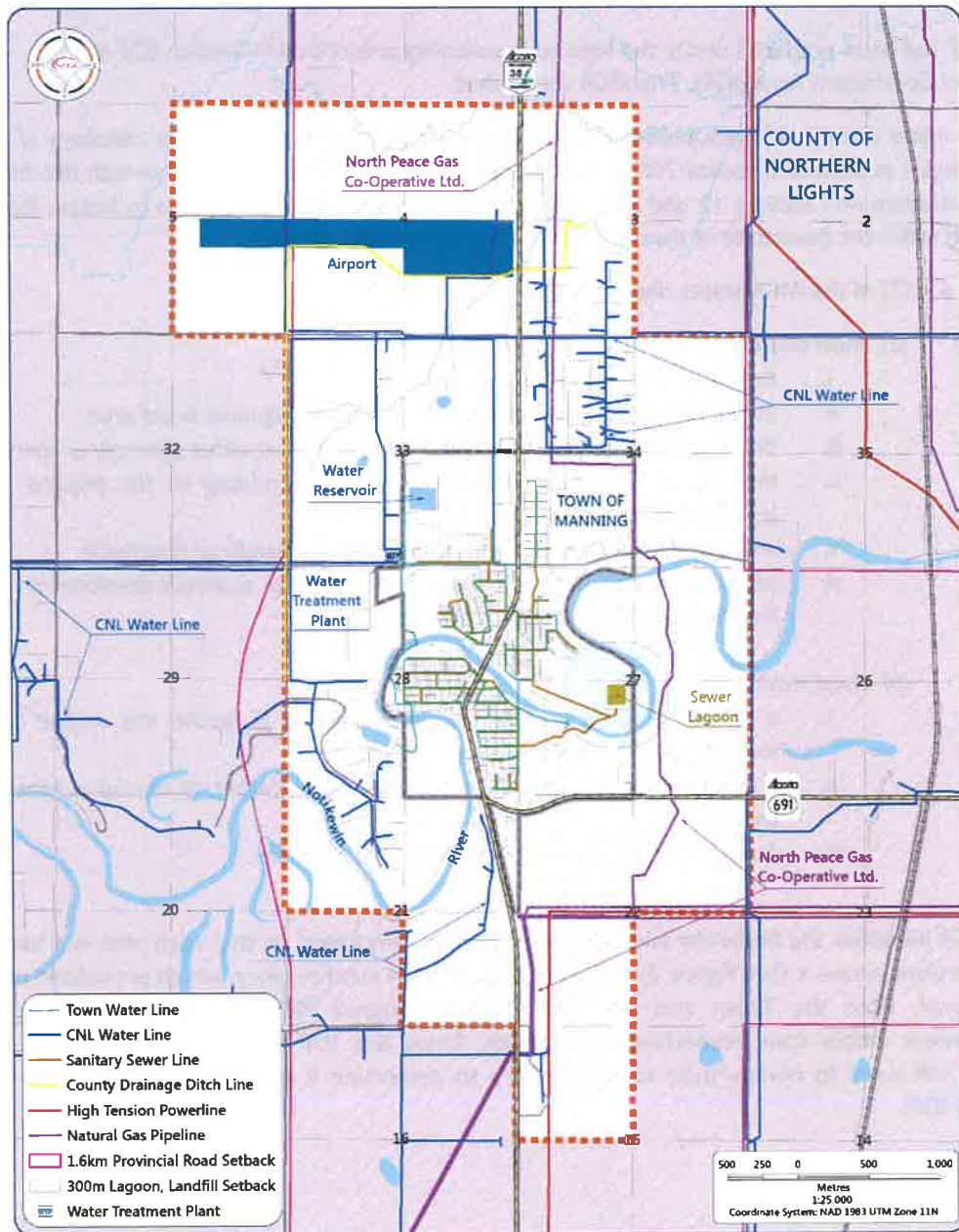
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Prepared by: H. R.
Reviewed by: A. M., E. W., N. P.
Date: 05/29/2018

Legend:

- Municipal Boundary
- IDP Plan Area
- Lake, Major River, Reservoir
- River, Creek, Stream
- Provincial Road
- Municipal Road
- Railway (C.N.R.)
- Property Line

Map 4 – Infrastructure



**County of Northern Lights
Town of Manning**

Infrastructure Map
Intermunicipal Development Plan

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Data Source: ATLAS Ltd.
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Date: 05/29/2018

Municipal Boundary	River, Creek, Stream
IDP Plan Area	Provincial Road
Airport	Municipal Road
Sewer Lagoon, Landfill	Railway (C.N.R.)
Lake, Major River, Reservoir	Property Line

Hierarchy of Plans



Figure 2: Hierarchy of plans in Alberta

1.5. PRINCIPLES AND GOALS OF IDP

The fundamental purpose of the Plan is to provide opportunities for collaboration and communication between the two *municipalities* and to establish policy direction and processes to address intermunicipal issues. Thus, this IDP is a cooperative planning initiative between the Town and County to assist in achieving land use decisions within the IDP plan area which are thoughtfully considered and support the long-term interests of both *municipalities*. The IDP also provides greater land use and development certainty for landowners within the IDP area (refer to **Map 1 – IDP Plan Area** on page 4).



By providing high-level policy direction, this IDP will promote development, growth and collaboration of services both within and around each *municipality*, to direct change. The *Plan* is intended to identify municipal interests relative to lands within the *Plan* area and to establish development policies and decision-making processes that respect the interests of both *municipalities* while reducing potential conflict between them.

2.0 PLAN IMPLEMENTATION

2.1. INTERPRETATION OF THE PLAN

The structure of the IDP is such that each section follows a topic, and each topic has a predominant goal where objectives are laid out along with policy directions designed to address each objective and ultimately the stated goal. This structure works best when the document is interpreted in a holistic manner where it is important to view each of the policy directions in the context of one another rather than as separate. Generally, the goals of the IDP are more likely to be achieved by addressing the complete set of policy directions.



While the policies contained within this document relate to the defined IDP boundary they do not preclude the *municipalities* from expanding the applicable policy beyond the boundary or collaborating with other municipalities based on the mutual agreement of the two *municipalities* of this IDP.

This IDP contains the operative terms 'shall', 'should', and 'may'. The interpretation of these terms is outlined below:

Shall – indicates that actions are mandatory.

Should – indicates direction to strive to achieve the outlined action but is not mandatory.

May – is discretionary, meaning the policy in question can be enforced if the *municipalities* choose to do so. This is typically dependent on context and individual circumstances.

Note: Where words are *italicized* the document provides a definition in Section 7.0.

2.2. INTERMUNICIPAL COOPERATION

In order to provide a consistent approach for intermunicipal discussion between administrations, Joint Council meetings shall be utilized to oversee the implementation of the IDP and serve as a forum to address any intermunicipal issues that may arise. These joint Council meetings shall also serve as a mechanism to allow formal communication between *municipalities* where the Councils will be responsible for facilitating ongoing communication and sharing of information with respect to administering the IDP. This joint Council meeting will also be utilized as part of the Intermunicipal Collaboration Framework (ICF) process.



Goal:

To provide a consistent approach to intermunicipal discussion.

Objective:

- I. To establish the means to consistently monitor the IDP, and act as a forum for discussion on intermunicipal issues.

Objective:

- I. To provide a clear process for circulation and referral of planning applications that pertain to the IDP area.

Policies:

- 2.3.1. Within the IDP area, the two *municipalities* **shall** refer the following to the Chief Administrative Officer (CAO) or their designee, of the respective *municipality*:
 - a) *Municipal Development Plans, Area Structure Plans, Area Redevelopment Plans, and any amendments thereto.*
 - b) *Outline Plans and Conceptual Schemes.*
 - c) *Land Use Bylaw amendments including redesignation/rezoning.*
 - d) Development Permit applications for:
 - i. Discretionary uses as per the Town and County's respective *Land Use Bylaws*.
 - ii. Variances for commercial or industrial development as per the County and Town's respective *Land Use Bylaws*.
 - iii. Direct Control Districts as per the Town and County's respective *Land Use Bylaws*.
 - e) Applications for subdivision creating more than five vacant (5) lots.
 - f) Applications for the disposition of environmental, conservation, municipal and/or school reserves, environmental easements, public *utility* lots and/or road allowances.
- 2.3.2. Within two (2) *working days* of receipt, the receiving municipal authority **shall** acknowledge receiving the application via email.
- 2.3.3. Each *municipality* **shall** have ten (10) *working days* from receipt of a referral to review and comment on referrals made pursuant to Policy 2.3.1.(d), and twenty (20) *working days* from receipt of referral for all other referrals pursuant to Policy 2.3.1. Upon mutual agreement an extension **may** be granted, however if no response is received within one (1) *working day* after it is due, it will be assumed that there are no objections or comments.
- 2.3.4. The administrations of both *municipalities* **shall** decide which department is to be responsible for responding to intermunicipal referrals.

Goal:

To create a process that allows for timely resolution of differences of opinion between *municipalities* in a way that is respectful of each other's interests and concerns and avoid potentially costly litigation or arbitration from occurring.

Objectives:

- I. To adopt a dispute resolution process to address disagreements fairly and effectively.

Policies:

2.5.1. In the case of a dispute, the following process **shall** be followed:

- i. At any time during the dispute resolution process, either *municipality shall* be able to initiate a formal mediation process through a third-party to attempt to resolve the issue/dispute. Such costs **shall** be equally shared by both *Municipalities*.
- ii. When a potential intermunicipal dispute arises regarding a technical or procedural matter, including a clerical error or any misinterpretation of this IDP or any other plans affecting lands in the IDP area, it **shall** be directed to the Chief Administrative Officer (CAO) of each *municipality*.
- iii. If an issue relating to the IDP area or plans affecting lands in the IDP area cannot be resolved by the respective CAO's, the *municipality* who identified the issue **shall** request that a joint Council meeting be scheduled to discuss the dispute/issue. At such time, within 14 *working days* of the joint Council meeting being requested (or a time mutually agreed upon), the Councils **shall** meet and review the issue and attempt to resolve it through consensus.
- iv. If an issue cannot be resolved by a joint meeting of the Councils, a mediator **shall** be obtained to resolve the dispute.

2.5.2. **Should** mediation be necessary, both *municipalities shall* agree upon the mediator, or if they cannot agree, the Minister of Municipal Affairs **shall** choose the mediator. The cost of the mediator **shall** be shared equally between the parties.

2.5.3. If a dispute arises involving the adoption of, or amendment to, a *statutory plan*, the *municipality* initiating the dispute **may** file appeal to the MGB in accordance with the MGA, in order to preserve the statutory right to file an appeal and avoid missing the timeframe which an appeal is allowed. However, the dispute resolution process contained within this IDP **shall** still be followed. An appeal to the MGB may be withdrawn if a solution is reached following the dispute resolution process outlined in Section 2.5.1 of this document.

3.0 LAND USE AND GROWTH

3.1 GROWTH

Growth within the IDP area has been highly variable and tied to the booms and busts in the economy. Based on the existing land availability within established areas that are either zoned for residential, commercial or industrial uses or have established area structure plans it is prudent to accommodate growth by working within the established planning framework.

Goal:
To direct growth into those areas that have been planned to accommodate future growth as indicated Map 5.

Objective:
1. To direct commercial and industrial growth into *existing* planned industrial and commercial areas.

Policy:
3.1.1 Both *municipalities* **should** direct development into those areas that are already planned to accommodate growth, through either an approved *area structure plan* and/or an existing land use district.
3.1.2 Development of new growth areas **should** not be developed until there is only a five-year supply remain for either residential, industrial or commercial lands.

3.2 COMMERCIAL & INDUSTRIAL DEVELOPMENT POLICIES

Commercial and Industrial development provides a higher per capita portion of a community's tax revenue than other uses (ex. Residential). Commercial and Industrial uses are also responsible for providing many jobs and has a significant impact on the liveability of a community. Thus, it is important to successfully plan for a vibrant and robust commercial and industrial sector.



Goal:

To promote well planned commercial and industrial development within the IDP area that provides services and employment locally and regionally, while also encouraging business development to locate in areas where the proposed business is complimentary to surrounding land uses.

Objective:

- 1. To evaluate any proposed commercial or industrial development's compatibility with surrounding land uses in the IDP area, including future servicing and transportation requirements.

Policy:

- 3.2.1 Each *municipality* **shall** forward to the other any development plans for commercial or industrial uses within the IDP area including future servicing and transportation, but excluding applications for permitted uses, for comment prior to commencing any such development.
- 3.2.2 Both *municipalities* **should** work collaboratively when considering the development of uses which may have significant impacts upon the communities (ex. cannabis, oil and gas, meat processing, gravel pits, intensive livestock operations, etc.).

Objective:

- 2. To support the provision of adequate *buffering* or mitigation measures where proposed residential development abuts any non-residential land uses.

Policy:

- 3.2.3 Buffers **should** be used to mitigate potential conflict between commercial/industrial and other uses where necessary.

Objective:

- 3. To discourage *fragmentation* of agricultural land by further residential development on lands not already substantially subdivided for residential purposes.

Policy:

- 3.3.3 *Fragmentation* of mostly unsubdivided quarter sections **shall** be avoided where no *area structure plans* exist.

Objective:

- 4. To prevent uses within residential neighbourhoods that detract from the neighbourhood.

Policy:

- 3.3.4 Incompatible uses such as the storage of *large vehicles* **should** not be permitted within residentially zoned areas.

Objective:

- 5. To promote affordable housing in the region.

Policies:

- 3.3.5 Both *municipalities* **should** jointly monitor the availability of residential lots within both jurisdictions to understand supply vs. demand and how it may impact lands within the IDP area.
- 3.3.6 Both *municipalities* **should** jointly monitor housing prices and trends that determine the types of housing needed in the region (i.e. aging population, mobile workers, immigration) and coordinate planning and priority setting to confirm the current planning documents enable diversification of housing formats.

4.0 ECONOMIC DEVELOPMENT POLICIES

4.1. INTERMUNICIPAL ECONOMIC COLLABORATION

The Town and the County recognize the importance of economic development, namely its role in providing employment opportunities, a variety of services, economic diversity and tax revenues. Lands within the IDP area are attractive to business as they encompass a major highway (Provincial Highway #35), an airport that is 30 meters (100 feet) wide and 1,701 meters (5,580 feet) long complete with radio-controlled runway lighting (ARCAL), and within close proximity to a railway line. A coordinated economic development strategy is needed in order to provide confidence to potential businesses seeking to locate in the area. In order to effectively promote the area as a stable and attractive place to do business, and to effectively lobby provincial and federal governments, intermunicipal cooperation is needed where resources can be combined and each *municipality* has the opportunity to share in the costs and benefits of economic development.



Goal:

To promote a strong, diversified and resilient economy that is attractive for investment and will provide each *municipality* opportunities for employment and growth within the IDP area.

Objective:

1. To promote cooperation between the *municipalities* such that the pattern of development and the pace of economic activity in the IDP area are appropriately and strategically capitalized upon by both the Town and the County.

Policies:

- 4.1.1. Both *municipalities* **shall** work towards diversification of local economic sectors in order to establish sustainable assessment bases capable of supporting required service levels and will share the costs of this equally or proportionally through mutual agreement.
- 4.1.2. Both *municipalities* **shall** work together to promote the region as a tourist-destination capitalizing on the strengths of the region including hunting and outdoor activities.
- 4.1.3. The *municipalities* **should** jointly investigate the viability and opportunity to utilize the lands surrounding the airport through guiding the development of a Master Plan for the area.
- 4.1.4. Innovative ideas and technology **should** be explored and capitalized on that could enhance services in the region and provide greater economic opportunity.
- 4.1.5. Both *municipalities* **should** jointly consider creating, or joining, an independent Economic Development Board or other entity that could assist in developing economic opportunities in the region.
- 4.1.6. Both *municipalities* **should** jointly explore opportunities to support and develop secondary products arising from the agricultural resource sector.

Policies:

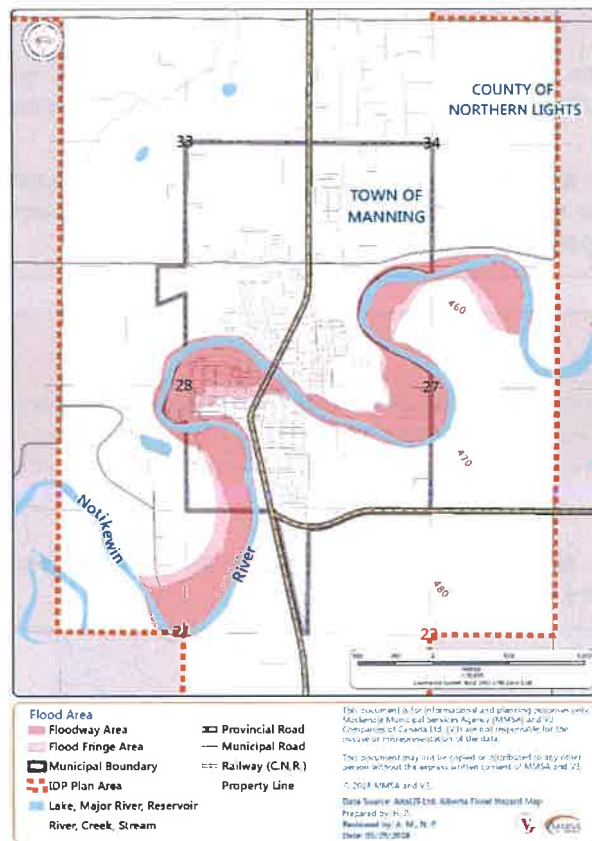
- 5.1.4. Both *municipalities* **may** work together on identifying areas where they jointly work on carrying out landscaping to improve the aesthetics around *utility* corridors or for preventative measures that contribute to reducing snow drift.
- 5.1.5. A collaboration fund **should** be explored for the purposes of providing plants to assist with stabilizing slopes, enhancement of recreational areas and assisting with stormwater management. The *municipalities* **should** seek to create a volunteer group within the community for carrying out plantings of these areas.

5.2. RIVER (FLOOD AND SLUMPING) HAZARD AREA MANAGEMENT

There are portions of the Town and County that are situated within the floodway area of the Notikewin river and which may experience slumping. Concern has been expressed about the impact of flooding and slumping on the lands in the IDP area and the responsibility that the Town and County have in preventing higher intensity development from occurring in areas where flood and slumping risk exists. **Map 6 – Flood Hazard Area** has been prepared to highlight the floodway and flood fringe area within the IDP boundary.



Map 6 – Flood Hazard Area



5.3. WATERSHED MANAGEMENT POLICIES

The Town and the County are situated within the Peace/Slave River Water Basin, which is the largest water basin area in Alberta covering an area of about 180,000 km². Both *municipalities* recognize that as development occurs, the watershed needs to be managed for water quality and quantity as it is important for safe drinking water supply, healthy ecosystems, and the operation of agricultural systems.



Goal:

To promote the protection of the Notikewin river basin as a significant environmental resource as well as for its intrinsic and functional value as a recreational and aesthetic amenity.

Objective:

- I. To responsibly manage and protect watersheds and other environmentally significant areas.

Policies:

- 5.3.1. Both *municipalities* **shall** recognize the importance of protecting environmentally significant areas such as *riparian* and *wetland areas* and will work together when reviewing *proposals* containing these elements within the IDP area to preserve them in their natural state.
- 5.3.2. The Town and County **should** cooperate with the Government of Alberta's Watershed Planning and Advisory Councils (WPACs) and their plans for the region, and work cooperatively with the Mighty Peace Watershed Alliance (MPWA) on regional watershed planning and adopting best practices in watershed management.
- 5.3.3. The *municipalities* **should** jointly develop a Storm Water Management Plan in accordance with Alberta Environment and Parks requirements, to assist in protecting infrastructure, housing and businesses from flooding.
- 5.3.4. Both *municipalities* **shall** implement a process of sharing water testing and other water related information.
- 5.3.5. Both *municipalities* **may** want to initiate a joint watershed education program which could be in conjunction with the Mighty Peace Watershed Alliance.

- 6.1.6. The Town and County **should** investigate and implement means to prevent/reduce the accumulation of snow on roadways due to winds and the accumulation of windrows.
- 6.1.7. Both *municipalities* **should** jointly review their municipal engineering standards for roadway design, particularly as they affect the IDP area. Where conflicts are identified and potential efficiencies or savings can be achieved, they **should** work together to harmonize those standards to the extent possible and reasonable.
- 6.1.8. Where a road that connects or links between the two *municipalities* is planned for construction or major repair within the IDP area, the *municipality* undertaking the work **shall** advise the other *municipality* in order to provide them the opportunity to coordinate projects, obtain economies of scale, and reduce municipal costs of construction.

Objective:

- 2. To identify requirements for improvements to the existing municipal road system within the IDP area and cooperate on cost-sharing of maintenance of roads where efficiencies in doing so exist.

Policy:

- 6.1.9. The Town and County **should** collaborate to engage Alberta Transportation in the planning and maintenance of major roadways and highways in the IDP area.

Objective:

- 3. To promote active transportation between the *municipalities*, and key destinations.

Policy:

- 6.1.10. An Active Transportation Plan **may** be jointly pursued to enhance connections (sidewalks, bridges, etc.) that will allow for easy pedestrian and other forms of travel between neighbourhoods within the IDP area that will promote a healthy lifestyle. This plan could form part of a Master Recreation Plan.

6.2. UTILITIES & SERVICING POLICIES

The provision of affordable *utilities* throughout a community is imperative to its liveability and its ability to grow and prosper



Goal:

To address *utilities* and servicing on an intermunicipal scale by establishing a process for cross-jurisdictional *utility* planning and rights-of-way acquisition to maximize efficiencies and avoid duplication of infrastructure.

6.3. PROGRAMS AND SERVICES POLICIES

The provision of needed and desired services is vital to attracting new and keeping existing residents. Existing and new residents will also demand a safe community through the provision of emergency services.



Goal:

To coordinate community and emergency services at an intermunicipal level to promote consistency, and efficiency, and to avoid duplication of services.

Objective:

1. To coordinate, where mutually agreed, in the intermunicipal planning and provision of community services including but not limited to recreation, family and community support services programs, cemeteries, recycling centres, library services, emergency services and water services.

Policies:

- 6.3.2. The Town and County **should** investigate and implement methods to attract and retain medical services (ex. doctors, nurses, dentists) and explore the use of innovative methods such as remote provision of services utilizing available technology (ex. fibre optic/internet).
- 6.3.3. The Town and County **should** collaborate to support the provision of affordable daycare.
- 6.3.4. The Town and County **should** coordinate bylaw enforcement resources to assist in the adequate provision of services such as animal control.
- 6.3.5. The Town and County, through the ICF process **shall** collaborate to support the provision of services. Services **may** include, but are not limited to: libraries, parks maintenance, weed management and recreation facilities, as well as the provision of necessary new facilities.

Proposal – can mean a land use redesignation (rezoning) application, an area structure plan or amendment to, conceptual scheme or amendment to, or amendment to this plan. In addition, “proposal” may refer to a broader planning issue between the Town and the County.

Riparian Area – means an area of land characterized by vegetation growing on or near the banks of a stream or other watercourse that is dependent on water from the stream or other watercourse and where sufficient soil moisture supports growth of moisture-loving vegetation.

Statutory Plan – means a Joint Plan, an Intermunicipal Development Plan, Municipal Development Plan, or Area Structure Plan prepared and adopted in accordance with the MGA.

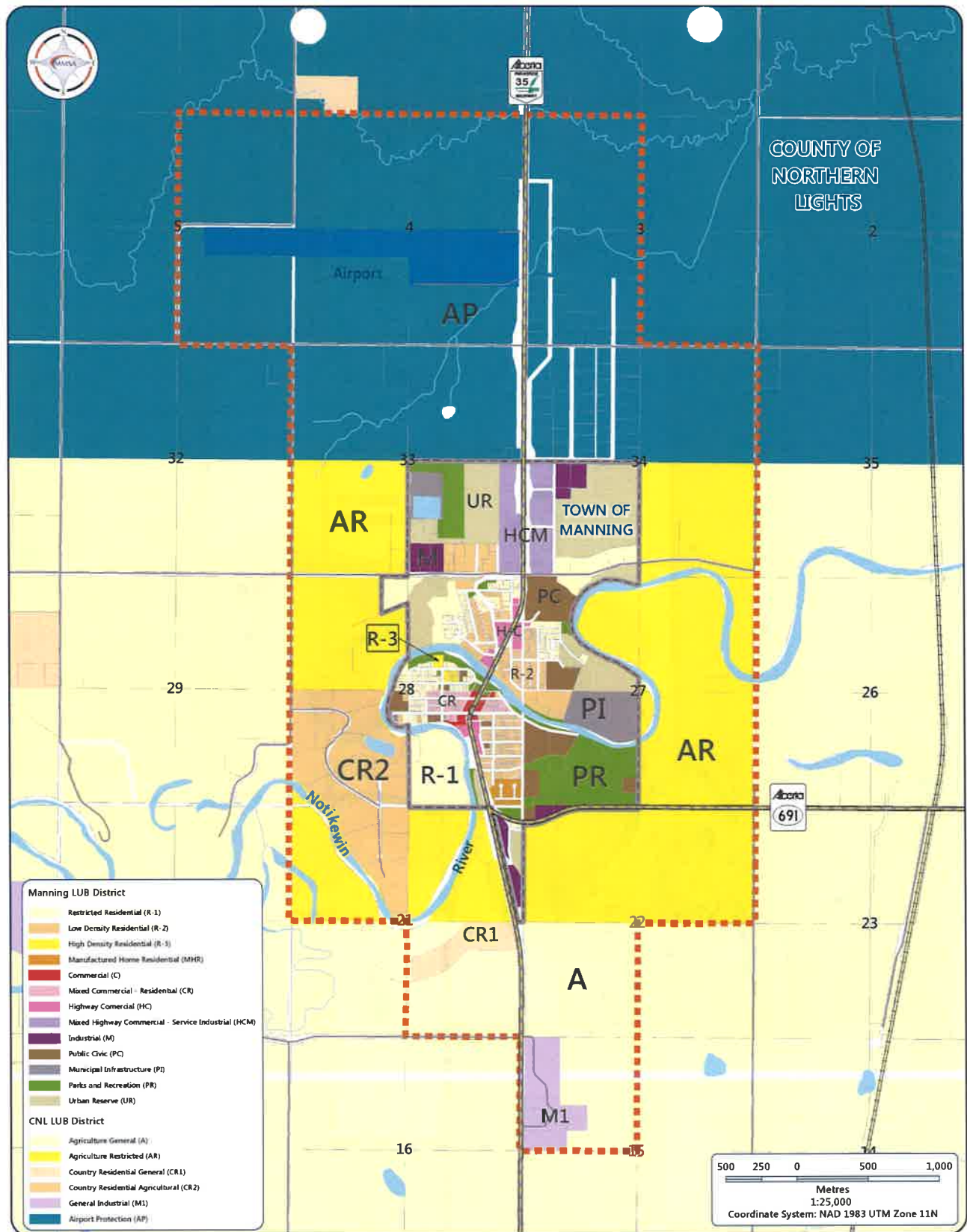
Utilities – refer to natural gas, sanitary, storm and water services, telephone/cable/internet and electricity.

Wetlands – means an area of land that shows a presence of shallow water or flooded soils (or saturated) for part of the growing season, has organisms adapted to this wet environment, and has soil indicators of this flooding, such as hydric soils.

Working Days – means Monday to Friday, excluding general holidays as outlined in the government of Alberta’s employment standards.

*All other words or expressions shall have the meanings respectively assigned to them in the MGA, the Subdivision and Development Regulation, and the Alberta Land Use Framework.

APPENDIX A – IDP MAPS AND DISPUTE RESOLUTION FIGURE



**County of Northern Lights
 Town of Manning
 Land Use Bylaw Districts Map
 Intermunicipal Development Plan**



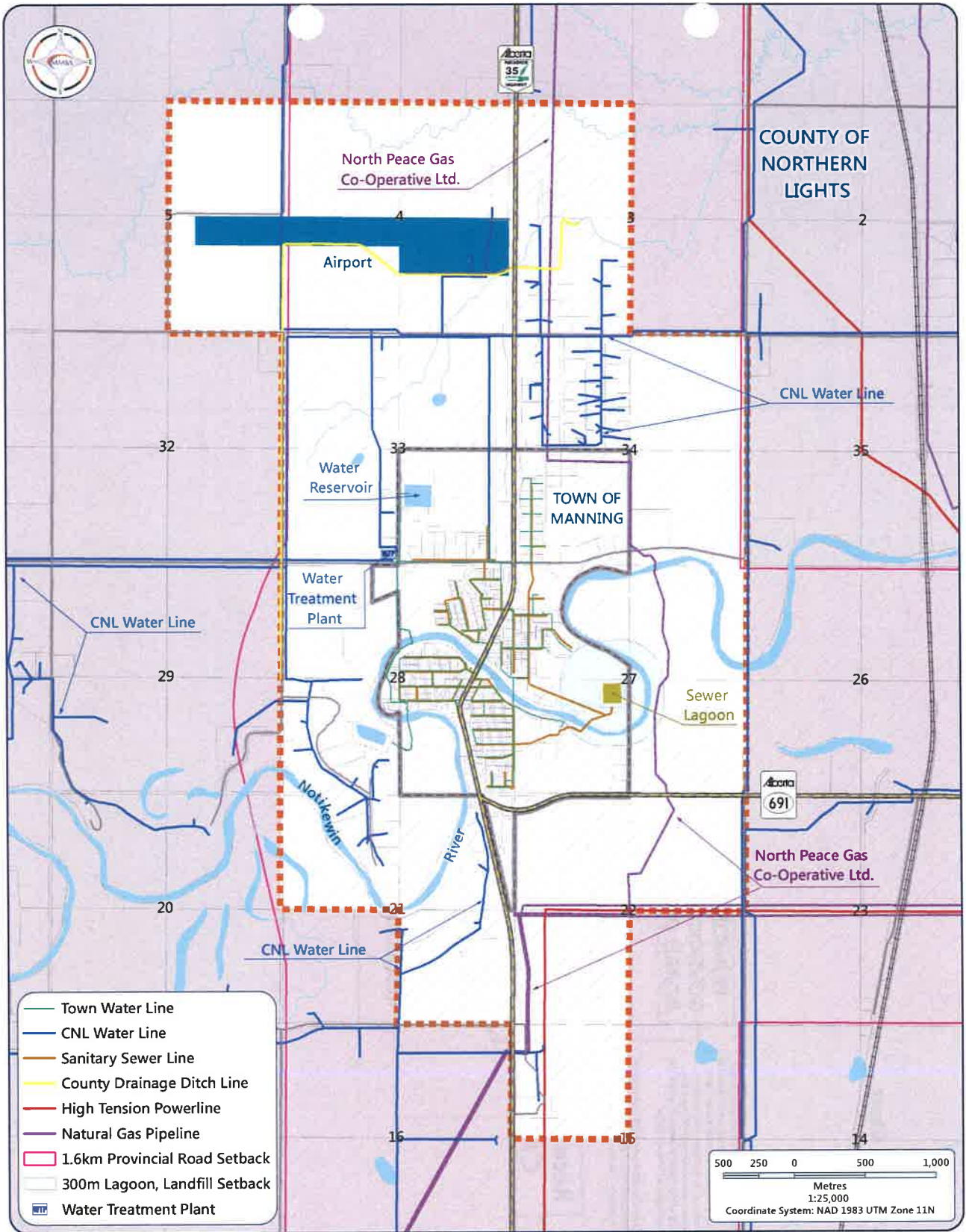
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- Municipal Boundary
- IDP Plan Area
- Lake, Major River, Reservoir
- River, Creek, Stream
- Provincial Road
- Municipal Road
- Railway (C.N.R.)
- Property Line

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 Reviewed by: A. M., E. W., N. P.
 Date: 05/29/2018





County of Northern Lights Town of Manning Infrastructure Map Intermunicipal Development Plan



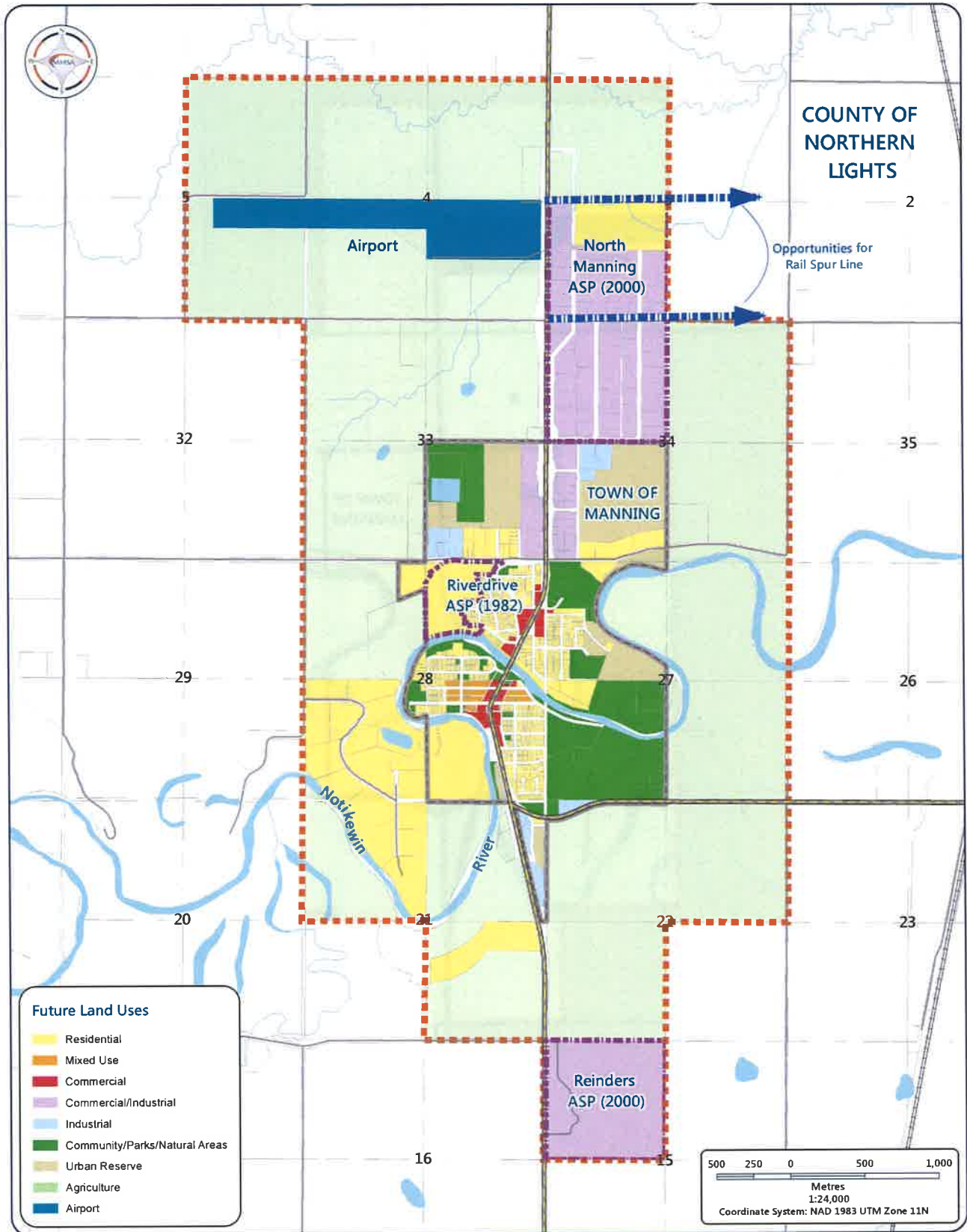
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Reviewed by: A. M., E. W., N. P.
Date: 05/29/2018



- Municipal Boundary
- IDP Plan Area
- Airport
- Sewer Lagoon, Landfill
- Lake, Major River, Reservoir
- River, Creek, Stream
- Provincial Road
- Municipal Road
- Railway (C.N.R.)
- Property Line





Future Land Uses









- Residential
- Mixed Use
- Commercial
- Commercial/Industrial
- Industrial
- Community/Parks/Natural Areas
- Urban Reserve
- Agriculture
- Airport

500 250 0 500 1,000
 Metres
 1:24,000
 Coordinate System: NAD 1983 UTM Zone 11N



**County of Northern Lights
 Town of Manning
 Future Land Use Map
 Intermunicipal Development Plan**

 
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 Reviewed by: N.P.
 Date: 10/03/2018

-  Municipal Boundary
-  Provincial Road
-  IDP Plan Area
-  Municipal Road
-  Lake, Major River, Reservoir
-  Railway (C.N.R.)
-  River, Creek, Stream
-  Property Line

