

# Provincial & Municipal Planning

## Provincial Planning Framework

The *MGA* and its regulations, along with other related legislation affect planning decisions.

### **MUNICIPAL GOVERNMENT ACT (MGA)**

The *MGA* regulates the subdivision and development of land in Alberta. It provides guidance on land use planning in Alberta.

The *Subdivision and Development Regulation*, adopted under the *MGA*, outlines the information required for subdivision applications, referral agencies, relevant considerations for approvals of subdivision applications, and the time limits for issuing a decision on a subdivision application.

### **ALBERTA LAND STEWARDSHIP ACT (ALSA)**

*ALSA* incorporates the Land Use Framework, setting out seven “land-use regions” for the province. The *MGA* has been amended to require planning and subdivision authorities’ and the SDAB’s actions to be consistent with any applicable *ALSA* regional plan (s. 630 of the *MGA*).

### **PROVINCIAL LAND USE POLICIES**

Section 622 of the *MGA* provides for the establishment of provincial land use policies that identify common issues to be considered in municipal planning.

Section 622(3) of the *MGA* requires that every statutory plan, land use bylaw and action undertaken pursuant to Part 17 of the *MGA* must be consistent with the land use policies.

The land use policies do not apply in any planning for which a regional plan has been adopted pursuant to the *ALSA* (s. 622(4) of the *MGA*).

## Municipal Planning Framework

The *MGA* establishes the authority of municipalities to develop, adopt, implement, and review plans and bylaws that integrate the legislation, planning principles, and community views.

### **STATUTORY PLANS**

Municipal Development Plans, Intermunicipal Development Plans and Area Structure Plans are adopted by municipalities in accordance with the *MGA* to ensure effective long-term growth strategies for a municipality.

### **LAND USE BYLAWS**

A land use bylaw defines the land use districts, the land uses within each district and the development standards. It provides the details to evaluate applications for development or subdivision and acts as the implementation document for the statutory plans.