

Calgary Metropolitan Region Board
Land Use Committee Meeting Agenda

May 10, 2018, 9:00 AM

Mount Royal University, Roderick Mah Centre for Continuous Learning
Room EC2010

The purpose of this meeting is to convene, discuss and make decisions regarding recommendations to be made to the Calgary Metropolitan Region Board.

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| 1. Call to Order | Sheard |
| 2. Chair's Opening Remarks | Sheard |
| 3. Adoption of Agenda
<i>To adopt and/or revise today's agenda</i> | All |
| 4. Review and Approve Minutes
For Decision <i>To review and approve minutes from April 6, 2018</i> | All |
| 5. Land Use Plan and Servicing Plan Topic Grouping
(Attachment)
<i>To discuss how the requirements of the Regulation for Growth and Servicing Plans can be grouped</i> | Tipman/Graves |
| 6. Population and Employment Projections (Attachment)
For Decision <i>To review and approve the work plan for population and employment projections</i> | All |
| 7. Interim REF Administrative Principles (Attachment)
For Decision <i>To review and approve Interim REF Principles and Objectives developed by TAG</i> | All |
| 8. In-Camera (Pursuant to ss.23 and 24 FOIP) | All |
| Interim REF Application Review Process Options
<i>To discuss various options for the Interim REF process developed through TAG workshops</i> | Tipman |

Return to Public Session

9. Next Meeting: Thursday, June 7, 2018

10. Adjournment

Sheard

Land Use Committee Members:

Mayor Peter Brown
Councillor Gian-Carlo Carra
Mayor Marshall Chalmers
Mayor Jeff Genung
Reeve Larry Spilak

Mayor Craig Snodgrass
Mayor Bill Robertson
Reeve Greg Boehlke
Councillor Tom Ikert

Christopher Sheard, Committee Chair
Dale Beesley, GOA Representative

Upcoming Meetings:

Land Use Committee	Thursday June 7th 9:00 AM	Mount Royal University Centre for Continuous Learning, Room EC2010
Board Meetings	Friday May 25 th – 9:00 AM Friday June 22 nd – 9:00 AM	WinSport, COP Multipurpose Room, 2 nd Flr Mount Royal, Room EC2010

Minutes of the meeting of
the Land Use Committee of
the Calgary Metropolitan Region Board
held at Mount Royal University
on Thursday April 6, 2018

Delegates in Attendance:

Mayor Peter Brown – City of Airdrie
Councillor Gian-Carlo Carra – City of Calgary
Councillor Laurie Bold – City of Chestermere
Mayor Jeff Genung – Town of Cochrane
Councillor Suzanne Oel – MD of Foothills
Mayor Craig Snodgrass – Town of High River
Mayor Bill Robertson – Town of Okotoks
Reeve Greg Boehlke – Rocky View County
Councillor Tom Ikert – Wheatland County

Dale Beeseley – ADM Municipal Affairs

CMRB Administration:

Chris Sheard, Chair
Jordon Copping, Chief Officer
Liisa Tipman, Project Manager–Land Use

1. Call to Order

Called to order at 9:00 AM.

2. Chair's Opening Remarks

Chair Sheard opened the meeting and welcomed members and staff.

3. Approval of Agenda

Moved by Mayor Brown, **Seconded by** Mayor Snodgrass, accepted by Chair.

Motion: That the Calgary Metropolitan Region Land Use Committee approve the agenda of this meeting.

Motion carried unanimously.

4. Terms of Reference

Discussion:

- Voting structure
- Question regarding conservation of floodway lands being included in the Terms of Reference as a separate line item
- Proposal to add a new "e. – policies regarding floodway lands"

Moved by Councillor Ikert, **Seconded by** Mayor Snodgrass, accepted by Chair.

Motion: That the Calgary Metropolitan Region Land Use Committee approve the Terms of Reference as presented, adding "(e) policies regarding flood prone areas" under Scope/Contents of the Growth Plan.

Motion carried unanimously.

5. Update from TAG

An update from TAG was given including:

- April 13 TAG meeting to begin fulsome work of IGP.
- REF process principles.

6. In-camera session began at 9:26 AM. In-camera session ended at 12:06 PM.

7. Directions from Land Use Committee to CMRB Administration:

General Direction

- Direct CMRB Administration to plan a schedule for LUC meetings in a way that groups related topics.
- Direct CMRB Administration to invite Edmonton Metropolitan Region Board (EMRB) to present at a Land Use Committee meeting.

Direction on fulfilling the requirements of the Terms of Reference – Land Use Committee

(a) Population and Employment Projections

- Direct CMRB Administration to provide the Land Use Committee with recommended options for including population and employment projections into the Growth Plan (i.e. timeline for the Growth Plan, if a timeline is required, increments for presenting population and employment projections, and so on). Administration will:
 - Consider the requirement for expert advice and provide recommendations on retaining expert advice, if required;
 - Develop projections that are incremental.
- Discussion about population and employment projections will occur on a community by community basis to ensure the needs of each member municipality are met.

(b) The identification of the following

(i) Growth Areas

- Direct CMRB Administration to create a regional map that identifies the existing growth areas of the 10 member municipalities.
- Discussion about the regional map will occur at the Land Use Committee to ensure the needs of each member municipality are met.

(ii) Land Supply for residential commercial and industrial purposes

- Direct CMRB Administration to create a regional map of existing land supply.
- Discussion about a regional map will occur at the Land Use Committee and will include discussion of land use typologies and best planning practices relating to community form and function.

(iii) Agricultural lands

- Direct CMRB Administration to map agriculture soils in the Region.
- Discussion about agriculture and how to best incorporate agriculture into the Growth Plan will occur at the Land Use Committee.

(iv) Density of development

- Defer consideration of density of development.

(v) Development and location of infrastructure

- Direct CMRB Administration to provide the Land Use Committee with a summary of existing and planned infrastructure.

(vi) corridors for recreation, transportation, energy transmission, utilities and intermunicipal transit

- Direct CMRB Administration to provide the Land Use Committee with a summary of existing and planned corridors for recreation, transportation, energy transmission, utilities and intermunicipal transit.

(c) Policies regarding the planning for corridors for recreation, transportation, energy transmission, utilities and intermunicipal transit

- Discussion about policies related to these corridors and mapping of these corridors will occur at the Land Use Committee.

(d) Policies regarding environmentally sensitive areas

- Direct CMRB Administration to catalogue provincial and federal environmental policies/regulations that apply to development in the Region.

(e) Policies regarding flood prone areas

- None

(f) Policies regarding the coordination of infrastructure planning and development among the participating municipalities

- None

(g) Policies that address new settlement areas

- Direct CMRB Administration to define “new settlement area” and present options to the Land Use Committee for consideration
 - Develop a catalogue of the current policies/frameworks/criteria for the development of new settlement areas within member municipalities
 - Consideration should be made for the diversity of rural and urban developments (i.e. larger urban, smaller urban, country residential, etc.)
 - The definition of “new settlement area” may include new greenfield areas within urban municipalities

12. Adjournment

Moved by Mayor Robertson, **Seconded by** Councillor Carra, accepted by Chair.

Motion: That the Calgary Metropolitan Region Land Use Committee adjourn the April 6 2018 meeting.

Motion carried unanimously.

CMRB Chair, Christopher Sheard

Topic Grouping for Growth and Servicing Plans

Growth Plan	Intermunicipal Servicing Plan
1. Population and Employment <ul style="list-style-type: none"> • Underlying assumption for Growth Plan and Servicing Plan 	
2. Identification of the development and location of infrastructure	3. Current Servicing Agreements, Assets, Capacities and Policies
4. Growth Areas (Land Use) <ul style="list-style-type: none"> • Places where people live <ol style="list-style-type: none"> i. Identification of growth areas and land supply (Mixed use communities) ii. Identification of density of development iii. Policies that address new settlement areas iv. Policies that address intensification of existing settlement areas v. Specific actions by participating municipalities to be taken to implement the Growth Plan • Places where people don't live (major employment areas) <ol style="list-style-type: none"> i. Identification of growth areas and land supply ii. Policies that address new settlement areas iii. Policies that address intensification of existing settlement areas iv. Specific actions by participating municipalities to be taken to implement the Growth Plan 	5. Growth Areas (Servicing) <ul style="list-style-type: none"> • Places where people live <ol style="list-style-type: none"> i. Identification of growth areas and service supply ii. Identification of density to design servicing requirements iii. Policies that address new settlement areas iv. Policies that address intensification (possible service upgrades/capital investments) v. Specific actions by participating municipalities to be taken to implement the Servicing Plan vi. taken to implement the Servicing Plan • Places where people don't live (major employment areas) <ol style="list-style-type: none"> i. Identification of growth areas and service supply ii. Policies that address new settlement areas iii. Policies that address intensification iv. Specific actions by participating municipalities to be taken to implement the Servicing Plan
6. Corridors <ul style="list-style-type: none"> • Identification of corridors for recreation, transportation, energy transmission, utilities and intermunicipal transit • Policies for planning corridors for recreation, transportation, energy transmission, utilities and intermunicipal transit 	

<ul style="list-style-type: none"> • Specific actions by participating municipalities to be taken to implement the Growth Plan and/or Servicing Plan 	
<p>7. Coordination of Infrastructure Planning</p> <ul style="list-style-type: none"> • Policies regarding coordinating infrastructure planning and development amongst participating municipalities • Specific actions by participating municipalities to be taken to implement the Growth Plan and/or Servicing Plan 	
<p>8. Environmental Areas</p> <ul style="list-style-type: none"> • Policies regarding flood prone areas • Policies regarding environmentally sensitive areas • Specific actions by participating municipalities to be taken to implement the Growth and Servicing Plan 	
<p>9. Agriculture lands</p> <ul style="list-style-type: none"> • Identification of agricultural lands • Policies regarding the conservation of agricultural lands • Specific actions by participating municipalities to be taken to implement the Growth Plan 	
	<p>10.Recreation</p> <ul style="list-style-type: none"> • Policies regarding recreation servicing

Agenda Item	6
Submitted to	Land Use Committee
Purpose	Recommendation to the Land Use Committee
Subject	Population and Employment Projections
Meeting Date	May 10, 2018
For Decision	
That the Land Use Committee APPROVE a recommendation for CMRB Administration to undertake population and employment projections	
<p>Background</p> <ul style="list-style-type: none"> • In 2012, the Calgary Regional Partnership (CRP) updated its employment forecasts for the Calgary region • In 2017, the CRP updated its population forecasts for the Calgary region • The CRP undertook consultation and engagement with regional partners to establish population and employment projections • The CMRB Regulation requires the CMRB to undertake population and employment projections • CMRB Administration and TAG have discussed updating the Calgary Regional Partnership population and employment forecasts to reflect the boundaries of the Calgary Metropolitan Region Board, to incorporate the 2016 census information, and to reflect current economic conditions in the Region <ul style="list-style-type: none"> ○ CMRB population projections would be regional and by municipality; employment projections would be by region only ○ TAG will work with CMRB Administration to ensure the projections reflect the interests of member municipalities • CMRB Administration requests Land Use Committee approval to undertake an update of the Calgary Regional Partnership’s population and employment projections incorporated TAG and LUC inputs 	
<p>Attachments</p> <ul style="list-style-type: none"> • “A Context for Change Management in the Calgary Regional Partnership Area” (Urban Futures, 2012) • “Population Projections: Confirmation of Findings” (Urban Futures, 2017) 	

1. Introduction

The goal of the regional planning process is to identify how we will meet the needs of the Calgary Region, as defined by the Board, today and into the future. Population and employment projections can be used to coordinate anticipated growth with the levels of land supply and servicing needed to fulfill the aspirations of the CMRB.

2. Linking Land Use and Servicing

Population and employment projections are the foundation of both the Growth Plan and the Servicing Plan. They are an important way of coordinating the goals and growth of the Region with the realities of providing the necessary regional services to support growth. For example, if a member municipality is expected to grow by 10,000 people, the Growth Plan and Servicing Plan can anticipate where regional transportation and intermunicipal transit services might be needed to support that growth. The necessary level of service – how success is defined - would be determined by the Board and its Committees.

2.1. Population Projections

Population projections are a key foundation of regional planning. Because services are generally described on a per-capita basis, it is important to have both regional and municipal population projections to support the regional planning process.

- At the regional scale, population projections help us to consider the relationship between population growth, land use, and the overall levels of servicing that would be required to support projected growth.
- At the municipal scale, these population projections help us to understand the general rates of growth and scale of regional services needed by each municipality.

2.2. Employment Projections

Employment projections help us to understand the general types of employment that a region might need to accommodate over time. Often, employment projections are used to generate population forecasts because the rate of job growth and the rate of population growth are linked.

- At a regional scale, employment projections support the identification of the general types of employment lands the Region will need to plan for and service.
- CMRB Administration and TAG do not recommend breaking down employment forecasts by individual municipalities. A municipal employment forecast is not descriptive enough in terms of the location and growth of specific employment areas to be a useful planning tool at a regional scale. For example, services such as regional roads and intermunicipal transit are not effectively planned through municipal-wide employment projections.

For this reason, CMRB Administration is recommending planning for employment growth in ways that better link regional land use and servicing considerations. **This approach would consider the locations of concentrated areas of employment** (i.e. downtowns, significant community cores, large employment/industrial areas, etc), how these areas are currently growing and how these areas are currently serviced. **The levels of regional services the region may consider for concentrated employment areas will be determined by the Board as part of future discussions.**

3. Calgary Regional Partnership (CRP) Projections

The Calgary Regional Partnership (CRP) published population and employment projections. These projections were completed by Urban Futures, and they identify population and employment to the year 2076. A significant consultation program with member municipalities was completed as part of developing the population and employment forecasts.

- In 2012, the CRP published regional employment projections in a report entitled "A Context for Change Management in the Calgary Regional Partnership Area" which is included in this report as Appendix 1.
- In 2017, the CRP published regional and municipal population projects in a report entitled "Population Projections: Confirmation of Findings" which is included in this report as Appendix 2.

Population projections include both a regional projection and projections for each municipality within the Calgary metropolitan area. Some member municipalities continue to use CRP forecasts for their internal planning purposes. Other municipalities have internal capacity to generate their own forecasts on a more frequent and ongoing basis.

CRP employment forecasts are provided on a region-wide basis only. They are not provided on a municipal basis due to the perception that the region was "capping" employment growth for individual municipalities and projecting a more prosperous future for some municipalities over others.

CMRB Administration has discussed the CRP population and employment projections with TAG. TAG discussions indicate that CRP population projections are generally well-regarded but should be updated to consider the following:

- to reflect the boundaries and members of the Calgary Metropolitan Region Board,
- to incorporate the 2016 census information,
- to reflect current economic conditions in the Region and the associated effect on population and employment growth,
- any other matters as identified by TAG and LUC.

4. CMRB Administration Recommendations

1. CMRB Administration requests authorization to update the CRP population and employment projections. This would include:
 - Updating population projections by region and by municipality.
 - Updating employment projections by region.CMRB Administration would engage a consultant to complete these tasks.

2. As identified by TAG, the CRP population and employment projections should be updated to:
 - Reflect the boundaries of the Calgary Metropolitan Region Board,
 - Incorporate the 2016 census information,
 - Reflect current economic conditions in the Region and their associated effect on population and employment growth,
 - Other as determined during future collaborations with TAG and LUC.

3. To adopt an approach to employment projections which identifies concentrated areas of employment rather than undertaking municipal-wide employment. This approach is intended to better link Growth Plan and Servicing Plan considerations and to focus on building success for these areas. The details of how to best approach this type of analysis will be the subject of future discussions with TAG and LUC.

Agenda Item	7
Submitted to	Land Use Committee
Purpose	For Decision
Subject	Draft Administrative REF Principles and Objectives
Meeting Date	May 10, 2018
That the Land Use Committee recommend to the Board that the attached Administrative Regional Evaluation Framework Principles be adopted	
<p>Background</p> <ul style="list-style-type: none"> On March 23, 2018 and April 27, 2018 CMRB Administration held workshops with the Technical Advisory Group (TAG) to discuss the Interim REF Process The TAG agreed on the attached Administrative Principles and Objectives for the Interim REF process 	
<p>Attachments</p> <ul style="list-style-type: none"> DRAFT Administrative Principles and Objectives for the Interim REF process 	

1. What is Interim REF?

Once in place, the Interim Regional Evaluation Framework (Interim REF) will provide the Calgary Metropolitan Region Board with the authority to evaluate regionally significant statutory plans and statutory plan amendments. The primary goal of Interim REF is to ensure local statutory plans are consistent with long-term regional goals and interests **as defined by the member municipalities.**

The Interim REF includes three (3) aspects: the criteria which will determine which plans are regionally significant, the **process** through which the CMRB will review

Agenda Item 7

and approve statutory plans and statutory plan amendments and the objective and clear **criteria** against which the CMRB will judge plans.

2. Reasons for drafting an Administrative Principles and Objectives document

The TAG agreed that having overarching principles would provide a touchstone to help guide the creation of the three parts of the REF.

3. REQUEST OF THE COMMITTEE

CMRB Administration is asking the Land Use Committee to approve the attached document and recommend that these Administrative Principles be adopted by the Board.

Table 1 –REF Principles and Objectives FOR LUC APPROVAL

	PRINCIPLE	OBJECTIVE
1	Certainty and Clarity of Process	All REF applications will be subjected to the same transparent process.
2	Efficiency	The process will be efficient for the Applicant, the CMRB Administration and CMRB Members.
3	Timeliness	All REF applications will be reviewed, and a recommendation for either approval or rejection drafted, within certain timelines agreed upon by the Board.
4	Respectfulness	All participants in the REF process will be treated, and will treat others, with respect.
5	Promote Cooperation	The process will promote cooperation amongst all ten municipalities.
6	Objectivity	CMRB administrative recommendations and decisions will be objective and respect the technical review process.