



September 15, 2021

Ministerial Order Number – MSL: 091-18

Calgary Metropolitan Region Board (CMRB)
305, 602-11 Ave SW
Calgary, AB T2R 1J8

Attention: Liisa Tipman

Dear Liisa,

Please find enclosed Rocky View County's re-application for review and approval of the Ascension Conceptual Scheme (proposed Bylaw C-7991-2020) as amended by the Calgary Metropolitan Region Board (CMRB).

Description of Bylaw

Bylaw C-7991-2020 is a bylaw to adopt the Ascension Conceptual Scheme providing a comprehensive statutory framework to guide future redesignation, subdivision, and development affecting Block 6, Plan 8710757, SE-19-25-2-W5M, and SW-19-25-2-W5M. Schedule A of the proposed bylaw contains the proposed Conceptual Scheme to be appended to the existing Bearspaw Area Structure Plan (Bylaw C-4129-93).

Rocky View County Council held a Public Hearing on June 1, 2021, to consider the bylaw. On June 15, 2021 Council gave second reading to the bylaw and direction to submit this application to the Board for review under the (IREF). Council previously gave first reading to the bylaw on January 28, 2020.

On July 9, 2021, the County submitted the application for review of the bylaw to CMRB Administration. CMRB Administration reviewed the proposed Ascension Conceptual Scheme and found the Ascension Conceptual Scheme to be consistent with the objectives of the IGP and IREF. Subsequently, on July 29, 2021, CMRB Administration recommended that the CMRB Board approve the application.

On August 26, 2021, the City of Calgary submitted a challenge to the CMRB recommendation stating concerns broadly with respect to protection of source water, transportation and transit, impacts on Calgary services, and collaboration.

On September 10, 2021, the Board considered IREF application 2021-13 (being the Ascension Conceptual Scheme). The Board tabled the application until September 17, 2021 to allow respective Council's to consider proposed amendments to the bylaw. A further motion provided that the Board waive the standard 28-day review period following CMRB Administration's recommendation and discuss and vote on the IREF application at the September 17, 2021 meeting of the Board.

Following the Board meeting, the Applicant has worked with both County and City Administrations to draft additional statutory policies for inclusion within the Ascension Conceptual Scheme. Administration would note that while the existing draft Conceptual Scheme has sufficient guidance to meet the

requirements of the Interim Growth Plan, these proposed additional policies do provide further detail on how matters of concern would be addressed at future land use and subdivision approval stages.

County Council approved amendments to the bylaw and directed Administration to re-submit the application for CMRB review on September 14, 2021. The amendments are detailed in Attachment 2.

Consultants

The above noted application was prepared by B&A Planning with assistance on technical studies from:

- GHD Limited: Phase 1 Environmental Site Assessment
- Westhoff Engineering Resources Inc.: Biophysical Impact Assessment
- Bunt & Associates: Transportation Impact Assessment
- LGN Consulting Engineering Ltd.: Master Drainage Plan
- EXP Services Inc.: Geotechnical Investigation
- Bison Historical Services Ltd.: Historical Resources Impact Assessment
- Urban Systems: Servicing Design Brief

Attachments

In accordance with the IREF submission requirements, this re-submission includes:

1. Council Report for the Proposed Bylaw (September 14, 2021); and
2. Proposed Bylaw C-7991-2020 including the Ascension Conceptual Scheme with County Council September 14, 2021 amendment shown in red.

Materials previously submitted with respect to this bylaw include the original bylaw, Ascension Conceptual Scheme, Staff Reports and associated minutes. If CMRB Administration requires re-submission of those materials, please advise accordingly.

Rocky View County respectfully requests CMRB's approval of the proposed bylaw so that it can be considered by our Council for third and final reading.

If there are any questions, or further information is required in relation to this application, please do not hesitate to contact Jessica Anderson, 403-520-8184 or janderson@rockyview.ca.

Sincerely,



Dominic Kazmierczak
Manager, Planning Policy
403-520-6291
Dkazmierczak@rockyview.ca