APPENDIX B
2017 Notice of Intent to Annex

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Office of the Mayor
5 St. Anne Street
St. Albert, AB T8N 3Z9
Phone: 780-459-1606
Fax: 780-460-2394
www.stalbert.ca

File: L08/M2699

June 15, 2017

Rick Duncan
Alberta Municipal Government Board
1229 – 91 Street
Edmonton, AB T6X 1E9

Sent via email (richard.duncan@gov.ab.ca)

Dear Mr. Duncan:

Re: City of St. Albert Intent to Annex

Over the past four years, Sturgeon County and the City of St. Albert have collaboratively participated in joint growth boundary discussions and planning for the future. In keeping with the Memorandum of Agreement, attached please find our Intent to Annex document, which has also been provided to the Sturgeon County Council. We have created an open and constructive environment to discuss our needs, plan for the future and determine how we can best move forward in a mutually beneficial manner.

The result has been the development of a strong working relationship and a commitment to working together to build the best region for all stakeholders. We will continue this dynamic as we have agreed to establish a Negotiating Committee with representation from both Councils.

Our Councils are proud of the work we have jointly undertaken and the commitment to collaboration adopted by both Councils. We look forward to continuing this spirit of openness and collaboration as we prepare to engage our stakeholders and community partners in the next stage of the process.

Yours sincerely,

Nolan Crouse
Mayor, City of St. Albert
The Botanical Arts City

Enclosure

cc: Edmonton City Council
Sturgeon County Council
Peter Tarnawsky, Chief Administrative Officer, Sturgeon County
St. Albert City Council
Kevin Scoble, City Manager, City of St. Albert

IN THE MATTER OF THE *MUNICIPAL GOVERNMENT ACT*

R.S.A. 2000, c.M-26

AND IN THE MATTER OF THE PROPOSED ANNEXATION BY

THE CITY OF ST. ALBERT

IN THE MATTER OF THE *MUNICIPAL GOVERNMENT ACT*

R.S.A. 2000, c.M-26

AND IN THE MATTER OF THE PROPOSED ANNEXATION

BY THE CITY OF ST. ALBERT

NOTICE OF PROPOSED ANNEXATION

TO: **Alberta Municipal Government Board**
1229 – 91 Street SW
Edmonton, AB T6X 1E9

TO: **Sturgeon County**
9613 – 100 Street
Morinville, AB T8R 1L9

TO: **Alberta Municipal Affairs**
132 Legislature Building
10800 - 97 Avenue
Edmonton, AB T5K 2B6

The City of St. Albert herby gives notice of its request for the annexation of lands hereinafter described. This notice includes the following:

1. Authorization
2. Description of Lands
3. Annexation Justification
4. Proposed Public Consultation
5. Affected Authorities

This notice has been filed by:

THE CITY OF ST. ALBERT

Per: _____
Kevin Scoble, CAO
5 St. Anne Street
St. Albert, AB T8N 3Z9

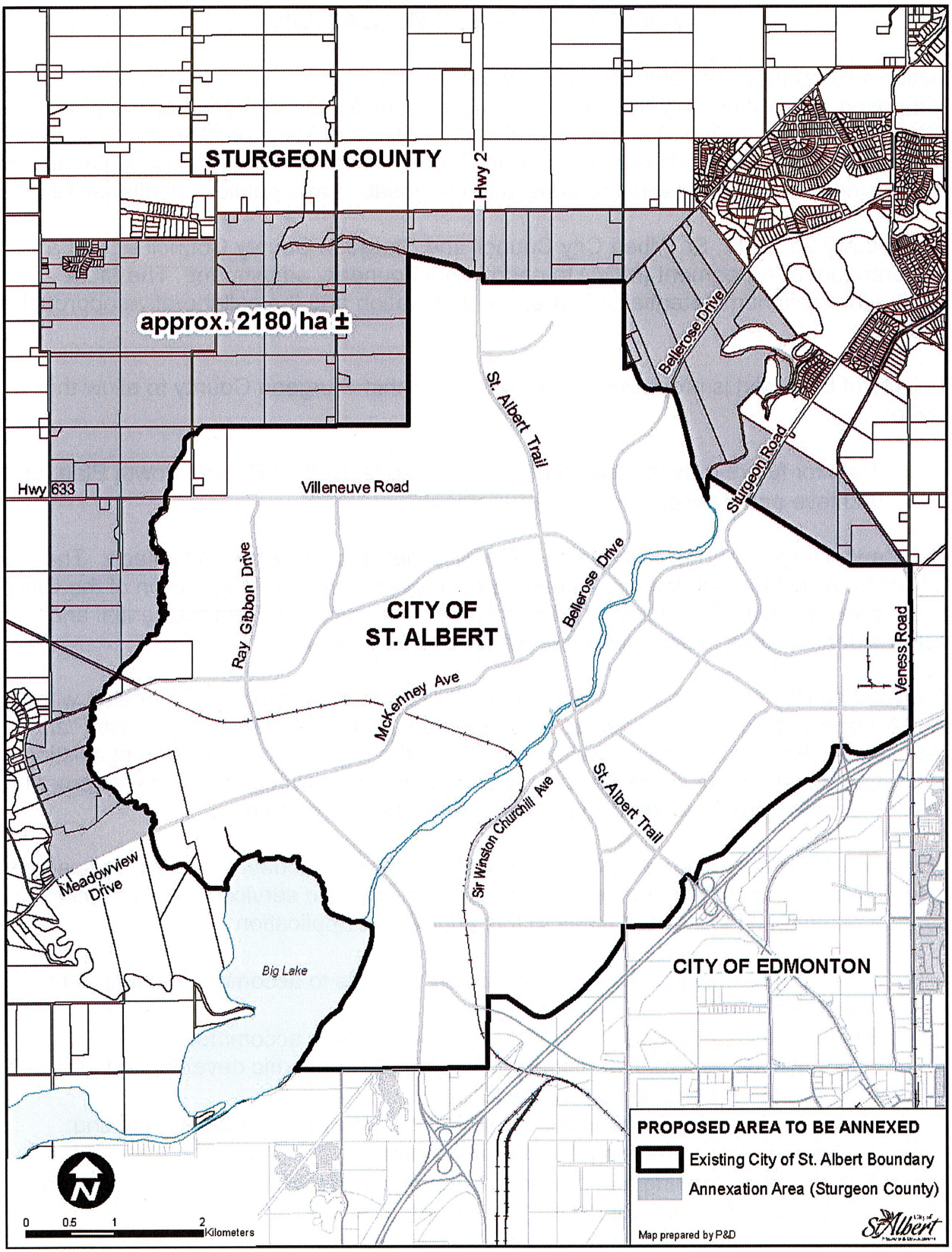
AUTHORIZATION

On February 28, 2017, St. Albert City Council and Sturgeon County Council signed a Memorandum of Agreement (MOA) to negotiate a boundary adjustment. The MOA outlines the maximum potential land area for annexation and the collaborative approach to be taken.

On April 18, 2017, City of St. Albert Council passed a motion to provide written notice of its proposed annexation, pursuant to Section 116 of the *Municipal Government Act.*

DESCRIPTION OF LANDS

Township 53, Range 26, W4M	Township 54, Range 25, W4M	Township 54, Range 26, W4M
Part of Northeast Quarter Section 35	Part of Northeast Quarter Section 10	Part of Southwest Quarter Section 1
Part of Southwest Quarter Section 36	Part of Northeast Quarter Section 11	Part of Northeast Quarter Section 1
Part of Northeast Quarter Section 36	Part of Northwest Quarter Section 11	Part of Northwest Quarter Section 1
Part of Northwest Quarter Section 36		
	Part of Southeast Quarter Section 14	Part of Southeast Quarter Section 2
	Part of Southwest Quarter Section 14	
	Part of Northwest Quarter Section 14	Part of Southeast Quarter Section 12
		Southwest Quarter Section 12
	Part of Southeast Quarter Section 15	Part of Northeast Quarter Section 12
	Part of Southwest Quarter Section 15	Northwest Quarter Section 12
	Part of Northeast Quarter Section 15	
	Part of Northwest Quarter Section 15	Part of Southeast Quarter Section 13
		Southwest Quarter Section 13
	Northwest Quarter Section 17	Northeast Quarter Section 13
	Northeast Quarter Section 18	Northwest Quarter Section 13
	Northwest Quarter Section 18	
	Part of Southwest Quarter Section 18	Part of Southeast Quarter Section 23
		Part of Northeast Quarter Section 23
	Southeast Quarter Section 19	
	Southwest Quarter Section 19	Southeast Quarter Section 24
	Northeast Quarter Section 19	Southwest Quarter Section 24
	Part of Northwest Quarter Section 19	
		Part of Northeast Quarter Section 24
	Southwest Quarter Section 20	Part of Northwest Quarter Section 24
	Part of Northeast Quarter Section 20	
	Northwest Quarter Section 20	
	Northeast Quarter Section 21	
	Northwest Quarter Section 21	
	Part of Southeast Quarter Section 22	
	Southwest Quarter Section 22	
	Part of Northeast Quarter Section 22	
	Northwest Quarter Section 22	
	Part of Southwest Quarter Section 23	
	Part of Southeast Quarter Section 27	



Note: Includes all roadways, right of ways and public utility lots.

ANNEXATION JUSTIFICATION

Section 116 (2) (b) of the *Municipal Government Act* requires, as part of a written notice of a proposed annexation, that the notice contain reasons for the proposed annexation. The following is an overview of the context and main reasons for why the City of St. Albert is seeking annexation of lands within Sturgeon County. A detailed justification statement will be provided in conjunction with the annexation negotiation and public consultation reports.

On February 28, 2017, St. Albert City Council and Sturgeon County Council signed a Memorandum of Agreement (MOA) to negotiate a boundary adjustment. The MOA outlines the maximum potential land area for annexation and the collaborative approach to be taken.

The City of St. Albert is proposing to annex lands within Sturgeon County to allow the City to:

- Plan for future growth consistent with the Capital Region Board Growth Plan; and
- Achieve economical servicing requirements.

The Capital Region is one of the fastest growing metropolitan areas in Canada. The City of St. Albert has experienced steady growth over the years. Expansion of the City's boundaries will allow for an adequate and appropriate supply of both residential and non-residential lands to accommodate future long term growth.

The existing City limits, as well as the lands proposed for annexation are located within the Metropolitan Area, as defined in the *Edmonton Metropolitan Region Growth Plan - Re-imagine. Plan. Build.* This area encompasses the highest concentration of existing and future development in the Region. Accommodating growth and new development within this policy area ensures contiguous, urban land use patterns.

This annexation will ensure future growth will be planned and developed in a logical and staged manner, optimizing the delivery of both soft and hard services. The following general planning principles will apply to this annexation application:

- Ensuring the City has an adequate supply of lands to accommodate long term residential growth;
- Ensuring the City has an adequate supply of lands to accommodate non-residential development to support and promote economic development and increase the non-residential tax base;
- Creating complete communities through thoughtful and integrated planning;
- Conserving and enhancing ecological systems;
- Ensuring the planning and development of the lands will reflect the intent, goals, and objectives of the Capital Region Growth Plan.

In conclusion, this overview provides the basis for the initial justification regarding the proposed annexation.

PROPOSED PUBLIC CONSULTATION

Introduction

The purpose of public consultation is to ensure there are opportunities for the public, landowners, and affected stakeholders to be made aware of the application and have an opportunity to provide input before the matter is considered by the Municipal Government Board.

In addition, public consultation offers the City of St. Albert an opportunity to develop an understanding of concerns raised and to establish applicable mitigation measures.

The following provides an overview of proposed public engagement strategies. A complete summary outlining the public consultation process, findings, and proposed mitigation measures will be provided as required.

Process

The consultation process will be open and transparent. It will ensure interested parties are provided information regarding the various opportunities to provide feedback. It will also ensure that adequate and informative details are provided regarding the annexation process.

All reasonable measures will be taken to ensure those with an interest in the annexation will have access to relevant information and have their views and opinions heard. The City is aware of the need to communicate with and receive input from the following:

- Landowners located within the area proposed for annexation;
- Local authorities impacted by the annexation;
- Residents of St. Albert and Sturgeon County.

Consultation Elements

Various consultation methods will be used to engage affected landowners and the public, including the following:

1. **Information Letter**
   An information letter will be sent to affected landowners and stakeholders early in the process. This package will provide information and details of the annexation proposal, process, contact information, and next steps.

2. **Meetings with Landowners and Local Authorities**
   The City of St. Albert proposes to meet directly with affected landowners as well as impacted local authorities (as required).

3. **Public Open Houses**
   Hosting public open houses at various stages of the project is planned. This will allow for impacted parties to provide input and highlight any issues and concerns they may have. These sessions will be advertised on the City's website, by notification letter, as well as in the local newspapers (St. Albert Gazette and Morinville Free Press).

4. **Website**
   In addition to open house notices, information and application updates will be posted to the City of St. Albert's website. Interested parties will be directed to a dedicated annexation website, which will include application details and relevant documents. In addition, there will also be an opportunity to provide comments regarding the proposed annexation. Staff contact information will be provided on the website.

5. **Written Input**
   In addition to verbal input at open houses and meetings, interested parties will have an opportunity to provide written feedback and comments through paper form, email, or on-line.

6. **Media**
   The City proposes to issue periodic news releases regarding the annexation process to local media and regional outlets.

AFFECTED AUTHORITIES

This notice is being sent to the following local authorities:

- Capital Region Board
- Alberta Capital Region Wastewater Commission
- Alberta Health Services
- Alberta Transportation
- Alberta Environment and Parks
- St. Albert Public Schools
- Greater St. Albert Catholic Schools
- Sturgeon Public School Division
- North Central Francophone Education

The following is a list of authorities which may be affected and will be notified of the annexation, in keeping with the intent and spirit of proposed changes to the *Municipal Government Act.*

- Alberta Agriculture, Food, and Rural Development
- Alberta Energy Regulator (AER)
- Historic Resources Management Branch
- Department of National Defence
- ATCO Gas
- ATCO Pipelines
- Altalink Management Ltd.
- Canada Post Corporation
- TELUS Communications Company
- Fortis Alberta
- Alexander First Nation
- Canadian National Railway
- City of Edmonton
- Parkland County