



City of Chestermere
PROVINCE OF ALBERTA

Bylaw #009-26

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Amending Acreage Infill Policies In The Municipal Development Plan

A BYLAW OF THE CITY OF CHESTERMERE, IN THE PROVINCE OF ALBERTA, TO AMEND THE MUNICIPAL DEVELOPMENT PLAN BYLAW #020-25 IN THE CITY OF CHESTERMERE.

WHEREAS the *Municipal Government Act, RSA 2000, c. M-26* and amendments thereto provides that a Council must pass a Municipal Development Plan;

AND WHEREAS Council deems it desirable to amend the Municipal Development Plan Bylaw #020-25.

NOW, THEREFORE THE COUNCIL OF THE CITY OF CHESTERMERE, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. The following text in subsection 4.4.6.2. under 4.4.6 Acreage Infill is deleted:

4.4.6.2 Prior to subdivision of land, redesignation, or a major development permit application, the City **shall** require the applicant to complete a **master plan** for the site and a **shadow plan** for adjoining areas. The master plan **may** be in the format of a comprehensive application or an **outline plan** and **must** include:

And replaced with the following:

4.4.6.2 Prior to subdivision of land, redesignation, or a major development permit application, the City **shall** require the applicant to complete a **master plan** for the site and **shadow planning** for adjoining areas. The City **may**, at its discretion, not require **shadow planning** for subdivision/infill development for lands zoned as Country Residential District (CR) in the Land Use Bylaw. The master plan **may** be in the format of a comprehensive application or an **outline plan** and **must** include:

2. SEVERABILITY AND GENERAL PROVISIONS

2.1 If any part of this Bylaw is found in any court of law to be illegal or beyond the power of Council to enact, such parts shall be deemed to be severable and all other sections or parts of this Bylaw shall be deemed separate and independent there from and to be enacted as such.

2.2 Words in the singular include the plural and words in the plural include the singular.

2.3 This Bylaw is gender-neutral and, accordingly, any reference to one gender includes all others.

2.4 This Bylaw comes into force on the date of third and final reading.

READ A FIRST TIME: January 27, 2026

READ A SECOND TIME _____

READ A THIRD TIME _____

RESOLUTION NUMBERS:

260127-21

DRAFT

Mayor, Shannon Dean

Chief Administrative Officer, Kent Edney