



CHESTERMERE

What We Heard – Engagement Summary Report

Acreages Information Session

June 2026

Executive Summary

On June 10, 2026, the City of Chestermere hosted an Acreage Information Session to provide residents with information about the development process within the City's North Acreages, East Acreages/Lake Ere Estates, and Paradise Meadows communities and answer questions about future development opportunities.

Approximately 70 residents attended the session. Through conversations with Administration, residents shared questions, concerns and perspectives related to development processes, servicing requirements, infrastructure, neighbourhood character and future growth. This report summarizes the common themes heard during those conversations.

Background & Council Direction

At the February 24, 2026 Regular Council Meeting, Council passed the following motion:

Motion 260224-19

Moved by Councillor Schindler:

"Council direct Administration to book an informational open house for acreage owners located at East Acreages, Lake Ere Estates, North Acreages, and Paradise Meadows related to acreage development before the end of June 2026."

Vote: Carried

In response to Council's direction, Administration organized an Acreage Information Session to provide information and engage directly with residents regarding development opportunities and processes affecting the City's acreage communities.





Public Engagement Approach

The City hosted a public information session on June 10, 2026, at the Chestermere Recreation Centre.

The event was designed as an open-house format, allowing residents to move through information displays, speak directly with staff and ask questions specific to their properties and communities.

Approximately 30 information boards were available throughout the session, covering topics including:

- Development processes
- Land use districts
- Subdivision requirements
- Servicing
- Infrastructure
- Planning policies
- Taxes

Representatives from Planning, Development, Building, Engineering and Utilities attended to answer questions, provide guidance, and discuss development considerations with residents.

Methodology

Feedback was gathered through conversations between residents and Administration during the information session.

Administration identified recurring questions, concerns and discussion topics shared by participants. This report summarizes the common themes heard during those discussions.

Participation

Approximately 70 residents attended the information session.

Participants engaged directly with Administration through one-on-one conversations and discussions at information boards throughout the event.



Open House: 70

What We Heard

Understanding the Development Process

Many residents were seeking a better understanding of how development occurs within the acreage communities.

Common questions included:

- How to redesignate land
- How to schedule pre-application meetings
- The steps involved in subdivision and land use amendments
- Development timelines
- Development options available under different land use districts

Residents expressed a desire for clear, accessible information to help navigate the planning process.

Costs, Servicing and Infrastructure

Residents frequently asked about the financial and servicing requirements associated with development.

Discussion topics included:

- Off-site levies and how they are calculated
- Water, sanitary and stormwater servicing requirements
- Differences in servicing requirements between land use districts
- Clarity on the City's regulations for septic systems and private wells
- Shared servicing requirements following subdivision approval

Attendees also sought information about future infrastructure planning, including road improvements and utility expansion.

Neighbourhood Character and Future Development

Some participants indicated they were open to responsible development provided it is thoughtfully planned and supported by appropriate infrastructure.

Residents commonly expressed that future development should:

- Respect the existing acreage character
- Remain relatively low density
- Be supported by infrastructure improvements
- Be communicated clearly and transparently

Several attendees expressed interest in exploring development opportunities on their own properties.

Concerns Raised

Residents also shared concerns about how future development could affect their communities.

Common concerns included:

- Increased traffic volumes
- Existing road conditions
- Infrastructure capacity
- Property values
- Development density
- Complexity of planning requirements, such as technical reports
- Understanding the meaning of restrictive covenants and caveats
- The City's role in interpreting and enforcing private agreements

Some participants also expressed concerns with the length and complexity of development processes and sought greater clarity around approvals.

Mixed Perspectives

Not all participants expressed clear support or opposition to future development.

Some residents indicated they wanted additional information before forming an opinion, while others focused primarily on technical, procedural and financial considerations rather than development itself. Views on future development varied, ranging from support for thoughtful development within the acreage communities to opposition to further development.

Summary of Public Feedback

The information session highlighted a strong interest among acreage residents in understanding development processes and how future growth may affect their communities.

Attendees consistently sought greater clarity around planning requirements, servicing, infrastructure and land use regulations. While perspectives on future development varied, common themes included the importance of maintaining acreage character, ensuring infrastructure keeps pace with growth and providing clear, transparent communication throughout the planning process.

Next Steps

Administration will use the feedback gathered during the information session to inform future communications and ongoing planning work related to acreage development.

The questions, concerns, and perspectives shared by participants will help Administration continue providing clear information and guidance to acreage owners as planning initiatives move forward.

