



VILLAGE OF ALLIANCE
AN ARTISTIC TOUCH

Municipal Development Plan

May 16

2019

The purpose of a Municipal Development Plan is to plan for the future use of land. It is a key policy document that communicates the long-term desired land use for the community. It is a high-level plan that shows how the community is expected to change over time and the shape it will take in the future.

Village of
Alliance

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Introduction

The *Municipal Government Act*, Revised Statutes of Alberta, 2000 requires all municipalities to prepare and adopt a municipal development plan (MDP). The Act states that an MDP must address such issues as future land use and development in the municipality, the provision of municipal services and facilities, and inter-municipal issues such as future growth areas and the co-ordination of transportation systems and infrastructure.

The overall purpose of the Village of Alliance's MDP is to guide the future growth and development to ensure that it is sustainable, orderly, appropriate, complementary, efficient, and that it enhances the quality of life for the citizens of Alliance.

The MDP is primarily a policy document that can be utilized as a framework for the physical development of the community within which both public and private sector decisions can occur. As a policy document it is, for the most part, general in nature and long-range in its outlook. The MDP provides the means whereby Council can evaluate the immediate situations or proposals in the context of a long-range plan for Alliance.

This MDP exhibits the community goals and aspirations for the future as contained in the vision statement. Goal statements that reflect the long-term vision have been provided to guide future planning and development. Goal statements arise at the beginning of each policy section and provide a framework for the objectives and policies within each section. The goals of the community are enabled through key objectives which in turn are supported through the MDP polices and guidelines. The plan is divided into various categories or topic areas; yet, each category builds upon the other to capture the intended long-range vision.

Finally, it should be acknowledged that this MDP is a living document. As the Village of Alliance grows and adapts to changing circumstances, the plan may require revisions to ensure categories or topic areas remain relevant.

1.1 Interpretation

The MDP is general in nature and is intended to provide a long-range outlook of the community. It is intended to guide council, administration, developers and the community members when considering growth and development objectives.

Map 1 is a Future Concept Map (see appendix) and may evolve overtime. It is intended to act as a guiding plan based on the assumptions made while preparing the MDP.

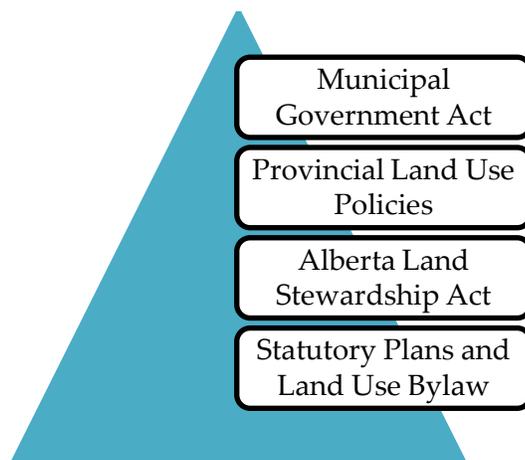
It is recommended that the entire MDP document be read to provide context to policy statements. Policies are written using “shall”, “should” or “may” statements. The interpretation of “shall”, “should” and “may” that follow provide the user with a greater understanding of the intent of each policy statement.

- “Shall” denotes compliance or adherence to a preferred course of action.
- “Should” denotes compliance is desired or advised but unique/extenuating circumstances may make compliance impractical, premature or unnecessary.
- “May” denotes discretionary compliance or a choice in applying policy.

1.2 Planning Hierarchy

An MDP is a statutory plan and is influenced by other pieces of legislation. Figure 1 provides a simple overview of the planning hierarchy.

Figure 1



1.3 Public Engagement

Prior to developing the MDP, council and administration undertook a strategic framework session facilitated by a consultant. The session resulted in a vision, mission and set of guiding principles for the Village. A public information night followed and the strategic framework was presented to the public. At the public meeting, roundtable/group discussion related to current

and future planning/development needs took place. The information was compiled and is reflected throughout the MDP.

To further engage the public, a Stakeholder Draft MDP report was prepared and made available to the public. Personal invitations were sent to key stakeholders such as Flagstaff County for comment. Before approval of the final plan, there was a public hearing.

2.0 Community Context and Trends

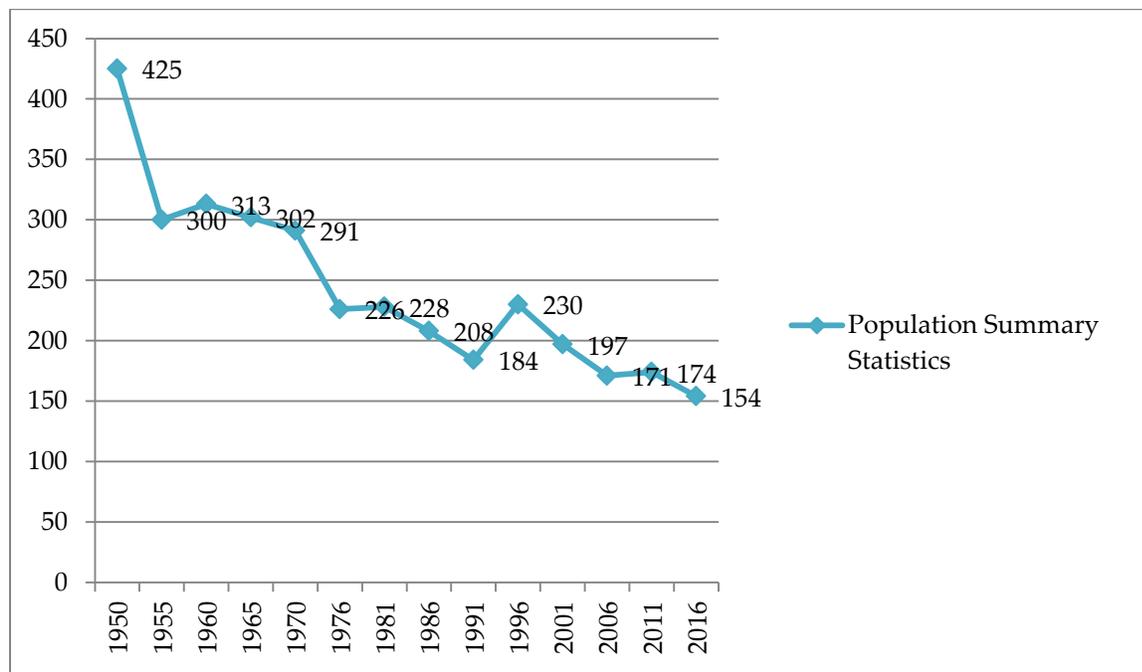
2.1 Regional Setting

The Village of Alliance is located on highway 602 just off Veterans Memorial highway 36, a high load corridor between highways 12 and 13 in east central Alberta. The community is accessible and is 170 kilometers east of Red Deer and 200 kilometers south of Edmonton, Alberta. Alliance is one of eight communities in Flagstaff County and is situated along the Battle River.

2.2 Population Changes

Figure 2 highlights Alliance’s population statistics from 1950 to 2016.

Figure 2



Source: Alberta Municipal Affairs, [Municipal Population List](#)

In its early years (1918-1950), the Village of Alliance’s population fluctuated each decade between 200 and 400 residents. The shift in population was primarily driven by local economics of the railway and agricultural modernization. The population trend has since experienced a relatively consistent decline since 1950.

According to Statistics Canada, the average family size has become smaller over time. Nearing the end of the baby boomer era (1946 to 1965), people married at a young age and had large families. This led to a bustling workforce. Today, the changing social conditions may contribute

to smaller family sizes. Alliance’s population decline is influenced by societal changes, employment opportunities, available services and its rural/remote setting.

2.3 Residential Building Trends

The 2016 federal census identified 105 private dwellings in the Village with an average of 85 occupied dwellings. Single detached being the predominant housing form representing 88% of the existing structures. Other attached dwellings (semi-attached, single attached house) and row housing made up the remainder of the housing stock at approximately 12%.

The federal census indicates 60 dwellings were constructed prior to 1980. In the 20-year period between 1980 and 2000, 25 dwellings were constructed. Census data from 2016 indicates the available housing stock has increased 23.5% between 2001 and 2016 with the addition of 20 private households reported.

This information demonstrates that approximately 57% of the current housing stock in the Village is at least 36 years of age and constructed before 1980. The remaining 43% of the current housing stock was constructed after 1980.

The demand for residential development is not expected to change over the next 30 years which is attributed to growth projections shown in Figure 3.

2.4 Development Influences

Map 2 (see appendix) identify significant features that influence the future growth pattern of the Village. The features represent urban development constraints and opportunities.

Alliance was developed atop of the river valley adjacent to the Battle River, its proximity to hills and valleys are prominent. The community’s ability to expand directly west and south may be limited due to slopes and valleys. This may be an opportunity or a constraint due to the natural significance of the river valley. The lands may be used for recreational purposes or open spaces.

Map 2 identified the significant human constraints, mainly oil and gas activity. There is oil/gas wells surrounding the Village, many of which are active. Oil and gas activity may restrict the type of development that can occur as a result of regulated or imposed setbacks.

The surrounding land to the north and east is primarily used for agricultural purposes and does not conflict with growth. However, any potential growth outside the Village’s corporate limits must be referred to the Inter-municipal Development Plan. Available land within the Village’s corporate limits provides long-term growth potential.

2.5 Future Trends and Influences

The Village of Alliance is positioned close to the highway 36 corridor a high-load corridor. The corridor is an active route for the transportation industry as recognized by the Ports to Plains initiative. This suggests there is ample opportunity for economic growth and development. Rich agricultural land and oil and gas activity is expected to remain active and may continue to support commercial and industry needs.

The river valley provides for a variety of recreation pursuits including trails, paddle activities and a ski-hill. Alliance is a cultural hub within the region with rail activities provided by the Battle River Railway association. Essential services may be accessed locally and through regional providers such as Flagstaff Regional Solid Waste Management Association (waste management) or Flagstaff Family and Community Services a social service provider. Healthcare and education facilities may be accessed in neighboring communities with ease due to the strong transportation network. Regional collaboration is prominent and may influence future growth.

The inclusiveness and affordability of the community attracts a range of retirees and young families from other jurisdictions. In addition, the Village maintains its heritage. This deeply rooted community has many third-generation families residing within.



Alliance provides a quality of life unique to those that choose to leave the complexities of large urban centres, those looking for a welcoming and inclusive environment to raise a family/retire, or for those that seek affordable living options with an abundance of outdoor recreational pursuits.

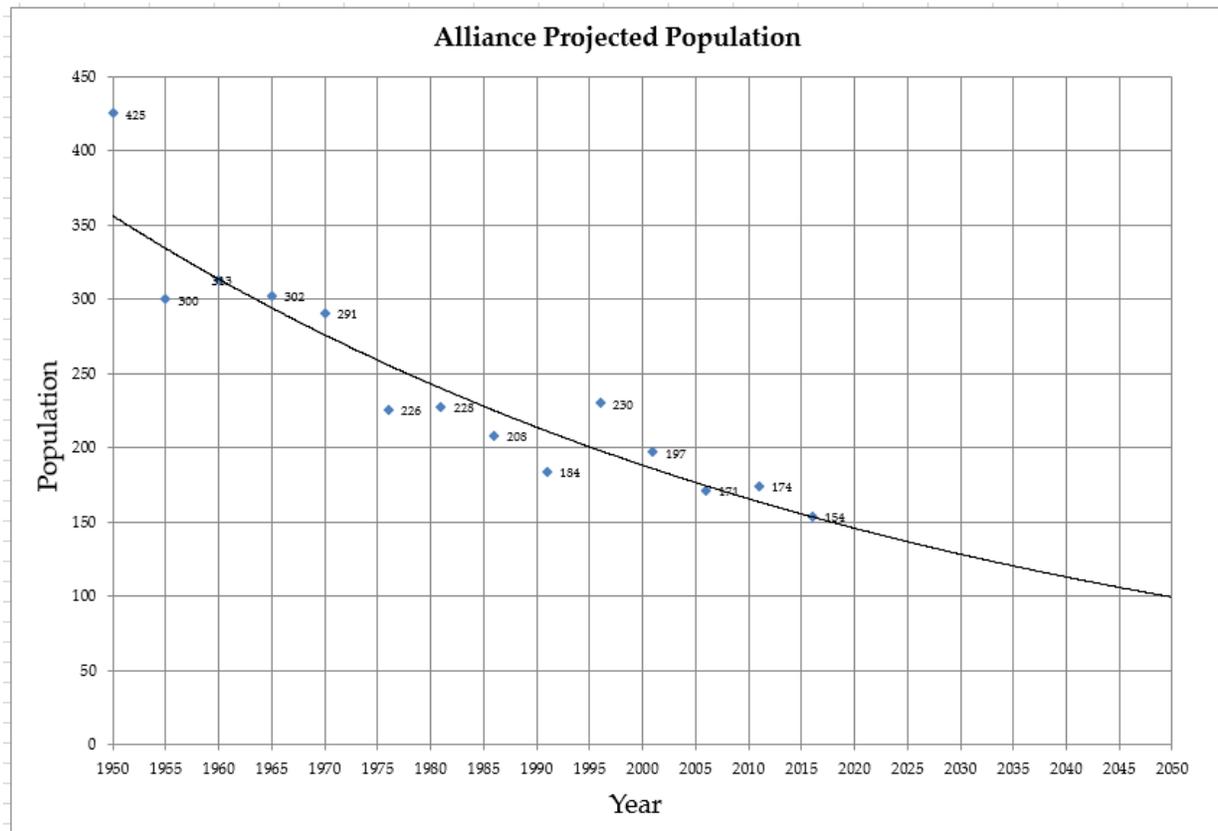
Long-term growth in Alliance will be dependent on several factors:

- The level of services and amenities contributing to a high quality of life available in the community,
- Economic and employment opportunities within the region,
- Access to continuing education and healthcare,
- The availability of affordable housing relative to other opportunities in the region, and
- People's preference for small town living in a rural setting.

Projected Population Growth

Figure 3 reflects growth projections over the planning period.

Figure 3



The Village’s population is expected to remain constant at approximately 100 people by 2050. Overtime, it is important to note that influencing factors could change the projections in Figure 3.

3.0 Vision Statement

The vision for the community was developed in mid-2018 and will guide the remaining sections of the MDP.

“Alliance strives to be a community that gives our residents a home where they can lead a life that has a balance of economic opportunity, health, well-being and community spirit.”

3.1 Future Land Use Concept

Land Use Concept Map 1 (see appendix) identifies the preferred long-range growth and land use pattern as envisioned by the Village. This includes the type and location of different land uses, potential future growth areas outside the Village’s boundaries, and the general location of major roads. The land use concept may be further defined through the preparation and adoption of statutory and non-statutory plans for smaller areas of the Village.

The Land Use Bylaw shall be utilized to implement the MDP policies through the designation of land use districts and the application of development standards for each district. The land use designations and the objectives for each are defined below:

- Residential Districts – reflects existing areas of residential development, land subdivided for residential development, and land intended for future residential growth.
- Commercial Districts – reflects areas of existing commercial development and future areas for commercial development.
- Industrial Districts - reflects areas of existing industrial development and future areas for industrial development.
- Institutional District – reflects existing and future areas for institutional development.
- Open Space – reflects areas to be kept in a natural state and public and private recreational areas, parks, and municipal lands.

4.0 Growth Management

Goal and Objectives

Achieve sustainable urban development that aligns with the physical settings and characteristics of the Village.

- Fiscal responsibility – sustainable growth.
- Urban growth shall be balanced to ensure high quality development through best managed practices.
- Administer policy and apply development standards in a consistent manner.
- Focus on proper planning practices through general land use controls.
- Open to new sustainable ideas that will improve the aesthetics of the Village.

Policies

1. The Village shall support a variety of housing options that contribute to economic growth initiatives as defined in Section 5.0.
2. The Village shall ensure growth is managed to limit urban sprawl whenever possible to protect land and resources for current and future generations.
3. The Village shall focus on infill residential and non-residential development whenever possible to maximize the use of existing infrastructure and assets.
4. The Village may consider land re-designation to accommodate unexpected or unique developments. As part of this process, the Village may require an area structure plan. The area structure plan shall be prepared to the satisfaction of the municipality and shall include all requirements specified in the *Municipal Government Act*.
5. Any additional studies, statutory plans, testing or approvals that may be required to determine the suitability of the subject lands for development may also be required and shall be the responsibility of the developer.
6. Overtime, the Village shall identify future growth needs and plan for annexations with Flagstaff County. Plans for annexation may be referred to in the Inter-municipal Development Plan and the Inter-municipal Collaboration Framework agreement.
7. The Village shall maintain a capital infrastructure plan. Any major public expenditure that is intended to improve the capacity of the Village shall be consistent with the community's capital and spending priorities.
8. The Village shall continue to apply for funding through regional and government agencies to support the community's growth objectives.
9. The Village shall endeavor to maintain strong regional partnerships and support development/growth objectives that directly and indirectly benefit the community and region.

5.0 Economic Development

Goal and Objectives

Economic development and diversity are integral to the future growth and sustainability of the Village. Thus, the Village aims to expand the local economy to improve the tax base to ensure a variety of local employment opportunities to enhance the quality of life for its residents.

- Endeavour to maintain or decrease the residential and non-residential mill rate to improve affordability and to attract economic development.
- Endeavour to increase the non-residential assessment base by 10 percent by 2029.
- Champion and advocate for local employment opportunities.

Policies

1. The Village shall support diversification of the local economy through the expansion of commercial and industrial activities. Diversification and expansion shall compliment the surrounding built and natural environments.
2. The Village shall support economic development from within the community through home-based businesses or home-occupations in residential areas whenever possible to enhance the local economy.
3. The Village supports, in principle, entrepreneurial ventures that contribute to the growth and expansion of the local economy.
4. The Village supports, in principle, private economic development initiatives.
5. The Village supports, in principle, joint (public and private) economic development initiatives.
6. The Village supports, whenever possible regional economic development initiatives.
7. The Village should consider the preparation of an economic development strategy that focuses on transportation and logistics corridors, supply chain management or industry expansion to drive local investment and growth opportunities.
8. The Village should consider the development of a marketing strategy that brings awareness to community's develop-ability and affordable living options.
9. The Village shall maintain an active online business directory. The Village should consider the development of a needs assessment that defines what business or industries are needed in the community. Upon completion, the needs assessment should be promoted to attract economic opportunities.

6.0 Urban Form, Housing and Neighbourhood Design

Goal and Objectives

The Village of Alliance is a livable community that is barrier free and accessible to all.

- Affordable living.
- Reduce or maintain existing residential and non-residential mill rates.
- Increase the local tax base.
- Provide services and amenities that support healthy living.
- A safe community.
- Variety of housing opportunities to meet the needs of individual lifecycles.
- To minimize potential conflict between residential and non-residential land uses.

Policies

1. Urban development shall be of a high-quality design to reflect and complement existing development in the vicinity.
2. All urban development should complement the vision of the Village and aim to improve the economics and/or quality of life for those residing and visiting the community.
3. The density, scale, massing, floor area ratio, height, siting, setbacks and lot coverage of development shall be compatible with the existing development pattern in the surrounding area.
4. The Village shall direct residential development to areas identified in the Land Use Concept Map 1.
5. The Village shall ensure a broad mix of housing opportunities to include low, medium and high densities within the residential districts.
6. The Village shall support infill residential developments.
7. Residential districts shall be buffered from non-residential districts.

7.0 Commercial

Goal and Objectives

To support local, regional and international needs through an active commercial servicing district.

- Support existing businesses.
- Welcome and inclusive community for new commercial businesses.
- Promote a variety of employment opportunities.
- Diversify the local tax base seeking long-term sustainability.
- Maintain an inventory of commercially designated lands for sale or development.
- Focus on growth plans that take advantage of the transportation corridors and agricultural pursuits to attract commercial development.
- To minimize potential conflict between commercial and non-commercial land uses.

Policies

1. The Village shall encourage the location of commercial development within the area identified in the Land Use Concept Map 1 (see appendix). The detailed form of commercial development shall be determined through area structure plans and area redevelopment plans where applicable, and Land Use Bylaw designations.
2. The Village shall encourage infill commercial development.
3. The Village shall work closely with Alberta Transportation to maintain proper access to the community from highway's 36 and 602.
4. The Village shall assist where applicable with any applications to Alberta Transportation for commercial highway access points in future expansion areas.
5. Commercial development exteriors shall be of a high-quality design to reflect and complement existing development in the vicinity.
6. The Village encourages home based business within the residentially designated areas.
7. The Village shall strive for the redevelopment of the Central Business District along 1st Avenue.
8. The Village shall promote and encourage sustainable commercial building practices.

8.0 Industrial

Goal and Objectives

An active industrial area that provides employment opportunities to support the local economy to serve regional, national and international needs within a variety of industries.

- Support existing businesses.
- Welcome and inclusive community for new industrial businesses.
- Promote a variety of employment opportunities.
- Diversify the local tax base seeking long-term sustainability.
- Maintain an inventory of industrial designated lands for sale or development.
- Focus on growth plans that take advantage of the transportation corridors to attract industrial development.
- To minimize potential conflicts between industrial and non-industrial land uses.

Policies

1. The Village shall encourage the location of industrial development within the area identified in the Land Use Concept Map 1 (see appendix). The detailed form of industrial development shall be determined through area structure plans and area redevelopment plans where applicable, and Land Use Bylaw designations.
2. The Village shall encourage industrial development along the highway 602 corridor where applicable.
3. The Village shall encourage industrial development by maintaining a large land base for industry. The Village shall annex land from Flagstaff County as required for industrial development.
4. The Village shall work closely with industrial developers to ensure suitable lands are acquired for industry needs while taking into consideration the natural and built environment.
5. Proper environmental practices shall be required for all industrial developments.
6. The Village shall promote and encourage sustainable industrial building practices.
7. The Village may require an independent Environmental Impact Assessment (EIA) to be completed before permitting an industrial use that may potentially cause environmental risks or public health problems.
8. The Village shall strongly consider the impact of land use conflicts related to noise, vibration, smoke, dust, odor or potential environmental contaminants. There shall be proper separation and buffer between all industrial and residential areas.

9.0 Transportation

Goal and Objectives

The Village of Alliance is easily accessible to support the flow and movement of people, business, and industry.

- A well-maintained road, rail and transportation network.
- To ensure transportation infrastructure is developed, maintained and safe for vehicular and pedestrian traffic.
- To ensure the future land use and development is compatible with existing and planned transportation network expansion.

Policies

1. The Village shall ensure all development provides for the safe flow (access and egress) of traffic from adjacent roadways without disruption to the transportation network.
2. The Village shall ensure transportation infrastructure is planned and constructed in a cost-effective manner and shall continue to incorporate roadway improvements in the capital plan.
3. The Village shall coordinate with Alberta Transportation for transportation upgrades.
4. The Village shall collaborate with regional partners to enhance transportation networks.
5. The Village shall clearly mark all truck routes to prevent interruption within residential districts.
6. The Village shall support infill development to best utilize existing infrastructure.
7. The Village shall consult with CN Rail to ensure proper rail safety and rail maintenance occurs.
8. The Village shall consult with the Battle River Railway to ensure proper rail safety and rail maintenance occurs.
9. Property for road right-of-way's will be acquired through dedication or an agreement for purchase at the time of development or redevelopment of a property through building setbacks or subdivision design.
10. The Village may establish a bylaw for off-site levies in accordance with the *Municipal Government Act*.
11. The Village should adopt standards and specifications for future road developments to include, road widths, road base, drainage, curb, gutter, and sidewalks.

10.0 Heritage Preservation

Goals and Objective

Alliance is a cultural hub with well-preserved heritage sites that assist with the promotion and development of the Village.

- Partner with local community groups and organizations to rehabilitate and maintain the Village’s heritage sites.
- Support the development and expansion of cultural assets within the Village.
- Support and encourage opportunities for the rehabilitation of historical building on Main Street.
- Support and encourage belonging and the community’s sense of identity.

Policies

1. The Village shall encourage owners and developers to rehabilitate cultural buildings where there is significant value and benefit.
2. The Village shall protect existing heritage sites from incompatible developments.
3. The Village shall assist wherever possible the promotion of cultural assets.
4. Cultural organizations shall be encouraged to work with regional, provincial and international tourism associations to promote and market the Village’s historical assets.
5. The Village shall support cultural diversity and assist with land mark designations where applicable.
6. The Village shall support a local and regional community culture of “togetherness”.

11.0 Parks, Recreation and Culture

Goals and Objectives

A connected, accessible community that takes pride in its ability to offer abundant recreation and culture opportunities within the natural and built environment for all demographics.

- Promote healthy and sustainable living.
- Effective use of reserve lands.
- Provide natural landscapes for current and future generations to enjoy.
- Environmentally sustainable operating practices.
- An accessible community that offers a variety of barrier free activities.

Policies

1. The Village shall provide built and natural settings for recreation and culture facilities, parks and green spaces, open areas and trails to meet the needs of the community and to remain competitive in the urban landscape.
2. The Village shall incorporate barrier free developments within all parks, recreation and cultural sites to ensure proper access for uses.
3. The Village shall adopt greening initiatives (e.g. tree and flower planting) that contribute to local beautification.
4. The Village should continue to explore funding opportunities for the provision of parks, recreation and cultural facilities in the community. Funding opportunities may be through regional partnerships, government agencies, not-for-profit organizations, foundations and local community groups.
5. The Village shall complete a needs assessment prior to the expansion or redevelopment of any park, recreation or cultural facility.
6. The Village shall integrate sustainable building practices where applicable to reduce the overhead/operating costs within all recreation and cultural facilities.
7. That Village shall, whenever possible, promote its recreation and culture facilities.
8. The Village shall collaborate with Flagstaff County to promote and market the Alliance ski-hill.
9. The Village shall encourage the recognition of donations through signage or place naming throughout the community for parks, recreation and cultural facilities.
10. The Village shall work with public and private developers to coordinate activities to enhance parks and open spaces.
11. The Village supports the preservation of natural areas and natural vegetation in open spaces. A variety of native trees and vegetation shall be encouraged to minimize maintenance and water use.

12. The Village encourages the planting of shelterbelts and windbreaks on public and private lands.
13. The Village supports pedestrian and bicycle accessibility. Sidewalks shall be constructed and marked to promote barrier free usage where applicable.
14. The Village shall consult with community stakeholders when developing any type of trail network.
15. Upon subdivision, the subdivision authority shall require the provision of up to 10 percent of the land to be subdivided as Municipal Reserve in accordance with the provisions of the *Municipal Government Act*. Municipal Reserves parcels shall be located to allow for convenient access by the public and shall not consist of ecologically sensitive areas.
16. The Village shall consider the use of Municipal Reserve lands for recreation. New residential subdivisions shall include Municipal Reserve lands for the purpose of integrating walking trails and access to recreational amenities in the community.
17. Municipal and Environmental Reserves may be used for active and passive recreation, the development of continuous pedestrian linkages or for natural drainage courses, storm water retention or other similar uses. The Village may, at its discretion, credit a portion of lands dedicated as public utility lots (PULs) towards overall reserve dedication if the Village determines that the subject PUL lands have recreational value.
18. Municipal Reserve parcels may be used to provide green spaces, buffers, school sites, parks and recreation facilities, and linear parks and pathways.
19. When dedication of Municipal Reserve is required for subdivision, the Village may accept cash-in-lieu of dedication unless there is an identified need for recreational land in the vicinity of the development.

12.0 Environment

Goal and Objectives

To take a balanced approach to ensure the Village effectively manages environmental conservation and economic expansion.

- To restrict development on land that is environmentally sensitive and/or subject to development risks.
- To lead by example through environmental management best practices and to extend the responsibility of best practices to property owners and developers.
- To acknowledge and conserve the natural environment of the Village for current and future generations.

Policies

1. The Village shall encourage those with agricultural holdings to protect the natural and economic value of their soils by minimizing activities that cause soil degradation or loss.
2. The Village may implement a water conservation plan to reduce the quantity of water consumed within the community.
3. The Village may require that subdivision and development proposals involving hazard land provide a Phase 1 Environmental Site Assessment in accordance with the Canadian Standards Association Z768-01 and/or a geotechnical assessment prepared by a qualified professional engineer. Directives from the studies to mitigate potential hazards may be directed to the applicant.
4. Prior to acquiring lands, the Village shall obtain a Phase 1 Environmental Site Assessment in accordance with the Canadian Standards Association Z768-01 and/or a geotechnical assessment prepared by a qualified professional engineer to ensure the integrity of the lands.
5. If land or property is suspect of contamination, the Village shall require documentation to confirm that the site has been cleared of contamination prior to any development.
6. The Village shall protect water sources by minimizing potential negative impacts through sound land use planning practices.
7. The Village shall encourage sustainable development practices to protect the environment (e.g. alternate energy sources, water recirculation systems, etc.).
8. The Village shall ensure storm water drainage is properly integrated into all new developments.
9. The Village shall endeavor to protect and conserve natural areas and integrate the areas into open spaces for citizens to enjoy.
10. The Village may support environmental and conservation efforts proposed by the Battle River Watershed Alliance.

11. Upon subdivision, the subdivision authority may require that undevelopable lands are dedicated as Environmental Reserve parcels or Environmental Reserve easements in accordance with the provisions of the *Municipal Government Act*.

13.0 Community and Protective Services

Goal and Objectives

Alliance prioritizes actions to ensure it is a safe and viable community.

- Protect the residents from criminal and unlawful activities.
- Protect the residents of Alliance in emergent situations.
- Cooperate with adjacent municipalities to ensure public safety is managed effectively through emergency services.

Policies

1. Public safety requirements shall guide all developments.
2. The Village shall ensure its Emergency Management Plan is implemented and up-to-date to protect the safety of its residents.
3. The Village shall participate in regional emergency management preparedness training.
4. The Village shall ensure protective services are available locally or regionally in accordance with the *Municipal Government Act*.
5. The Village shall consider *Crime Prevention through Environmental Design* principles when reviewing development applications and in the layout and implementation of public areas, gathering spaces, and green spaces.

14.0 Municipal Infrastructure

Goal and Objectives

The Village will proactively plan for utility service and infrastructure maintenance to support future urban development to attract and retain citizens, business, industry and tourism. Citizens of Alliance will have access to cost-effective and reliable utility/infrastructure services.

- Provide municipal services that contribute to quality living in the Village.
- Fiscal responsibility - plan for the maintenance, replacement and upgrading of public utilities.
- Promote best practices to maintain or reduce the cost of providing municipal services to the citizens of Alliance.

Policies

1. The Village shall maintain a capital infrastructure replacement plan that prioritizes municipal infrastructure priorities in alignment with its capital plan.
2. The Village should continue to apply for funding to assist with municipal infrastructure upgrades through government agencies.
3. The Village should endeavor to maintain a Geographic Information System (GIS) to record and track all municipal infrastructure.
4. The Village should endeavour to maintain a current asset management plan.
5. Development and services should occur in a manner that minimizes the financial burden and risk for citizens and property owners of Alliance while maintaining the community's fiscal health.
6. The Village shall ensure protective services are provided to the residents of Alliance in a cost effective and efficient manner.
7. The Village shall ensure the citizens of Alliance receive fair and equitable common services such as, snow removal, infrastructure maintenance, and garbage pick-up/amenities.
8. The Village shall ensure the citizens of Alliance have access to social programming whenever possible to improve their quality of life.
9. The Village may transition to a cost-recovery financial system for recreation and culture services to reduce the general tax base for users.
10. The Village shall adopt sustainable practices, whenever possible to reduce the operating cost of municipal facilities, services and infrastructure.
11. The Village supports the development, whenever possible, of partnerships with Flagstaff County, the Flagstaff Inter-municipal Partnership and adjacent municipalities for the provision of municipal services.

15.0 Inter-municipal Cooperation

Goal and Objective

Actively collaborate with inter-municipal partners and entities to improve the long-term viability of Alliance.

- Cooperative planning with the Flagstaff County and the Flagstaff Inter-municipal Partnership.
- Maintain strong relationships with adjacent municipalities.
- Maintain strong relationships with regional entities such as Flagstaff Family and Community Services and the Battle River School Division.

Policies

1. The Village shall prepare an Inter-municipal Collaboration Framework with Flagstaff County as defined in the *Municipal Government Act*.
2. The Village shall ensure open/transparent communication with adjacent municipalities and stakeholders when considering land use and development decisions.
3. The Village shall cooperate in joint planning, development and operating frameworks with adjacent municipalities that addresses effective and cost-efficient coordination of land uses, future growth areas, transportation systems, municipal infrastructure and community services through the policies
4. The Village shall discourage any development that has a negative impact on adjacent municipalities. The Village shall refer to Flagstaff County for comment, prior to a decision all:
 - a. Proposed statutory plans and plan amendments,
 - b. Applications for land use bylaw amendments that may impact the County,
 - c. General planning studies and other major development proposals located adjacent to the Village boundary.
5. The Village shall refer to the Inter-municipal Development Plan or Inter-municipal Collaboration Framework for annexations.

16.0 Implementation

Goal and Objectives

To promote the implementation of the MDP.

- To implement the MDP through other statutory and non-statutory plans and to ensure consistency between the plans.
- To foster awareness of land use planning policies and participation in planning processes by stakeholders and the general public.
- To provide for periodic review of the MDP to monitor the efforts to achieve the MDP's goals.

Policies

1. The Village, landowner or developer may initiate an amendment to this Plan. The Village shall require the submission of such background information to support the request for a bylaw amendment. Amendment of the MDP shall follow the appropriate procedures as outlined in the *Municipal Government Act*. The Village may charge a fee to process an amendment to this Plan.
2. All statutory plans adopted by the Village shall be consistent with one another.
3. The Village may require an area structure plan when considering a subdivision application for larger parcels of land.
4. The Village shall complete a formal review of the Plan every five-years.
5. The Village shall complete an informal review of the Plan every three-years to measure the implementation of its policies.

Date of Review	Amendment	Motion No.

Appendix 1

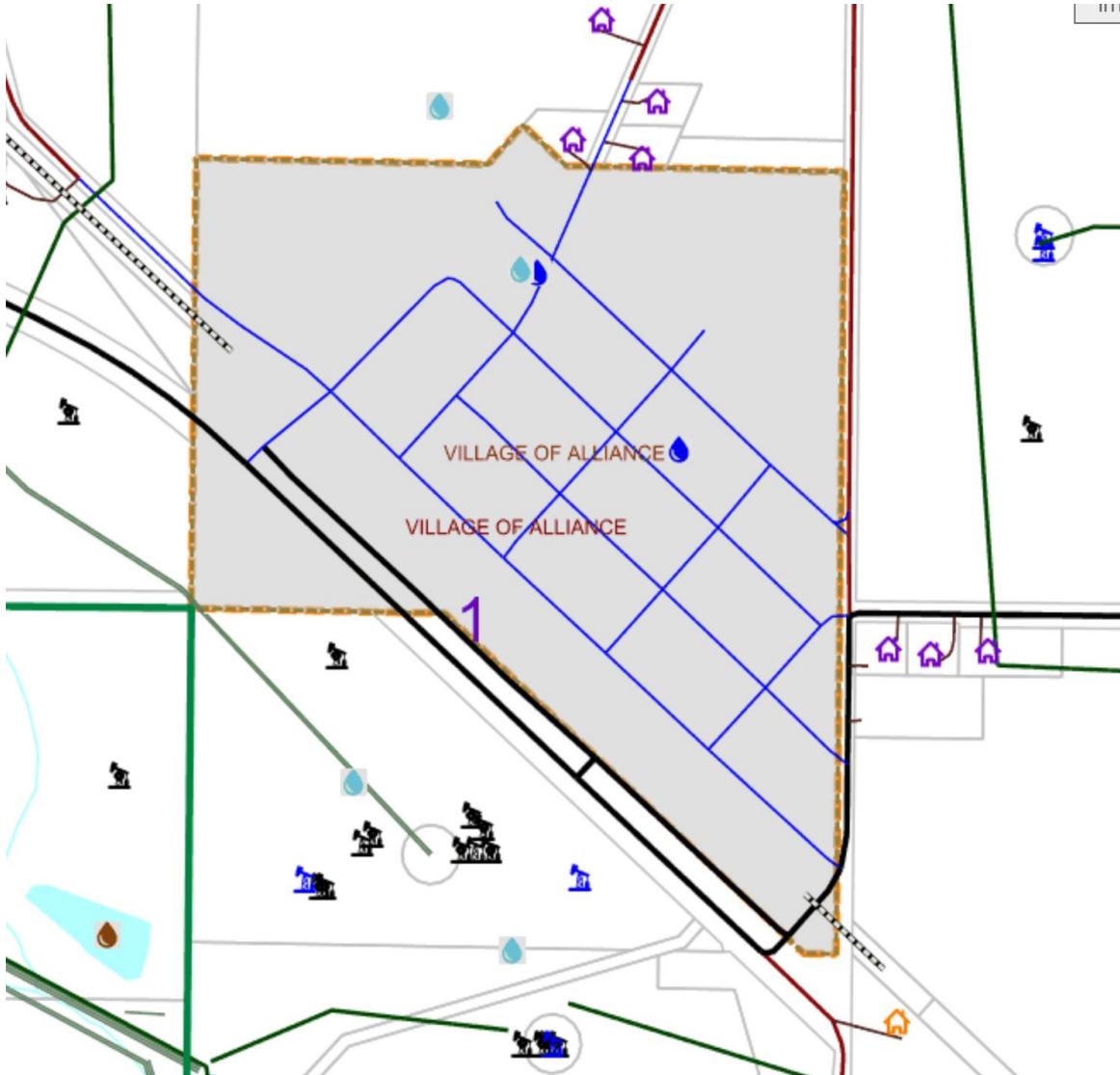
Future Land Use Concept Map



**Note 1. The potential growth areas defined in Map 1 that are outside the Village's boundaries within Flagstaff County's jurisdiction and are aspirational.*

Appendix 2

Significant Features Map



The significant features map was retrieved from Flagstaff County's GIS program and highlights oil and gas activity, the sewage lagoon site and active/inactive water wells.