

Development or Enhancement of Municipal Reserve Land

Planning & Development Services
Policy M3

Policy:	M3 – Development or Enhancement of Municipal Reserve Land
Policy Department(s):	Planning & Development Services, Parks & Recreation
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Policy Purpose

To provide transparent guidelines on developments or enhancements proposed on Municipal Reserve lands.

Policy Statement

The County of Grande Prairie No. 1 uses Reserve lands, as defined in the Municipal Government Act, to provide lands for schools, parks, recreation purposes or preserving natural areas. This Policy establishes requirements to ensure any proposed development or enhancements on these lands will meet legislative requirements and position the County a sustainable, prosperous, and safe community.

Definitions

"Council" means the duly elected Council members of the County of Grande Prairie No. 1.

"County" means the municipality of the County of Grande Prairie No. 1 having jurisdiction under the Municipal Government Act and other applicable legislation.

"Municipal Reserve" means land that can be used for public parks, a public recreation area, school board purposes or to separate areas of land that are used for different purposes. Municipal Reserve land may include both municipal reserve (MR) and municipal and school reserve (MSR) as described under Division 8 Reserve Land, Land for Road and Utilities of the Municipal Government Act.

"Municipal Reserve Fund" means a reserve fund that has been established to develop green space or parks within the County in accordance with Section 671 of the Municipal Government Act.

"Enhancements" means something that improves the quality, value, or use of the Municipal Reserve land including improving accessibility, beautification, and function.

Policy Guidelines

1. The County is dedicated to carefully managing Municipal Reserve lands and will consider development proposals that reflect County values and ensure the integrity of the land

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along with the overall enjoyment of County residents. Any proposed development cannot create isolation from adjacent landowners, subdivisions, or farmlands and cannot adversely affect the neighbouring uses.

2. Council shall consider the current and future potential impacts from any proposed developments or Enhancements and shall make a decision based on merits and ensure approving such developments or Enhancements will benefit the overall community's health, wellness and quality of life.
 - 2.1. Approving Enhancements or developments on Municipal Reserve lands requires the applicant to obtain all necessary permits from the Planning & Development Services to ensure proposals comply with the Land Use Bylaw and any circulation requirements as deemed necessary by the discretion of the Development Authority.
3. All Municipal Reserve lands subjected to any regulatory documents, shall be developed and maintained in accordance with the Minimum Design Standards to ensure principles and frameworks that are adopted, are met pursuant to the following:
 - 3.1. Municipal Development Plan(s), Master Plan(s), Area Structure Plan(s), Intermunicipal Development Plan(s), Land Use Bylaw, Subdivision(s).

Attachments

N/A

References

Legal Authorities	Municipal Government Act, RSA 2000, c M-26
Related Plans, Bylaws, Policies, Etc.	Policy B1 – Policy Development Land Use Bylaw Minimum Design Standards (2018)
Other	

Revision History

Review Date	Description
June 8, 2026	Reviewed CM20260608.038
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