SECTION 7.

DEFINITIONS

A

Absorbed Land: Means those lands that are ready for residential, commercial or industrial development from a planning approvals perspective (i.e., lands that are "shovel-ready" where the zoning is in place and the subdivision has been registered). This includes zoned and subdivided lands that are already developed.*

Accessible/Accessibility: Means the ability to reach and enter a site and building from adjacent land and/or transportation networks, including active transportation, by individuals of all physical abilities. It may also refer to development or facilities designed to accommodate people with disabilities.

Active Transportation: Means human-powered travel, including but not limited to: walking, cycling, inline skating and travel with the use of mobility aids, including motorized wheelchairs and other power-assisted devices moving at a comparable speed.*

Active Transportation Infrastructure: Means linear open space for human-powered travel that does not allow for motorized vehicles, including but not limited to: multi-use trails, sidewalks, bike lanes and cycle tracks.

Active Transportation Strategy: Means a County Plan or Strategy that provides guidance to the formation of an active transportation network. This includes a document such as the Trails Strategy.

Adjacent Lands: Means the definition given within the *Municipal Government Act* summarized as land that is contiguous to a parcel of land and includes lands that would be contiguous if not for a highway, road, river or stream, and any other land identified in the Land Use Bylaw as adjacent land.

Aggregate Extraction: Means the quarrying, primary processing (crushing, washing, separating), removal and off-site sale of raw materials, including sand, gravel, clay, marl, earth or mineralized rock found on or under the site. Typical uses include, but are not limited to, quarries, borrow areas, and gravel pits (site preparation and reclamation). This does not include the processing of raw materials transported to the site.

Agricultural Impact Assessment: Means an assessment to determine if a development proposal will adversely affect existing and future agricultural activities on-site and in the surrounding area. The assessment describes the proposed development, the on-site and surrounding land uses, and the physical and socio-economic components of the agricultural resource bases; identifies the direct and indirect impacts of the proposed development on existing agricultural operations and on the flexibility of the area to support different types of agriculture; considers mitigation measures for reducing any adverse impacts; considers compensation such as the provision of agricultural protection easements; and makes recommendations in that regard. It has consideration for the cumulative effects of other potential development.*

Agricultural Land: Means a land use in which agriculture is either a permitted or discretionary use under a municipal Land Use Bylaw or Metis settlement in which the land is situated or is permitted pursuant to the *Municipal Government Act*; land that is subject to an approval, registration or authorization; or land described in an *Alberta Land Stewardship Act* Regional Plan, or in a conservation easement, conservation directive or Transfer Development Credits scheme as those terms are defined in the ALSA, that is protected, conserved or enhanced as agricultural land or land for agricultural purposes (as defined by Government of Alberta *Agricultural Operation Practices Act).**

Agricultural Operations: Means an agricultural activity conducted on agricultural land for gain or reward or in the hope or expectation of gain or reward, and includes the cultivation of land, the raising of livestock, including diversified livestock animals within the meaning of the *Livestock Industry Diversification Act* and poultry, the raising of fur-bearing animals, pheasants or fish, the production of agricultural field crops, the production of fruit, vegetables, sod, trees, shrubs and other specialty horticultural crops, the production of eggs and milk, the production of honey, the operation of agricultural machinery and equipment, including irrigation pumps, the application of fertilizers, insecticides, pesticides, fungicides and herbicides, including application by ground and aerial spraying, for agricultural purposes, the collection, transportation, storage, application, use,

*As defined in the Regional Growth Plan

transfer and disposal of manure, composting materials and compost, and the abandonment and reclamation of confined feeding operations and manure storage facilities.

Agricultural Product Processing: Means an operation for the processing of agricultural products which may include, but is not limited to, the mixing, drying, canning, size reduction, fermentation, heat treatments, cold treatments, chemical treatments and biological treatments of plant matter or the cutting, curing, smoking, aging, wrapping or freezing of meat.

Agricultural Support Services: Means commercial services which core functions support or aid agricultural producers in their operations.

Alberta's Industrial Heartland: Means the area that has been identified as one of several Canadian sites deemed to have excellent potential for eco-industrial development. This area includes land within the municipalities of Strathcona County, the City of Fort Saskatchewan, Sturgeon County, City of Edmonton and Lamont County.

Ambient Air Quality: Means the quality of outdoor air existing in our surrounding environment. It is typically measured near ground level, away from direct sources of pollution.*

Aquaculture: Means the farming of fish, crustaceans, molluscs, aquatic plants, algae, and other aquatic organisms.

Area Concept Plan: Means a larger area of land than an Area Structure Plan and is adopted as an Area Structure Plan in accordance with the *Municipal Government Act*. Bremner Sub-Area Structure Plans and Area Structure Plans which fall within an Area Concept Plan are subordinate to that Area Concept Plan. Within this document Area Concept Plans are referred to separately from Area Structure Plans and Bremner Sub-Area Structure Plan.

Area Redevelopment Plan: Means the definition given by the *Municipal Government Act* summarized as a statutory plan adopted by a municipality by bylaw to provide a framework for the future redevelopment of a defined area of land.

Area Structure Plan: Means the definition given by the *Municipal Government Act* summarized as a statutory plan adopted by a municipality by bylaw to provide a framework for the subsequent subdivision and development of a defined area of land. Area Structure Plans, which fall within an Area Concept Plan, are subordinate to that Area Concept Plan.

Aspirational Density Target, Built-up Urban Area: Means an aspirational target for the amount of residential growth to be achieved within the Built-up Urban Area. Density targets will be measured as the percentage of new residential dwellings that are constructed within the Built-Up Urban Area of an urban community each year.*

Aspirational Density Target, Centres: Means an aspirational target for people+jobs/gross hectare (gha) or dwelling units per net residential hectare (du/nrha) for transit-oriented development centres and urban centres and sub-regional centres with a population of over 5000.*

B

Beaver Hills Biosphere: Means a Biosphere Reserve designated by the United Nations Educational, Scientific and Cultural Organization that demonstrates excellence in the conservation of biodiversity and sustainable development practices through people living and working in harmony with nature at a regional scale. The Beaver Hills Biosphere is internationally recognized as a member of a global network of over 600 Biosphere Reserves. Over half of the area of Strathcona County (55.2%) falls within the boundary of the Beaver Hills Biosphere. Biosphere Reserves have no legislative or jurisdictional powers to facilitate, or implement the three functions of Biosphere Reserves:

- Conservation: protecting cultural diversity and biodiversity, including genetic variation species, ecosystems and landscape and securing services provided by such diversity;
- Development: fostering economic and human development that is environmentally and socially sustainable

*As defined in the Regional Growth Plan

and culturally appropriate; and

Logistic support (capacity building): facilitating demonstration projects, environmental education and sustainable development education and training, research, and monitoring.

The United Nations Educational, Scientific and Cultural Organization requires the Beaver Hills Biosphere Reserve to have three interrelated zones that aim to fulfill the three complementary and mutually reinforcing functions:

Core areas: comprises a strictly protected ecosystem that contributes to the conservation of landscapes, ecosystems, species and generic variation. This area includes Elk Island National Park and Miquelon Provincial Park.

Buffer zone: surrounds or adjoins the Core Areas, and is used for activities compatible with sound ecological practices that can reinforce scientific research, training and education. This zone includes several hamlets, the Beaver Hills Policy Area and a small portion of the Agriculture Large Holdings Policy Area.

Transition area: is the part of the reserve where the greatest activity is allowed, fostering economic and human development that is socio-culturally and ecologically sustainable. This area includes Ardrossan and portions of the Agriculture Small Holdings Policy Area, the Country Residential Policy Area and the Urban Service Area.

Beaver Hills Moraine: Means the Beaver Hills Moraine is a distinct geomorphological feature that encompasses 1572 km2 (607 mi2). Representing an island of boreal mixed wood forest, the hummocky "knob and kettle" terrain of the moraine forms a patchwork of depressional areas, many of which support wetlands, small lakes and streams.

Bed and Shore: Means land covered so long by water as to wrest it from vegetation or as to mark a distinct character on the vegetation where it extends into the water or on the soil itself, as referenced by the *Surveys Act*.

Biophysical Assessment: Means an assessment of the biological and physical elements of an ecosystem, including geology, topography, hydrology and soils.

Bremner Sub-Area Structure Plan: Means an Area Structure Plan that denotes a community in Bremner that is a complete community and is subordinate to the Bremner Area Concept Plan. Bremner Sub-Area Structure Plans are the size of a section; however, the size may be reduced or reconfigured for Business Park Areas or the town centre or due to natural features. Bremner Sub-Area Structure Plans contain a village centre, multiple complete neighbourhoods and at least one school site.

Buffer: Means a land use, feature or space that acts as a physical separation.

Built-Up Urban Area: Means all lands located within the limits of the developed urban area with plans of subdivision registered prior to December 31, 2016. The Built-Up Urban Area is shown on Map 3: Urban Service Area-Sherwood Park and Map 5: Urban Service Area-Designations.*

Business Park: Means an area consisting primarily of light and medium industrial with limited convenience commercial services. This area does not include residential.

C

Centre, Rural: Means a centre in the rural area that provides a local level of service to serve its own community, with potential to accommodate higher density mixed-use development, appropriate to the scale of the community. Rural centres include the central areas of towns, villages and some growth hamlets.*

Centre, Town: Means a central urban area within the Bremner Urban Reserve Policy Area that provides a sub-regional level of service. It contains a transit-oriented development design and compact form and is intended to accommodate mixed-use development at higher intensities and high density residential. It contains commercial, employment, educational, and community services that serve the entire Bremner Policy Area.

*As defined in the Regional Growth Plan

Centre, Urban: Means central urban areas in the metropolitan area that provide a sub-regional level of service. Urban centres are intended to accommodate mixed-use development at higher intensities in the metropolitan area, and include downtowns and central areas of urban communities. Sherwood Park's Urban Centre is defined on Map 3: Urban Service Area-Sherwood Park and Bremner's Urban Centre is the town centre.*

Centre, Village: Means a central urban area within a community of the Bremner Urban Reserve Policy Area that has a transit-oriented development design and compact form which contains medium and high residential density as well as commercial, employment, educational and community services that serve the local community.

Character Defining Elements: Means defining features that contribute to the unique character of a community or neighbourhood.

Close Proximity: Means 400 metres (unless otherwise stated) measured by the distance utilizing active transportation infrastructure as opposed to Euclidian distance.

Commercial, Business: Means a commercial use mainly consisting of professional offices.

Commercial, Community: Means a commercial use mainly consisting of personal, retail and food services of a limited scale that primarily serves the day to day needs of a single neighbourhood.

Commercial, Convenience: Means a commercial use mainly consisting of food services, service stations and gas bars of a limited scale that primarily serves the employees and businesses within a business park. This does not include general retail.

Commercial, Major: Means a commercial use consisting of a broad range of services of a scale that serves a community or the municipality.

Commercial, Recreation: Means recreational activities that occur primarily outdoors and operate as a business, such as outdoor paintball and skate or kayak rentals.

Community Garden: Means a public or private garden space shared and maintained by local community members for the growing and/or raising of food for direct consumption.

Community Housing: Means a category of several types of non-market housing, including but not limited to, affordable housing, that receive direct capital and/or operating subsidies from any order of government to enable short or long term occupancy by a range of lower-income and/or special needs individuals and households.

Community in Bremner: Means a Bremner Sub-Area Structure Plan.

Commuter Transit Service: Means regional transit service from larger urban communities to key destinations in the metropolitan core and metropolitan area.*

Compact Development or Compact Form: Means a land use pattern that reflects efficient use of land, walkable neighbourhoods, mixed land uses (residential, retail, workplace and institutional), multi-modal transportation access, and the efficient use of infrastructure. Compact development may include detached and semi-detached houses on small lots as well as townhouses and walk-up apartments, multi-story commercial developments, and apartments or offices above retail.*

Complete Community: Means housing suitable for all ages and income levels, provides residents with easy access to jobs, local amenities, services, community facilities and access to a multi-modal transportation system.*

Complete Neighbourhood: Means an area within a Bremner Sub-Area Structure Plan that is the size of a quarter section; however, the size may be reduced or reconfigured for Business Park Areas or the Town Centre

*As defined in the Regional Growth Plan

or due to natural features. Complete neighbourhoods contain a mix of housing types, community commercial, local community services and open space. Complete neighbourhoods may contain school sites.

Complete Streets: Means street design that strives to accommodate all transportation modes including walking, cycling, transit and driving. Streets are planned, designed, operated, and maintained to enable safe, convenient and comfortable travel and access for users of all ages, incomes and abilities regardless of their mode of transportation.

Conceptual Scheme: Means a non-statutory plan which relates a subdivision application to the future subdivision and development of adjacent areas as per the *Municipal Government Act*.

Condominium, Bareland: Means a condominium development containing condominium units that assign ownership to units of land, created specifically through subdivision and registered as a condominium plan in accordance with the *Condominium Property Act*.

Confined Feeding Operation: Means as defined under the *Agricultural Operation Practices Act*, a fenced or enclosed land or buildings where livestock are confined for the purpose of growing, sustaining, finishing or breeding by means other than grazing. Also includes any other building or structure directly related to that purpose but does not include residences, livestock seasonal feeding and bedding sites, equestrian stables, auction markets, race tracks or exhibition grounds.

Connectivity: Means having the parts or elements joined or linked together.*

Conservation: Means the planning, management and implementation of an activity with the objective of protecting the essential physical, chemical and biological characteristics of the environment against degradation, as defined within the *Environmental Enhancement and Protection Act*.

Conservation Easement: Means an agreement registered against title whereby a landowner grants to the County (or other government, government agency, or non-profit society with conservation objectives satisfactory to the County) provisions for the protection, conservation and enhancement of the environment including the protection, conservation and enhancement of biological diversity and natural scenic or aesthetic values. A conservation agreement may provide for recreational use, open space use, environmental education use, and research and scientific studies of natural ecosystems.

Context Approach: Means street and intersection design that considers the street context including nearby land uses, users of the street, and role in the network. Full consideration of the needs of various users helps to weigh the benefits, drawbacks and safety features for all users for different street and intersection designs.

Contiguous: Means being in actual contact, sharing a common border, touching or connected through an unbroken sequence.*

Corridor: Means a designated right-of-way or route for moving people and goods as well as accommodating above and below ground linear service, infrastructure piped services. This includes, but is not limited to: major arterial roads, transit routes, product pipelines, utility lines, power transmission corridors, regional water and waste corridors and recreation corridors. *

Corridor, Wildlife: Means a protected route that allows wildlife to move safely between areas of suitable habitat.

Country Residential, Multi-parcel Subdivision: Means a subdivision containing multiple parcels typically on a single quarter section and created under a single plan. The majority of parcels are typically between 0.12 ha (0.3ac) and 4.0ha (10.0ac) in size and include one or more internal subdivision road(s).

*As defined in the Regional Growth Plan

Cumulative Risk Assessment: Means an assessment which includes risk identification, probability of an industrial accident, consequence of an industrial accident and risk management.

D

Development: Means an extraction or stockpile, a building or an addition to a building, a change of use of land or a building, or a change in intensity of use as per the *Municipal Government Act*.

Drainage Corridors: Means manmade or natural corridors which divert drainage.

Dwelling or Dwelling Unit: Means a self-contained living accommodation comprised of a kitchen, washroom and sleeping facilities with a separate private entrance from the exterior or interior of a building. This does not include a recreational vehicle, a park model trailer or a room in a hotel or a motel. A dwelling unit does not include more than one room which, due to its design, plumbing, equipment, and furnishings, may be used as a kitchen.

E

Edible Landscapes: Means edible vegetation, such as community orchards, vegetable patches and berry patches, that are located on public lands and produce food for communal use. Edible landscapes fall within the purview of public agriculture.

Edmonton Metropolitan Region Board: Means a growth management board as defined under the *Municipal Government Act* and regulation establishing a growth management board.

Environmental Features: Means individual natural features which provide for biodiversity, such as a wetland or a tree stand.

Environmental Reserve: Means the definition given by the *Municipal Government Act* summarized as lands dedicated to the municipality for the protection and enhancement of the environment.

Environmental Reserve Easement: Means the definition given by the *Municipal Government Act* summarized as an easement for the protection and enhancement of the environment used as an alternative method to dedicating environmental reserve where the land remains in private ownership.

Environmentally Significant Area: Means a landscape element or area with important and/or unique environmental characteristics essential to the long-term maintenance of biological diversity, soil, water or other natural processes, both within the environmentally significant area and in a regional context.*

Equestrian Facilities: Means a facility used for the training of riders or horses or for the boarding of horses, not owned by the property owner.

Equine Facilities: Means a facility used for the breeding of horses.

Extensive Agricultural Operations: Means the use of agricultural land for soil bound cultivation, to produce cereal, seed, forage, vegetables, fruit or other crops for harvesting.

F

Floodplain or Flood Hazard Lands: Means an area that consists of the low-lying land next to a watercourse that is subject to periodic inundation. The floodplain can be divided into two zones, the floodway and flood fringe.

Fragmentation: Means the process of reducing the size and connectivity of an area. In the context of natural living systems, fragmentation of an eco-region or habitat results in reduction in the total habitat area, the isolation of patches of habitat from each other and

*As defined in the Regional Growth Plan

the increase in edge effects, and can affect the ability of organisms to maintain healthy populations and to survive. In the context of rural lands, fragmentation occurs when a contiguous agricultural area is divided into isolated parcels separated by non-agricultural land uses, and can impact the productivity of the land. Fragmentation can also occur within a given agricultural parcel of land by access roads, oil and gas developments and/or linear infrastructure.*

G

Geotechnical Assessment: Means an assessment of the earth's subsurface and the quality and/or quantity of mitigative measures that would be necessary for development to occur.

Green Building: Means the practice of creating structures and using processes that are environmentally responsible and resource-efficient throughout a building's life cycle. From siting to design, construction, operation, maintenance, renovation, and demolition, this practice expands and complements the classical building design concerns of economy, utility, durability, and comfort.*

Green Infrastructure: Means the ecological processes, both natural and engineered, that provide economic and environmental benefits in urban and rural areas. These include, but are not exclusive to:

a. Creeks and streams that carry stormwater, improve water quality and provide habitat;
b. Parks and active transportation infrastructure that link habitat and provide recreation opportunities;
c. Engineered or natural wetlands or stormwater management facilities that retain stormwater and improve infiltration; and
d. Bio-swales, which are above ground conduits for runoff as an alternative to subsurface infrastructure.

Greenfield Area: Means an area for future urban growth in an urban community located outside of the Built-Up Urban Area or previously planned areas.*

Grid Street Pattern: Means a type of city plan in which streets run at right angles to each other, forming a grid.

Grid Street Pattern, Modified: Means a type of city plan in which there are a network of many possible routes, and spreads traffic evenly throughout the neighbourhood; however, cars cannot cross the quadrant, eliminating non-residential traffic. The use of looped, narrow streets reduces the speed of all vehicular traffic. A continuous pedestrian footpath system provides several direct route options to parks, public transit, retail, and services.

Growth Hamlets: Means the hamlets identified as locations to accommodate growth with servicing capacity or the ability to tie into servicing. *

Growth Management Strategies: Means a plan for growth in a specific area of the County.

H

Hamlet: Means the definition given by the *Municipal Government Act* summarized as an unincorporated urban community within a Municipal District or Specialized Municipality with five or more dwellings (e.g., the majority on lots less than 1,850 ft^2), a generally accepted name and boundary, and lots of land used for non-residential purposes.

Heavy Industrial Transition Overlay: Means an overlay based on the County's cumulative risk assessment that is incorporated into the Land Use Bylaw and this Plan for the purposes of reducing the risks to public safety and enabling implementation of emergency management in event of an industrial accident.

Heritage: Means all that is inherited from the past. It, therefore, includes the built environment, those buildings and works of the past, sites of historic events, historic skills, behaviours and patterns of life. A community's heritage encompasses its entire environmental inheritance.

Heritage Inventory: Means an inventory of places deemed to have historic significance to Strathcona County and which may qualify for, or have already obtained, Municipal Historic Resource Designation.

*As defined in the Regional Growth Plan

Heritage Management Program: Means implementation of the County's Heritage Resources Management Plan and continued support for long-term conservation of the County's history and heritage.

Heritage Register: Means Strathcona County's official list of all places that are deemed to have historical significance, are on the heritage inventory and have been designated as Municipal Historic Resources.

Heritage Resources Management Plan: Means a plan to provide the County with a realistic and proactive policy framework for enhanced heritage conservation initiatives that will involve and engage the broader community, including private property owners. This will lead to a better understanding and long-term conservation of the County's significant heritage resources, and the development of an effective Municipal Heritage Management Program.

Higher Order Transit: Means transit infrastructure and service that is high-speed, frequent, reliable and comfortable. It may include heavy rail, light rail, commuter, and express or limited bus service using dedicated corridors or lanes and other transit-preferential features.* This includes bus rapid transit and light rail transit.

Historical Impact Assessment: Means an assessment to determine the effect of a proposed operation or activity on historic resources in the area where the operation or activity is carried on as well as recommendations on preservation and protection measures.

Home-Based Business: Means the use of part of a dwelling unit or (where applicable, accessory building or site or combinations thereof) by at least one resident of the dwelling unit for a business activity that results in a product or service.

Housing Diversity: Means a variety of housing options in terms of density, built form and tenure.

I

Inclusionary Housing: Means the provision of dwelling units or land, or money in place of dwelling units or land, for the purpose of community housing.

Indoor Agriculture: Means the commercial production of plants or aquatic organisms within a structure. This may include but is not limited to vertical farms, aquaculture, aquaponics or hydroponics.

Industrial, Heavy: Means industrial uses where risk and nuisance extending beyond the property line.

Industrial, Light: Means the wholesale, warehousing, manufacturing and processing uses which do not create or generate nuisance factors outside an enclosed building. Outdoor storage is limited and completely screened from roads and adjacent properties.

Industrial, Medium: Means wholesale, warehousing, manufacturing and processing uses, some of which have outdoor storage or activities, that are generally not located adjacent to residential areas because of potential nuisance factors including, but not limited to, smoke, gas, odour, dust, noise, vibration of earth, soot or lighting. Risk does not extend beyond the property line.

Infill: Means the development of vacant lots within previously developed areas. (See Redevelopment)*

Infrastructure: Means all of the following: road, water, wastewater, stormwater, shallow utilities, active transportation infrastructure and pedestrian infrastructure, unless otherwise indicated.

Intensification: Means development at a higher density than currently exists or is planned through: statutory plan amendments; redevelopment; the development of underutilized lots within previously developed areas; infill development; or the expansion or conversion of existing buildings (See Infill and Redevelopment).

*As defined in the Regional Growth Plan

L

Livestock: Means horses, cattle, swine, donkeys, mules, oxen, poultry, birds, sheep, goats, fur bearing animals raised in captivity for pelts, and other animals and wildlife.

Livestock Operations: Means operations for the farming of livestock such as goats or cattle. This does not include confined feeding operations which require provincial approvals.

Livework: Means the ability to live and work on the same parcel of land or within the same building.

Local Employment Area: Means localized area with industrial, commercial and/or institutional land uses that have locally significant business and economic activities and generate a small concentration of employment for the local area, or rural areas with existing resource-based economic assets resulting in dispersed employment through agricultural activities, mining activities (coal, sand and gravel) and forestry activities, etc. Local employment areas may be located within an existing urban community, or outside of urban communities in the rural area.*

Lot (also referred to as Parcel): Means the definition given by the *Municipal Government Act* for land described in a certificate of title. The term lot is generally utilitized within the urban service area or hamlets while parcel is used in rural areas.

Low Impact Development: Means a land planning and engineering design approach for managing stormwater runoff. Low impact development emphasizes conservation and use of on-site natural features to protect water quality. This approach implements engineered small-scale hydrologic controls to replicate the pre-development hydrologic regime of watersheds through infiltrating, storing, evaporating, and detaining runoff close to its source.*

M

Major Employment Area: Means an area with a concentration of industrial, commercial and/or institutional land uses that have regionally significant business and economic activities and high levels of employment. *

Major Industrial Accident Council of Canada: Means a widely represented group of academics and practitioners that was formed in 1987 currently managed by the Canadian Society for Chemical Engineering-Process Safety Management division (CSChE-PSM). Through its publications MIACC provides guidelines and recommended practices on how to analyze risks of hazardous installations. It establishes the risk acceptability criteria for risk-based land use planning. Wherever the word 'MIACC' is used in this document, it refers to publications from MIACC and CSCHE.

Midblock Crosswalk: Means a crossing between intersections that marks a previously uncontrolled and unmarked pedestrian crossing to facilitate safe and direct access as opposed to unsafe risk-taking behaviour at pedestrian desired lines to places, such as schools, parks, major community services and other destinations with high pedestrian volumes.

Minimum Greenfield Density: Means the required residential density for greenfield areas planned and approved under the Edmonton Metropolitan Region Growth Plan, measured as average dwelling unit per net residential hectare within an Area Structure Plan.*

Mitigation Measures: Means measures to eliminate, reduce or control the frequency, magnitude, severity of exposure to adverse impacts, or to minimize the potential impact of development. Mitigation for a proposed development means the elimination, reduction or control of adverse environmental impacts and agricultural impacts of new development through the use of buffering techniques. Buffering techniques are a proven tool to help mitigate and minimize conflict areas between different land uses and can be applied in a municipal statutory plan, infrastructure plan, or individual application. Examples of some buffering

*As defined in the Regional Growth Plan

techniques that provide a spatial and visual barrier include: fencing (no access), landscaping, vegetated berms, municipal reserves (with appropriate fencing, signage and vegetative and spatial barriers), community agricultural plots, stormwater management facilities, ecological/vegetative buffers, increased setback requirements for new development that has the potential to create disturbance and adversely impact an established land use that differs from the proposed land use(s).*

Mixed-use Building: Means a multi-storey building containing residential and at least one other compatible use.

Mixed-use Development: Means development that mixes compatible residential, commercial, institutional and recreational land uses within buildings or in close proximity in order to increase density, reduce development footprint through land use and improve public accessibility to amenities.*

Modal Split: Means the percentage, ratio or number of trips taken by different transportation modes, such as walking, biking, driving or taking public transportation.

Multi-modal Transportation: Means the availability or use of more than one form of transportation, such as automobiles, walking, cycling, transit, ride share, car-pool, rail (commuter/freight), trucks, air and marine.*

Multi-storey: Means a building with at least two stories.

Multi-use Corridors: Means a dedicated land area for co-location of linear infrastructure that supports critical economic linkages and is in the public interest. May include one or more of the following: public highways and roads; electricity transmission lines; high-speed rail and rail; pipelines; water management; telecommunication towers and underground fibre-optic cables.*

Municipal Historic Resource: Means the designation by bylaw of a historic resource by Council in accordance with the *Historical Resources Act*.

Municipal Reserve: Means the definition given by the *Municipal Government Act* summarized as lands that may be used for a public park, a public recreation area, school board purposes or to separate areas of land that are used for different purposes.

N

Native Vegetation: Means vegetation that is local to a given area in geologic time. This includes plants that have developed, occur naturally, or existed for many years in an area.

Natural Area: Means natural, sensitive or scenic lands owned by the County or the Province that are identified for conservation or nature appreciation or both.

Natural Landscape: Means clusters or complexes of multiple environmental features that lie within a particular area. Together these create the natural landscape.

Negligible Impact: Means so small, trifling, or unimportant that the impact may safely be neglected or disregarded.

Neighbourhood: Means a residential area which may contain community commercial, local community services, schools and/or open space.

Nuisance: Means anything that in the opinion of the Development Authority may cause adverse effects to the amenities of the neighbourhood or interfere with the normal enjoyment of adjacent land or building. This could include that which creates or is liable to create: noise, vibration, smoke, dust, odour, heat, electrical interference, glare, light, fumes, fire, explosion, or any other hazard to health or safety; and unsightly or unsafe storage of goods, salvage, junk, waste or other materials.

*As defined in the Regional Growth Plan

Open Space: Means public lands that provide social and environmental benefit and may include outdoor infrastructure that provides an identity or sense of place for the community. Open space may include, but is not limited to, landscaped areas, natural areas, active and passive recreational areas and outdoor community gathering spaces.*

P

Park: Means a use where public land is specifically designed or reserved for the general public for active or passive recreation, or for educational, cultural or aesthetic purposes, and includes, all natural areas and landscaped areas. This includes, but is not limited to: playing fields, playgrounds, picnic grounds, trails, amphitheatres, bike parks, skateboard parks, dog off-leash areas, natural areas, water features, and related accessory buildings.

Park Master Plan: Means a plan to provide direction on the development of regional parks and school sites.

Pedestrian Infrastructure: Means infrastructure specifically installed for pedestrians such as, but not limited to, traffic calming, pedestrian islands, trees, lighting, street furniture, bus shelters and wayfinding.

Pedestrian-Oriented Design: Means the use of architecture and urban form, placement of buildings, building interface with the street, environmental design, amenity areas to enhance people's overall perceptions of the street environment and create a human scale.

Pedestrian Safety Island: Means a median generally applied at locations where speeds and volumes make crossings prohibitive, or where three or more lanes of traffic make pedestrians feel exposed or unsafe in the intersection.

Pipeline: Means a pipe used to convey a substance or combination of substances, including installations associated with the pipe, but does not include: a pipe used to convey water other than water used in connection with a facility, scheme or other matter authorized under the *Oil and Gas Conservation Act* or the *Oil Sands Conservation Act*, or a coal processing plant or other matter authorized under the *Coal Conservation Act*, a pipe used to convey gas, if the pipe is operated at a maximum pressure of 700 kilopascals or less, and is not used to convey gas in connection with a facility, scheme or other matter authorized under the *Oil and Gas Conservation Act* or the *Oil Sands Conservation Act*, or a pipe used to convey sewage as per the *Alberta Pipeline Act*.

Planned Area: Means an area subject to a previously adopted statutory or non-statutory plan below the Municipal Development Plan or Intermunicipal Development Plan level outside of the Built-Up Urban Area.*

Prime Agricultural Lands: Lands that include Class 2 and 3 soils according to the Land Suitability Rating System (LSRS) used by the Government of Alberta. These lands are equivalent to Canada Land Inventory (CLI) Class 1, 2 and 3 soils. *

Priority Transit Corridor: A dedicated right-of-way or lane for transit vehicles only.

Private On-site Wastewater Services: Means on-site private systems for the management and/or treatment of wastewater as provided for in the Alberta Private Sewage Systems Standards.

Public Agriculture: Means food grown in the public spaces which is generally meant as a public or shared amenity which includes edible landscapes and community gardens.

Public Art: Means art that is placed in public spaces for community enjoyment.

*As defined in the Regional Growth Plan

Public Ride Share: Means a form of public transportation, such as a car-share or bike-share program, that may be an extension of the transit network and may utilize multi-modal transportation and integrated fares. This may include collaboration by the County with other public or private entities.

Public Transportation: Means any form of transportation that is operated or funded wholly, or in part, by the County. This includes transit and public ride share.

R

Raised Intersection: Means intersections that are flush with the sidewalk to reinforce slow speeds and encourage motorists to yield to pedestrians at the crosswalk.

Recreation: Means activities which require active movements.

Redevelopment: Means the creation of new units, uses or lots on previously developed land in existing urban communities, including brownfield sites (See Infill and Intensification).*

Regional: Means of a scale or significance that is relevant to more than one municipality.*

Regional Growth Plan: Means the Edmonton Metropolitan Region Board's Growth Plan.

Regional Parks: Means parks servicing a specific use or need for the entire County or the region.

Residential Density, High: Means apartments greater than four storeys.*

Residential Density, Low: Means single-detached, semi-detached and duplex.*

Residential Density, Medium: Means triplex, stacked townhouses, row housing and apartments less than five storeys.*

Resilience: Means the capacity of a system to withstand and bounce back intact from environmental or human disturbances.*

Rural Character: Means qualities and characteristics regarding the historic settlement pattern of rural communities which are appreciated and valued by local residents and visitors.

S

Scale, Large: Means activities that are large in nature and extensive in scope, extent, traffic, servicing and employees. Large scale developments are those that likely require extensive upgrades to the road network.

Scale, Medium: Means activities that are medium in nature and moderate in scope, extent, traffic, servicing and employees. Medium scale developments are those that may require limited upgrades to the road network.

Scale, Small: Means activities that are minor in nature and limited in scope, extent, traffic, servicing and employees. Small scale developments are those that do not require upgrades to the road network.

School: Means a structured learning environment through which an education program is offered to a student within a building.

Seasonal Recreational Resort: Means any seasonal development containing a campground or planned recreational bare land condominium subdivision that may be serviced with privately-owned communal piped water and wastewater services for seasonal, non-permanent accommodation.

Seniors Housing: Means housing that offers services specifically catered to seniors.

*As defined in the Regional Growth Plan

Services: Means the commercial, community, and public facilities available to an area.

Services, Local Community: Means public and private facilities and/or services that support the needs of a neighbourhood including, but not limited to: libraries, recreation centres, social and cultural services, medical offices, institutional facilities and religious services. This does not include schools.

Services, Major Community: Means large public or private facilities and/or services that support the community or the municipality including, but not limited to: libraries, indoor and outdoor recreation facilities, social and cultural services, event facilities, transit terminals, health facility and government facilities. This does not include schools.

Services, Major Public: Means large public facilities and/or services that support the everyday needs of the community or the municipality including, but not limited to: emergency services, recycle stations and major community services which are public. This does not include schools.

Severance: Means the subdivision of a portion of agricultural land that is fragmented from the remainder of the agricultural land in title, by a natural or permanent man made feature.

Small Hamlet: Means the hamlets of Antler Lake, Collingwood Cove, Half Moon Lake, Hastings Lake or North Cooking Lake.

Small Hamlet Development: Means development which meets the criteria for small hamlets.

Stacked Parking: Means multi-story above ground parking, such as an above ground parkade.

Statutory Plan: Means a plan adopted by a municipality by bylaw in accordance with the *Municipal Government Act* including Intermunicipal Development Plans, Municipal Development Plans, Area Structure Plans and Area Redevelopment Plans.*

Stewardship Subdivision: Means the subdivision of an existing home to accommodate the transfer of lands to an environmental stewardship group or for environmental protection.

Stormwater Management Facility: Means a public utility lot designed and constructed to control and store surface water runoff up to high water level.

Sub-regional Level of Service: Means a broad base of service, office, government and institutional employment, convenience and major retail and entertainment uses, all levels of primary and secondary education and potential for satellite campuses of post-secondary institutions, major community centres and recreation facilities, local and commuter transit service, some government services, emergency medical services, hospitals or community health centres, and social and supportive services to support non-market housing. *

Synergy: Means the cooperative interaction among individuals, companies or industries to provide the value and performance that would be greater than the sum of their individual effects.

T

Tactical Urbanism: Means quick, often temporary, inexpensive projects that make a small part of the urban service area or hamlet more livable or enjoyable.

Top of Bank: Means the top of a water body's valley or ravine. Where a bank is not well defined (i.e. in the case of lakes and wetlands) the top of bank shall be equivalent to the 1:100 year floodplain.

Tourism, Agri: Means tourism with direct involvement between the tourist/consumer and the agricultural community.

*As defined in the Regional Growth Plan

Tourism, Nature-Based: Means any tourism activity/experience directly related to natural attractions or the natural environment whether for relaxation, discovery or adventure.

Town Centre: See Centres.

Transit-Controlled Location: Means any type of boarding location for transit including, but not limited to, a transit stop, transit transfer facility (on street, at grade) or transit terminal.

Transit Corridors: Means a dedicated right-of-way for transit vehicles (buses or trains) or a right-of-way for a multitude of modes. Existing and planned transit corridors would accommodate bus service and/or rail transit.*

Transit-Oriented Development: Means compact mixed-use development that has high levels of employment and/or residential densities to support higher order transit service and optimize transit investment, and makes development more accessible for transit users. Features can include roads laid out in a grid network, a pedestrian-friendly built form environment along roads to encourage walking to transit, reduced setbacks and parking requirements, placing parking at the sides/rears of buildings, and improved access between arterial roads and interior blocks in residential areas.*

Transit Stop: Means a roadside pickup and dropoff location for transit users.

Transit Terminal: Means a station which is able to accommodate multiple buses at one time. This may include park and rides.

Transit Transfer Facility, On Street, At Grade: Means a pedestrian-oriented transit-controlled location that is able to accommodate multiple buses at one time. This does not accommodate vehicle parking.

Transition/Transitioning: Means using the placement of land uses to avoid incompatibility issues.

Transportation Network: Means the system of transportation uses (i.e. roadways, public transportation, rail, air, pedestrian, etc.) that are interconnected.

U

Unabsorbed Land: Means lands that are planned for future residential, commercial or industrial development per approved statutory plans or non-statutory land use plans, but are not yet through the final two prerequisite planning approvals before becoming "shovel-ready" (i.e., zoning is not yet in place, subdivision has not yet been registered, or both).*

Urban Agriculture: Means the practice of cultivating food in an urban area. This may include, but is not limited to, urban farming, rooftop gardens, urban chickens and bees and public agriculture.

V

Viable: Means capable of enduring or operating successfully.

Village Centres: See Centres.

W

Walkability: Means a measure of how useful, safe, comfortable, and interesting an area is for a person to walk.

Water Body: Means any location where water flows or is present, whether or not the flow or the presence of water is continuous, intermittent or occurs only during a flood, and includes, but is not limited to, wetlands and aquifers.

*As defined in the Regional Growth Plan

Watercourse: Means as defined in the *Environmental Protection and Enhancement Act*:

a. the bed and shore of a river, stream, lake, creek, lagoon, swamp, marsh or other natural body of water;

b. a canal, ditch, reservoir or other artificial surface feature made by humans, whether it contains or conveys water continuously or intermittently.

This does not include a municipal stormwater management facility.

Wayfinding: Means information systems that guide pedestrians through a physical environment and enhance their understanding and experience of the space.

Wetland: Means land saturated with water long enough to promote wetland or aquatic processes or as defined by the Alberta Wetland Policy.

Y

Yardsite: Means a cluster of buildings.