



**CYPRESS COUNTY, TOWN OF REDCLIFF AND CITY OF MEDICINE HAT
TRI-AREA INTERMUNICIPAL DEVELOPMENT PLAN (IDP)**

**OFFICIAL NOTICE OF JOINT PUBLIC HEARING AND PUBLIC HEARINGS
Thursday June 25, 2009 starting at 6:30pm**

Medicine Hat Lodge - Saamis Rooms C, D (TransCanada Highway & Dunmore Road)

AND

**NOTICE OF IDP OPEN HOUSE AND PUBLIC INFORMATION MEETING
Tuesday June 9, 2009**

IDP Presentation at 7pm; Open House from 6:00pm to 7pm
The Medicine Hat Exhibition And Stampede Grounds Grandstand Banquet Room
2055-21st Ave SE

IDP Bylaw approvals

Please be advised that the Councils of Cypress County, the Town of Redcliff and The City Of Medicine Hat have each passed first reading and will be holding a JOINT PUBLIC HEARING at the above-noted date, time and location for the following bylaws;

- CYPRESS COUNTY BYLAW #2009/15 - being the adoption of the Tri-Area Intermunicipal Development Plan (IDP)
- CITY OF MEDICINE HAT BYLAW #3938 - being the adoption of the Tri-Area Intermunicipal Development Plan (IDP)
- TOWN OF REDCLIFF BYLAW #1616/2009 - being the adoption of the Tri-Area Intermunicipal Development Plan (IDP)

The proposed IDP is a statutory plan jointly developed and adopted by the Councils of the three municipalities. The purpose of the IDP bylaw is to provide for land use planning cooperation among the municipalities. For the most part, the IDP refers to land in Cypress County and addresses a number of key planning issues such as the provision of water and sewer services and land use policy to deal with subdivision and development. The IDP boundary is shown in the attached map. The IDP also provides policy direction that requires consistency with, and changes to the County, City and Town Municipal Development Plans and the County Land Use Bylaw.

MDP Bylaw amendments

In order to implement the IDP, the Councils of Cypress County and The City Of Medicine Hat, duly assembled will hold individual and separate public hearings to be held after the IDP public hearing for the following MDP bylaw amendments;

- CITY OF MEDICINE HAT BYLAW #3939 - being an amendment to the City of Medicine Hat Municipal Development Plan (MDP) Bylaw #3565
- CYPRESS COUNTY BYLAW #2009/16 - being an amendment to the Cypress County Municipal Development Plan (MDP) Bylaw #1994/13

....continued

The purpose of the MDP bylaw amendments is to bring the City and County MDP's into conformity with the IDP policy intent and provide a consistency among all the MDP and LUB documents that allows them to work together.

PLEASE NOTE; the Town of Redcliff is in the process of re-writing its entire MDP and will incorporate the necessary MDP changes related to the IDP as part of a later approval process for their new MDP.

LUB Bylaw amendments

In order to implement the IDP, Cypress County, duly assembled will hold a separate public hearing to be held after the IDP public hearing and MDP public hearings for the following bylaw amendment;

- CYPRESS COUNTY BYLAW #2009/17 - being an amendment to the Cypress County Land Use Bylaw (LUB) #2006/13

The proposed LUB amendment is required to implement the IDP policy. The amendments to the LUB include new definitions, a revision to the existing A-1 district, a map amendment from a revised A-1 to A-2, A-2 to the revised A-1, a new CR-IDP district created expressly for specific parts of the IDP area and other minor wording changes to the CR and CR-2 Districts. All these amendments implement the IDP policy intent. The A-1 and A-2 land use bylaw map amendments are shown in the attached map. This amendment affects the following lands currently zoned A-1 or A-2 and which are located west of the 4th meridian; parts of Twp11-Ranges 4, 5, 6 and 7; parts of Twp12-Ranges 4,5,6 and 7; parts of Twp13-Ranges 5,6 and 7; and part of Twp14-Range 5. For a more detailed legal land description or municipal address, please contact Cypress County at the address listed below.

Each Council in session will consider any oral or written submission from interested persons or groups wishing to speak for or against the proposed bylaws noted above. Unless otherwise allowed by the chairman, oral submissions will be limited to 5 minutes. Written submissions should be received no later than 4:30pm June 17, 2009 at the Cypress County offices at the address and contact person noted below. The proposed bylaws and the sequence of events for the public hearing process can be viewed as follows;

Internet; The relevant bylaws may be viewed and downloaded at the following websites;	www.cypress.ab.ca	www.medicinehat.ca	www.town.redcliff.ab.ca
Municipal Offices; Copies of the relevant bylaws may be reviewed at the following municipal offices during regular business hours;	Cypress County 816-2 nd Ave. Dunmore, AB T1B 0K3 8:30am to 4:30pm M-Th 8:30-noon Fr (except holidays)	City of Medicine Hat, City Clerk's Department 2 nd flr, 580-1 st Street SE Medicine Hat AB T1A 8E6 8:30am-4:30pm M-F (except holidays)	Town of Redcliff #1, 3 rd Street NE Redcliff, AB T0J 2P0 8:00am-4:30pm M-F (except holidays)
Contact persons; For further information on the IDP, please contact	Jeffrey Dowling, County planner at Cypress County (526-2888)	Dwight Brown Planning Manager at the City of Medicine Hat (529-8376)	Shanon Simon, Municipal Secretary at the Town of Redcliff (548-3618)

PUBLIC MEETING INFORMATION - TUESDAY, JUNE 9, 09

In advance of the June 25th Public Hearing mentioned above, the Tri-Area municipalities are hosting an IDP Public Information Meeting and Open House at The Medicine Hat Exhibition And Stampede Grounds Grandstand Banquet Room (2055-21st Ave SE). An Open House between 6pm and 7pm will be followed at 7pm by a presentation with a question and answer session afterwards. The presentation will contain a summary of the proposed IDP and associated bylaw amendments. The last IDP public meeting was held on September 17, 08. This information meeting will explain the differences between the previous draft IDP and the proposed IDP. Refreshments will be served.