

BYLAW NO. 03/ 063

BEING A BYLAW OF THE REGIONAL MUNICIPALITY OF WOOD BUFFALO TO AMEND BYLAW 99/058 BEING THE HIGHWAY 69/CLEARWATER RIVER VALLEY AREA STRUCTURE PLAN FOR THE REGIONAL MUNICIPALITY OF WOOD BUFFALO.

WHEREAS Section 633 of the Municipal Government Act, R.S.A., 2000, Chapter M-26 and amendments thereto authorizes Council to enact a bylaw adopting an Area Structure Plan Bylaw.

AND WHEREAS Section 191 (1) of the Municipal Government Act, R.S.A. 2000, Chapter M-26 and amendments thereto authorizes Council to adopt a bylaw to amend the Area Structure Plan Bylaw.

AND WHEREAS Section 638 of the Municipal Government Act, R.S.A. 2000, Chapter M-26 and amendments thereto requires all statutory plans adopted by a municipality must be consistent with each other.

NOW THEREFORE, the Regional Council of the Regional Municipality of Wood Buffalo, in the Province of Alberta, in open meeting hereby enacts as follows:

1. THAT Bylaw 99/058, being the Highway 69/Clearwater River Valley Area Structure Plan is hereby amended by incorporating the following changes:
 1. Delete Section 3.4
 2. Add - "3.4 Fort McMurray Municipal Airport Area Structure Plan

The Fort McMurray Airport was transferred to the Regional Municipality of Wood Buffalo on March 31, 1999. While the Regional Municipality owns the land and the airport, the Fort McMurray Airport Commission was established to operate the airport. The airport is a key regional transportation facility, serving commercial airlines, charter companies, private planes, pilot training, forest fire protection, the military and medivac services. The airport lands include a total of 1,200 acres.

In 2003, the Fort McMurray Municipal Airport Area Structure Plan was developed to guide the long-range development at the airport. This plan provides a twenty year infrastructure plan including a cross wind runway, a water dome and an extension to the existing runway. In addition, some lands have been identified for future development of aviation related uses, along with some lands for general industrial development.

Development at the airport is regulated by the Airport District in the Land Use Bylaw, a protocol agreement between the Regional Municipality of Wood Buffalo and the Fort McMurray Airport Commission and federal regulations (Transport Canada TP312).

The lands surrounding the airport are regulated by federal Obstruction Zoning, which ensures that no new development is built in such a manner that it will threaten the future safe and continued operation of the airport. Currently, there are no land uses that interfere with the operation of the airport and the proposed land uses outlined in the Highway 69/Clearwater River Valley ASP do not pose any concern.”

3. Delete Section 3.5 Airport Vicinity Protection Area Overlay

4. Add – 3.5 Airport District

The purpose of this district is to provide for the continue operation of an airport and to allow development on airport property that will provide for economic and financial viability for the airport.

5. Delete Section 5.2.1

6. Add – “5.2.1 Fort McMurray Municipal Airport Area Structure Plan

Recognize the importance of the Airport to the economic well being of the region and ensure that uses in the proximity of the airport are reviewed and considered for any interference with the federal obstruction zoning and general compatibility with the ongoing operation of the airport.”

7. Delete the wording “airport lands” on Map 6 – Development Concept

8. Identify these lands as the “Fort McMurray Municipal Airport ASP”.

2. **THAT** this bylaw shall be passed and become effective when it receives third reading and is signed by the Mayor and Chief Legislative Officer.

READ a first time in Council this *9th* day of *December*, 2003.

READ a second time in Council this *13th* day of *January*, 2004


READ a third time in Council and passed this *13th* day of *January*, 2004

CERTIFIED A TRUE COPY



Mayor

Chief Legislative Officer



Chief Legislative Officer