

BYLAW NUMBER 746_21
VILLAGE OF DONALDA

SUBDIVISION AUTHORITY BYLAW

A Bylaw of the Village of Donalda, in the Province of Alberta, pursuant to provisions of the Municipal Government Act, being Chapter M-26.1 of the Revised Statutes of Alberta 2000 and amendments thereto, to provide for the establishment of a Subdivision Authority in the Village of Donalda.

WHEREAS, Council wishes to establish subdivision authority as required by the Municipal Government Act, Chapter M-26 of the Revised Statutes of Alberta 2000 and amendments thereto;

NOW, THEREFORE, Council of the Village of Donalda, duly assembled, enacts as follows:

Title

1. This bylaw may be cited as the “Subdivision Authority Bylaw.”

Definitions

2. The following words and terms are defined as follows:
 - a. “Act” means the Municipal Government Act, Chapter M-26 of the Revised Statutes of Alberta 2000, as amended;
 - b. “Chief Administrative Officer” means a person appointed to the position of the Chief Administrative Officer of the Village of Donalda;
 - c. “Land Use Bylaw” means the Land Use Bylaw adopted by the Village of Donalda pursuant to the Act;
 - d. “Village” means the Village of Donalda.

Establishment of Authority

3. The Subdivision Authority of the Village is the Municipal Planning Commission.

Powers and Duties

4. The Subdivision Authority has those powers and duties as set out in the Act and any regulations made thereunder with respect to rendering a decision on a subdivision application.
5. The Subdivision Authority has the power to:
 - a. Extend the time within which a registerable instrument is required to be submitted for endorsement; and
 - b. Following endorsement, extend the time within which a registerable instrument pertaining to a subdivision approval is required to be submitted to the Registrar of Land Titles.

Administration

6. The signing authority for all subdivision-related matters is the Village Chief Administrative Officer or designate.

7. For the purposes of Section 630 of the Act, the Village Chief Administrative Officer shall be appointed as a designated officer.
8. When a registerable instrument is submitted for endorsement, the signing authority is authorized to accept minor modifications to the related registerable instrument from that approved by the Subdivision Authority provided:
 - a. The number of parcels does not increase;
 - b. Municipal, school, municipal, and school or environmental reserves are not compromised;
 - c. Municipal roads and standards are not compromised;
 - d. Such adjustments comply with applicable statutory plans and municipal bylaws, except that minor changes to Land Use Bylaw standards may be included as provided for in Section 654(2) of the Act.

Effective Date

9. Bylaws Number 684 and 712, and all amendments thereto, are hereby repealed.

10. This Bylaw takes effect on the date that the third and final reading is given.

READ A FIRST TIME IN OPEN COUNCIL THIS 21st DAY OF SEPTEMBER 2021.

READ A SECOND TIME IN OPEN COUNCIL THIS 21st DAY OF SEPTEMBER 2021.

Unanimous consent for the third and final reading was given this 21st day of September 2021.

READ A THIRD TIME IN OPEN COUNCIL AND FINALLY PASSED THIS 21st DAY OF SEPTEMBER 2021.

MAYOR

CHIEF ADMINISTRATIVE OFFICER