

# Planning and Development Process Review and Permitting Updates

Presenter: Brad McMurdo, Director

Department: Planning and Development

Meeting Date: June 8, 2021



# Planning and Development Process Review Project

Council Motion #1, April 13, 2021

*“THAT Administration work with the Wood Buffalo Development Advisory Committee, and organizations including the Fort McMurray Chamber of Commerce, to bring forward to Council within 60 days an update on the Red Tape Reduction Plan, including but not limited to, any updates to the Planning and Development Department’s application processes.”*

# Planning and Development Process Review Project

Council Motion #2, April 13, 2021

*“THAT Administration brings forward to Council, within 60 days, an update on all actionable steps from the Red Tape Reduction Plan with accelerated implementation to improve the Planning and Development department’s permit application processes and response times.”*

# RMWB Red Tape Reduction

Organizational commitment to continual improvement and engagement

Examples of commonly heard concerns:

- Inconsistency in communication from staff
- Confusing/duplicated steps
- Unnecessary processes and permits
- Customer Service
- Time lags

# Planning and Development Permit Processing Times

	Houses	Accessory Buildings	Secondary Suites	Industrial & Commercial	Change of Use
RMWB	2 days	2 days	3 weeks	4 weeks	3 weeks
Edmonton	2-3 weeks	Immediate	6-8 weeks	4-6 weeks	3 weeks
Grande Prairie	N/A	2 weeks	2 weeks	N/A	N/A
Red Deer	N/A	6 weeks	6 weeks	8 weeks	2 weeks
Medicine Hat	6 days	8 days	8 days	4 weeks	11 days
St. Albert	10 days	12 days	12 days	13-21 weeks	N/A
Beaumont	2-4 weeks	1-2 weeks	N/A	4-6 weeks	2+ weeks
Calgary	6-10 weeks	6-10 weeks	6-10 weeks	10-14 weeks	1-10 weeks

# Planning and Development Permit Process

New process for Change of Use applications: switching to most permitted uses will no longer require a permit.

When a permit is still required, the process will be accelerated:

- One week circulation
- Reduced number of reviewers
- Easier application forms

# Wood Buffalo Development Advisory Committee

## Alignment with Committee Mandate

- Red Tape Reduction
- Planning and Development Process Review Project

# Planning and Development Process Review Project

The department is aware of real and perceived public/investor complaints concerning CONFUSION, INEFFICIENCIES and MISCOMMUNICATION with Planning and Development processes which must be addressed through the Process Review Project.



# Planning and Development Process Review

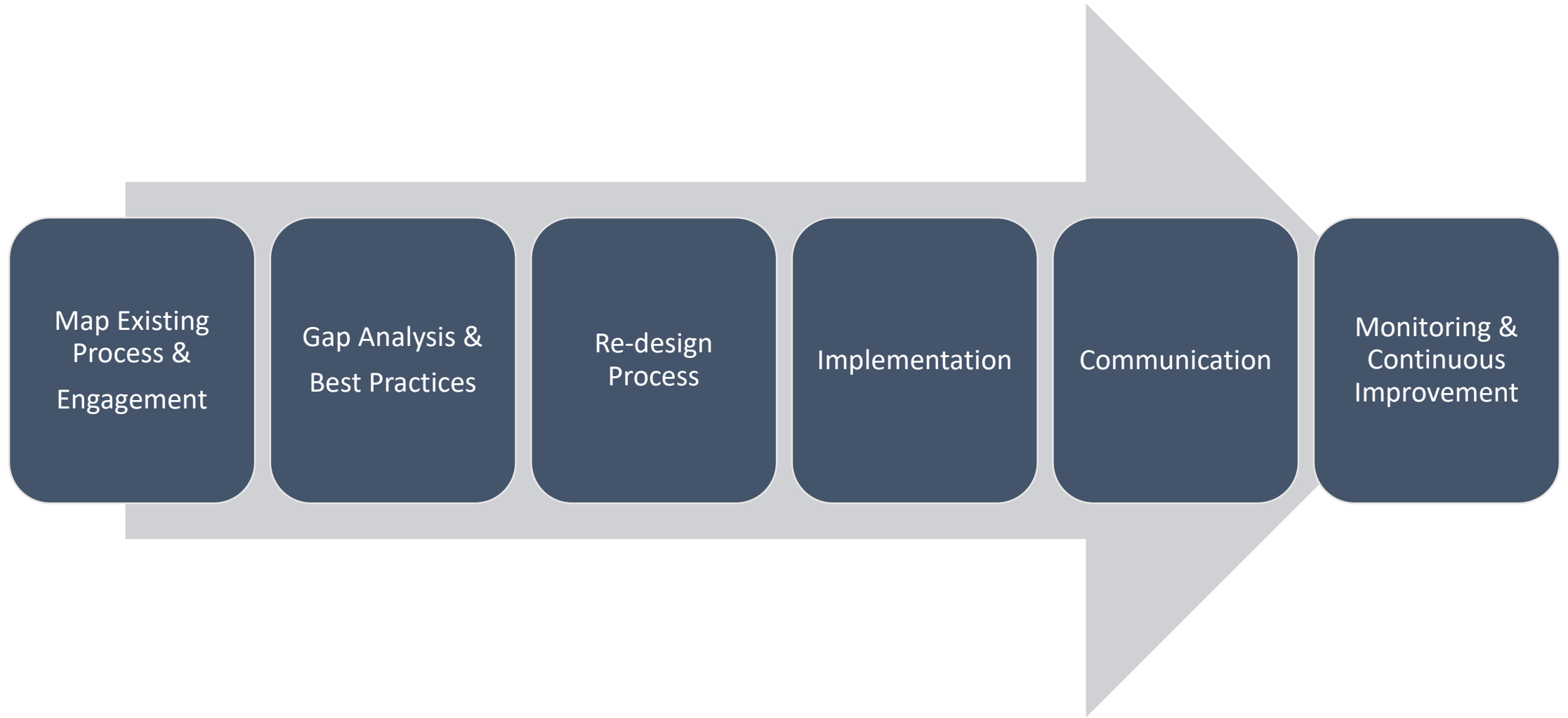
## Project - Purpose

### Project Purpose:

- Increase customer service and reduced frustration
- Increase consistency/clarity for residents, businesses, staff
- Streamline processes/steps
- Increase business and investor confidence

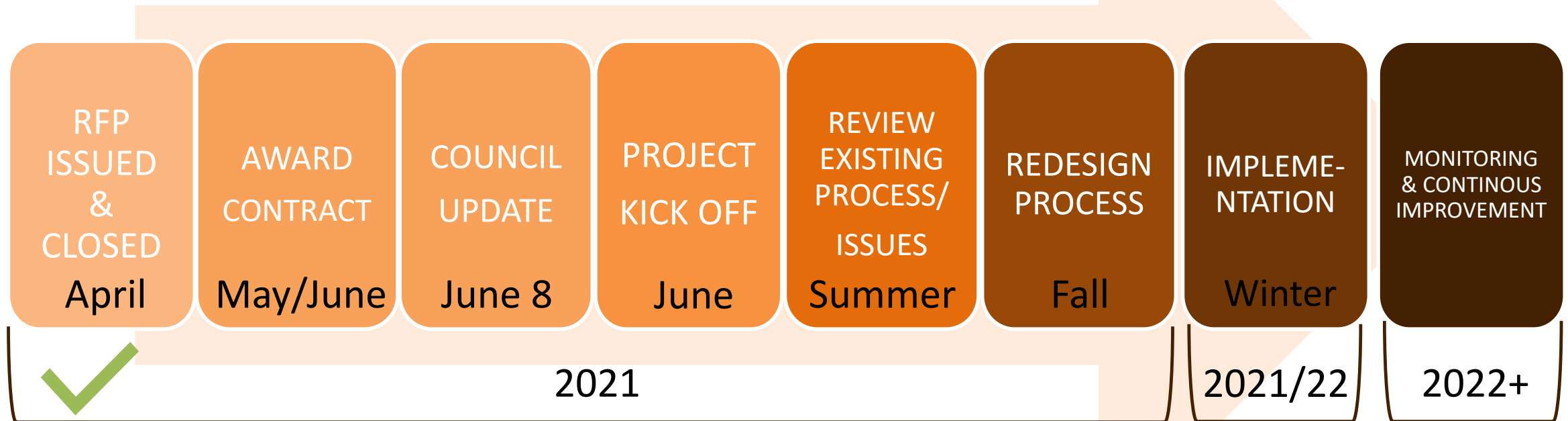
Ultimately, Planning and Development is aiming to reduce red tape and better facilitate property improvement, investment and growth.

# Planning and Development Process Review Project – Methodology



# Planning and Development Process Review Project - Timeline

## PROJECT TIMELINE



\*Approximate Dates. Subject to change based on process.

# Planning and Development Process Review Project – Stakeholder Engagement

## STAKEHOLDER ENGAGEMENT

- Wood Buffalo Development Advisory Committee
- Organizations (e.g., FMCA, Chamber, NAABA, BILD, FMWBEDT)
- Investors and Businesses
- Residents
- Opportunities will be available throughout the process
- Confidential input is an option

Thank You