

Town of St. Walburg Official Community Plan

Bylaw No. 8-2013



THE TOWN OF ST. WALBURG

The Official Community Plan BYLAW NO. 8-2013

1. Pursuant to Section 29 of *The Planning and Development Act, 2007*, the Council of the Town of St. Walburg hereby adopts the Official Community Plan, identified as Schedule "A" to this bylaw.
2. The Mayor and Town Administrator are hereby authorized to sign and seal Schedule "A" which is attached to and forms part of this bylaw.
3. This bylaw shall come into force on the date of final approval by the Minister of Government Relations.

Read a first time this _____ day of _____ 20__

Read a second time this _____ day of _____ 20__

Read a third time and passed this _____ day of _____ 20__

MAYOR

SEAL

ADMINISTRATOR

THE TOWN OF ST. WALBURG

OFFICIAL COMMUNITY PLAN

SCHEDULE "A" to BYLAW NO. 8-2013

MAYOR

SEAL

ADMINISTRATOR

Lenore Swystun, MCIP, RPP
Professional Planner

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Acknowledgements

Through a dynamic and, collaborative based process, the residents, businesses and neighbours of St. Walburg, together with their Council, and staff (past and present) can take pride in the development of this document known as the St. Walburg Official Community Plan.

For functional purposes, the St. Walburg Official Community Plan is a living breathing comprehensive planning 'tool' that works to frame and guide the Community's development over the next 25 years and beyond.

Overall, the St. Walburg Official Community Plan is intended to showcase, inform, and guide the community on a sustainable course of development. The plan will provide local direction as part of this wider complementary regional process and initiative.

In developing the St. Walburg Official Community Plan, numerous participants added their voice to: identify key issues for the RM and Town area, develop a shared community vision, and outline a number of key objectives and actions that have become the policies and guidelines contained in this document.

A big thank you goes out to all who contributed to this process from the group of community members, philosophers, dreamers, and 'tell it like it is' working group members who volunteered their time, wisdom and knowledge. Included as part of this effort, was the planning team from Prairie Wild Consulting Co., who provided the technical skills to see this report through to completion. This is truly a Plan that is alive with the hearts, minds and soul of the community deeply embedded within and throughout.

In addition, the St. Walburg Official Community Plan was produced with the financial assistance and moral support of the North West Enterprise Region as an initiative to help the region grow and prosper into the future.

Thank-you!



Section 1: The Official Community Plan

1.1 Introduction

The community of St. Walburg celebrates the completion of its inaugural plan, the St. Walburg Official Community Plan, hereinafter referred to the Plan. This Plan is a voluntary effort, formed to assist the Town with growth and, development challenges to sustain and retain current community services and business activities which meet the economic and social needs of the current and future population.

The opportunity exists to promote and address the need to continue stimulating economic development, provide guidelines to reduce conflicts between land uses, protect sensitive environmental areas, and to develop strategies which support community revitalization and population growth. There is the potential to plan and provide for the best possible mix of activities, services and land uses for the greater Community.

This Plan functions as a day-to-day management guide which provides over-arching policies for the Town of St. Walburg. Linkages to the wider District of the RM and Frenchman Butte and the Village of Paradise Hill are encouraged to establish an open communication network throughout the area. The policies in this Plan are not “static” and several key initiatives, as outlined in the “Action” Plan Section, are recommended to develop a comprehensive land use plan for the Town.



1.2 The Town of St. Walburg

The Town of St. Walburg is a growing community within the Province of Saskatchewan. Over the years since the Town’s establishment the community has blossomed into one filled with activity and a welcoming atmosphere.

Located within the RM of Frenchman Butte, the Town offers many service and recreational amenities to local communities, natural resource workers such as agricultural and oil and gas workers, and the residents and users of the local lake districts. Numerous amenities are offered within the Town including shopping locations for groceries, arts and crafts, furniture, hardware and numerous other necessities. Health Care options are provided to the Town through their Health Care Centre and ambulance service.



St. Walburg has a mix of culture, community, numerous volunteers and energetic entrepreneurial spirit which support the Town through numerous endeavors such as festivals and including the Town from their Annual Fair, ATV Rallies, Polka Fest, 4-H Regional Show, and renowned Wild Blueberry Festival. Thanks to the imagination, drive and co-operations of the residents of the community, St. Walburg was able to achieve international recognition through the Livable Communities Sustainability Award.

The Town is striving to decrease their ecological footprint through ongoing initiatives such as reflectorized street lighting, innovative waste management techniques, and striving to reduce water consumption. Through this Plan further initiatives shall be implemented to assist the Town in its attempt to become a sustainable, culturally aware and inclusive community which acts as a 'Hub' to the surrounding District.

1.2.1 Regional Overview

The Town of St. Walburg is located in the Rural Municipality of Frenchman Butte No. 501. Other urban areas within this RM include: the Village of Paradise Hill and the Hamlet of Frenchman Butte. St. Walburg and the surrounding area is part of the North West Enterprise Region that includes the Cities of North Battleford and Lloydminster, 13 First Nations Communities, 1 Métis Community, 23 Rural Municipalities and 33 Urban Municipalities.

The Town of St. Walburg is located 86 kilometers north east of the City of Lloydminster and approximately 124 kilometers from the City of North Battleford. St. Walburg is located in a region that has a strong agricultural based economy, accompanied with a heavy oil and natural gas activity. Both agriculture and oil enterprises create many corresponding services and jobs for local and regional individuals.

The Town of St. Walburg is located in, what is know as, the parkland belt. This region is known for its beautiful scenery, hunting, fishing and lake amenities that are all within an hour's drive of the community.¹ However, recreation is not limited to the summer months. This area is also known for its hunting including such animals as: deer, moose, elk, bear and small game including many varieties of birds. Winter recreation is also very prominent in the area, including such things as ice fishing, cross country skiing and sledding through scenic routes.²



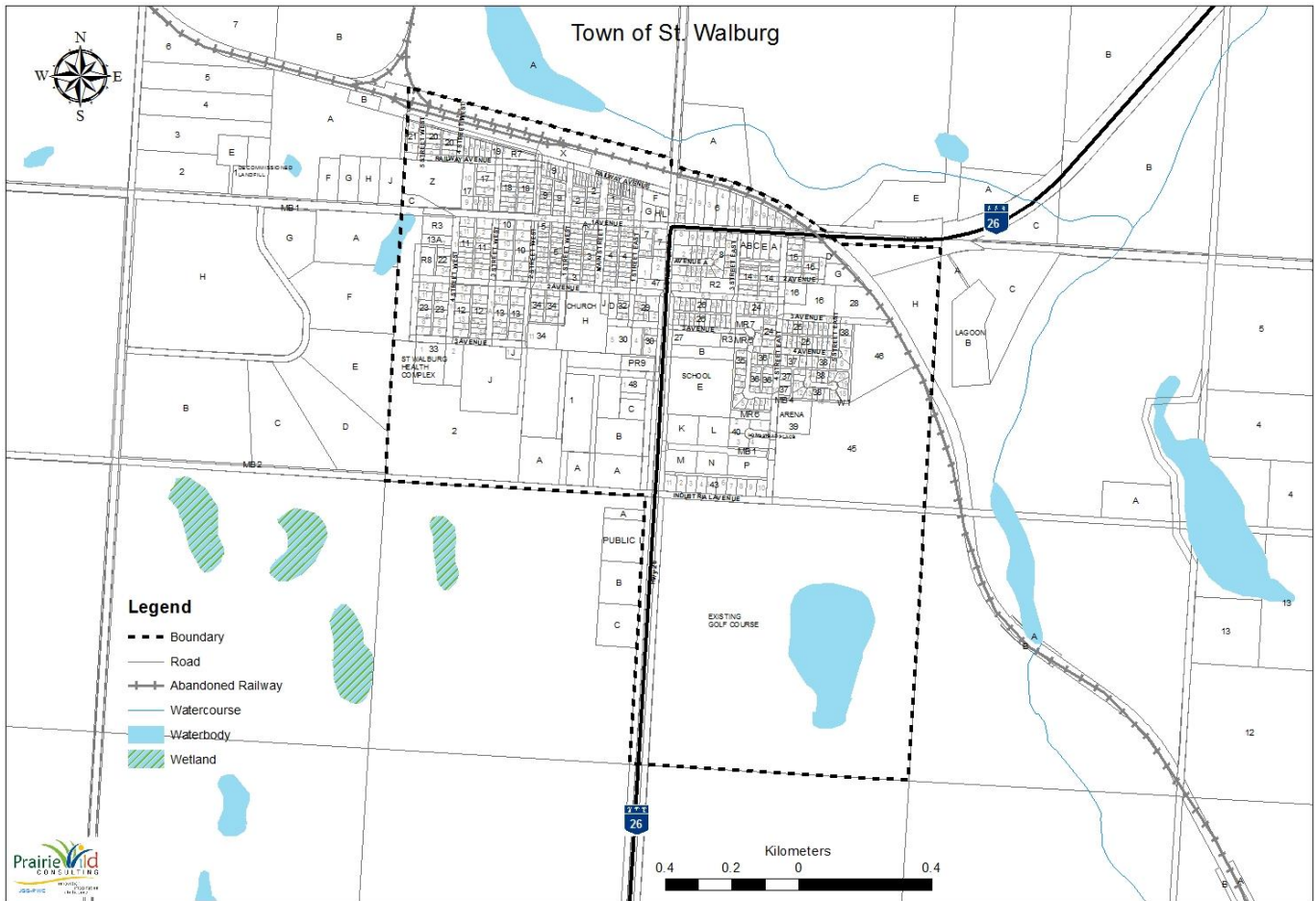
¹ 2009. *St. Walburg*. Accessed August 8, 2011 from <http://www.saskbiz.ca/communityprofiles/communityprofile.asp?CommunityID=327>

² Ibid



1.3 Town of St. Walburg Map

The following map identifies the boundaries of Town of St. Walburg.



1.4 Enabling Legislation

The *Planning and Development Act, 2007*, provides the legislative framework for the preparation and adoption of an Official Community Plan. The Plan addresses such items as future land use, development and other matters of Community concern. This Plan is intended to guide the Town for a period of twenty to twenty-five years.

1.5 Beyond Legislative Authority

The St. Walburg Official Community Plan is derived from a participatory process with the involvement of many residents, stakeholders and other community members. The non-legislative authority for the Plan is the capacity-building and partnership opportunities that have been realized as a result of this process their direct correlation to sustainable growth, which is considered a priority by the Town of St. Walburg.



1.6 Purpose of the St. Walburg Official Community Plan

An Official Community Plan, as deemed in Saskatchewan under *The Planning and Development Act, 2007* states:

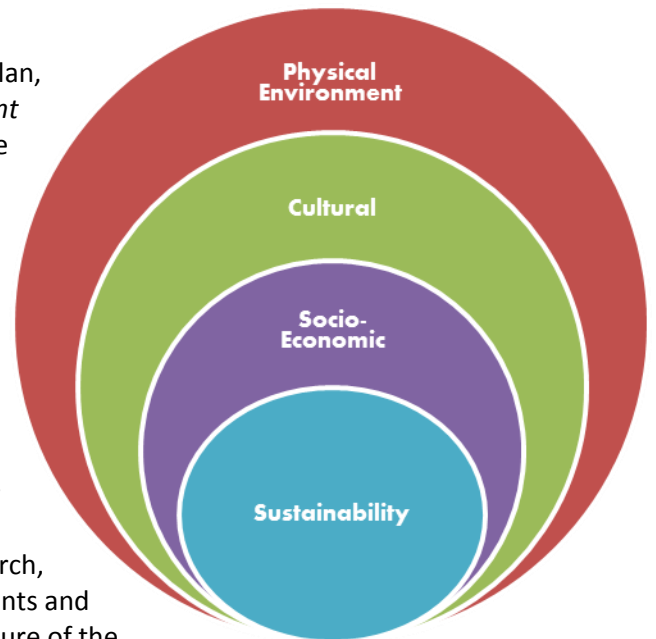
The purpose of an Official Community Plan is to provide a comprehensive policy framework to guide the physical, environmental, economic, social and cultural development of the municipality.

The Planning and Development Act, 2007, provides the legislative framework for the preparation and adoption of the St. Walburg Official Community Plan. Items addressed in a comprehensive plan include: future land use, and development. In addition, this Plan will include provisions for administration, amendment and repeal of the Plan.

The St. Walburg Official Community Plan is intended to guide the Town of St. Walburg to promote orderly and sustainable development. This Plan will reduce uncertainty for both the public and private sectors with respect to the future use of land by development practices that are compatible with the land base and environment in the Town.

The Town shall in conjunction with the adoption of this Plan, amend in accordance with *The Planning and Development Act, 2007*, their respective Zoning Bylaw as required to be consistent to the policies and provisions of the St. Walburg Official Community Plan. The Plan responds to the requirements of the Act by providing policies based upon “Community Goals.” The day-to-day decisions based upon these goals, objectives and the policies in this Plan are intended to promote orderly and sustainable development.

The Town of St. Walburg supports the coordination of development initiatives within the Community and wider district to work regionally into the future. Findings from the consultative processes, together with technical research, have focused the Plan on the potentials and issues residents and land owners identified as of prime importance for the future of the Community, notably the need for collaborative planning and greater certainty when it comes to land uses. There is the opportunity to take an inter-municipal approach to.



- Attract new residents and businesses to the Town to support local amenities and increase tax base;
- Take advantage of the existing infrastructure, central location, community assets; and
- Market economic opportunities and natural features- recreational, lakes, commercial and industrial.



1.7 Format of the Plan

The St. Walburg Official Community Plan is divided into seven major parts:

Section 1

An Introduction to the Official Community Plan, providing some general background information and guidance.

Section 2

Community voice and engagement process. The vision, goals, general planning principles of the Community.

Section 3

General Land Use Policies to guide the overall use, planning and development of land in all areas of the Community.

Section 4

Policy directions for the Town of St. Walburg.

Section 5

Implementation: Introduction to Action Planning as a means of implementing the Official Community Plan.

Section 6

Working with the wider District, future goals of the Town.

Section 7

Implementation, Action Planning and Administrative tools and legislative supports available for Council to administer the Official Community Plan are highlighted.

The **Policies** of the Plan are action statements intended to address particular issues and advance the Town towards its vision. Policy implementation should involve appropriate levels of consultation with the public and relevant stakeholders. As future amendments to the Plan are contemplated, consideration should be given as to how the proposed amendment conforms to the vision and themes presented in the Plan.

Future Land Use Map: one of the key aspects of the Plan is to provide an overall future land use and development concept for the Town of St. Walburg. The “Future Land Use Map” (Appendix “A”) illustrates general land use designations which have been determined by a number of factors including existing patterns of land use, projected land needs, resources areas, natural attributes and man-made features.

Reference Maps: The series of reference maps attached in Appendix “B” provide supplementary information. These maps may be updated periodically by resolution of Town. All Reference Maps are conceptual only and should not be used to make site specific decisions.



Action Plans: To achieve the goals set out in this Official Community Plan, a clear plan of action or implementation strategies are required. Action Plans for the Town have been included in Appendix “D” to provide a checklist of the key action items that will need to be completed to help the Town achieve its goals outlined in the Plan. Each action item relates to policy statements included in the Plan and will require the action items be prioritized. The action items should be reviewed regularly to monitor progress and to determine if changes are required.

1.8 Guiding Growth in the Town of St. Walburg

This Plan encourages some degree of change in the Community to promote development opportunities. Guiding future population growth to support social-economic development in St. Walburg is needed to assure a better future for the area. A dynamic Community requires a strategy to successfully promote agricultural diversification, business enterprises, job creation, recreation amenities, and a variety of residential options to attract new residents. The potential benefits that will accrue to the greater community include employment, tax revenue, support for local business, as well as other economic and social opportunities.

The St. Walburg Official Community Plan and corresponding Zoning Bylaw will be utilized as tools to promote the Community while also ensuring the local way of life and natural environment will be preserved for future generations. The Town of St. Walburg will strive for an inclusionary, transparent process and invites other Municipalities and First Nations to participate in order to pursue a regional wide initiative to prepare, plan and guide future growth and development opportunities.



Section 2: Community Voice and Engagement

2.1 Community Engagement

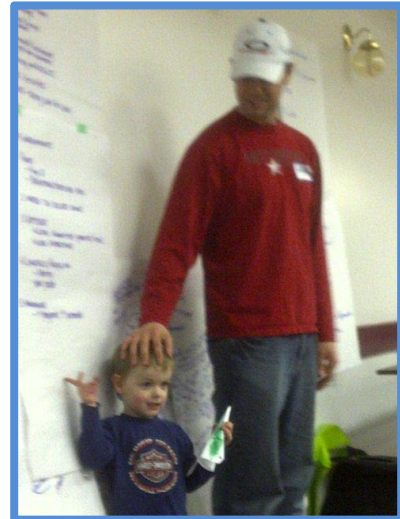
Community engagement is an important component of the St. Walburg Official Community Plan. One of the most valuable sources of information is gained through local wisdom and experience to write local policy.

The public was invited to share their local wisdom and experience to help plan for the future growth and development of the area. A number of community members, stakeholders and business owners from the local area have participated in various meetings and data collection. Information derived from this community engagement helped to inform the Community's goals, objectives and policies.

Phase One of the Town of St. Walburg planning initiative was conducted by Prairie Wild Consulting as a Community Mapping Session held on April 16, 2010 from which a Draft Community Mapping Report was created. A secondary Community Meeting was held on November 9, 2011 to engage participants in writing policies, goals and objectives regarding key topics such as: land use potential, recreational amenities, housing, transportation, infrastructure and inter-municipal relationships and other key policy areas. Information derived from this session was utilized in drafting the objectives and goals for the region.

Further community engagement included surveys distributed to the Community in a Municipal mail out, and the planners attendance at the August 27, 2011 St. Walburg Blueberry Festival. During Prairie Wild's time at the Blueberry Festival, a booth was set up to present information regarding the planning initiative and to gain feedback on the Future Land Use Map. Short two-minute surveys were conducted to gain input from residents and visitors to the event. Questions regarding community assets, improvements and where they saw St. Walburg in 25+ years were asked to voluntary participants.

An inventory of the Town was completed to gain further insight on the amenities and attractions within the community. The reference map relaying information from the inventory has been included in Appendix "D".



2.2 Community Engagement Approaches Utilized

The process for the generation of this OCP and the facilitation design utilized is based on best practices intended to ensure time for community capacity-building and quality results within the given time and resource parameters.

The following facilitation principles were followed:

- Every system works to some degree; seek out the positive, and *appreciate* the "best of what is";
- Knowledge generated by the inquiry should be *applicable*; look at what is possible & relevant;
- Systems are capable of becoming more than they are and they can learn how to guide their own evolution -- so consider *provocative* challenges & bold dreams of "what might be"; and
- The process & outcome of the inquiry are interrelated and inseparable, so make the process a *collaborative* one (Cooperrider & Whitney, 1999).³

As part of the facilitative process, the following roles were outlined at each meeting and shared with participants at the beginning of the community engagements and built upon as the process moved forward.

Facilitators

- To prepare the process for this session.
- Ensure everyone has an equal opportunity to participate.
- To help us move through the session in a timely manner.
- To infuse some **fun** and **interest** in the session.

Participants

- To participate and provide input into the planning process.
- To keep an open mind and participate in individual and group exercises.
- To dialogue and provide suggestions and direction for improvements and next steps.
- To trust our views are important and respected as an essential part of our success.
- To learn something new, have fun and share with others the work we are collectively doing to prepare this plan.

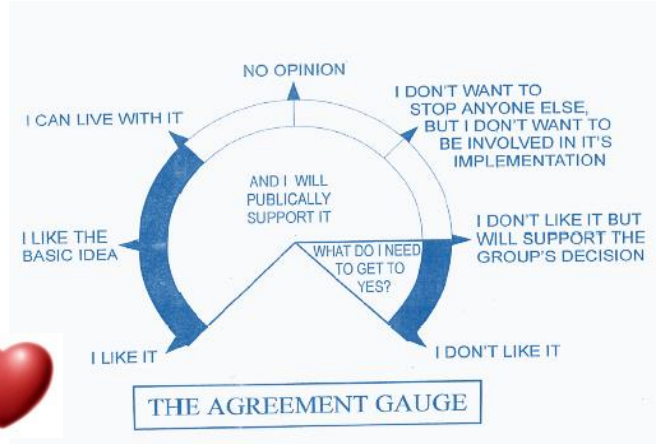


³ Cooperrider, D. L., & Whitney, D. (1999). *Appreciative inquiry*. San Francisco, CA: Berrett-Koehler Publishers, Inc.



Decision Making Model

As a method to demonstrate the importance of everyone’s voice during this process, a decision making model was presented as part of the presentation. This model, as developed by Action & Associates, is a mechanism to demonstrate how decisions are made. This model is based on hearing a wide variety of opinions ranging from: I like it, I like the basic idea, I can live with it, no opinion, I don’t want to stop anyone else but I don’t want to be involved in its implementation, I don’t like it but will support the group decision.



St. Walburg Process Framework

The OCP framework provides actual policies and tangible targets, measures and outcomes to drive subsequent and on-going actions, programs/services and further policy direction. The OCP was conducted through the utilization of an 8-step process.

- 1 •Compile Background Research (e.g. collect historical information, statistics, existing studies etc.)
- 2 •Kick Start meeting (e.g. a meeting to introduce the concept)
- 3 •Create a Community Vision & Guiding Goals (circulate draft vision/goals throughout community for feedback)
- 4 •Map the Community's Current Condition (e.g. using a community mapping exercise to identify strengths, challenges & opportunities)
- 5 •Map the Community's Future Vision (e.g. begin outlining areas for enhancement or improvement within the various theme areas identified by the community)
- 6 •Write, Present & Revise the OCP
- 7 •Town Council Adopts the OCP and Implementation Plan
- 8 •Invite the wider District to work collaberatively on a planning framework.



2.3 Foundations for Success

To achieve an understanding of what the participants wanted to gain from this experience, community members were asked to share any goals and objectives to be achieved. The following responses helped set the tone and foundations for success.

Creation of dialogue and discussion
Bring forth ideas
Listen
Food
Strong facilitator
Find out why we are here today
To bring everyone on the same page and focus on the same thing



2.4 Community Voice and Values

The Central Value of the St. Walburg Official Community Plan is to develop a comprehensive framework for the region and community to guide its decisions and actions over the next twenty-five years.

Core Community Value: The Community of St. Walburg is committed to a fully participatory and collaborative approach with the community as their partner. A key objective of the plan will be to ensure that the community is a place for both young and old, residents and visitors, and all cultural backgrounds to enjoy for generations. The rural way of life is seen as a key ingredient for sustaining community cohesion, capacity and vitality.

Core Social Value: Growing and sustaining social asset in the Town will be incorporated as a key objective of the St. Walburg Official Community Plan. This will include addressing such issues as accessibility, affordability, seniors, youth, family, volunteering, programming and the provision for activities.

Core Cultural Value: There are deep cultural roots in the community with its welcoming atmosphere to new-comers. Their emphasis is on providing a place where people can come together to celebrate, show-case and present their culture through community events such as cultural, artistic or recreational programming and other related community and economic ventures. The St. Walburg Official Community Plan will ensure there continue to be opportunities and priorities placed on cultural and social participation.



Core Environmental Value: The St. Walburg Official Community Plan will develop a template for “green” infrastructure to address needed capacities for renewal, growth and development in areas such as land use, water conservation, energy efficiency and greenhouse gas reduction, eco-system conservation, eco-tourism, and overall sustainable development.



Core Economic Value: Pragmatic and investment effective projects and programs that will flow from the development of this plan will have multiplier effects for generations to come.

Core Physical Value: To sustain agricultural and natural resource based economy, residential, commercial, industrial, mixed use and community services in an orderly fashion while providing adequate infrastructure and transportation networks.

2.5 Vision Statement

This vision statement is intended to give a broad, aspirational image of the future that someone or a group of people is aiming to achieve. The vision statement is written in present tense, in a positive tone and is easy to understand. From this exercise the following vision statement was created:

In 2038...

St. Walburg’s population will be reaching approximately 1600 people. We have a positive attitude, a vibrant self-sustaining-propagating community group of volunteers. People are filling varying types of homes within the community and there will be a full complement of health care amenities, businesses, recreation facilities, events and programs.

2.6 Goals of the Community

The St. Walburg Official Community Plan responds to the requirements of *The Planning and Development Act, 2007*, by providing policies based upon “Community goals” for the conservation and use of municipal resources. The day-to-day decisions of the Municipal Council will be based upon these goals.

Residential Development

To provide for a diverse range of housing types required to serve the current and future lifecycle needs of the people, from young families and couples first moving into the area to seniors living comfortably and near all the required amenities, within the Town of St. Walburg.

Economic and Tourism Development

St. Walburg prides itself as a small-town community, and is also recognized as a hub to the local farmers and residents of the area and for the residents of the lake district. St. Walburg supports regional and sustainable economic and tourism development opportunities, with the wide variety of services and amenities available and the natural beauty that surrounds the area.



Environment Management

To reduce resource consumption and to protect natural systems and ecological sensitivities, which include air quality, while encouraging access and development on land surrounding the Town.

Heritage Resources

To continue to conserve, interpret and promote the rich history St. Walburg has to offer in a manner that is appropriate and complementary to other potential development in the area. St. Walburg is home to the museum in the former Catholic Church, the Chuck Wagon Interpretative Centre and the Imhoff Museum, as well as other natural, built and intangible forms of heritage.

Sustainable Servicing

To support economic and social growth within the community and the region in a safe and economically sustainable manner by locating new development in serviced areas where possible to ensure the efficient and effective usage of municipal infrastructure.

Community Development

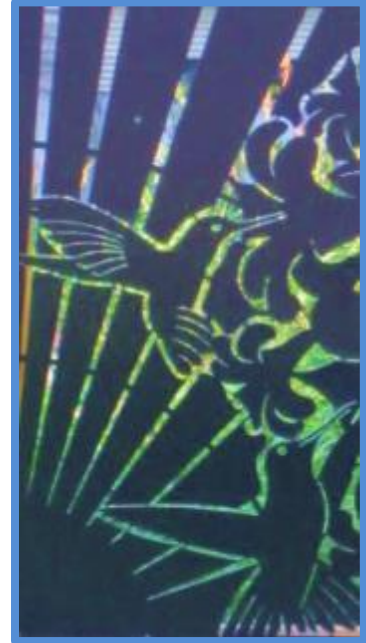
To view the Town of St. Walburg as a collaborative focal point to encourage community development and entrepreneurship for the benefit of the local citizens.

Agricultural Pride

To promote agriculture as one of the Town's most important factors to the overall economic well-being. The Town is committed to maintaining and protecting it from incompatible development and as well as allowing to co-exist sustainably with the growing oil and gas industry in the area.

Inter-Municipal Co-operation

To participate in and foster dialogue between the Rural Municipality of Frenchman Butte, the Town of Turtleford and the Village of Paradise Hill. Other opportunities to partner with Lake Resorts and First Nations will also be explored.



Section 3: Town of St. Walburg – A Look Forward

3.1 General Development Land Use Policies

Objectives

- To ensure development is located in areas where the capacity exists to host such developments and is reflective of the Plan and Future Land Use Map.
- To explore service delivery options which are financially viable for the Town.
- To encourage the clustering of development to ensure the best utilization of the land is achieved.

- .1 The Town shall have a sustainable form, mix of uses and densities that allow for efficient use of land, infrastructure, and public facilities. The Plan will help to identify suitable lands to attract a broad range of residential, business enterprise, recreation, institutional, and industrial development to meet anticipated long-term needs for the community.
- .2 The Town will avoid unplanned development to achieve an orderly, efficient land use pattern which is possible to develop and service in appropriate phases. This Plan will strengthen and maintain the small town character through policies and provisions.
- .3 Sustainable policies and sustainable building design criteria such as the use of alternative building methods, recycled building products, renewable energy sources, solar orientation, innovative waste water and water reduction strategies will be promoted. Building materials and construction methods that conserve energy and reduce long-term operating costs shall be encouraged.
- .4 Future development shall integrate into the natural surroundings and shall complement the surrounding community design, landscape and vegetation. Planned development will help to increase land values, not be wasteful of the land resource, minimize public expenditure in service provision, recognize significant features and reduce access connections to provincial roads and highway to minimize disruption to traffic flow.
- .5 When reviewing applications for development, consideration shall be given to the proposal's conformity with this Plan. A proposal shall be denied when it is detrimental to the health, safety, general welfare of persons residing or working in the area, or incompatible with existing or proposed land uses in the vicinity.
- .6 Major deviations to the Plan design and policies shall require an amendment. The Future Land Use Map in Appendix "A" shows the general designation of land use.
- .7 Cumulative effects, land fragmentation, best management practices, innovative procedures, development phasing, route modification, alternative construction techniques and impacts on municipal servicing shall be considered when reviewing all developments and their compliance with the Plan.



.8 The Town shall promote economic development and competitiveness by providing for an appropriate mix and range of employment opportunities including agricultural, resource based, tourism, recreational, commercial, industrial, and institutional uses to meet long-term needs by ensuring the necessary infrastructure is provided to support current and projected needs.



.9 Development and new subdivisions shall be encouraged to locate where servicing and infrastructure are in place, or planned, to support the intensity and type of development. Development will be encouraged to locate adjacent to roads which have been designed and constructed to accommodate their activities.

.10 Clustering to adjacent built-up areas shall be encouraged, as well as considerations for compact form, mix uses and densities that allow for efficient use of the land, infrastructure and public facilities. Development shall minimize the potential impact to drainage, landscape or other natural conditions and shall be required to mitigate on and off-site impacts.

.11 In managing growth and change, the Town shall maintain a long-term asset management plan to ensure growth will not place an undue strain on municipal infrastructure or public service facilities. Development and new subdivisions shall be encouraged to locate where servicing and infrastructure are in place or planned to support the intensity and type of development.

.12 Servicing agreements shall be required at the time of subdivision to ensure that new subdivisions are developed to the standards of the Municipality and to address other concerns specific to the proposed subdivision. Subdivision Fees or Development Levies that recover the costs of extending/upgrading services to the new developments shall be required in accordance with *The Planning and Development Act, 2007*.

.13 Land development shall also be evaluated on the degree of prematurity including the consideration of the number of unsold and undeveloped sites in previous phases of the area being subdivided/rezoned or similar site in adjoining developments.

.14 Prior to approval of any large-scale development, the developer will be required to provide justification of demand to warrant subdivision and/or the potential benefits to the community, including: employment, tax revenues and other economic and social opportunities.

.15 Future subdivision and development shall be in accordance with this Plan. Major deviations to the Plan design and policies shall require an amendment to this Plan. Minor relaxations may be considered without an amendment to this Plan where the developer can demonstrate to the satisfaction of the affected Municipality that the proposed development would maintain the overall intent of the OCP policies.



3.2 Community Engagement

The Town of St. Walburg is committed to an open and transparent process, in order to recognize the needs and wants of the community as a whole. The Town would like to improve communications in order to have a stronger relationship among all citizens. St. Walburg is a vibrant and cultural community, one of its many assets, and the continuance of this spirit is seen as a priority. Involvement of all community members, regardless of social and economic standings, including those who live outside of the Town, will continue to be a cause for celebration.

Objectives

- **To promote communication among all residents and businesses.**
- **To continue to engage the public in community initiatives.**
- **To encourage and foster local stewardship and citizen participation in Town committees.**
- **To promote a strong awareness of municipal happenings and events, new regulations (i.e. bylaws) among residents, businesses and other land owners.**

General Policies

- .1 The Town will encourage and enhance broad community engagement in planning and decision making by ensuring an open and transparent process and communication is utilized to involve all residents within the Town and wider District.
- .2 The Town will regularly communicate with the community through mediums that connect the public together with municipal officials including though not limited to print, web-based, radio and open forums allowing public participation.
- .3 The Town will strive to enhance local communication through an open and transparent process which brings the public together with municipal officials: this includes regular reports to the community and forums allowing public and research.
- .4 Advisory committees may be established to solicit input on planning and development, strategic planning, social, cultural, economic, infrastructural and environmental issues.
- .5 The Town shall investigate opportunities to involve community members in Town Meetings (or Committees) by advertising meetings as open to the public and by exploring possibilities to elect/ appoint representatives from the community at large (versus acclamation).
- .6 The Town may establish adhoc advisory committees to solicit input on social, cultural, economic, and environmental issues and to provide a local public process that prioritizes community projects when opportunities for community development arise.



3.3 Residential Land Use

The Town of St. Walburg currently provides a variety of housing options to a mixed population including families, couples, seniors and single occupant households. To attract further residents to the community is the Town is advocating for an increase in residential development of all types to support the wide array of housing needs exhibited by the community.

Objectives

- To encourage a wide range of housing options for the community which are supportive of varying income levels.
- To include senior housing that works to create both a sense of community while respecting people's need for their own independent sense of "home".
- To promote the construction of rental housing for families.
- To provide a mixed use approach to housing that incorporates "green technologies" (e.g. wind farm by the lagoon; passive and active solar).
- To promote infill developments on vacant or under-utilized land.

General Residential Policies

- .1 The Town will identify suitable future residential development areas, outline a servicing and subdivision sequence of development and ensure that new residential development is consistent with the Town's long-term infrastructure plans.
- .2 The "Future Land Use Concept Plan" (Appendix "A") will provide for the development of residential and compatible land uses to accommodate a variety of housing forms provided for within the Zoning Bylaw.
- .3 When planning new residential areas or rezoning portions of land for residential use, the proposed development shall have regard to:
 - a. Compatibility of adjacent land uses;
 - b. Avoidance of environmentally sensitive and/or hazardous areas;
 - c. The ability of the Town to provide cost-effective municipal services;
 - d. The impact on financial and capital planning by the Town of St. Walburg;
 - e. Zoning, subdivision design, street layout, and site planning;
 - f. The use of natural topography and drainage patterns to minimize the cost and risks associated with storm drainage; and
 - g. Provision of land for Municipal Reserve pursuant to *The Planning and Development Act, 2007*.
- .4 The Town may acquire and subdivide land for residential purposes where there is a need to expedite land for future expansion.



- .5 Developments shall preserve and integrate natural features such as vegetation, trees, topography, streams, and natural drainage patterns
- .6 The Town shall explore opportunities to work with the RM of Frenchman Butte to identify areas of potential future growth surrounding the community.
- .7 Redevelopment and infill residential development will be supported to maximize the use of existing infrastructure and services.
- .8 The Town shall clean up old abandoned housing and buildings and disposal of insignificant and dilapidated buildings where needed for infill development.
- .9 Residential building construction will be regulated by the Building Bylaw to ensure a high quality of housing consistent with *The National Building Code of Canada*. The safe construction and maintenance of dwellings, along with the certification of modular homes to meet safety standards, will be enforced.
- .10 RTM (ready-to-move) homes and modular housing units are suitable within any residential area if constructed to complement neighbourhood dwellings. These newer forms of pre-fabricated dwellings are required to meet the construction standards of the *National Building Code of Canada*.
- .11 Rental housing options will be encouraged to mitigate the present shortage of rental accommodation.

Affordable Housing

- .12 The Town shall support affordable housing by:
 - a. Integrating opportunities for such development within existing and proposed residential areas;
 - b. Assisting in the development review process; and
 - c. Participating in affordable housing projects where appropriate and within financial capabilities.
- .13 The Town will investigate options for cooperative, co-housing, and sweat equity housing models which will enable residents to work toward becoming homeowners.
- .14 Affordable housing will be supported by the Town through investigation of subsidized options or incentives to draw new residents or families to the community.
- .15 The Town will seek opportunities to apply for grants or conditional funding from other orders of government and agencies to support the development of affordable housing.

Senior Housing

- .16 The Town may contribute to the provision of affordable senior housing units in the form of townhouses and other multi-unit dwellings through incentives.
- .17 Varying levels of care for the elderly shall be provided for within the Town of St. Walburg.
- .18 The Town shall work with neighbouring municipalities to advocate for the construction of senior care facilities within the community of St. Walburg or within the wider region, to ensure residents continue to have a home within the area into the future.



- .19 The Town may work with local community groups to advocate for the need and placement of seniors living facilities within the area.
- .20 Seniors or special needs housing shall be located within walking distance of amenities and services in order to provide better access to those with reduced mobility.

Multi-family Housing

- .21 Multi-unit dwellings will be encouraged on sites that are considered to be compatible with adjacent residential development, having regard to suitable street and vehicular access and as regulated by the Zoning Bylaw.
- .22 Condominiums, a type of ownership which provide for a number of individually owned units with shared common property, will be encouraged.
- .23 Higher density housing shall be encouraged in order to improve the sustainability of the community and to meet the market demand. Such development shall be appropriately located within proximity to local services, communal open space, and commercial facilities.



Home-Based Business

- .24 Home-based business is an important element in enhancing commercial enterprise and overall economic development in the community, and will be accommodated wherever possible.
- .25 Home-based businesses may be accommodated provided that they are clearly secondary to the principal residential use of the dwelling unit, are compatible with and do not change the character of the surrounding residential area and are not of a size, scale or use that would affect the viability of established commercial areas.
- .26 The Zoning Bylaw shall specify development standards for home-based businesses.
- .27 Home-based businesses will be required to comply with the Building Bylaw and *The National Building Code of Canada*.



Mixed Use

- .28 A mixed use development should contain two or more significant uses that are mutually supportive.
- .29 Mixed use developments shall be encouraged that include a residential component and allows for sufficient and varied choices in the location of mixed use development.
- .30 A mixed use development provides the opportunity for residents to live and work in the same space. Mixed-use developments must include a residential component and may require special consideration when choosing an appropriate location.
- .31 A mixed use development should provide a safe, comfortable, and attractive environment to residents, pedestrians and customers.



3.4 Commercial and Industrial Development Policies

The Town of St. Walburg currently has a number of commercial and industrial amenities which act as employers to the community and surrounding District. A number of businesses focus on the service sector, while a large section of businesses also cater to the natural resource activities within the area including agriculture and oil and gas. St. Walburg is seen as a hub to the District due to the wide array of services it provides.

Objectives

- To support existing businesses/ uses and welcome new commercial development to the community including home-based businesses.
- To promote a teeming and vibrant commercial core.
- To facilitate commercial infill where possible.
- To identify land for future Highway Commercial and Industrial uses.
- To encourage environmentally friendly practices in industrial areas.
- To rehabilitate brownfield lands for redevelopment where ever possible.
- To provide greater services for the travelling public, local area and community members.

General Commercial Policies

- .1 The Town will promote economic development and competitiveness by providing for an appropriate mix and range of industrial, commercial and institutional uses.
- .2 Commercial activities shall include the development of structures, buildings and landscaped areas that are compatible with adjacent uses and ensure a high level of visual and aesthetic quality. The Future Land Use Map "Appendix A" indicates areas designated for commercial development.
- .3 Commercial developments with extensive site requirements, such as outdoor storage, display, parking requirements (e.g. large trucks), will be encouraged to locate at appropriate locations outside of the central commercial area.
- .4 Various commercial amenities shall be encouraged to locate within the Town to supplement existing services and to respond to the needs of the community. Amenities such as restaurants, bakery, coffee shops, automotive services, small family businesses, clothing stores, organic farming opportunities and various other businesses.
- .5 New developments shall strive to share parking facilities to lessen the impact of vehicles on the Town's roadways.
- .6 The Town shall encourage the rental of business space to encourage entrepreneurship within the community to foster starting businesses, small enterprises, and artistic and cultural endeavors.



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- .7 Businesses are encouraged to work together to support the community in various types of community and/ or local improvement opportunities or expanding business opening hours.
- .8 The Town shall strive to be known as the 'hub' to commuters and local members of the community for various types of amenities.
- .9 The Town shall explore possibilities of attracting various trade workers to the community to expand upon the various services provided.

Core Commercial

- .10 The Town shall consult with individuals, business owners and organizations to identify initiatives that would encourage businesses and enterprises to locate in the Core Commercial.
- .11 The Core Commercial area will be prioritized as a location for retail activity, professional services, government functions and cultural activities. The Town will consider redevelopment of residential properties for higher density and seniors' residential projects within or adjacent to the Core Commercial area.



- .12 Within the Core Commercial area a gradual conversion from low density residential sites to higher density residential and/or commercial uses will be encouraged.
- .13 Rezoning of commercial areas to residential will not be supported by the Town other than for higher density residential development.
- .14 The Town shall investigate incentives to encourage business owners to upgrade the appearance of the buildings on Main Street to create a vibrant downtown core.
- .15 The present mix of business space and green space along the core commercial area shall be maintained.

Highway Commercial / Industrial

- .16 The "Future Land Use Map" (Appendix "A") identifies the location of future Highway Commercial and also the location of a grouped Industrial development.
- .17 A wide variety of lot sizes will be provided to ensure the availability of land for a broad range of activities. Highway Commercial/Industrial areas shall be provisioned with adequate infrastructure that can accommodate these developments in a timely, economical and environmentally sustainable manner.



- .18 The infilling of vacant industrial and commercial land or expansion of developed areas will be encouraged.



- .19 The Town will assist the appropriate agencies to identify potential contaminated sites that may exist in the community and cooperate in the development of appropriate mitigation plans for those sites. Incentives may be considered for redevelopment of brownfield sites so long as the development includes undertaking appropriate environmental assessments.
- .20 Highway Commercial/Industrial development will generally include uses serving the travelling public, require good vehicular access, highway exposure, and be larger sites. Service and retail commercial uses may be accommodated to provide a degree of flexibility as regulated by the Zoning Bylaw.
- .21 Highway Commercial/Industrial development shall be directed to lands readily accessible to existing transportation infrastructure to provide for efficient transportation and shipping operations. Industrial and associated commercial development shall be encouraged to cluster into nodes along established and future transportation interchanges.
- .22 The Town shall support and prioritize “green” industrial and commercial development over conventional options.
- .23 Where necessary, the Town may acquire land for industrial and commercial development through purchase or exchange of lots.
- .24 Residential development shall be discouraged in the Highway Commercial/Industrial area.
- .25 Care shall be taken in situating of industrial uses that normally create very significant land use conflicts with regard to noise, vibration, smoke, dust, odor or potential environmental contamination. Such uses shall be encouraged to find a location that maximizes separation from residential areas and shall be visually screened or otherwise buffered to protect adjacent land uses.
- .26 Use-specific industries that exhibit a potential level of hazard or environmental impact which can only be mitigated through spatial separation shall be located according to the separation distances outlined by the appropriate provincial agencies. Industries considered hazardous due to the transport, handling, bulk storage or use of hazardous materials shall be discouraged.
- .27 The Town shall advocate for the creation of a truck stop along the main highway as a location for large trucks or commuters to rest.
- .28 New Highway Commercial/Industrial development requiring rezoning of land will be evaluated based on the following factors:
- a. Consistency with the “Future Land Use Concept Plan” and any other relevant reference maps;
 - b. Site planning and land use compatibility with existing development;
 - c. The capacity of the Town to provide efficient and economical municipal services, at a cost that can be borne by the development;
 - d. Provision for safe movement and integration of vehicular traffic on local streets and with controlled access to the highways;
 - e. The site shall have direct and approved access to a major public road system; and
 - f. The development shall not have adverse impacts on groundwater.



- .29 Visual appearance standards shall include landscaping of all Highway Commercial/Industrial development. Landscaping standards shall be provided in the Zoning Bylaw.
- .30 Highway Commercial / Industrial developments shall be buffered from non-compatible uses, in particular residential development.
- .31 The Town will promote and maintain an aesthetically pleasing Highway Commercial/Industrial district controlled by development guidelines and regulations provided in the Zoning Bylaw.

Home Based Businesses

- .32 Home-based businesses may be accommodated provided they are clearly secondary to the principal residential use of the dwelling unit, are compatible with and do not change the character of the surrounding residential area and are not of a size, scale or use that would affect the viability of established commercial areas.
- .33 Home-based occupations or businesses shall be encouraged in the Town as valuable contributors to the district economy. The Zoning Bylaw shall specify development standards for home-based businesses.

3.5 Community Services

The Town of St. Walburg is well known for the various community oriented programming offered to local and regional residents. Clubs and organizations put on fundraisers, community and recreational events, festivals and numerous other social and cultural activities. Opportunities such as these make St. Walburg a dynamic and thriving community, filled with varying options to be involved in community life.

Objectives

- **To support and encourage continued investment in community services that benefit the Town and surrounding area.**
- **To work cooperatively with neighbouring municipalities, community based organizations and the private sector to deliver a full range of community services and amenities .**
- **To encourage the expansion of education facilities within the community.**
- **To support local volunteers in their endeavors within the community.**

General Community Service

- .1 The Town will work with service delivery agencies, other municipalities, First Nations communities and other jurisdictions by:
 - a. Participating in activities enhancing the delivery of services;
 - b. Assisting in site planning for public service uses;
 - c. Ensuring infrastructure development that supports public service uses;
 - d. Supporting, as appropriate, the joint use of community facilities as a means of providing cost efficient services to the public;
 - e. Accommodating public service development in appropriate locations in the community compatible with existing land use as may be permitted by the Zoning Bylaw; and
 - f. Entering into collaborative inter-municipal or inter-agency agreements.



- .2 Proposed Community Service developments will be evaluated based on their location, site layout and proper vehicular access, the compatibility of land use, and the provision of adequate municipal services.
- .3 The Town will ensure that adequate land and buildings are made available to a full range of institutional, public and community services. The development of institutional, recreation or cultural facilities shall be encouraged to locate where services can be shared or have a joint use.
- .4 The Town will work in partnership with other jurisdictions, First Nations communities and other agencies as a means of providing and sharing services effectively and efficiently.
- .5 The Town will monitor the adequacy of institutional services and strive to recognize and respond to the needs of a growing community. The Town will work with various community groups and organizations to determine these needs and the best methods to provide and maintain needed community facilities for youth, senior and families.
- .6 The Town will ensure publicly funded developments are safe, accessible to all and are conducive to social interaction by encouraging barrier free access design and other considerations specific to a particular development.
- .7 Neighbourhood-oriented institutional uses such as schools, churches and day care facilities may locate within the neighbourhood they serve. The Zoning Bylaw provides the provisions for community service uses including site regulations.
- .8 The Town will utilize energy efficiency and conservation practices in public buildings and amenities.
- .9 The Town will encourage volunteerism by all ages within the community and wider to partake in community organizations, service clubs and events.
- .10 Service clubs such as the Elks, Royal Purple, CWL and other organizations shall have ongoing support from the Town of St. Walburg. Local service clubs which provide catering services such as the Royal Purple and the Catholic Women's League (CWL) shall continue to be supported by the Town and wider community.
- .11 Organized youth activities, such as the Girl Guides, Boy Scouts, Cadets or other groups shall be encouraged to locate within the community.
- .12 The Town shall support the St. Walburg and District Historical Museum.
- .13 Opportunities to create youth centres or gathering spaces shall be considered by the Town of St. Walburg to ensure a place is created for the youth of the community outside of the school.



Education Policies

- .14 The Town supports the St. Walburg School as a vital and integral facility for the greater community which is utilized for a variety of local and regional events.
- .15 The Town, in conjunction with the St. Walburg school and local business owners shall encourage the creation of a work placement program for youth within the community to provide opportunities to experience various types of career choices within the local setting.
- .16 The Town will encourage secondary education opportunities to locate within the community including: certificate opportunities for trades, regional colleges and online class options to provide a variety of learning prospects for residents.

3.6 Community Economic Development and Tourism

The Town of St. Walburg is recognized as the hub to the local farmers and residents of the area and for the residents of the lake district. Every year St. Walburg hosts a number of festivities, thanks to the support of local volunteers, which have made St. Walburg known provincially, nationally and internationally. The Town has twice won Liveable Communities Award giving recognition to the community's innovative thinking and wide-based community support.

The Town supports regional and sustainable economic development opportunities. There are many services available within St. Walburg including commercial, retail, grocery store and industrial businesses relating predominately to agriculture and oil and gas. These services and amenities are critical to the economic viability of the Town.

Objectives

- To promote St. Walburg as the “Hub” of the region.
- To provide greater services for the travelling public.
- To support and expand existing businesses and uses and welcome new commercial development to the community.
- To work with neighbouring municipalities to promote tourism opportunities within the region.
- To promote small business and artistic/cultural endeavors within the community.
- To expand upon community festivities and events.
- To promote and expand various tourism opportunities and locations within the community.

Economic Development Policies

- .1 The Town shall promote economic development and competitiveness by providing for an appropriate mix and range of employment including industrial, commercial and institutional uses by ensuring the necessary infrastructure is provided to support current and projected needs.



- .2 The Town will pursue partnerships with neighboring communities to establish a regional committee on expanding economic development and tourism opportunities.
- .3 The Town will encourage and support the establishment of a farmers' and local arts market to occur seasonally and to encourage support for local producers as an element of community sustainability.
- .4 The Town shall explore possibilities of working with the RM of Frenchman Butte to identify possible economic development areas for the community.
- .5 The Community shall pursue initiatives that strengthen the Town's regional status:
 - a. As a retail, distribution, and service centre for the rural and urban communities.
 - b. As a service centre for the oil and gas industry;
 - c. As a regional education centre;
 - d. As a centre for regional health and medical services; and,
 - e. As a centre for regional recreational and cultural activities including special events, conventions and tourism activities.
- .6 The Town recognizes entrepreneurs as an integral for the provision of many services within the community and shall support these types of endeavors within the community.
- .7 The Town shall encourage local businesses to foster stewardship over the regional area and community as key players for the community. Encouragement and/or possible incentives will be given to maintaining a clean business area, becoming self-sustaining in power/ resource provision and encourage non-polluting operations.
- .8 The Town shall investigate opportunities to revitalize elevators to be utilized for community use and operations.



Tourism Policies

- .9 The preservation of present cultures and traditions through festivals, dances and other events will be seen as essential to the community and shall be maintained and enhanced when opportunities arise.
- .10 The Town shall advocate for a joint tourism plan with neighbouring municipalities to showcase the natural beauty within the region.
- .11 The Town will utilize its communication networks including a municipal operated cable network to encourage residents to be involved and volunteer in culture, tourism and sport within and around the community.



.12 The Town will continue to promote the various accommodation options available in the community for social functions and visitor lodging.

.13 The Town will work with neighbouring communities on joint events and promotions for the benefit of the region as a whole.

.14 Signage throughout the Town and on the highway will be enhanced as a means of self and regional promotion.

.15 The Town supports the development of eco-tourism and eco-themed events which may include nature walks, bird watching, guided tours or events which value the natural environment within the region.

.16 Guided tours of the community's environment, history and culture shall be encouraged as a way of showcasing the communities attributes to the wider public.

.17 The upgrading of camping facilities for visitors within the Town is seen as a priority to attract tourists and visitors to the area.

.18 The Town shall consider options of providing bike rentals as a tourism feature to provide better access to local trail networks.

.19 Year round seasonal activities and festivals shall be promoted by the Town including the Blueberry Festival, St.Walburg Fair and numerous other events. The incorporation of new events shall be considered such as winter sleigh rides, ice hotels, or other recreational/ cultural seasonal opportunities.

.20 The Town shall encourage endeavors to attract tourism through various opportunities of providing bed and breakfasts, spa retreats or other forms of accommodation.



3.7 Recreation

The Town of St. Walburg provides a number of recreational opportunities to the community. Walking and cycling trails loop through the community. The arena, bowling alley, golf course, curling rink, gym facilities and sports fields provide various recreation pursuits to the community. A number of sports options are also provided through the St. Walburg school to K-12 students such as basketball, volleyball, badminton and track and field.

Objectives

- To encourage activities within the Town for all ages and physical abilities.
- To ensure the maintenance and ongoing support for community facilities.
- To expand and preserve outdoor recreational space for the community.
- To promote new recreational opportunities to locate within the community.
- To encourage the conservation and expansion of green space and buffer strips within the community.
- To provide park and outdoor recreation space that meets the diverse needs of the community.

Recreation Policies

- .1 The Town shall encourage programs and extracurricular events as a means of promoting activities within District for younger families and youth.
- .2 The Town will promote the use of existing community space such as halls, arenas and school area as resources to be utilized in the programming of recreational and cultural activities to ensure these amenities remain vibrant into the future.
- .3 The Town shall consider the possibility of constructing a sportsplex/multiplex to include a variety of recreational activities to the public such as swimming pool, tennis court, gym, track and other amenities.
- .4 The Town shall conserve an integrated and linked system of parks, green space and recreational facilities to meet the recreational needs of a growing community. (i.e. splash parks and swimming amenities, football and soccer fields)
- .5 Public spaces such as parks and green spaces shall be maintained and kept free of litter and debris.
- .6 A balance of indoor and outdoor experiences shall be provided to ensure recreational facilities receive optimum usage and can be used by all residents in the district for year-round recreational pursuits.



- .7 The Town shall investigate the opportunity of creating a park geared toward older youth and seniors citizen's physical needs. Park space could be considered to include exercise based playground equipment.
- .8 A network of pedestrian, cycling, ski, scooter and other modes of transportation shall be identified. The Town shall strive to provide and maintain year-round, safe, well-lit and convenient trails for pedestrians, scooters and cyclists.
- .9 The construction of a picnic area near the Chuck Wagon Interpretive Centre shall be investigated by the Town.
- .10 The Town shall establish landscape design standards for municipal reserve buffers along major roads, green spaces, near oil storage facilities, industrial developments, walkways, bicycle paths and other public spaces.
- .11 The Town shall explore opportunities to reclaim the old landfill site to be transformed into a community park space.
- .12 In new residential subdivisions, the provision and development of buffer and pathways will be encouraged to separate incompatible land uses, and, if possible, to keep important natural and nature-like areas generally intact.
- .13 Park space will be provided as required to meet public needs in the community. Equitable distribution of built and natural settings for recreation, including facilities, parklands, open space areas, and trails shall be encouraged.
- .14 Playground areas for youth shall be encouraged to be interspersed throughout the community to ensure children have close access to recreational amenities near their home.
- .15 The Town shall encourage the utilization of the railway line to be converted trail system for various methods of transportation including walking, cycling and including more active recreation such as monitored and signed recreational vehicles (i.e. quads) or snowmobiling.
- .16 Wildlife/bird watching amenities to admire local animals, flora and fauna shall be encouraged to be developed within the Town/local region.
- .17 The Town shall advocate for the improvement of racetrack facilities for chuck wagon races, as this is a key recreational activity for the community and is part of the wider region circuit.



3.8 Ecological Resource Policies

St. Walburg is located in a region thriving with woodland, lakes and natural prairie. The Town itself exhibits an urban tree canopy, small bodies of water and areas of natural grassland. The closeness of these environmental features gives the Town of St. Walburg its distinctive character and beauty.

Objectives

- **To acknowledge and protect natural, environmental features, and systems within the Town of St. Walburg**
- **To increase awareness and sensitivity to minimize ecological disruption.**
- **To extend the responsibility for sound environmental management to property owners and developers.**
- **To ensure adequate distances (buffers) are provided between urban development and oil well/battery sites.**
- **To restrict development on land that is environmentally sensitive and or subject to development risks.**

Natural Resources and Ecological Sensitivities Policies

- .1 Future development shall integrate the natural surroundings and shall complement the surrounding community design, landscape and vegetation. Natural areas and sensitive environmental area shall be identified and protected where human activities may create potential to stress the environment.
- .2 Environmentally sensitive lands that may be identified in St. Walburg should be protected as environmental reserve in accordance with *The Planning and Development Act, 2007*, the *Environmental Assessment Act*, and the *Environmental Management and Protection Act, 2002*.
- .3 When reviewing applications for development, consideration shall be given to the proposal's conformity with these policies. A proposal shall be denied when it is detrimental to the health, safety, general welfare of persons residing or working in the area, or incompatible with existing or proposed land uses in the vicinity.
- .4 Natural areas, linkages and pathways should be maintained, to the greatest extent possible, as an environmental resource with equitable distribution of built and natural settings for recreation, including facilities, parklands, open space areas, and trails.
- .5 Developers shall be required to provide a comprehensive development review with information pertaining to environmental qualities, vegetation, drainage and soil report prepared by accredited professionals as a means of ensuring the suitability of site to the proposed development is met.



.6 The Development shall not deplete or pollute groundwater resources within the Town. Permeable surfaces shall be maximized to reduce storm water runoff and recharge groundwater.



.7 Buffer Strips should be maintained adjacent to watercourses and water bodies to allow for protection measures against erosion, sediment control and flood hazards, as well as buffering around heavy industrial and oil related activities. Wetlands shall be preserved for the benefit they serve as catchment basins for drainage.

.8 Natural grassland and riparian areas within the Town and surrounding areas shall be protected. Surrounding land use developments shall be compatible and non-threatening to the native species.

.9 Where an area exhibits potential for poor drainage due to snowmelt or prolonged rainfall events, all proposed building sites shall be located outside of those areas whenever possible. Otherwise, the proponent shall provide a suitable amount of fill at the building site to provide a satisfactory level of protection for the buildings.

.10 Development of new buildings and facilities in the flood way of the 1:500 year flood elevations of any watercourse or water body require flooding-proofing to an elevation 0.5 meters above the 1:500 year flood elevations.

.11 The Saskatchewan Water Security Agency or other appropriate government or private sector consultants will be utilized as a source of technical advice regarding flood levels and flood proofing techniques.

.12 Development proposals in flood plains areas shall be referred to Saskatchewan Water Security Agency for review prior to approval. A site specific legal land survey including contour lines shall be provided by the proponent at the time of proposed development.

.13 Retaining and expanding upon green space within the Town including: a healthy stock of urban trees / forest, community gardens and tree nurseries shall be encouraged to ensure the natural environment can be enjoyed by all members of the community.

.14 The Town shall encourage residents to keep a healthy stand of trees upon their properties in order to mitigate the transmission of disease affecting trees in the community.

.15 The Town shall advocate for the movement towards sustainable use of energy and water within the community to ensure amenities are available for future generations.

.16 The Town will encourage the creation of local market gardens or garden space to provide fresh food for the community.

Municipal and Environmental Reserve

.17 Subdivision applicants will be required to dedicate the full amount of Municipal Reserve owing in the forms provided for in *The Planning and Development Act, 2007*.

.18 Public, Municipal, and Environmental Reserves may be used for active and passive recreation, the development of continuous pedestrian linkages, for natural drainage courses, storm or run-off water retention, or other similar use.



- .19 The Town will encourage incorporating environmentally sensitive areas and manmade surface drainage facilities such as existing drainage channels, into the park and green space system.
- .20 Subdivision applicants will be required to dedicate all lands in an area to be subdivided that can be defined as environmental reserve in accordance with the provisions of *The Planning and Development Act, 2007*.
- .21 Public reserves locations that support a combination of parks, green spaces, nature reserves and recreational facilities will be encouraged.
- .22 New subdivisions must include or municipal reserve linking the area to existing development. The use of municipal reserve dedication for recreational function shall be encouraged including the consolidation of reserve land into larger parks and the provision of trail linkages between these parks and through Town when possible.



3.9 Heritage and Cultural Resources

St. Walburg is a rich community filled with history and culture which its citizens are proud to showcase. St. Walburg Main Street is home to a museum in the former Catholic Church and Church Grotto which showcases local historical items. As well as a Chuck Wagon Interpretive Centre in the old CN station and Imhoff Museum contribute to the local heritage and culture.

The Town has a strong sense of community pride that they strive to support through a wide array of social and cultural initiative. Many events are planned within the community over the course of the year to attract individuals from local and global communities. Prominent artistic and cultural amenities are seen as assets to the community. Many events have become renowned including the St. Walburg Fair and more famous is the St. Walburg Wild Blueberry Festival held in August of every year.

Objectives

- To promote St. Walburg's unique heritage and cultural background which provides an opportunity to create a context where cultural and heritage resources continue to be valued, promoted and conserved.
- To be responsible stewards of heritage resources ensuring a balance between urban development and heritage conservation.
- To ensure an inventory of significant cultural and historic resources, including historic churches, halls and landmarks is undertaken.
- To restrict development on land that is environmentally sensitive.



Heritage Policies

- .1 The Town will work with the Provincial Heritage Resources Branch and other agencies to develop a local catalogue and criteria for local heritage buildings, sites, landmarks and districts.
- .2 The Town will utilize the *Standards and Guidelines for the Conservation of Historic Places in Canada* to guide and inform conservation projects on historic places which are owned, regulated, funded, or guided by the municipality.
- .3 The Town will move forward where criteria is met, for the designation of respective building, sites, and districts either municipally, or where applicable, provincially, nationally and internationally.
- .4 The Town will demonstrate the appropriate use and treatment of properties designated through the Municipal Heritage Property Designation, under the terms of *The Heritage Property Act*.
- .5 The Town will ensure existing and potential heritage resources are protected from incompatible or potentially incompatible land uses which may threaten their integrity or operation.
- .6 The Town will investigate and develop a program of incentives, designations, heritage preservation, as well as financial and human resources.
- .7 The Town will continue to cooperate with community stakeholders to identify and continually assess the significance of historic, cultural sites and special areas within St. Walburg. The Town encourages partnerships among community interest groups and businesses to promote the Town's cultural assets throughout the region.
- .8 The Town shall protect its built heritage through the preservation of key historical buildings such as the CN Station, Catholic Church (now the St. Walburg Museum), Church Grotto, and other historical amenities identified by the local community. Protection will be accomplished through the encouragement of compatible land use of historic buildings in the community.



Cultural Policies

- .9 The Town will cherish and encourage further development to cultural amenities within the Town including the Chuck Wagon Monument, Centennial Park, Larre Park and other community areas.
- .10 Festival and events such as the Blueberry Festival, Polka Fest and other cultural days shall be encouraged and expanded upon into the future. Other festivities such as concerts, dances, historic or cultural days shall be promoted.



- .11 The Town shall work with any local newspaper to help promote and expand services to the community and wider regions.
- .12 The Town shall encourage artistic and cultural entrepreneurs to locate and expand services within the community.
- .13 The Town shall advocate for the creation of more cultural and historical murals within the community.
- .14 The Town will explore opportunities to work with owners of cultural and heritage resources to ensure their presence and sustainability in the community for the benefit of present and future generations.

3.10 Public Health and Safety

The Town of St. Walburg currently has a Health Center which has lab and x-ray services. The Health Care Centre is usually open a few days a week with the services of a nurse practitioner and palliative care services continue to be offered. Another health amenity within the community is Marshall's Ambulance Service which serves the local and regional residents. Seniors living facilities are a key amenity within the community and local residents would like to see expanded and maintained in the future. St. Walburg currently has a twenty-eight bed, full service living facility for the elderly, a ten unit manor and twenty units of one bedroom duplexes which also provide a variety of housing options for seniors. Meal on wheels and home care also provide assistance to many individuals within the community.

Objectives

- To expand health services for the community.
- To work collaboratively with neighbouring municipalities to attract needed health amenities.
- To advocate for seniors living facilities within the community.
- To ensure emergency service and evacuation plans are in place.
- To maintain and promote ongoing services such as the local ambulance for the region.
- To promote a handi-van method of transportation for community members.

Policies

- .1 Public safety and health requirements shall guide all development. The Town shall ensure that Emergency and Response Plans are current and reflect changes in land use or activities. As well, all firefighting requirements will be considered as a part of every re-zoning application, subdivision review and servicing agreement.
- .2 Emergency planning needs to be undertaken before an event to identify risk and to research risk reduction measures that lower the probability of an event even occurring. An understood and practiced plan needs to be maintained.



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- .3 The Town is encouraged to utilize FireSmart⁴ principles for subdivisions planned within and adjacent to potential fire hazard areas.
- .4 Emergency service and evacuation plans shall be reviewed annually to ensure the most up to date information is provided within the document.
- .5 The Town will work collaboratively with neighbouring municipalities to ensure emergency service delivery is available to the local area and regional area.
- .6 The Town shall encourage the maintenance and ongoing service of local ambulance services to the local and regional community members.
- .7 The Town, in conjunction with community clubs, organizations and advocacy groups shall promote healthy lifestyles for community members by ensuring health support and recreational opportunities are available in the community.
- .8 The handi-van system for the elderly shall continue to be maintained within the community and promoted to encourage a safe method of transportation for the aging population.
- .9 The Town shall encourage the creation of a Community Watch organization to encourage the safety of local residents.
- .10 Professional medical personal such as dentists, optometrists, nurse practitioners, doctors and other medical fields shall be encouraged to locate within the community to serve local and regional residents.
- .11 The Town shall advocate for the provision of health services within the community to include an operational community clinic with full time medical services, varied professional medical personal, senior care facilities with various levels of care provided to the community, and other amenities needed for community and regional residents.
- .12 The Town shall work with the local RCMP to ensure their presence remains within the community.
- .13 The Town will work with local law enforcement to advocate for a drug free community.



⁴ FireSmart principles and resources can be found at the following website:
<http://www.environment.gov.sk.ca/firesmart>



3.11 Public Works Policies

The Town sees a priority in the proper and adequate maintenance of public works. The Town is committed to providing these services to the community in a safe and sustainable manner through investigating new and innovative options.

St. Walburg currently utilizes an underground aquifer as their main source of drinking water. The Town is slowly replacing water lines to upgrade the water system. The lagoon adjacent to the Town is currently at capacity. Town Council is investigating options to relocate the lagoon in order to expand the system capacity. The landfill has also approached its permitted use and the issue is being addressed.

The solid waste site is in the process of undergoing an assessment. The Town is investigating other options for service provision. Recycling options are available to the public; this facility is located adjacent to their Elks Hall.

St. Walburg has currently undergone some new development which focuses on using environmentally sensitive practices to ensure impact on the area is minimized. The use of energy efficient street lighting, water reduction strategies and waste reduction strategies help ensure the Town has less of an impact on the surrounding environment.

Objectives

- To provide for orderly development of municipal and provincial utility infrastructure in conformance with local land use policies and environmental regulations
- To maintain appropriate service level of all utilities in order to ensure that the potential for infill and growth is not adversely affected
- To provide an acceptable level of recycling, solid waste collection and disposal that is economical and environmentally progressive
- To maintain attractive residential, commercial and industrial areas including roads, sidewalks, sewers and water
- To offer opportunities for sustainable utility provision within the community.

General Policies

- .1 The Town shall ensure proper maintenance and upkeep of public works, sewers, sidewalks, streets, maintenance yards and other public utilities.
- .2 In accordance with *The Municipalities Act*, Council will prepare a capital works plan that will be coordinated with policies from the Official Community Plan, to ensure the effective and efficient control of development and public spending.
- .3 The planning, phasing, and development of water and sewer services will be based on:
 - a. Conformance with environmental regulations;
 - b. The demand for services and the need for upgrading;



- c. The financial resources of the Town of St. Walburg;
- d. The logical extension of existing services; and,
- e. Growth trends.

Water and Sewer

- .4 The Town will promote the use of efficient, low-flow water fixtures through potential incentives or rebates.
- .5 The Town will work to educate residents and visitors on water and natural resource conservation to reduce over-consumption and reduce pressure on existing water infrastructure.
- .6 The Town will investigate water quality on a regular basis to ensure that potable water is healthy and free of contaminants.
- .7 The Town shall support working with the neighbouring RM to find an alternate lagoon location and negotiate an inter-municipal agreement in regards to operation and cost.
- .8 The Town shall support a full cost recovery system for water usage as a means of conserving water within the community.

Utilities

- .9 The Town shall consider the usage of wind and solar opportunities for the community to promote sustainable living.
- .10 Within future growth areas connection to district renewable energy systems will be considered in place of standard utility service connections.
- .11 The Town will cooperate with neighbouring municipalities, regional, provincial and private agencies to provide utility services.
- .12 For the subdivision of private land, the proponent will generally be responsible for all costs associated with providing municipal utility services negotiated through a servicing agreement.
- .13 The Town will encourage balanced development that effectively utilizes existing utility infrastructure for infill development while exploring new types of renewable utility systems to accommodate future land development.

Waste Management and Reduction

- .14 The Town shall encourage various waste reduction strategies to promote a sustainable community.
- .15 Recycling and compost options shall be provided to the residents either through local initiatives or regional based initiatives with neighbouring municipalities.
- .16 Waste management options shall be explored by the Town in conjunction with neighbouring municipalities to promote cost savings for the region.
- .17 The construction of a recycling depot shall be investigated by the Town.



3.12 Transportation Networks

St. Walburg provides a number of transportation networks for foot, automobile, bicycle and other transportation means. The Town is situated along Highway 26 and 3 which are major corridors to, Lloydminster to the West, and North Battleford to the South. Citizens of the Town, regional residents and tourists utilize the Trans Canada Trail and abandoned rail line as walking trails through the community. Quad and snowmobile rallies seasonally used methods of transportation for the community.

Objectives

- To create a system of multi-use accessible trails along linked green and open space
- To promote a mix of multi-use, all season trails for locals, community members and tourists.
- To establish safe, efficient and convenient transportation facilities and service for all users.
- To ensure that road design permits safe and convenient vehicle, pedestrian and bicycle circulation.
- To ensure provision is made parking requirements in all types of subdivisions and land uses.

Transportation Policies

- .1 Street classification of local, arterial and collector streets should be established in order to promote orderly, safe and efficient street systems. Control of access points and/or provision of service roads may be required in some instances.
- .2 Entrances and access points in key locations shall be emphasized to establish a sense of place and safety for both vehicles and pedestrians.
- .3 Maintenance of the Town roads shall be encouraged in a cost effective and timely manner to encourage community safety and accessibility.
- .4 The Town shall evaluate existing neighbourhoods and compile a priority list for areas that could benefit from the upgrade and/or addition of sidewalks throughout the community to ensure improved walkability.
- .5 New roads will be planned and constructed with regard to land use and provision of suitable access. The Town will acquire property for road right-of-ways through dedication or an agreement for purchase at the time of development or redevelopment of property.
- .6 New subdivisions will be required to enter into a subdivision servicing agreement and all roads and sidewalk construction must meet requirements. Any future subdivision shall provide for the general alignment of road networks identified in any adopted concept plan.



- .7 Developments will ensure safe access and egress from adjacent roadways without disrupting their transportation function by locating on service roads, municipal streets or at existing intersections.
- .8 The Town shall advocate for the maintenance and upkeep of key entrances into Town such as Highway 3, 26, 21 and heavy haul roads.
- .9 The Town will continue to ensure timely snow removal to the community.
- .10 New subdivisions shall be encouraged to construct houses along grid style road layout, rather than cul-de-sacs to promote community linkages and safety.
- .11 The Town will undertake programs to complete paving of the street systems.
- .12 St. Walburg shall advocate for the reinstatement of a linked rail line between varying municipalities.

Public Transport Policies

- .13 The Town shall advocate for a public transportation network to commute citizens to other urban centers in a consistent, cost effective manner.
- .14 The Town shall investigate options for senior accessibility such as wider sidewalks, sloped access points onto sidewalks and other effective options.
- .15 The option of having bike rentals within the community for tourist and local use shall be explored by the Town to promote usage of the local trail networks.
- .16 A network of pedestrian, cycling, ski, scooter and other modes of transportation shall be identified. The Town shall strive to provide and maintain year-round, safe, well-lit and convenient trails for pedestrians, scooters and cyclists.
- .17 The Town shall encourage the utilization of the railway line to be converted trail system for various methods of transportation including walking, cycling and including more active recreation such as quading or snowmobiling.
- .18 The Town advocate for the re-establishment of the rail line within the District as a method of sustainable public transportation.



3.13 Regional and Inter-Municipal Cooperation Policies

St. Walburg sees the importance of improved neighbourly relations with adjacent municipalities. A number of opportunities exist for shared service provision and/or utility provision to local and regional members of the community. Currently the Town has shared Fire Service Agreements and Recreation Agreements with neighbouring Rural Municipalities.

Objectives

- To recognize the importance of capacity-building and involvement of all rural, urban and First Nation communities.
- To work with neighbouring municipalities in health, tourism and various other initiatives.
- To create open communication between neighbouring municipalities.
- To investigate opportunities for shared service provisions between municipalities.

Policies

- .1 The Town shall continue to work in partnership with other jurisdictions, the adjacent Rural Municipalities and other agencies as a means of providing, sharing and funding community services effectively and efficiently.
- .2 The Town shall promote inter-municipal cooperation and public/private sector initiatives that focus on a cooperative approach to providing cost efficient services that optimize financial and infrastructure resources. Project such as a regional waste facility, recycling programs, sewage program and other joint funding opportunities shall be explored.
- .3 The Town shall continue to partner with other jurisdictions when discussing health services, , the fire department and regional police committees to assist the region in advocating its position.
- .4 The Town shall pursue inter-municipal agreements to ensure that local and regional growth issues are addressed proactively. A coordinated, integrated and comprehensive approach should be used when dealing with inter-municipal planning matters including:
 - a. Managing and/or promoting growth and development;
 - b. Managing natural heritage, water, agricultural, mineral, tourism, cultural, heritage and archaeological resources;
 - c. Infrastructure, public service facilities, energy generation, and waste management systems;
 - d. Ecosystem, shoreline and watershed related issues;
 - e. Natural and human-made hazards; and
 - f. Population, housing and employment projections, based on regional market areas.
- .5 The Town shall investigate opportunities to share equipment with neighbouring municipalities including, though not limited to, graders, packers, gravel truck to create cost savings for the district.



- .6 The Town shall continue to promote the forestry sector's sustainability through membership in Public Advisory Groups.
- .7 Positive communications and a strong neighbourly awareness or mindset shall lead St. Walburg to improve communications with adjoining municipalities to create strong bonds.
- .8 The Town shall encourage bonds with neighbouring municipalities in a means of advocating for needed regional amenities such as senior housing, doctor recruitment and retention, recreation facilities and programs, and youth facilities and programs.



Section 4: Administrative Tools

4.1 Action Planning

Successful implementation of this Plan depends to a large degree on whether its policies can guide local development and action in a variety of contexts over the next fifteen to twenty years. This Section contains policies to ensure that planning is sensitive to local conditions in specific locations of the Town, while at the same time advancing the Plan's core principles and building on its broad objectives.

To achieve the goals set out in this Official Community Plan, a clear plan of action or implementation strategy is required. Action Plans for St. Walburg have been included in Appendix "D" to provide a checklist of the key action items that will need to be completed to help the Town achieve its goals outlined in the Plan. Each action item relates to policy statements included in the Plan and will require the action items to be prioritized. The action items should be reviewed regularly to monitor progress and to determine if changes are required.

The Plan Guides Action

As a statutory document for guiding development and land use in the Town, the Plan gives direction to Council on their day-do-day decision making. The Plan's land use policy areas illustrated in the Future Land Use Map in "Appendix A" provide geographic references for the Municipality's policies. If the Town is



to move closer to the future envisioned by the Plan, the Plan must guide other related decisions of Council. *The Planning and Development Act, 2007* requires that:

- ✓ Municipal bylaws and public works will conform to this Plan;
- ✓ The decisions and actions of Council and Municipal Administration, including public investment in services, service delivery and infrastructure, will be guided by this Plan; and,
- ✓ Implementation plans, strategies and guidelines, consistent with this Plan will be adopted, identifying priorities, detailed strategies, guidelines and actions, to advance the vision, goals and objectives of this Plan.

The Future is a Shared Responsibility

Communities are successful when all sectors co-operate with their time, effort and resources to enhance the quality of life in the greater community or district. The Town can lead by example with engaged and informed residents to successfully guide the future, measured by the accomplishments made in environmental stewardship, economic development, community service provision, population growth, social planning, and the overall lifestyle available in the Town.



4.2 Implementation and Monitoring

Planning Tools

This Section outlines the variety of traditional tools the Municipality has available to make things happen. *The Planning and Development Act, 2007* provides the authority that governs plans of subdivision, zoning bylaws, servicing agreement, development levies and review processes to ensure that the Plan is effective over the long term.

Definitions

The definitions contained in the Town of St. Walburg Zoning Bylaw shall apply to this Official Community Plan.

Adoption of the Official Community Plan

Adoption of this Official Community Plan by the Town will give it the force of law. Once adopted, no development or land use change may be carried out within the area affected by the Official Community Plan that is inconsistent or at variance with the proposals or policies set out in the Official Community Plan.

By setting out goals, objectives, and policies, the Official Community Plan will provide guidance for the Town in making decisions regarding land use, zoning, servicing extension, subdivisions and development in general. These decisions must be made in conformity with the stated objectives and policies to ensure that the goals for the future development of the Municipality will be achieved.



The application of the Official Community Plan policies is illustrated in the Future Land Use Map contained in “Appendix A.” This Map is intended to illustrate the locations of the major land use designations within the Town of St. Walburg. This “Map” should not be interpreted in isolation without consideration of the balance of the Official Community Plan. The Land use designations have been determined by a number of factors including existing patterns of land use, projected land needs, resource areas, natural attributes and man-made features.

The Official Community Plan will be implemented, in part; by the development-related decisions that will be made in the future; however, the two most important tools available for guiding the future development of the Municipality are the Zoning Bylaw and the subdivision process, including associated agreements.



Adoption of the Municipal Zoning Bylaw

Following the adoption of the Official Community Plan, the Town of St. Walburg is required to enact a Zoning Bylaw which will set out specific regulations for land use and development:

- ✓ The Zoning Bylaw must generally conform to the Official Community Plan and future land use and development shall be consistent with the goals and objectives of this Plan;
- ✓ Future development will avoid land use conflict and meet minimum standards to maintain the amenity of the Municipality;
- ✓ Zoning Bylaws designate areas for certain types of development. Permitted and discretionary uses and development standards prescribed for each zone;
- ✓ Development will be consistent with the physical opportunities of the land and of reasonable engineering solutions;
- ✓ Undue demand shall not be placed on the Municipality for services, such as roads, parking, water, sewers, waste disposal, and open space;
- ✓ The objectives and policies in the Official Community Plan provide guidance to Council when preparing the Zoning Bylaw or considering an amendment to the Zoning Bylaw.

The Zoning Bylaw will be used to implement the policies and achieve the objectives of this Plan by prescribing the uses of land, buildings or other improvements that will be allowed in the different zoning districts established in the Municipality. In addition, the Zoning Bylaw regulates how these uses may be carried out and the standards that developments must meet.

The Zoning Bylaw provides the Town with actual control over land use and the types of development and uses allowed in each land use district. The associated supplementary requirements and development standards will be specified in the Zoning Bylaw respecting building setbacks, parking, loading, landscaping, signage, buffering and all other relevant standards prescribed by the Town.

To ensure that these regulations work to help achieve the stated goals and objectives, the Bylaw itself must be consistent with the policies and the intent of this Plan. In considering a Zoning Bylaw or an amendment, the Municipality should refer to the policies contained in the Plan and the “Future Land Use Map” (Appendix A), to ensure that the development objectives of the Municipality are met.



Contract Zoning

For purposes of accommodating a rezoning for unique development situations, Council may consider entering into rezoning agreements, pursuant to provisions of *The Planning and Development Act, 2007*. The person applying for a rezoning agreement to have an area of land rezoned to permit the carrying out of a specified proposal, the council may enter into an agreement with the person setting out:



- a) A description of the proposal;
- b) Reasonable terms and conditions with respect to:
 - i) The uses of the land and buildings or the forms of development; and
 - ii) The site layout and external design, including parking areas, landscaping and entry and exit ways, but not including the colour, texture or type of materials and architectural detail;
- c) Time limits within which any part of the described proposal or terms and conditions imposed pursuant to clause (b) must be carried out; and
- d) A condition that, on the rezoning of the land, none of the land or buildings shall be development or used except in accordance with the proposal, terms and conditions and time limits prescribed in the agreement.

Section 69 of *The Planning and Development Act, 2007* contains the provisions on entering into a rezoning agreement. The following are additional guidelines:

- ✓ The rezoning to permit the development will not unduly conflict with adjacent land uses that are legally permitted uses within the proposed or adjacent zoning district;
- ✓ The rezoning will be used to allow a specific use or range of uses contained within the zoning district to which the land is being rezoned;
- ✓ The development or redevelopment of the site for the specific use will be of benefit to the immediate area and the Municipality as a whole.
- ✓ The use of these zoning tools does not undermine the intent of the Plan or any affected legislation such as *The Condominium Act* or Environment or Health regulations.



Concept Plans

Concept plans are policy reference plans adopted as part of the Official Community Plan. They represent design layout concepts prepared at the request of the Municipal Council to provide direction for how new developments:

- ✓ Ensure the efficient provision of infrastructure services;
- ✓ Demonstrate how site development will be organized to ensure compatibility with adjoining land uses and transportation systems; and,
- ✓ Provide design features for special purposes such as landscaping, buffers, open space, pedestrian and vehicular access.

Comprehensive Development Proposals

A Comprehensive Development Proposal shall be completed any person proposing to rezone land for multi-parcel country residential, commercial or industrial purposes. The purpose of this comprehensive review is to identify and address social, environmental, health and economic issues appropriately and to encourage the development of high quality residential, commercial, and industrial developments. This review proposes to address the following topics:



- ✓ Proposed land use(s) for various parts of the area;
- ✓ The effect on adjacent land uses and integration of the natural landscape regarding the planning and design of the area;
- ✓ The location of, and access to, major transportation routes and utility corridors;
- ✓ The provision of services respecting the planning for future infrastructure within the Municipality;
- ✓ Sustainable development and environmental management practices regarding surface and groundwater resources, storm water management, flooding and protection of significant natural areas;
- ✓ Appropriate information specific to the particular land use (residential, commercial or industrial); and,
- ✓ Proponents may be required to undertake and submit special studies as part of the approval process for certain types of development proposals. Engineering or other professional studies may be required including traffic studies to determine impacts upon the Municipality's road and highway system, assessments of lands affected by flooding or slope hazards, endangered species, heritage resources, potential for ground and surface water pollution, and general risk to health and the environment.



Development Levies and Agreements

Council may provide for a Development Levy Bylaw as specified in Sections 169 to 170 of *The Planning and Development Act, 2007*. Where a development is proposed that is of a greater density and requires the capital upgrading of services beyond those originally provide for in the subdivision of the land, Council may by Bylaw, provide for the recovery of those capital costs.

Council may adopt a Bylaw that specifies the circumstances when these direct or indirect levies will apply to the development based on the additional capital costs for services created by that development. The Bylaw will contain a schedule of the unit costs to be applied. Before adopting the Bylaw, Council will undertake studies necessary to define the benefiting areas and the unit costs associated with required capital upgrading of off-site services. The studies will be used to determine a fair level of development levy charges in relation to the subdivision fees.

Servicing Agreements

Council may establish fees for the collection of subdivision servicing charges that would be applied in a servicing agreement at the time of subdivision in accordance with Section 172 of *The Planning and Development Act, 2007*, at the time of subdivision approval to ensure that new subdivisions are developed to the standards of the Municipality and to address other concerns specific to the proposed subdivision.



Where Council requires a Servicing Agreement, the Agreement becomes a condition of approval of a subdivision by the approving authority. The Agreement will ensure that municipal standards are met for capital works and ensure that such infrastructure development costs are borne by the developer and his/her customers. A Servicing Agreement will be required by all subdivision proponents. The requirements, conditions and fees may vary depending upon service needs

As an example: "Where a subdivision of land requires the installation or improvement of municipal services such as waterlines and sewage systems, streets or walkways within the subdivision, the developer will be required to enter into a Servicing Agreement with the Town to cover the installation or improvements including, where necessary, charges to cover the costs of improvement or upgrading of off-site services, such as the Municipality's water treatment plant. Council will, by resolution, establish the standards and requirements for such agreements and charges, including the posting of performance bonds or letters of credit."

Subdivision Process

The Director of Community Planning for the Ministry of Municipal Affairs is currently the approving authority for subdivisions in the Town of St. Walburg. In order for subdivisions to be completed in a timely manner, it is advisable to consult with the planning staff of the Municipality before submitting a subdivision proposal to Municipal Affairs. The Municipality has input into the subdivision procedure:

- ✓ The Municipality provides comments on all subdivision applications within the Municipality.
- ✓ The Municipality has an impact on the subdivision process through the Zoning Bylaw, since no subdivision can be approved that does not conform to the Zoning Bylaw. In the Zoning Bylaw, the Municipality can establish the minimum area, width, or depth of lots, and other spatial and land use standards. Zoning is intended to implement the Town's development policies, and to ensure that subdivisions contribute to achieve the long term goals of the Municipality.

Monitoring Performance



The Official Community Plan is a document intended to guide decision making over the long term and is not a static document that commits the Town to an inflexible development policy. As new issues and concerns arise, or old ones change, the Plan shall be revised to meet these changes. The "Plan" shall be reviewed after five years and before ten years from the date of its

adoption by Council to evaluate the stated goals, objectives and policies as to their relevancies.

The Official Community Plan must be kept up to date to ensure that the document will deal with the real development issues facing the Town and the greater community. New implementation initiatives will be needed and priorities will require adjustment in response to the varied and changing conditions in the Municipality.



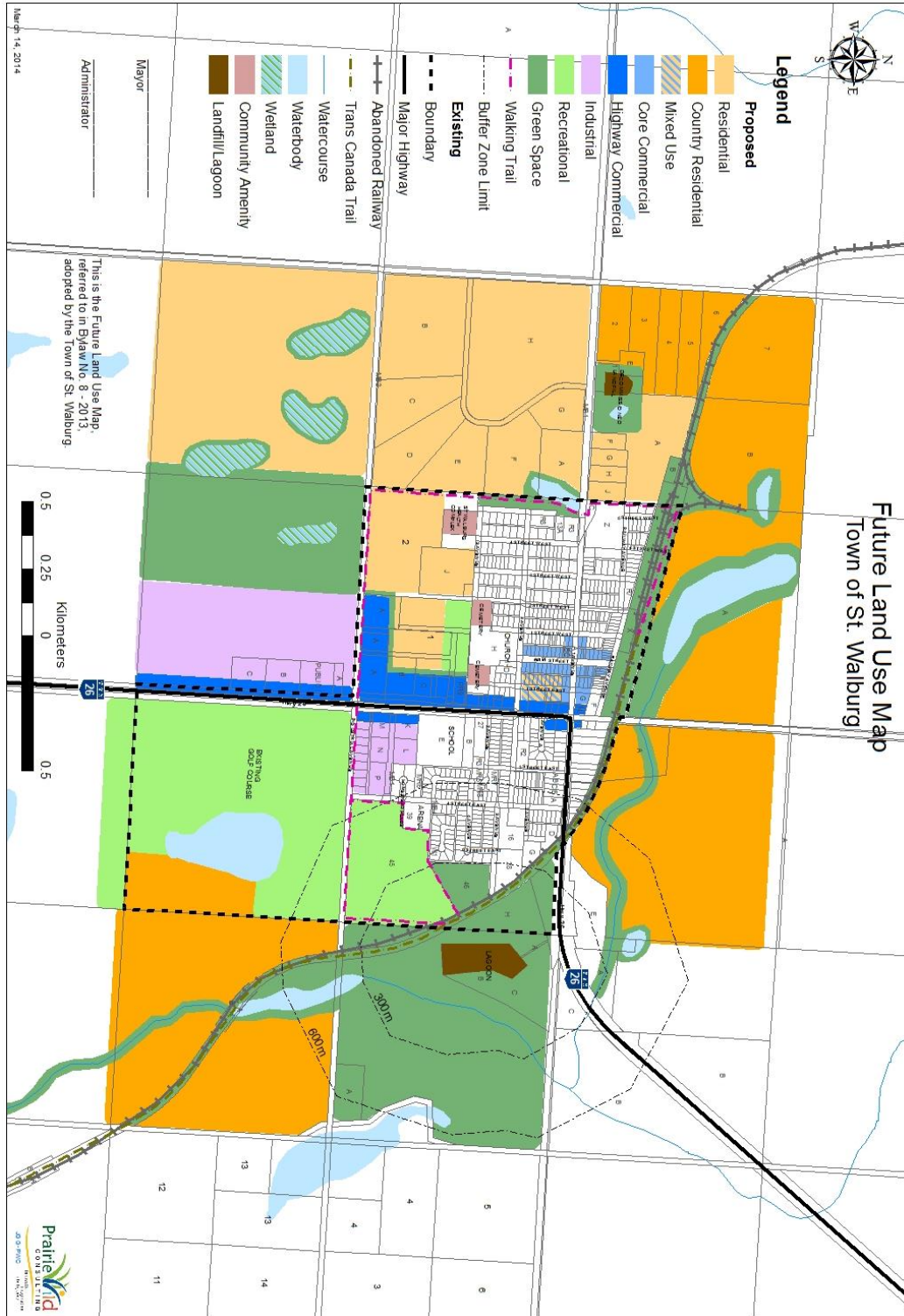
Amendment

On occasion, land uses or developments may be proposed that do not conform to the Official Community Plan. The Plan can be amended in accordance with *The Planning and Development Act, 2007*, to allow the new development to proceed, however, before any amendment is made, the impact of the proposed change on the rest of the Plan and the future development of the Town shall be examined. Any changes to the Plan or the Zoning Bylaw shall be in the interest of the future development of the community as a whole. Through periodical review and amendment the Plan should serve as an effective guide for Council to make decisions on the future development of the Municipality.



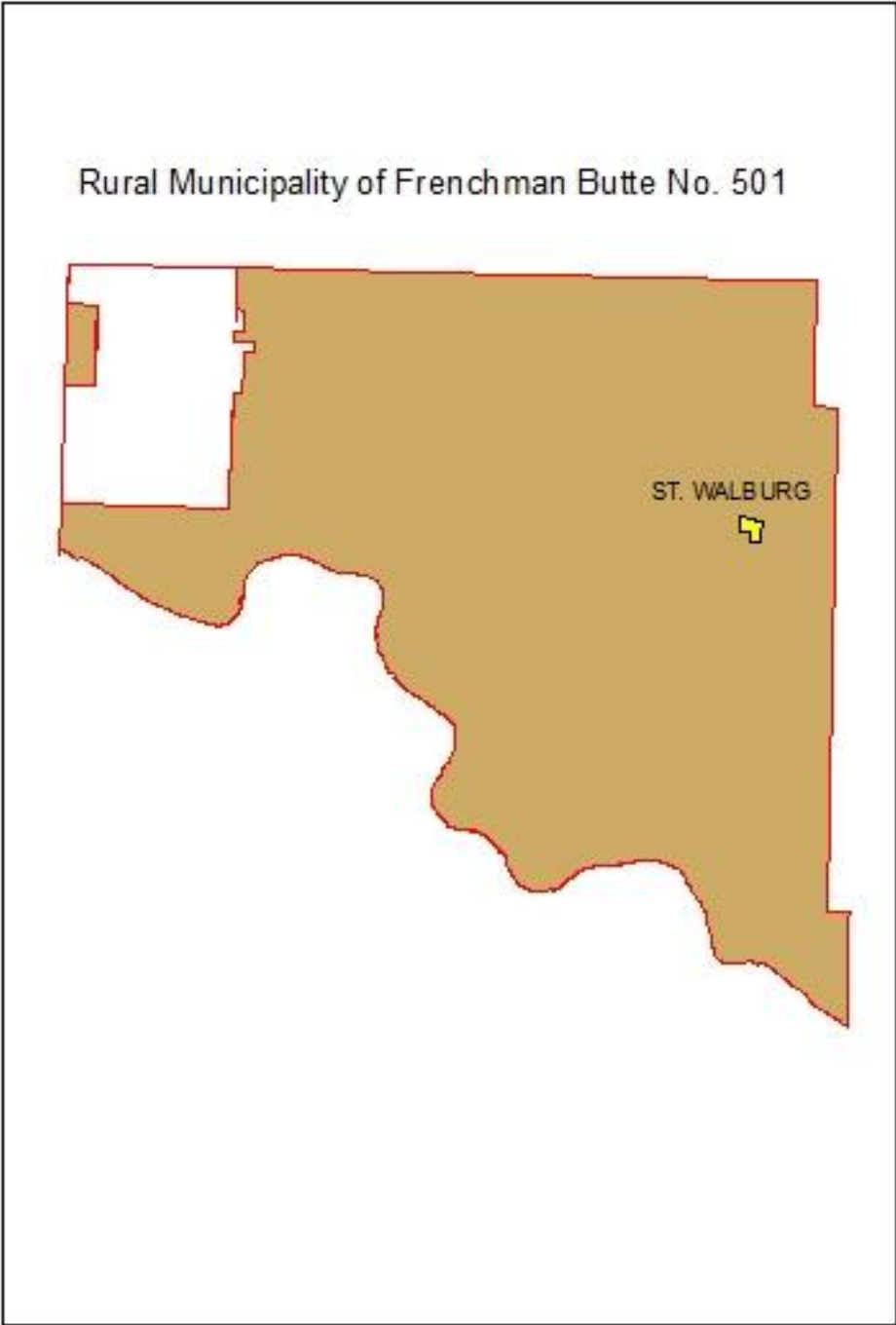
Appendix “A” Future Land Use Map

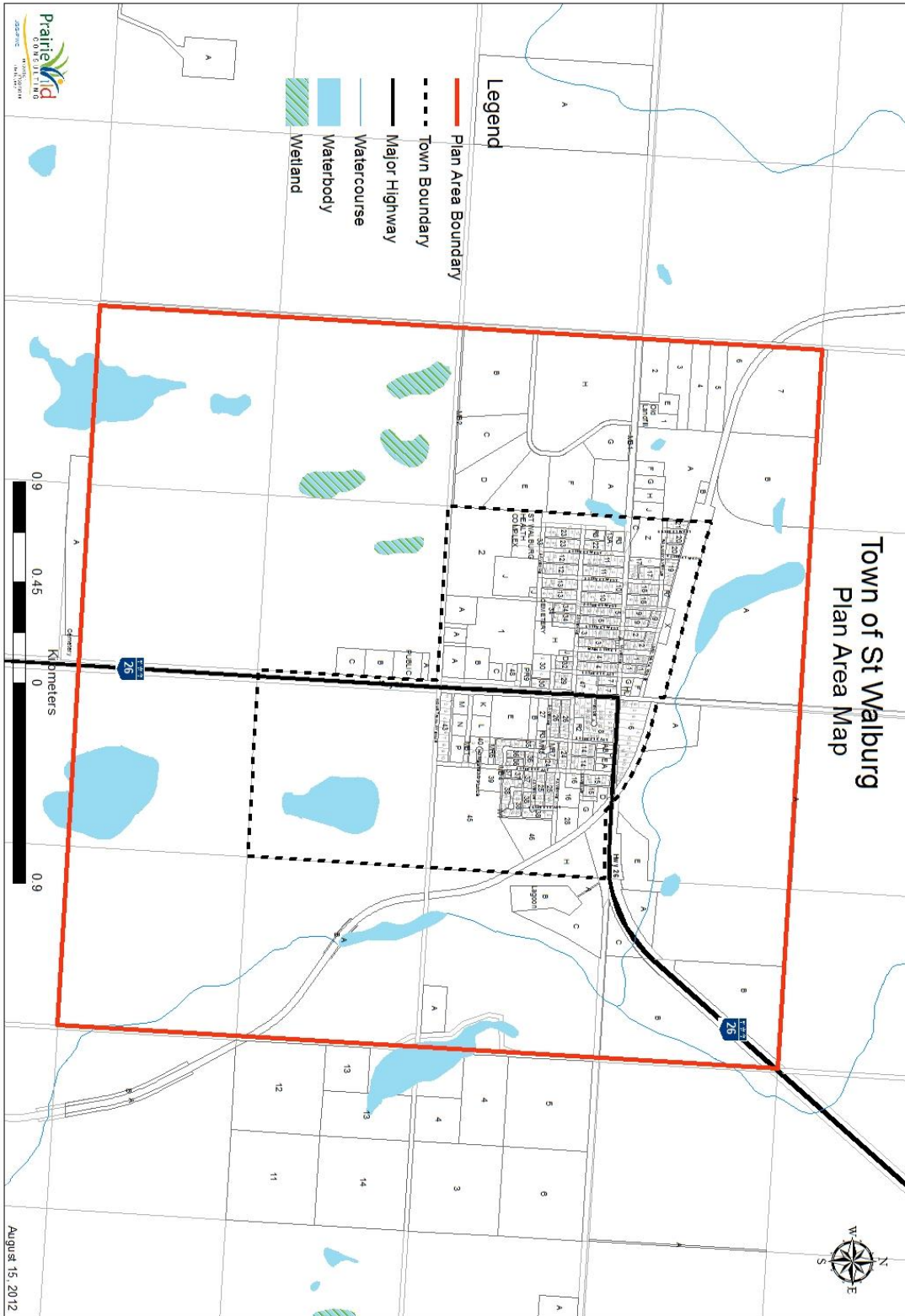
The following Maps (Future Land Use Map and Reference Maps) are also attached separately from this document on 11x17 (A3) sized paper.

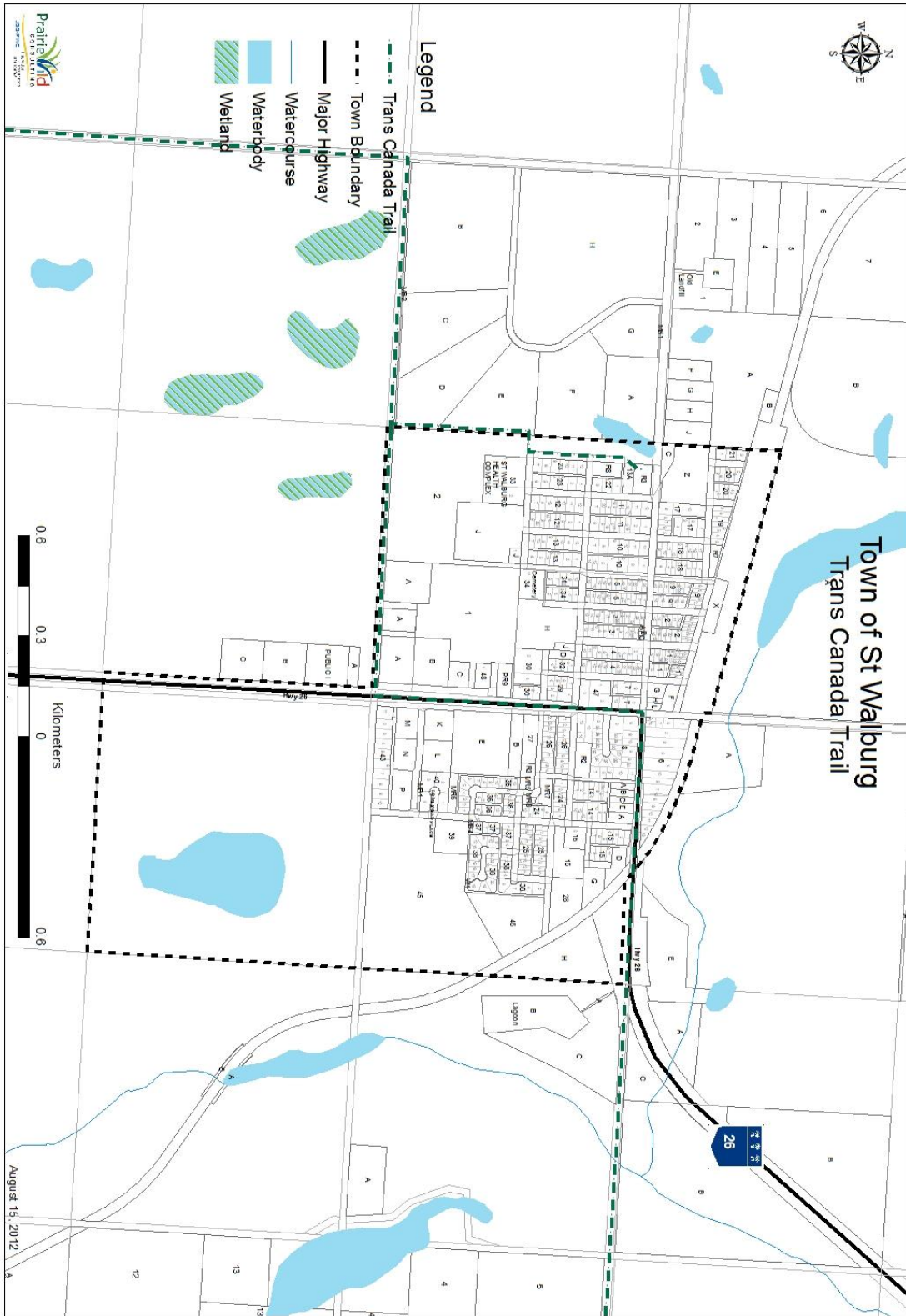


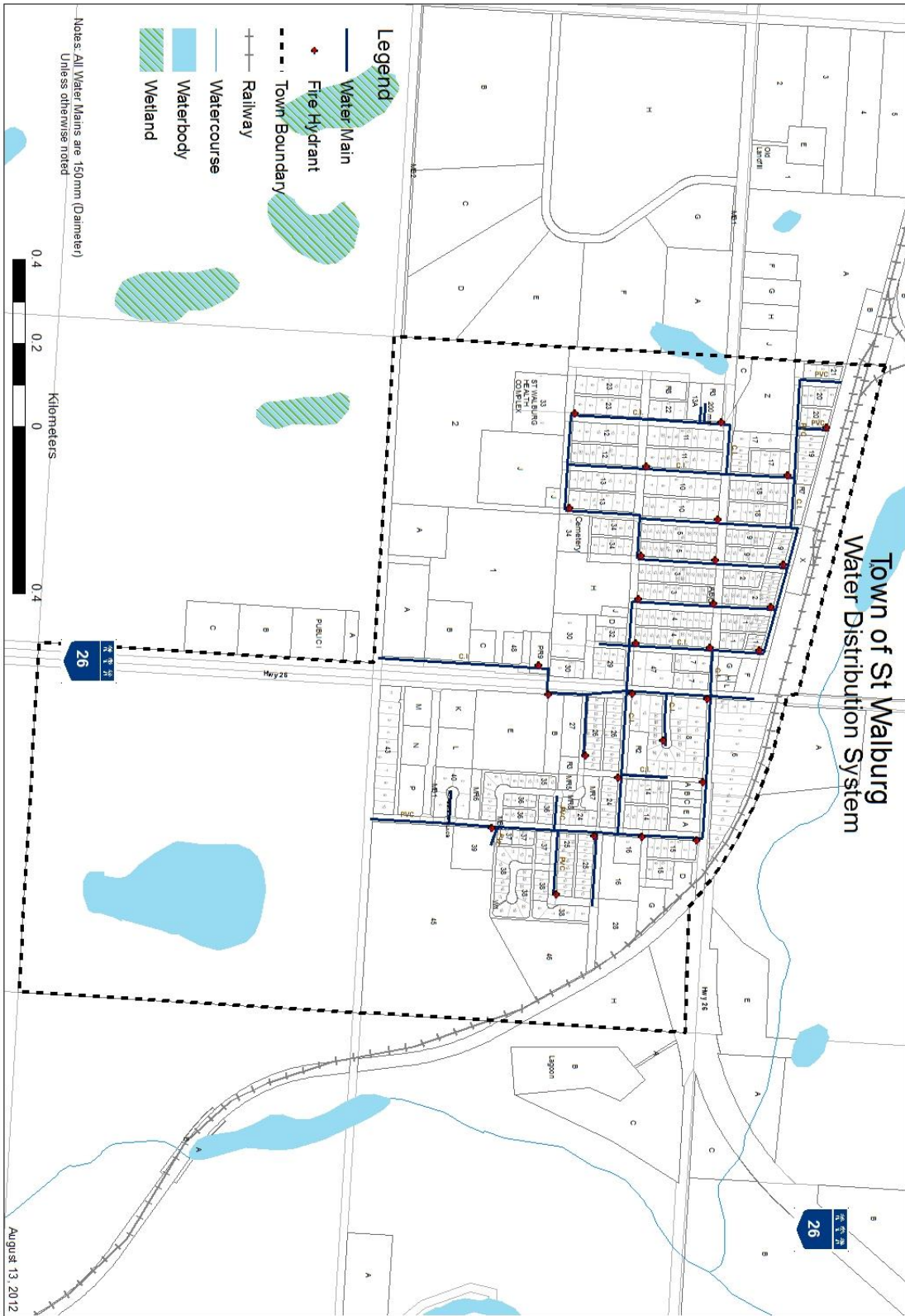
Appendix “B” Reference Maps

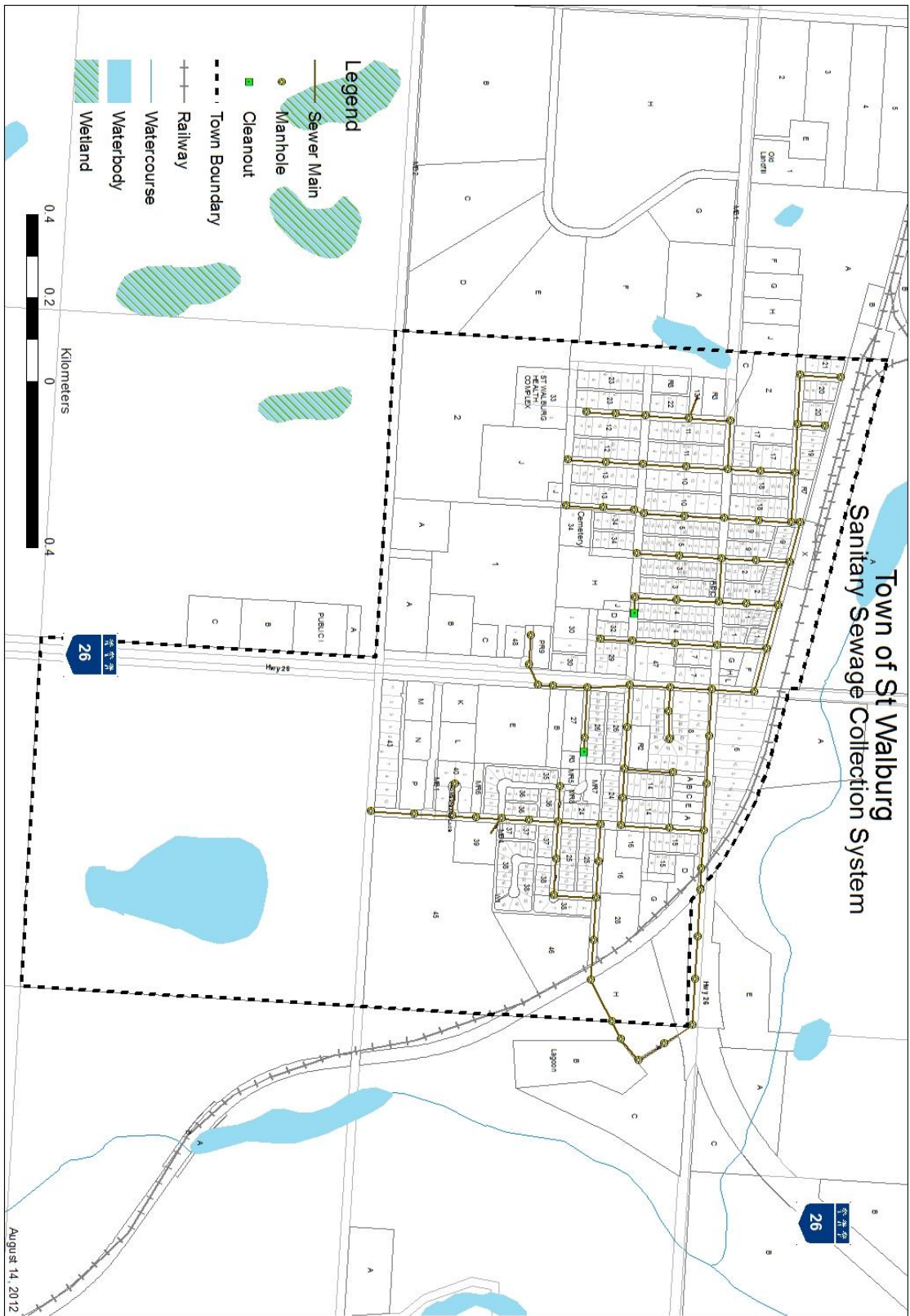
Reference Map 1 “Location Map”

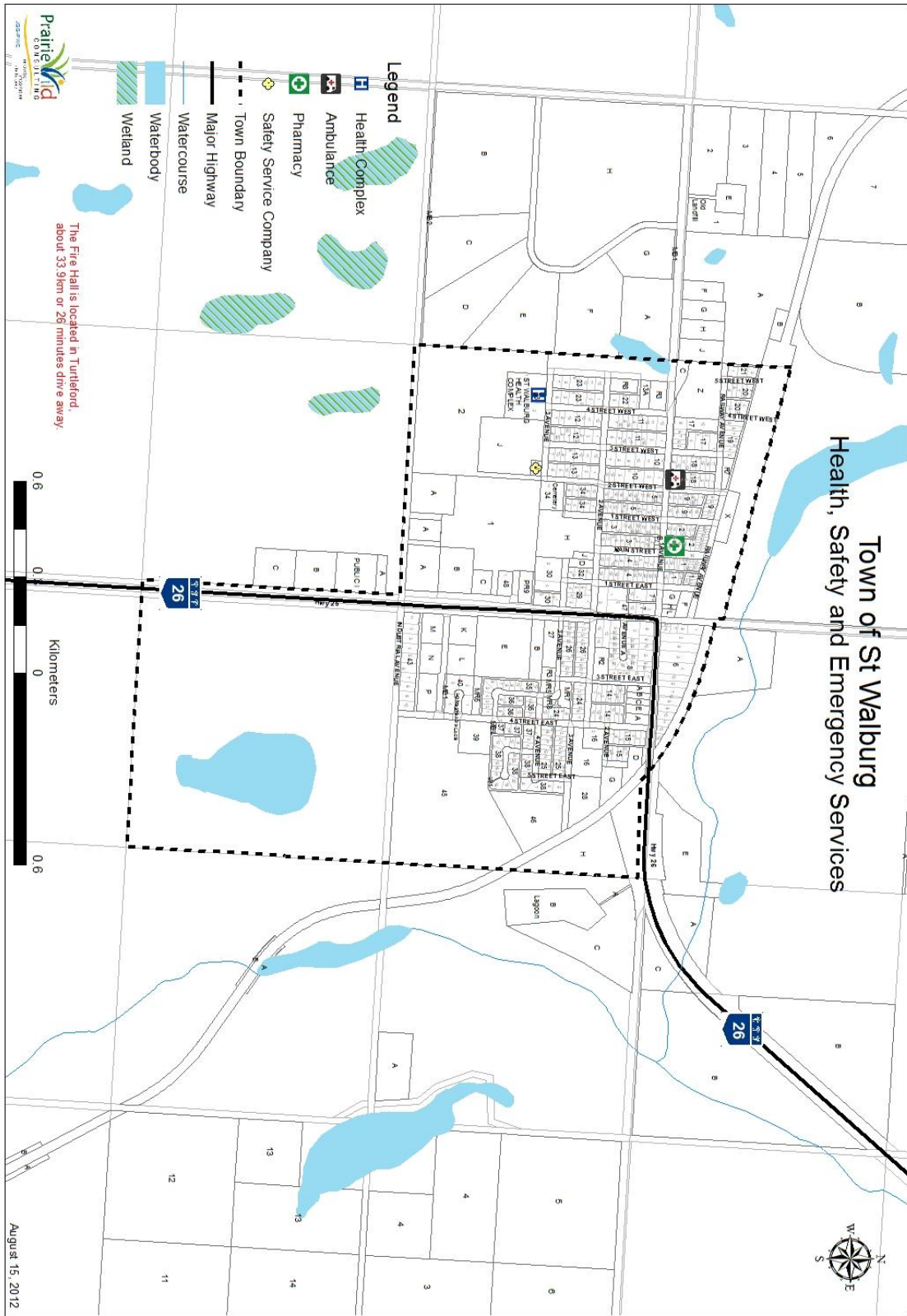


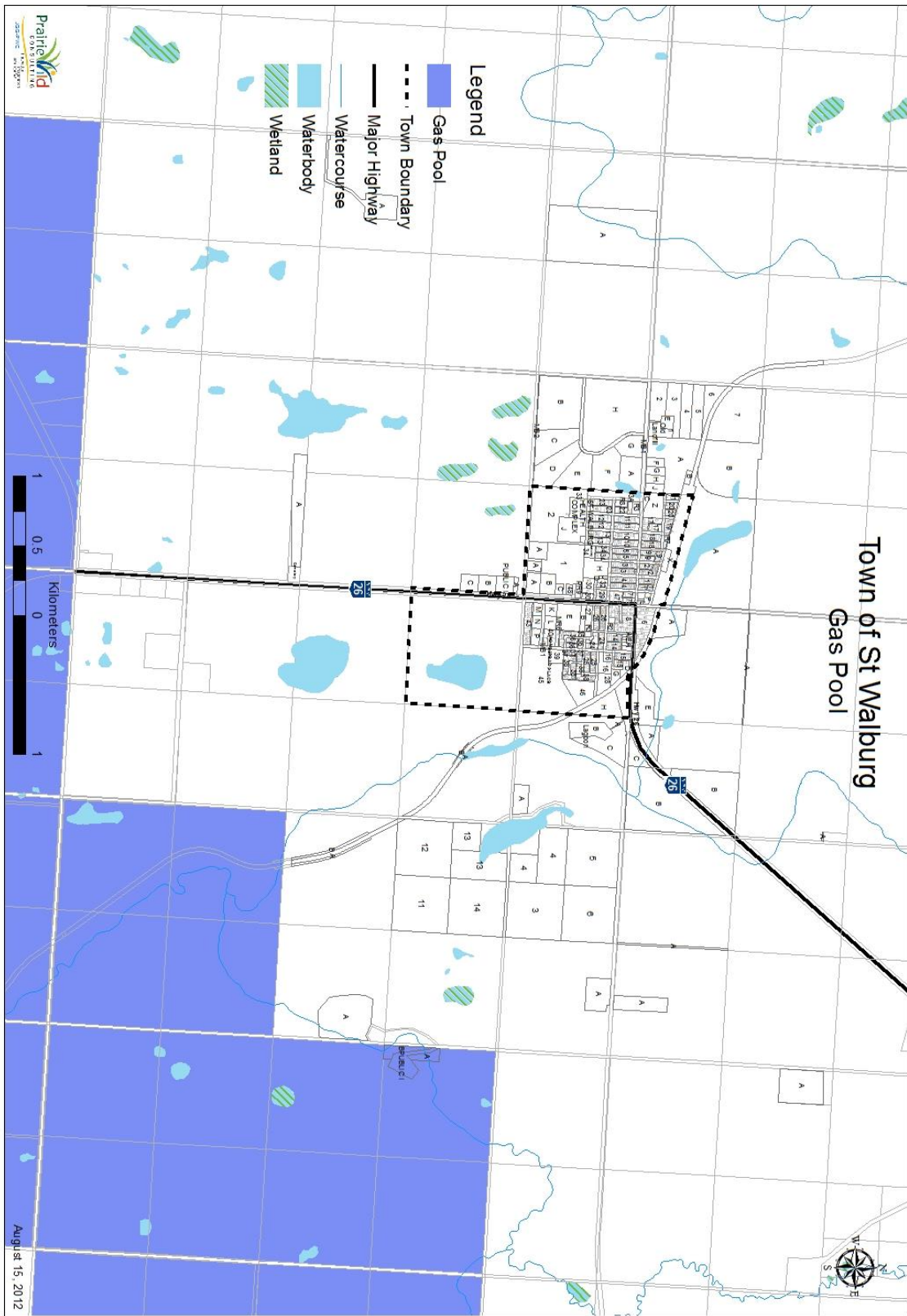


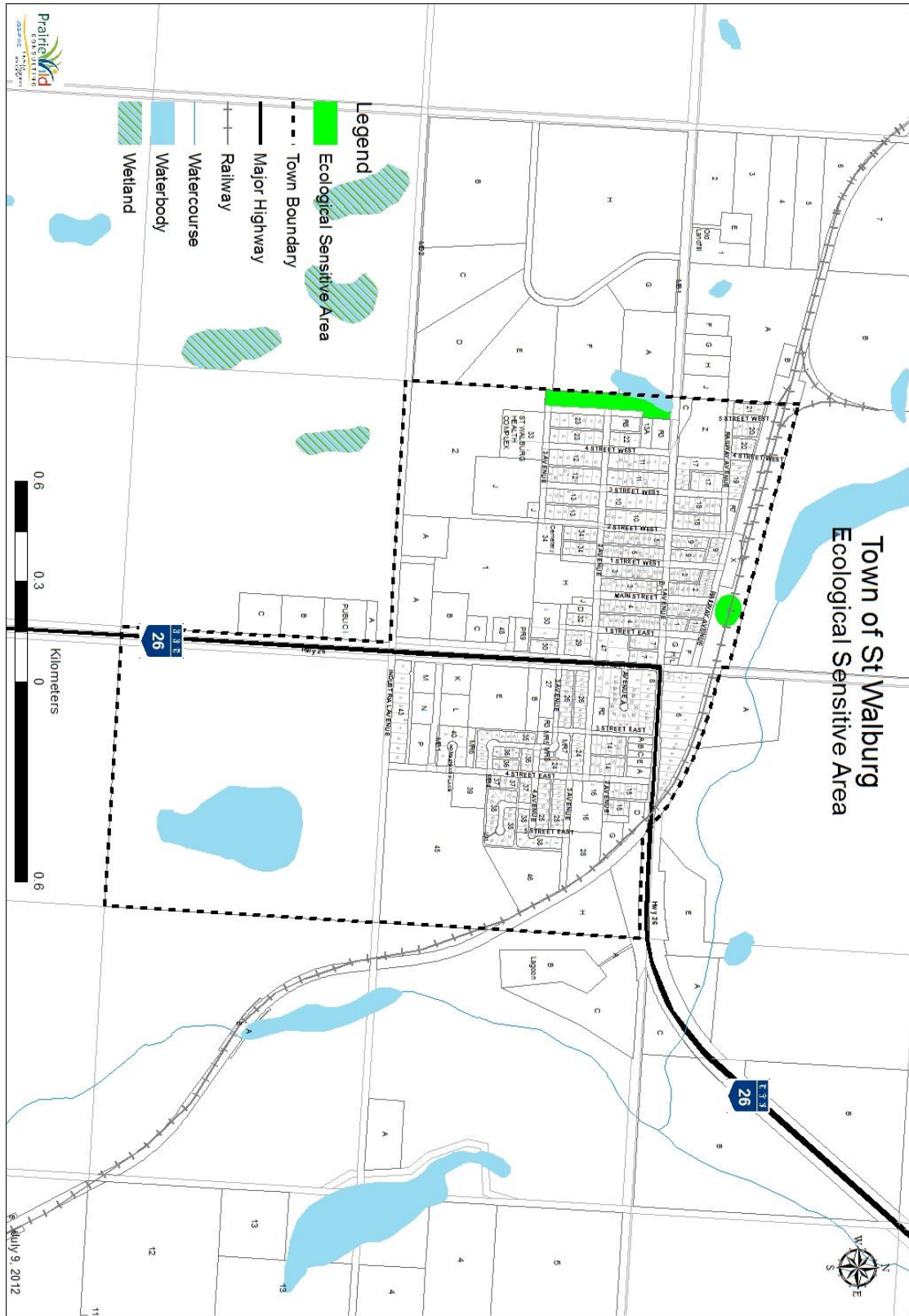


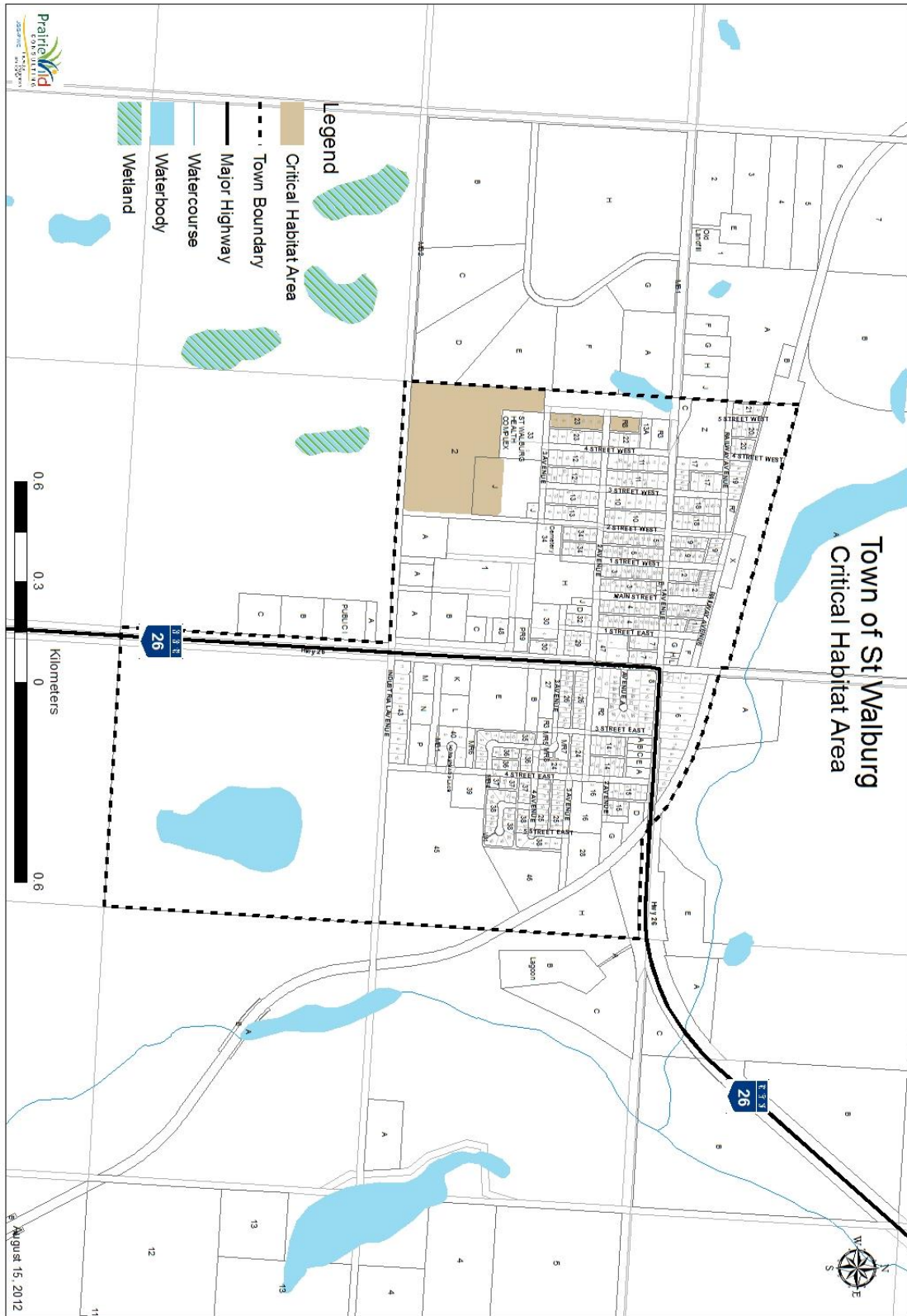


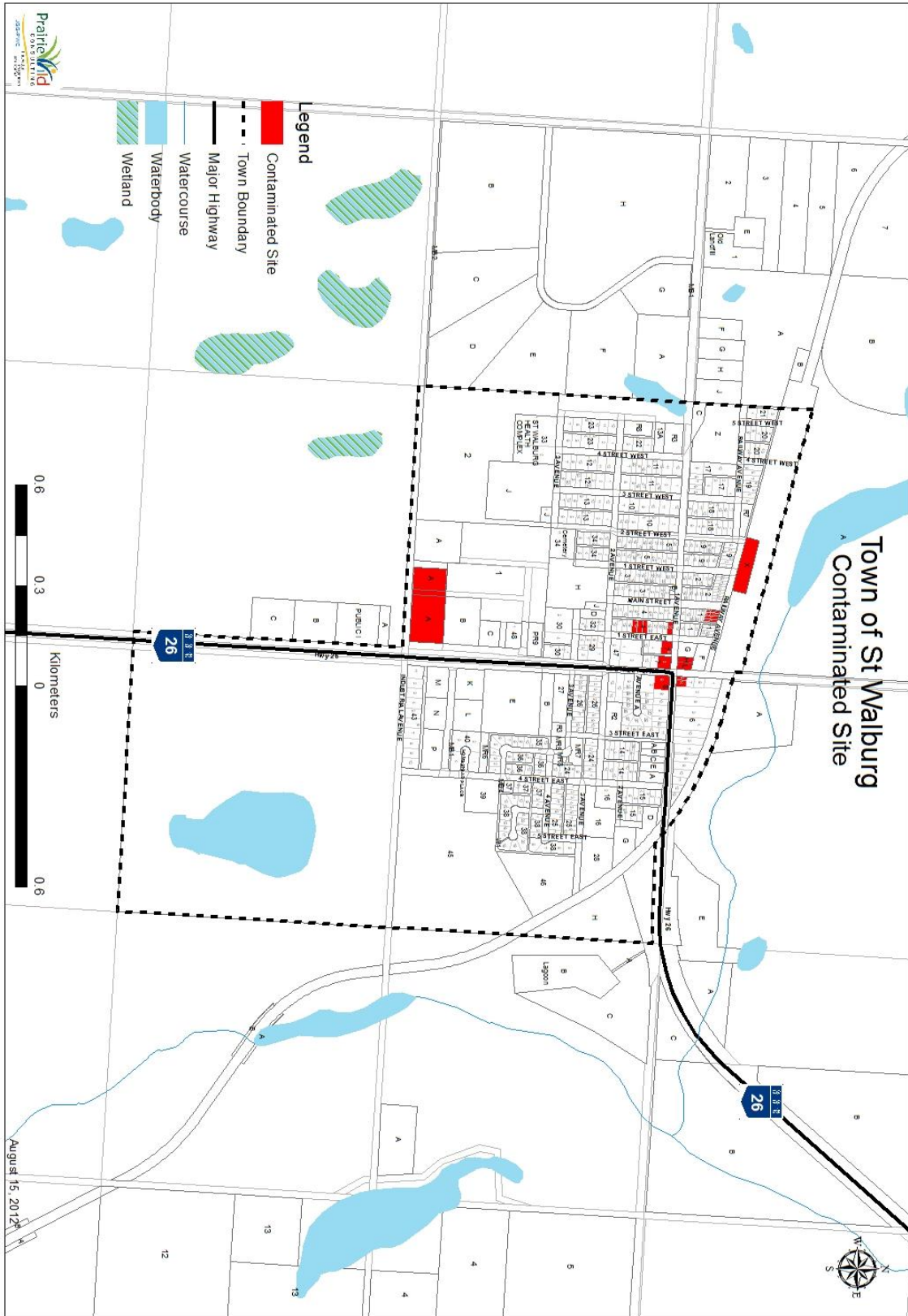












Appendix “C” Infrastructure Capacities

Please refer to the following documents for information on *Water Supply, Treatment and Distribution; Sanitary Sewer System; Storm Sewer System; Solid Waste Disposal*:

- Town of St. Walburg 2010 Waterworks System Assessment
- Town of St. Walburg Wastewater Options Study (January 2010)

The following table outlines the Town’s infrastructure Capacity:

Town Infrastructure Capacity Table	
Connections	416
Water Supply	Aquifer: 1127 m ³ treated water storage.
Surplus Capacity (Percentage/Population)	3 days’ supply in storage
Annual Water Treatment	1 cell lagoon: 1 primary cell, 1 secondary cell
Surplus Capacity (Percentage/Population)	Lagoon undersized – Currently at capacity
Solid Waste Management (Transfer Station/ Landfill life expectancy)	Landfill is at capacity – In the process of a site assessment
Current Engineering Study (Yes/No; Year)	New study in progress
Public Wells or Well Heads	Yes, unknown location – on private property
Water Lines / Utilities	Yes
Lagoons	Yes
Cemetery	Yes, church cemeteries as well as Municipal.



Appendix “D” Action Plans

In addition to the Zoning Bylaw, the following draft table of action items is intended to “bring alive” the policies contained within this document. The suggested actions become the means by which the policies contained in the OCP are lived in the everyday life of the community in the short, mid and long-term.

Community Engagement			
Implementation			
Action Item	Policy Reference	Priority Timeline	Key Participants/Stakeholders
Establish an adhoc committee for the purposes on adding input on social, cultural, economic and environmental issues.	3.2.6		
Community Economic and Tourism Development			
Implementation			
Develop a Cultural Strategy for the Community and District	3.6.2; 3.6.5; 3.6.10		
Establish a seasonal farmer’s market for the purpose of promoting local and sustainable produce	3.6.3		
Residential			
Implementation			
Complete a Housing Study (housing data/inventory) for the Town			
Investigate Saskatchewan Housing Corporation Programs and Services for alternative financing options to Improve Housing Affordability and Rental availability	3.3.12; 3.3.13;		
Commercial			
Implementation			
Distribute survey to residents and core commercial business owners to identify strengths and opportunities to create a vibrant “downtown” area.	3.4.10		
Provide tax abatements for non-competitor type businesses to promote economic development in the community.	3.4.1		



Industrial			
Implementation			
Develop a strategy for developing brownfields/contaminated sites	3.4.19		
Transportation Networks			
Implementation			
Complete Identified Transportation Network Upgrades	3.12.1; 3.12.4		
Promote Community Trail development around St. Walburg and Area	3.12.16		
Environmental Management			
Implementation			
Explore the need for a Wildlife Corridor Protection Strategy.	3.7.16; 3.8.8		
Recreation			
Implementation			
Develop a plan to construct a picnic area near the Chuck Wagon Interpretive Centre.	3.7.9		



Appendix “E” Community Profile

A key part, in planning for the future of a community is also to recognize the roots and origins that community has within the area. This allows a unique picture to be painted of the community, that when accompanied with the current demographic trends, allows for a better understanding of the area. A brief history and socio-economic profile for the Town of St. Walburg is provided below.

Regional Overview of St. Walburg and the RM of Frenchman Butte

The Town of St. Walburg is located in the Rural Municipality of Frenchman Butte No. 501. Other urban areas within this RM include: the Village of Paradise Hill and the Hamlet of Frenchman Butte. Figure 1 shows the location of St. Walburg within the RM of Frenchman Butte.

The Town of St. Walburg is located 86.8 kilometers north east of the City of Lloydminster and approximately 124 kilometers from the City of North Battleford.

This region that has a strong agricultural based economy, accompanied with a heavy oil and natural gas activity. Both agriculture and oil enterprises create many corresponding services and jobs for local and regional individuals.

The Town of St. Walburg is located in the Parkland Belt biome. This region is known for its beautiful scenery, hunting, fishing and lake amenities that are all within an hour drive of the community.⁵ However, recreation is not limited to the summer months. Winter recreation is also very prominent in the area, including such things as ice fishing, cross country skiing and sledding through scenic routes.⁶ This area is also known for its hunting including such animals as: deer, moose, elk, bear and small game including many varieties of birds.



Figure 1: Image of the RM of Frenchman Butte showing the relative location of St. Walburg.

History of the Region

When discussing the history of the wider region, it is important to ground the ‘history’ of Saskatchewan before incorporation into province-hood. This helps inform the present context for these communities to understand their origins and development patterns.

Indigenous Relations and Settlements

In the late 1600s, Indigenous connections to the area included the Nakota, Blackfoot, with the possibility of the Atsina and the Cree also being located in the Region.⁷ What is known during this time is the English and French traders began accompanying Indigenous groups such as the Cree through central Saskatchewan in the mid-1700s.⁸ The Atsina and the Nakota were more prominent with the area as well. Into the 1800s, more shifts occurred, presumably caused by the small-pox epidemic. The Nakota were now found through the parkland and northern grasslands area, while the Atsina became restricted to a smaller area extending north of the Cypress Hills. During this time the Blackfoot occasionally visited the Saskatchewan grasslands as they migrated towards southern Alberta.

⁵ 2009. *St. Walburg*. Accessed August 8, 2011 from (<http://www.saskbiz.ca/communityprofiles/communityprofile.asp?CommunityID=327>)

⁶ Ibid

⁷ Ibid

⁸ Ibid



The Fur Trade era (ca. 1682 – 1821) had a large impact on the Aboriginal way of life and consequently outlined the geography and settlement of the land.⁹ Specific to the region, Lloydminster and Battlefords area is rich with history pertaining to Fur Trade and Aboriginal relations in the land. A few trading posts were located in between modern-day Lloydminster and North Battleford.

By the mid-1900s, the demand for furs began to decline. To open up the prairies for agricultural settlement, the Government of Canada purchased the lands claimed by the Hudson's Bay Company in 1869. Treaty negotiations were signed between First Nations people and the federal government to establish rights to land and other resources.¹⁰ Treaty 6, signed in 1876, covered nearly 30 Saskatchewan bands in the central and west-central parts of the Province. The majority of these bands are Cree with some being Nakota (Stoney), Saulteaux and Dene.¹¹ The Thunderchild, Onion Lake, Loon Lake, Little Pine, and Poundmaker Cree First Nation's all play a significant role to the development of the land in the district in terms of resource based development such as agriculture and oil and gas development.

Colonial Settlement

The development of the railroad during the late 19th century helped shape settlement patterns. The railway was built as a national policy for political union, promote settlement and stimulate economic growth throughout Canada. From 1881 to 1931, the railway was developed at a rapid pace, reaching North Battleford and Lloydminster district by 1905.



Figure 2.2.2.a: Railway Avenue, North Battleford. n.d.

Source: <http://scaa.sk.ca/gallery/postcards/permalink/36065>

The area is historically important as the location of certain battles during the North-West Resistance. In 1885, General Thomas Bland Strange and his troops travelled from Fort Pitt where they discovered that a group of Aboriginal people were holding prisoners at Frog Lake. Led by Chief Big Bear, a group of Cree warriors met General Strange and his troops at Frenchman Butte. The Cree claimed a minor victory when their defensive rifle trenches outnumbered and forced General Strange's troops to retreat to Fort Pitt. The Cree Rifle Pits are still located in the area.¹²

Within the RM of Frenchman Butte you will find the historic Fort Pitt, Village of Paradise Hill, Town of St. Walburg and Hamlet of Frenchman Butte. The RM of Frenchman Butte emerged in 1954 following the amalgamation of the RM of Paradise Hill No. 501, the RM of North Star, and the Local Improvement Districts No. 532 and No. 562.¹³

⁹ Ibid

¹⁰ Michael Cottrell, "History of Saskatchewan," *Encyclopedia of Saskatchewan*, accessed July 20, 2012, http://esask.uregina.ca/entry/history_of_saskatchewan.html

¹¹ Bob Beal, "Treaty 6," *Encyclopedia of Saskatchewan*, accessed July 20, 2012, http://esask.uregina.ca/entry/treaty_6.html

¹² Barbara Martin. 2009. *Battle of Frenchman's Butte*. Accessed June 18, 2010 from http://canadianhistory.suite101.com/article.cfm/battle_of_frenchmans_butte

¹³ Cindy Schreiber, 2010.



History of St. Walburg

Many of the early settlers came to the area in search of fertile land and prosperity. In 1908, the initial Town site was started by Rudolf and Walburga Musch, who came from Minnesota to set up a general store.¹⁴ This created a place for local homesteaders to socialize and buy much needed supplies. Overtime, the settlement developed further to include a café, poolroom, black smith and sports ground, as well as a Canadian Bank of Commerce. Mr. and Mrs. Musch played a very important part in the community area including helping to bring in a doctor, carpenter, barber and many other settlers. The couple also played a key role in the construction of the Roman Catholic Church and Concordia Hall.

When the Canadian National Railway (CNR) decided to construct its rail line three miles north of the site in 1919, for the sake of efficiency the settlement moved. The rail line was completed to St. Walburg in 1921. Land surrounding this site was divided into lots and sold by the Canadian Northern Railway.¹⁵ Despite hardships of the thirties and forties, the community of St. Walburg continued to grow and prosper.¹⁶ As more settlers moved to the area, St. Walburg began to expand to include 3 general stores, a hardware store, drug store, garage, 2 livery stables, restaurant and a 30 room hotel.

There are two ways that the settlement of St. Walburg retained its name. Given the significant amount of German settlers in the area, the Town may have been named after St. Walburg, an English nun who was given sainthood for acting as minister to German people. In another way, Mrs. Walburga Musch, a prominent resident in the community and very involved with supporting the church and people, may be the namesake of the Town.¹⁷

Community Development

St. Walburg is located within the oil and gas sector and the trading area has been historically rich in agriculture, which is still a way of life for many residents. The region is wealthy with natural beauty and history and the community is vibrant with dozens of local community organizations and businesses.

Community Facilities

Several community facilities developed as St. Walburg grew over the years. The original St. Walburg hospital, which is now privately owned and operates as the Blueberry Inn, was built in 1952. In 1976, the current hospital now operates as a nursing home and health centre.¹⁸

The St. Walburg School was reconstructed in 1979 after the previous public school burnt down in 1977. For two years, classes were held at varying locations around the Town during the construction of the new school. The St. Walburg Catholic School was removed approximately in 1984.¹⁹

Sports facilities that were built within St. Walburg include the arena in 1983 and the curling rink in 1987. A number of Halls and Lodges were also constructed including: the Seniors Centre (1974), Old Elks Lodge (1966 with a new addition in 1977) and New Elks Lodge (1988).

¹⁴ P.Janzen. 2011. *History of St. Walburg*. Accessed on August 10, 2011 from <http://stwalburg.com/history.php>

¹⁵ Ibid.

¹⁶ St. Walburg History Book Committee. 1988. *Footprints of Yesterday and Today*. Altona: Friesen Printers.

¹⁷ St. Walburg History Book Committee, 1988.

¹⁸ Phone conversation: Muriel Rosser-Swift, Town of St. Walburg Secretary

¹⁹ Town of St. Walburg Secretary Muriel Rosser- Swift, Phone conversation on August 23, 2011.



Places of Worship

Beautiful churches grace the Town of St. Walburg. The Catholic Church of the Assumption, constructed in 1925, was converted into the St. Walburg Historical Museum in 1984. The museum holds the works of Count Berthold von Imhoff and other artifacts of the region. Other churches within the Town include the 7th Day Adventist (1976), Greek Orthodox (1932), Roman Catholic (1884), Trinity Lutheran (1962) and St. Paul's United (1921).



Agriculture and the Railway

Agriculture was a vital industry in St. Walburg, and the Town became known as the 'end of the rail' because of its location at the end of the rail line for many years.²⁰ Grain elevator construction followed with the 'Pool' in 1926 and the 'Pioneer' in 1928. When the Pool Elevator closed in 1987, the CN station was converted into the Chuckwagon Interpretive Centre. Other local activities included fishing and lumber milling. For a time, St. Walburg's unofficial industry was considered to be homebrew.²¹

St. Walburg and Region Today – Socio-Economic Profile

The Town of St. Walburg is found in the RM of Frenchman Butte No. 501. Other settlements in this rural municipality include the Village of Paradise Hill and the Hamlet of Frenchman Butte. The RM also contains a portion of the Onion Lake Cree Nation and Thunderchild First Nation. The population change and projected growth of all these communities in the wider region is included. The entire area encompasses 1932.43 square kilometers with a 2011 population of approximately 10,683 people.²²

This section concentrates on the statistical features of St. Walburg and the RM of Frenchmen Butte, with some comparisons made to Saskatchewan provincial averages. The statistical information is taken primarily from the Statistics Canada Census of Population from 2011 and 2006. This profile is intended to provide a social and economic context in which to help guide decisions for future development.

Population Distribution

Population Trends

The population of the Town of St. Walburg increased 6.5% from 672 in 2006 to 716 in 2011.²³ Table 1 shows the regional population changes from 1996 to 2011 for the RM of Frenchman Butte, Town of St. Walburg, Village of Paradise Hill, Hamlet of Frenchman Butte, and the Onion Lake Cree Nation and Thunderchild First Nation. All of the municipalities experienced a population increase except for a slight decrease in the Hamlet of Frenchman Butte. The Onion Lake Cree Nation and Thunderchild First Nation witnessed the largest growth rates of 50% and 43% respectively.

Projected Growth

Based on an annual conservative growth estimate of 2.0%, projections to 2020 could see the population in the Town of St. Walburg reach 882, with an estimated 2040 population reaching approximately 1,311

²⁰ Town of St. Walburg, *History*. Accessed July 25, 2012. <http://www.stwalburg.com/history.php>

²¹ Ibid.

²² Statistics Canada. 1996 - 2011 *Census of Canada: Community Profiles*. Ottawa, Ontario. Accessed Sept. 2012 from (<http://www12.statcan.gc.ca/census-recensement/2006/dp-pd/prof/92-591/index.cfm?Lang=E>)

²³ Statistics Canada, 2012.



individuals. When the total population of these municipalities is projected, the future growth of the region may reach approximately 12,516 by 2020 and 18,599 by 2040.²⁴

Table 1: Population Change in the St. Walburg Area, 1996-2011 and Projected Future Populations

Municipality	1996 Pop.	2001 Pop.	2006 Pop.	2011 Pop.	% Change Pop. 1996 to 2011	Projected Growth 2020 at 2%	Projected Growth 2040 at 2%
Town of St. Walburg RM	685	667	672	716	6.5%	882	1,311
Frenchman Butte Hamlet of Frenchman Butte	1,331	1,327	1,223	1,438	17.6%	1,718	2,554
Village of Paradise Hill	466	486	483	515	10.5%	615	915
Onion Lake Cree Nation	3,486* (1999)	3,650*	4,336*	5,242** (2012)	50.4%	6,141	9,126
Thunderchild First Nation	1,893* (1999)	1,972*	2,375*	2,714** (2012)	43.3%	3,179	4,725
Regional Total	7,861	8,102	9,153	10,683	36%	12,516	18,599

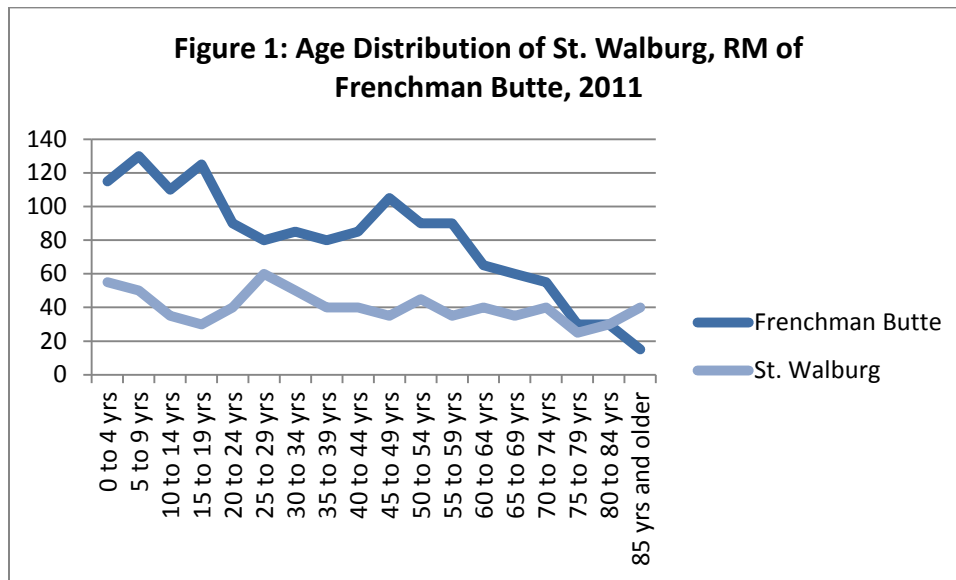
Source: Census of Canada 1996, 2001, 2006, 2011²⁵
 *Indian and Northern Affairs Canada, 1999, 2001, 2006.²⁶
 **Aboriginal Affairs and Northern Development Canada, 2012²⁷

Age Distribution

In Figure 1, the 2011 population distribution by age is presented for the Town of St. Walburg and the RM of Frenchman Butte. Across the region, there was a significant decrease of population after the age group 15-19 which suggests that many youth are leaving the area after high school, either for further education or employment. In St. Walburg, the number of residents reached a peak between the ages of 25 to 29 indicating a young workforce. In the RM of Frenchman Butte, its population peaked at the age of 45-49. This reflects a large proportion of aging residents and a need for services targeted at this demographic in the community.²⁸

²⁴ Statistics Canada, 2012.
²⁵ Statistics Canada, 1997, 2002, 2007, 2012
²⁶ "Registered Indian Population by Sex & Residence, Dept. of Indian Affairs & Northern Development, 2001-2011, accessed July 20, 2012, <http://www.aadnc-aandc.gc.ca/eng/1319568131129>
²⁷ "First Nation profiles, Population Census Status," Aboriginal Affairs and Northern Development Canada, accessed July 28, 2012. http://pse5-esd5.ainc-inac.gc.ca/fnp/Main/Search/FNPopulation.aspx?BAND_NUMBER=344&lang=eng
²⁸ Statistics Canada. 2011 Census of Canada: Community Profiles. Ottawa, Ontario. Accessed Sept. 2012 from <http://www12.statcan.gc.ca/census-recensement/2006/dp-pd/prof/92-591/index.cfm?Lang=E>

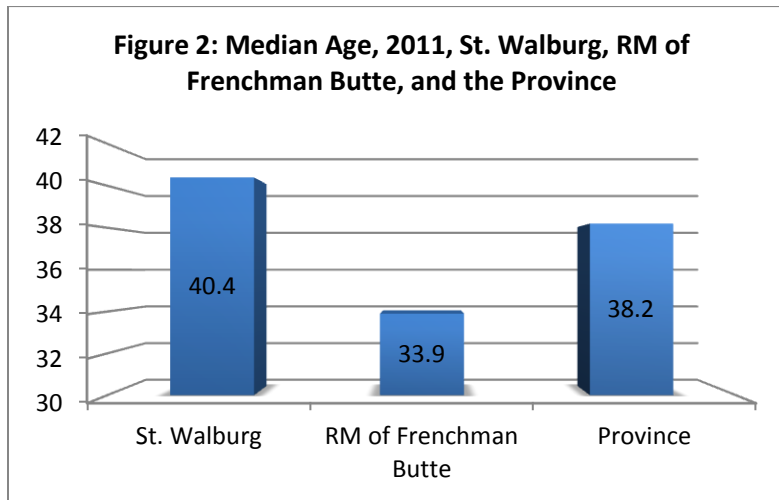




Source: Census of Canada, 2011.

Median Age

Compared to the Provincial average of 38.2, the residents in the St. Walburg are slightly older.²⁹ Figure 2 compares the average ages between the Town of St. Walburg at 40.4 years, the RM of Frenchman Butte at 33.9 years with the Province of Saskatchewan at 38.2 years. The higher median age of people living in St. Walburg may reflect a growing number of retired and elderly individuals that prefer to live where more services are available.



Source: Census of Canada, 2006

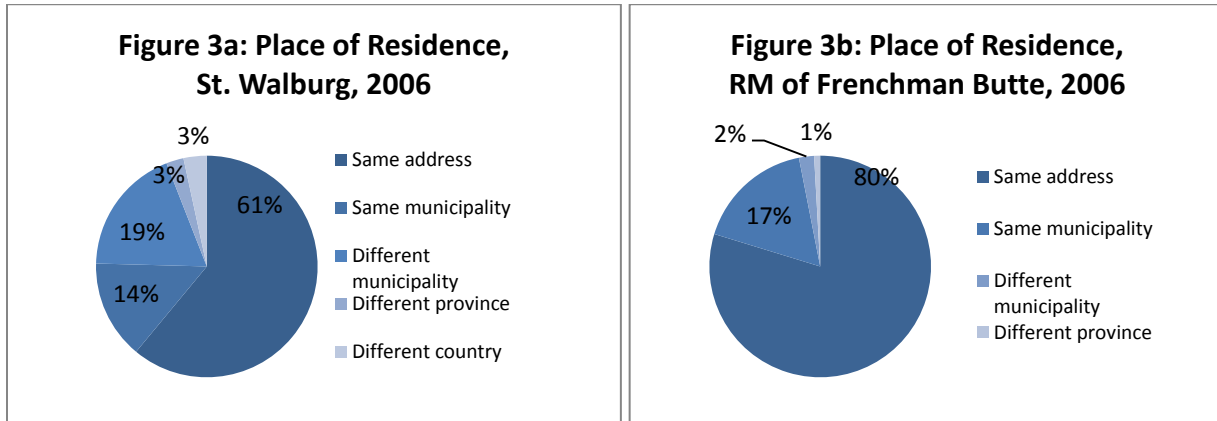
Place of Residency

Within the Town of St. Walburg, there were 600 residents age 5 years and older. Of this population, Figure 3a shows the following percentage of residents who have moved within the last five years prior

²⁹ 2011 Census of Canada, *Saskatchewan Population Report*, accessed July 20, 2012, www.stats.gov.sk.ca/stats/pop/censuspopulation2011.pdf



to the 2006 Census: 61% lived at the same address; 14% moved within the same municipality, 19% lived in a different municipality; and 3% lived in a different province and 3% lived in a different country prior to moving to St. Walburg. In the RM of Frenchman Butte, there were 1135 residents over the age of 5. Figure 3b shows that 80% lived at the same address, 17% moved within the same municipality, 2% moved from a different municipality and 1% moved from a different province. These percentages were taken 5 years prior to the 2006 Census.³⁰



Source: Census of Canada, 2006.

Aboriginal Population

Approximately 4.6% of the total population in the Town of St. Walburg and 7% in the RM of Frenchman Butte identified themselves as Aboriginal on the 2006 census³¹. This trend which is comparable to many rural regions in Saskatchewan, where a large population are living on First Nations lands, while the percentage of Aboriginal people in Towns and rural municipalities is lower.

Language and Diversity

The population of St. Walburg had a low level of diversity with 89% of the population identifying English as their Mother Tongue, while 1.5% identified as speaking only French. No one self-identified as speaking both English and French, and approximately 10% of the St. Walburg population identified as speaking another type of language as their mother tongue. It was found that 100% of the residents spoke English at home with their family. Only 6.25% of the population identified themselves as a visible minority according to the 2006 census. 4.7% of the population self-identified as immigrating to St. Walburg prior to 1991, with no new immigrants to the area from this time.³²

When compared to the RM of Frenchman Butte, this population also had a low level of diversity in 2006 as 84.1% of the population identified English as their Mother Tongue, while 100% identified as having knowledge of English. Very few people indicated immigrating to the area after 1991. In 2006, 5.7% of people identified as being a member of a visible minority and 96% of the population in the area reported being Canadian citizens.³³

³⁰ Statistics Canada. 2006 Census of Canada: Community Profiles. Ottawa, Ontario. Accessed Sept. 2012 from <http://www12.statcan.gc.ca/census-recensement/2006/dp-pd/prof/92-591/index.cfm?Lang=E>

³¹ Ibid.

³² Ibid

³³ Ibid.



Economic Trends

Dwelling Characteristics

In 2006, St. Walburg had 295 total private dwellings occupied by usual residents. Of these dwellings, 83% were constructed prior to 1986, and 15% of dwellings were constructed between 1986 and 2006. Within the Town, 185 (62.7%) dwellings were owned, while 105 (35.6%) dwellings were rented. If this is compared to the regional area, there are approximately 890 households in the Frenchman Butte Area. Of these dwellings, 75.8% were constructed before 1986 with the remaining 24.2% built between 1986 and 2006. This is largely due to the overall decrease in population of the area, with less need for new housing construction. 650 of the dwellings were owned by the occupants (73.0%) while 230 were rented (25.6%). This is comparable to the Saskatchewan provincial average of home ownership at 71.8%.³⁴

Household and Family Structure

Of the 165 census families in the Town of St. Walburg, 150 are married-couple families or common-law families, and 10 being lone-parent families. The average number of persons in all census families is 3 individuals. According to the 2006 Census, St. Walburg has 290 private households, with 75 households containing a couple (married or common-law) with children. Another 75 households were containing a couple (married or common-law) without children. There were 110 one-person households within St. Walburg, making the average household size 2.2 individuals, which is slightly below the Saskatchewan average household size of 2.4 individuals. The RM of Frenchman Butte had 2.8 individuals per household, which is on the high end of household sizes as compared to St. Walburg and the provincial average of 2.4.³⁵

Educational Attainment

Figure 4 describes the level of education attained by the Frenchman Butte Region. In 2006, St. Walburg had 530 individuals that are 15 years and older. Of those individuals approximately 150 (28%) have less than a grade 12 education, while 120 (22.5%) have a high school or equivalent. Within St. Walburg a number of individuals have obtained a further degree such as: trades (16% or 85 individuals), college diploma (18% or 100 individuals), some university degree (5.5% or 30 individuals) or a university degree (10% or 55 individuals).

In the RM of Frenchman Butte, there were a total of 940 individuals over the age of 15. The following percentages are approximately the highest level of educational attainment in 2006: 425 people (45%) had less than high school; a Grade 12 diploma included 280 people (30%); a trade certificate 85 people (9%); a college diploma was held by 110 people (12%); some university with 15 people (1.6%) and those who attained a university degree 25 (2.4%).³⁶

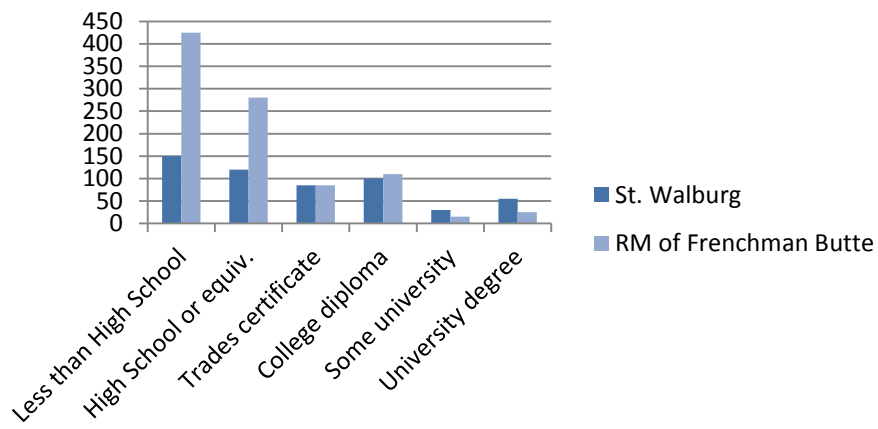
³⁴ Ibid.

³⁵ Ibid.

³⁶ Ibid.



Figure 4: Educational Attainment of St. Walburg, RM of Frenchman Butte, 2006



Source: Census of Canada, 2006

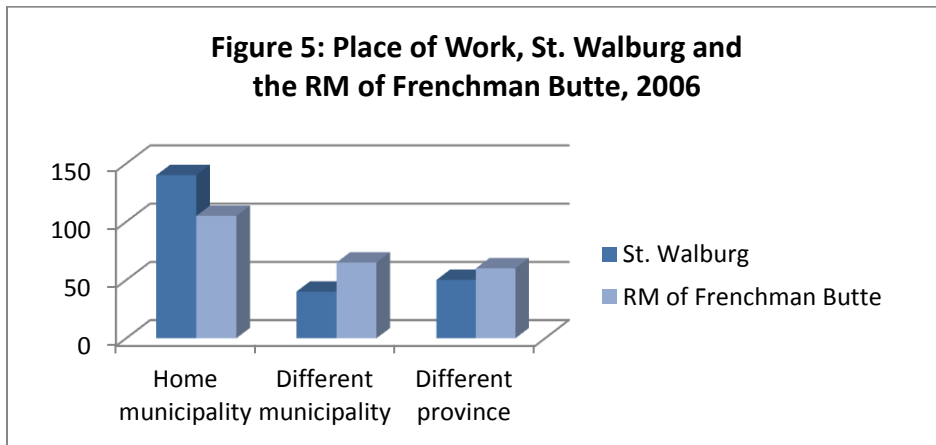
Employment

As per the 2006 census, in the Town of St. Walburg there were 530 individuals age 15 years or older, with 360 individuals or 66% in the labour force. All of the residents capable of working were employed, creating an unemployment rate of 0%. In the RM of Frenchman Butte, there are 940 residents over the age of 15. Of this total, 730 are in the work force with (95%) were employed. The average unemployment rate in this area was 4.8%, which is lower than the Saskatchewan unemployment rate was 5.6% from the 2006 census.³⁷

Regular Place of Work

Within the St. Walburg area, the municipal location of individuals who were employed at a regular place can be shown with Figure 5. In the Town of St. Walburg, 61% work in the same municipality, 17% worked in a different municipality and 22% worked in a different province. The RM of Frenchman Butte shows that 46% worked close to home, 28% in a different municipality and 26% in a different province. With a significant number of residents working outside their municipality or in another province, many residents are driving longer distances to their workplace.³⁸

Figure 5: Place of Work, St. Walburg and the RM of Frenchman Butte, 2006



³⁷ Ibid.

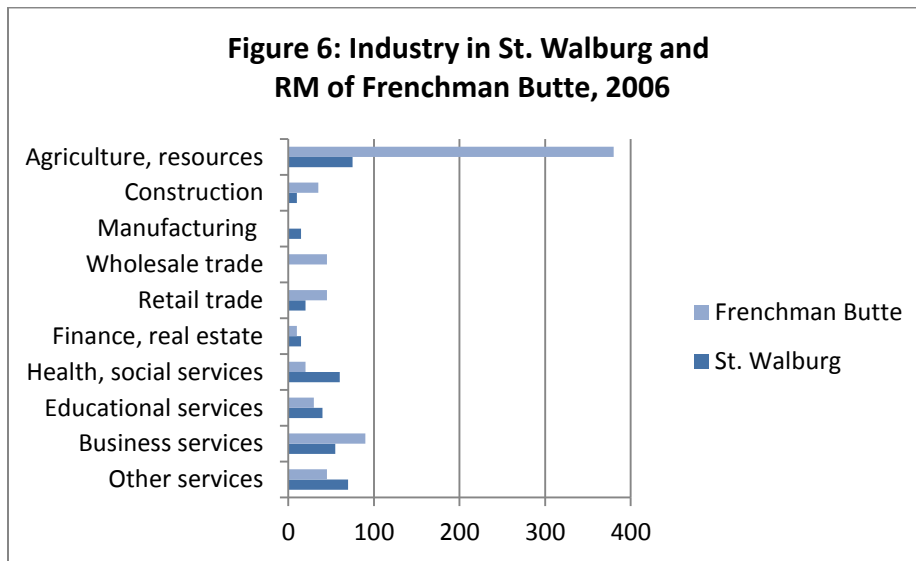
³⁸ Ibid.



Source: Census of Canada, 2006

Industry of Employment

Figure 6 shows the different industries of employment found within St. Walburg in 2006. There were 355 residents in the labour force above the age of 15. Of these individuals, 21% were employed in agriculture and resource based industry. The next largest employment industry was the general category of other business at 20%. Employment in the health field and the business sector were the next highest at 17% and 15%. In the RM of Frenchman Butte, there were 710 residents in the labour force over the age of 15. Agriculture and resource- based industry was the largest employer at 54%. The other industries with high percentages of employment included business at 12.6%; wholesale and retail trade with each at 6.3%.³⁹



Source: Census of Canada, 2006

Occupation

Table 2 below breaks down the occupations in St. Walburg and the RM of Frenchman Butte into specific categories by population total. In St. Walburg, the highest numbers of individuals occupied sales and service, trades and transport and health. In the RM of Frenchman Butte, primary industry and trade and transport were the most common occupation, followed by sales and service and business services in 2006.⁴⁰

Table 2 - Labour Force in the St. Walburg Area by Occupation, 2006

Occupation	St. Walburg	RM of Frenchman Butte
Management	10	55
Business, finance and administration	40	75
Natural and applied sciences	0	10
Health	50	10

³⁹ Ibid.

⁴⁰ Ibid.



Town of St. Walburg Official Community Plan

Social science, education, government and religion	20	0
Art, culture, recreation and sport	25	0
Sales and service	75	75
Trades, transport, and equipment operators	60	195
Primary industry	45	285
Processing, manufacturing and utilities	20	10

Source: Census of Canada, 2006

Agriculture

Historically, agriculture created the economic base in the St. Walburg area. In the Rural Municipality of Frenchman Butte, cattle ranching and grain farming are the most common agricultural activities. Table 3 shows the number of farms reporting and the amount of land in production of the top five crops from 2001 to 2011. In the last ten years, agricultural production declined in nearly each category in 2006, followed by the increased production of most crops by 2011.⁴¹

Table 3: Changes in Agriculture Crop Production, 2001- 2011.

Crops	2001	2006	2011
Total Wheat			
Farms reporting	80	47	58
Acres	35,672	29,437	39,729
Hectares	14,436	11,913	16,078
Canola			
Farms reporting	74	46	66
Acres	22,650	15,213	42,271
Hectares	9,166	6,156	17,106
Oats			
Farms reporting	106	82	58
Acres	17,244	15,352	9,955
Hectares	6,978	6,213	4,029
Barley			
Farms reporting	93	44	31
Acres	22,939	17,202	13,306
Hectares	9,283	6,961	5,385
Alfalfa			
Farms reporting	141	156	119
Acres	38,865	52,116	38,094
Hectares	15,728	21,091	15,416

Source: Census of Agriculture, 2001, 2006, 2011.

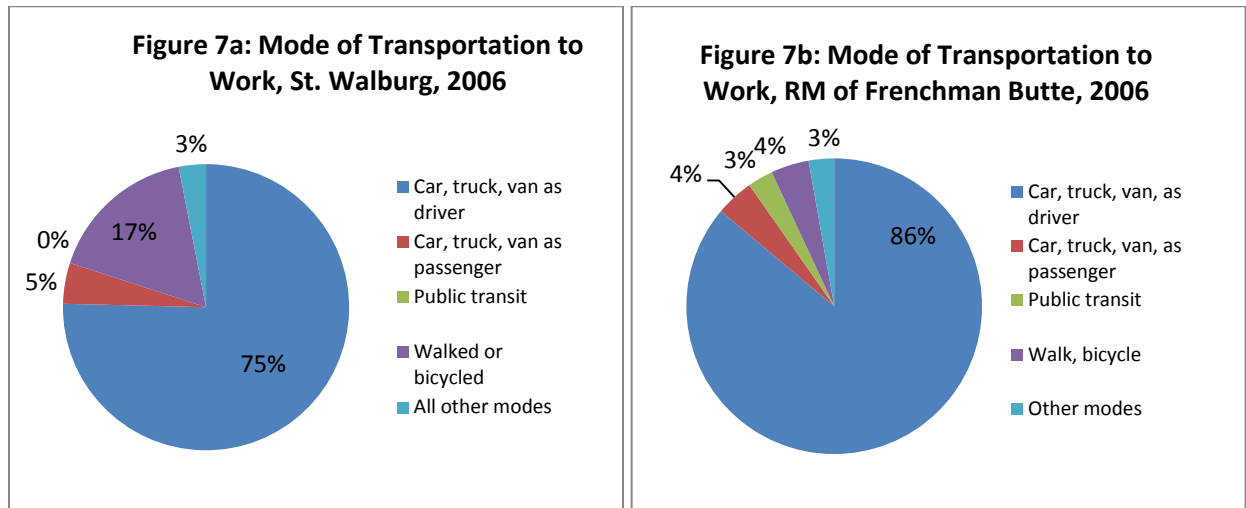
Mode of Transportation

⁴¹ Statistics Canada. 2012. *2011, 2006, 2001 Agriculture Community Profiles*. Ottawa, Ontario. Accessed July 29, 2012 from http://www26.statcan.ca:8080/AgrProfiles/cp06/PlaceSearch.action?request_locale=en



From the 2006 census, within St. Walburg, residents traveled 75% of the time as a driver, and 5% as a passenger. No public transportation methods within St. Walburg were recorded as the main transportation method for individuals. 17% of individuals walked or cycled to their destination and 3% used other of transportation. The high percentage of people who used methods of active transport suggests they value the short distance between their homes and their places of employment, and this recognizes a need for an adequate trail network.⁴²

The RM of Frenchman Butte had similar modes of transportation with approximately 86% of individuals traveling to work in a vehicle as the driver and 4% as a passenger. Three percent reported they were able to travel via public transit, 4% walked or bicycled and 3% took other modes of transportation.⁴³ These differences are displayed visually in Figure 7a and 7b.



Median Family Income

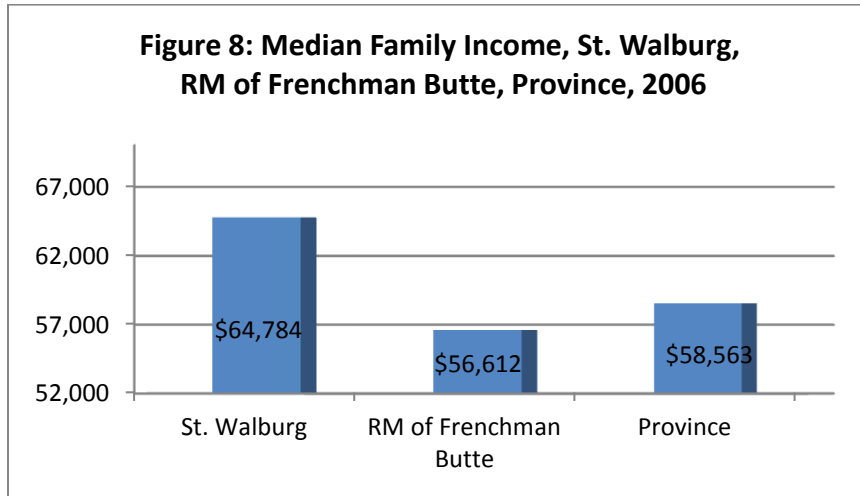
Figure 8 shows the median family incomes in the area. At \$64,784, St. Walburg was higher than the Saskatchewan average of \$58,563 in 2006. In comparison, the RM of Frenchman Butte was slightly below the provincial average. The proximity to oil and gas industry jobs likely explains the higher average incomes of those in the area. The percentage of residents considered low income after tax in St. Walburg was 2.3%, the RM and Hamlet of Frenchman Butte was 5.7%.⁴⁴

⁴²Statistics Canada. 2006 Census of Canada: Community Profiles. Ottawa, Ontario. Accessed Sept. 2012 from (<http://www12.statcan.gc.ca/census-recensement/2006/dp-pd/prof/92-591/index.cfm?Lang=E>)

⁴³ Ibid.

⁴⁴ Ibid.





Source: 2006 Census of Canada

Community Features

St. Walburg is a thriving community that has numerous amenities from tourism, businesses, clubs and organizations to offer residents and the wider region. The Town has twice been the recipient of International Awards for Liveable Communities (LivCom) in 2006 and 2007. In 2006, St. Walburg took home the Bronze Award for Sustainable and Liveable Communities, and in 2007, St. Walburg was awarded the Silver Medal for Liveable Communities placing after Conakilty, Ireland.⁴⁵



The basis of this award is derived from six criteria including: Enhancement of the Landscape, Heritage Management, Environmentally Sensitive Practices, Community Sustainability, Healthy Lifestyles and Planning for the Future.⁴⁶ The highest prize won was the overall Community Sustainability Award. The community also received 3 blooms in the Community in Blooms program from 2002, 2003 and 2004. In 2008, St. Walburg won the Saskatchewan Municipal award for Judges' Award and Community Development Leadership Award.

The Liveable Communities Awards, based out of Berkshire England, is a competition that awards communities for best practices and management of their local environment. Awards are endorsed by the United Nations Environmental Programme.⁴⁷ As part of these awards, a presentation was made by G.L. Hall and A.V. "Tony" Leeson during the 2007 awards in Westminster, England. A number of initiatives happening within the Town were presented in this report including: the upgrade of the old

⁴⁵ LivCom. 2011. *The International Awards for Liveable Communities*. Accessed August 8, 2011 from (<http://www.livcomawards.com/previous-winners/2007-results.htm>)

⁴⁶P. Janzen. *St. Walburg Received Two Prestigious Livcom Awards in London, England*. Accessed August 8, 2011 from (<http://stwalburg.com/livcom.php>)

⁴⁷ Ibid.



hospital building to be energy efficient; preheated water at the campground showers using solar power; and mesh sheet banners to reduce maintenance fees.

Large scale initiatives include a water reduction strategy that involves educating the public about water usage, charging for water on a usage basis (the more used, the higher the bill), creating a ten year plan to increase water costs and making sewer and water a standalone utility. Another initiative of the Town is to reduce the creation of waste. Recycling and composting options, reducing the size of the garbage collection vehicle to reduce cost, creating tire recycling options as well as options to recycling electronic goods are all part of the waste reduction initiative.

The Town has created a number of programs based on short and long term goals as well as help from volunteers within the community to create a healthy lifestyle for community members. Present within the community of St. Walburg are a number of resources that local members of the Town can utilize as well as individuals from within the region. These resources include a number of businesses, service clubs and tourism type events and amenities.

Local Attractions

Art and Culture

Several cultural and historical features are present in St. Walburg and area. 'Our Lady of Sorrows' Roman Catholic Church, painted by Count Berthold von Imhoff, was declared a Provincial Heritage Site in 2005.⁴⁸ On the outskirts of the Town lies the Imhoff Art Museum, which provides guided tours of Imhoff's home and art gallery. The St. Walburg and District Historical Museum is a former church decorated by Count Berthold von Imhoff and houses over 2000 artifacts.⁴⁹

In addition to their museum, the surrounding St. Walburg area celebrates its history through a network of North West Museums. The Frenchman Butte Museum located in the Hamlet of Frenchman Butte contains pioneer era items and artifacts. The historic Carlton Trail and Fort Pitt were well used during the fur trade. Today, the Fort Pitt National Historic Site and the Cree Rifle Pits commemorate one of the battle places during the historic 1885 Northwest Rebellion battle.⁵⁰

The area is home to a number of festivals and events, notably the St. Walburg Blueberry Festival. Other events in St. Walburg include the Spring ATV Rally, The 4-H Regional Show and Sale, the Annual Agricultural Society Fair, Polka Fest, the Fall ATV Rally and Motorcycle Fun Run⁵¹. There are also a number of attractions within



⁴⁸ Cindy Schreiber. 2010. *Rural Municipality of Frenchman Butte No. 501*. Accessed June 16, 2010 from (<http://www.rmfrrenchmanbutte.ca/0000pg.asp/ID/13585/SID/2400>)

⁴⁹ P. Janzen. 2010. *Friendly St. Walburg Welcomes You*. Accessed June 16, 2010 from (<http://www.stwalburg.com/index.php>)

⁵⁰ Ibid.

⁵¹ Ibid.



the Town for visitors to view including the art work entitled “Coming Out of the Barrels.” This exhibited is located on the north end of Main Street, and was commissioned by the Town of St. Walburg to celebrate 50 years as a Town.⁵²

Recreation and Green Space

The Town of St. Walburg and the North West area offer opportunities to enjoy wildlife and outdoor recreation with lakes, campgrounds, fishing, golf courses, cross-country ski trails, and all-terrain and snowmobiling activities. The Town of St. Walburg includes recreation amenities such as the Eagle Ridge Golf Course, Trans Canada Trail and Town Walking Trails and a gym facility called “Bust a Butt.” Also present within the community are a number of sports clubs including: the Bowling Club, Curling Club, Eagles Hockey Club, Minor Ball, Skating Club, St. Walburg Trail Committee, Recreation Board, Tai Kwon Do Club and Weight Watchers Club.

Health Services and Businesses

St. Walburg provides a number of health services to the local and regional community including a including a medical clinic (open a few days a week), pharmacy, ambulance service, and homecare. The area is also serviced by 911 for police, fire and medical support. As well, several thriving businesses are found within the community.

Service Clubs

St. Walburg prides itself on its volunteer-based community through clubs and organizations. It is thanks to these individuals that such events as the Blueberry Festival, school events, community suppers and numerous other activities within the community take place. Clubs, leagues and services within the community include:

- ⊙ 4-H Beef Club
- ⊙ Agriculture Society
- ⊙ Catholic Women’s League
- ⊙ Chamber of Commerce
- ⊙ Benevolent Order of Elks
- ⊙ Volunteer Fire Department
- ⊙ Handi-Van Board
- ⊙ Historical Museum
- ⊙ Hospital Auxiliary
- ⊙ Housing Authority
- ⊙ Knights of Columbus
- ⊙ Lakeland Library
- ⊙ Royal Canadian Legion
- ⊙ Lutheran Ladies
- ⊙ Nor-Sask Gun Club
- ⊙ Royal Purple
- ⊙ Senior Citizens Club
- ⊙ St. Walburg Economic Development Corporation (SWEDCO)
- ⊙ Tourism & Heritage Society
- ⊙ United Church Women’s League
- ⊙ Wildlife Federation

⁵² P. Janzen. 2010. *Friendly St. Walburg Welcomes You*. Accessed August 8, 2011 from (http://www.stwalburg.com/visitor_info.php)

