




# Nomination of Danielle Pougher

**Director of Planning & Development**

**For exceptional process in updating  
Land Use Bylaw 2022-12  
with comprehensive public engagement**



2024 Community Planning Association of Alberta  
Community Achievement Award



The previous Land Use Bylaw had been in use since 2015. Over the past seven years, Westlock had identified revisions needed to refine content, gaps and other issues that were identified through practical application.

Danielle's attention to the identified revisions was supplemented with multiple engagement opportunities and a video series explaining Land Use Bylaws and the entire process

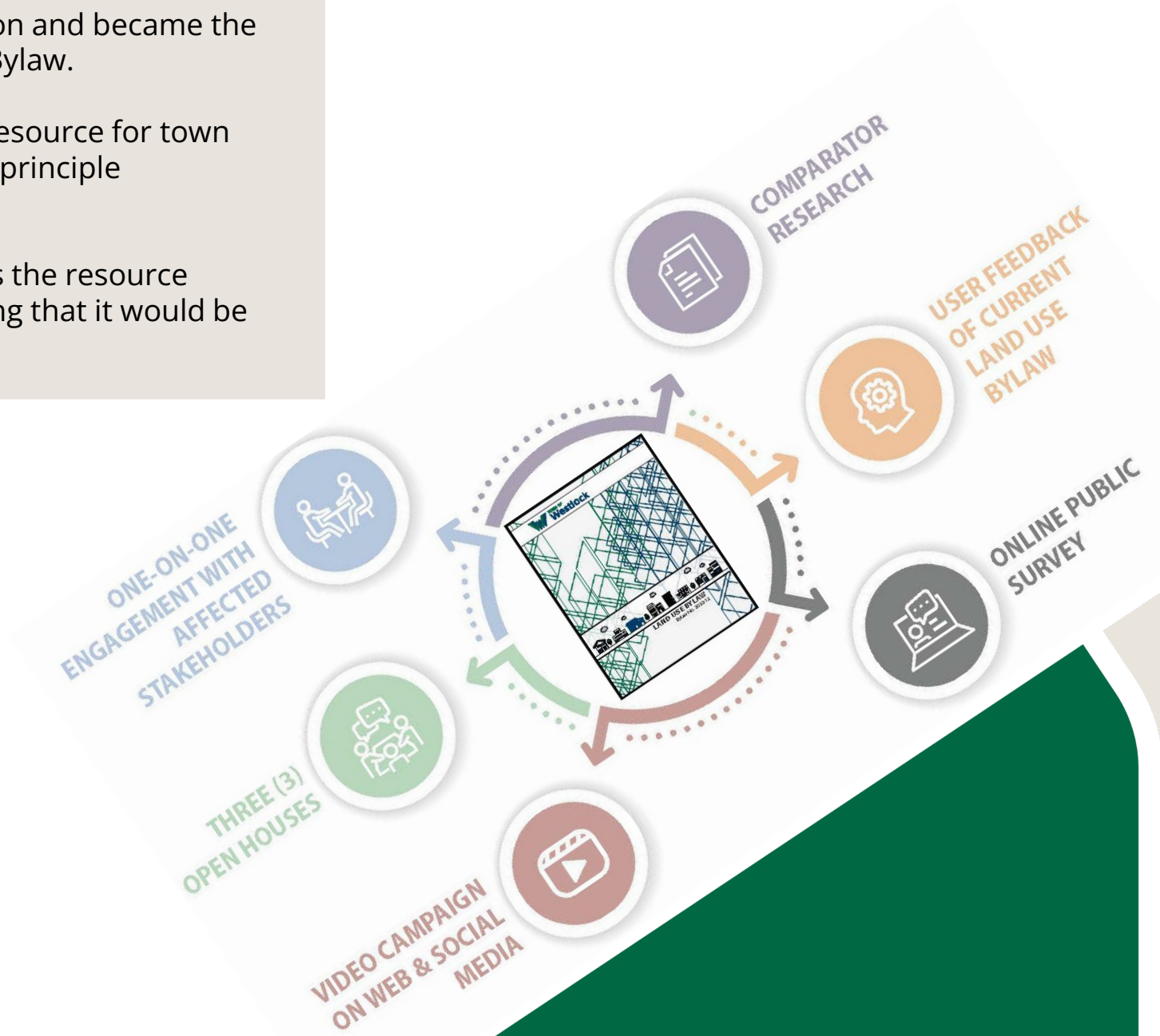
The [new Land Use Bylaw 2022-12](#) addresses those required revisions and incorporated the feedback received from Town residents, business owners and stakeholders throughout the extensive Public Engagement phase.

With the focus on the Town's long-term development, the revised Land Use Bylaw is integral in shaping the community in the years to come.

Extensive public engagement provided direction and became the foundation of those changes in the Land Use Bylaw.

Ensuring it would be a useful and productive resource for town residents and businesses was a prime guiding principle throughout the process.

Danielle maintained focus that the priority was the resource must be flexible, and user-friendly guaranteeing that it would be useful to a variety of users for years to come.





# Public engagement was integral when developing the foundation of change for the Land Use Bylaw.

## Open houses

- Participants were able to view the proposed changes to the Land Use Bylaw, give feedback and ask questions of Town staff.

## Public survey

- From the public survey we heard that the Land Use Bylaw should be easy to navigate and understand, be business friendly, and protect the use and enjoyment of private property.

## Video series

- Used as a teaching tool, ensuring the public was able to understand the Land Use Bylaw, its intent, and the changes being made.

## Community feedback boards

- These were left in busy areas around the Town for stakeholders to leave comments and questions at their leisure.

## Stakeholder engagement

- Used to ensure the concerns of those that would use it the most were addressed.

## Thank you for participating in our Land Use Bylaw Open Houses!

Here's some of what we heard from Westlock residents, business owners and stakeholders:

**Simplify not more complicated.**

Good idea to increase amount [of parking]. Westlock does not have transit. We drive.

Privacy walls are a great idea.

Love the idea of front decks. It builds community.

A home office should never need a permit.

Agree with less landscaping. Garden not a forest.

I want a brewery in town.

**Couldn't make an Open House?**

Handouts and videos of the proposed changes are available on our website.

We ask that you provide your feedback by June 30th.

**TOWN OF Westlock**

## Land Use Bylaw Update

**Thank you for participating in our Land Use Bylaw survey!**

**58** responses

**21%** own or operate a Westlock business

Responses from all **8** neighbourhoods

**We heard that you want a Land Use Bylaw that is easy to navigate and understand, business-friendly and protects the use and enjoyment of private property.**

**97%** prefer to be notified by mail of development decisions

**79%** agree that a Home Office should not require a permit

**97%** want more opportunities for mixed-use development

More public engagement opportunities and a full summary of all proposed changes are coming soon. Visit [www.westlock.ca/p/land-use-bylaw-update](http://www.westlock.ca/p/land-use-bylaw-update) for more information.

## User-Friendly

The bylaw itself was developed to be highly visual and accessible. Ensuring it is easy for anyone to reference and navigate.

- The bylaw was developed to be used both in print and digitally
- The digital version of the [Land Use Bylaw](#) can easily be viewed on a mobile device.
- A new layout and how-to guide was introduced for new users
- Navigability and linking was improved throughout the document
- Regulations were simplified, streamlined and organized
- To aid interpretation, definitions were updated and added
- Diagrams, graphics and tables were introduced



## **Flexible**

Facilitates adaptable usage and assures development predictability for businesses and landholders. This was accomplished by incorporating the following into the Land Use Bylaw:

- Broadened utilization possibilities within all Land Use Districts to stimulate diverse usage and offer greater flexibility for future land development.
- Granted exemptions for additional development types from permit requirements, such as a-frame signs, interior renovations, and home offices.
- Clarified the development permit procedure, including explicit timelines for review and approval.



## **Progressive**

The updated Land Use Bylaw embraces evolving development patterns while fulfilling present legal standards. This was accomplished by:

- Incorporating new utilization categories such as renewable energy installations, breweries, wineries, distilleries, and pet care facilities.
- Broadening the scope of secondary suite options to promote the construction of garage and garden suites.
- Revisions made to harmonize with the latest Alberta Building Code and *Municipal Government Act*.

## **Westlock Made**

The Land Use Bylaw mirrors the preferences and requirements expressed by the residents, business proprietors, and stakeholders of the Town. Through public involvement, the Town discovered the significance of the following:

- Decreased landscaping prerequisites for commercial and industrial projects.
- Augmented parking provisions for multi-family constructions.
- Enhanced definitions and regulations to encourage superior modular construction.
- Modernized residential accessory development regulations.

