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Strathcona County
Planning & Development Services
Strathcona County, 2001 Sherwood Drive
Sherwood Park, AB T8A 3W7

**Attention: Jessica Jones, P.Eng.
Manager, Land Development Engineering**

Re: Draft Policy for Security in Development Agreements

Further to your email of August 11th, on March 9th, 2020 UDI-ER Strathcona County Committee's (UDI-ER-SC) provided a letter of general support for the draft policy with identification of three outstanding issues for consideration.

Issue one: UDI recommended the inclusion of developer bonds as an acceptable form of security which administration is currently reviewing in collaboration with UDI. Since our earlier letter, UDI and administration have agreed to move forward with currently accepted security forms in the draft Policy SER-008-027 being put forward for Council's consideration, with the commitment to explore potential developer bonds in the near future.

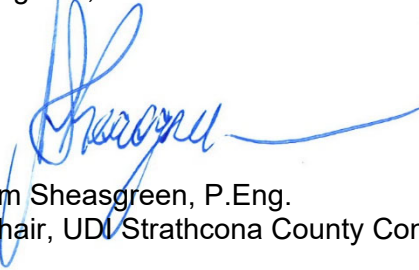
Issue two: UDI wanted to see security requirements under stripping and grading permits be reduced or eliminated. PDS provided a notice to UDI on March 27, 2020 waiving security requirements for developers with a good performance history in the County on a pilot basis, on lands with an approved Area Structure Plan where subdivision development is expected in the near future (i.e. not applicable for single-parcel grading activities).

Issue three: UDI has requested that security requirements be further reduced for developer-built leviable infrastructure that has funding available. Notably, Administration does not support a blanket reduction to developer-built leviable infrastructure, however we understand flexibility exists in Policy SER-009-044 to address special consideration of reduced liability situations on a case-specific basis for opportunity to balance developer financial impact and County liability; to date, changes have not been made to the draft policy to accommodate this request.

With issues one and two being (or will be) addressed, and due to the significant passage of time since our original letter was provided, please accept this updated letter as UDI-ER-SC general support of the noted subject line. We are appreciative of the work we (collectively) have been able to accomplish on this matter.

Thank you in advance and we look forward to finalizing and approval of the *Policy*.

Regards,



Jim Sheasgreen, P.Eng.
Chair, UDI Strathcona County Committee

Cc: UDI-ER Strathcona County Committee
Mike Kohl, UDI-ER, Chair
Rick Preston, UDI-ER, Executive Director
Deann Kwong, UDI-ER, Manager Industry Relations