



St. John's Land Development Advisory Authority

Activity Plan

Fiscal Years 2017-20



Chairperson's Message

Honourable Steve Crocker
Minister of Fisheries and Land Resources
Petten Building
30 Strawberry Marsh Road
P.O. Box 8700
St. John's, NL A1B 4J6

Dear Minister:

In accordance with the provisions of the *Transparency and Accountability Act* for category 3 public bodies, I am pleased to submit a Performance-Based Activity Plan for the St. John's Land Development Advisory Authority. This activity plan meets the requirements of the *Transparency and Accountability Act* for a Category 3 entity and covers the period of April 1, 2017 to March 31, 2020.

The St. John's Land Development Advisory Authority's mandate is as follows:

- (a) Review applications to carry out development on land within the St. John's Urban Region Agriculture Development Area;
- (b) Inform municipalities of decisions made;
- (c) Monitor activities within the St. John's Urban Region Agriculture Development Area; and
- (c) Ensure awareness of the St. John's Urban Region Agriculture Development Area and associated regulations.

The strategic directions of Government related to the Department of Fisheries and Land Resources, including those outlined in **The Way Forward**, have been considered in the creation of this activity plan. More specifically, the work undertaken in this plan will assist in reaching the target to increase Newfoundland and Labrador's food self-sufficiency from its current 10 per cent to at least 20 per cent by 2022.

My signature below is on behalf of the St. John's Land Development Advisory Authority and indicative of the authority's accountability for the preparation of the plan and achievement of its objective.

Respectfully submitted,



Tara Morgan
Chairperson

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1. Overview

The St. John's Land Development Advisory Authority was created to review applications regarding development within the St. John's Agricultural Development Area (ADA) as per the St. John's Urban Region Agriculture Development Area Regulations.

There are 12,166 hectares of land within the St. John's Urban Region ADA that fall within seven municipalities on the North East Avalon: St. John's, Conception Bay South, Logy Bay-Middle Cove-Outer Cove, Portugal Cove-St. Phillips, Flat Rock, Torbay and Pouch Cove.

Section 3 (3) and (4) of the *St. John's Urban Region Agriculture Development Area Regulations* under the *Lands Act* provides for the appointment of the St. John's Land Development Advisory Authority by the Minister of the Department of Fisheries and Land Resources.

The number and timing of applications received will dictate the meeting schedule of the St. John's Land Development Advisory Authority, however the board typically meets 12 times per year.

The Authority must have at least five people including a Chairperson and a Secretary. Members of the Authority are made up from various government departments that have a role in land use planning and can include a member of the community. All members are regionally located within the North East Avalon with the exception of the Chairperson.

Budgetary support for operations is also provided through the department.

The current committee structure is as follows:

Position	Name	Organization	Region
Chair	Tara Morgan	Department of Fisheries and Land Resources	Western
Secretary	Megan Nichols	Department of Fisheries and Land Resources	Eastern
Member	John Del Rizzo	Department of Fisheries and Land Resources	Eastern
Member	Gerry Wicks	Department of Fisheries and Land Resources	Eastern
Technical Support	Vacant	Department of Municipal Affairs and Environment	Eastern
Technical Support	Robert Locke	Service NL	Eastern

All members of the St. John's Land Development Advisory Authority are Government of Newfoundland and Labrador employees requiring no remuneration.

For further information contact: Megan Nichols, Land Management Officer, Brookfield Road (T) 729-6758.

2. Mandate

The St. John's Land Development Advisory Authority has a mandate to:

- (a) Review applications to carry out development on land within the St. John's Urban Region Agriculture Development Area;
- (b) Inform municipalities of decisions made;
- (c) Monitor activities within the St. John's Urban Region Agriculture Development Area; and
- (c) Ensure awareness of the St. John's Urban Region Agriculture Development Area and associated regulations.

3. Primary Clients

The clients of the St. John's Land Development Advisory Authority are individuals or organizations who apply through the municipal councils of the City of St. John's, Town of Portugal Cove-St. Philip's, Town of Pouch Cove, Town of Flatrock, Town of Torbay, Town of Logy Bay-Middle Cove-Outer Cove, and the Town of Conception Bay South to carry out development on land in the Agricultural Development Area of the St. John's Urban Region.

4. Objective

The St. John's Land Development Advisory Authority reviews applications for all proposed developments within the boundaries of the St. John's Urban Region Agriculture Development Area in accordance to the regulations. Applications are submitted to the local municipality and forwarded to the authority. All applications are given due consideration under the regulations and are either approved or refused according to the level of agricultural impact. The decision is forwarded to the municipality who then notifies the applicant. In the case of a refusal by the Authority, the applicant may appeal in writing to the St. John's Urban Region Agriculture Appeal Board within thirty (30) days after the applicant is notified by the municipality of the decision by the Authority.

As the focus of the St. John's Land Development Advisory Authority will remain the same for the entire plan, the St. John's Land Development Advisory Authority will report on the same objective and indicators in all three years.

Objective: By March 31, 2018, the St. John's Land Development Advisory Authority will have worked to ensure development activities in the St. John's Urban Region Agriculture Development Area are compliant with the Act and Regulations, thus supporting ongoing, sustainable agricultural development in the area.

Indicators:

- Reviewed all applications and rendered decisions
- Periodically met with municipalities and land owners to provide education and awareness on the role of the Authority.
- Maintained records of decisions
- Communicated decisions to municipalities in a timely manner
- Monitored development activities for compliance with regulations and reported to municipal jurisdiction any non-compliances where applicable.