

# Regulatory Burden

DISCUSSION PAPER SUMMARY

**Regarding the Pressing Need to  
Reduce Development Regulations  
in the Edmonton Metro Region**

DEVELOPMENT INDUSTRY

MUNICIPAL PARTNERS



Urban Development Institute  
EDMONTON REGION



# Regarding the Pressing Need to Reduce Development Regulations in the Edmonton Metro Region

“Reducing [the] regulatory burden does not require significant deregulation or the reduction of necessary protections. **It requires governments to work with businesses to find more efficient ways to achieve public policy objectives.** For regulators, more efficient processes will have the benefit of freeing up resources to focus on the continued modernization and alignment of regulatory frameworks.”<sup>1</sup>



## Government Regulations

- Excessive regulations act to *increase* the cost of doing business.
- This can be through increasing timelines and delays, additional costs, and uncertainty – all which directly impact business.



## Current Market Conditions

Low oil prices and the negative impact of COVID-19 has created a precarious economic situation. While the full economic impact is still to be determined, the early numbers are dire.



## Regulatory Burden in Edmonton Metro

There are a number of areas where development regulations could be reduced.

- CCC & FAC Inspections
- Environmental Reserve (ER) Dedication Process
- Process Issues
- Required Reports
- Shared Park Development Program
- Required Wildlife Crossing Infrastructure



## Key Message

**This is a critical time and opportunity for our industry and all government partners to work together and identify regulations that no longer make sense in our current economic environment.**

Finding efficiencies and reducing burdensome regulations will allow the development industry to focus on what it does best - providing innovative, affordable housing solutions that meet market demands while creating jobs and generating downstream economic returns back to all government partners.

<sup>1</sup> *Death by 130,000 Cuts: Improving Canada's Regulatory Competitiveness.* The Canadian Chamber of Commerce, p. 24.