

The Statements of Provincial Interest Regulations

being

Chapter P-13.2 Reg 3 (effective March 29, 2012) as amended
by Saskatchewan Regulations [85/2020](#).

NOTE:

This consolidation is not official. Amendments have been incorporated for convenience of reference and the original statutes and regulations should be consulted for all purposes of interpretation and application of the law. In order to preserve the integrity of the original statutes and regulations, errors that may have appeared are reproduced in this consolidation.

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The Planning and Development Act, 2007

Title

1 These regulations may be cited as *The Statements of Provincial Interest Regulations*.

Adoption of statements of provincial interest

2 The Statements of Provincial Interest set out in the Appendix to these regulations are adopted for the purposes of *The Planning and Development Act, 2007*.

5 Apr 2012 cP-13.2 Reg 3 s2.

Coming into force

3 These regulations come into force on the day on which they are filed with the Registrar of Regulations.

5 Apr 2012 cP-13.2 Reg 3 s3.

Appendix

1. INTRODUCTION

Land use planning facilitates the orderly development of land, resources, infrastructure and services, with a view to securing the economic, environmental, social and cultural well-being of urban and rural communities. The driving force in planning is often the need for change, the need for improved management or the need for a different pattern of land use, dictated by changing investment circumstances.

The Planning and Development Act, 2007 authorizes the Lieutenant Governor in Council to adopt Statements of Provincial Interest. These Statements of Provincial Interest link provincial and municipal objectives for land use planning and, as a result, directly affect the use of land and impact community development, economic growth and environmental stewardship. These Statements of Provincial Interest reflect the diversity of issues affecting Saskatchewan's communities and regions, recognizing that wise management of development involves facilitating, promoting and sustaining growth, based on cooperative planning principles.

Municipalities are authorized under the Act to set policies governing the development of their communities by preparing and adopting:

- official community plans and district plans containing policies to guide land use and community development;
- zoning bylaws establishing permitted, prohibited or discretionary land uses, development standards and permit requirements; and
- subdivision bylaws.

P-13.2 REG 3 STATEMENTS OF PROVINCIAL INTEREST

These planning documents express community priorities and goals and allow developers, business owners and homeowners to make informed decisions about purchasing and developing property in the community. The Statements of Provincial Interest provide guidance to municipalities on a complex series of land use and development issues for municipalities, enabling them to facilitate the development of vibrant, safe, self-reliant and sustainable municipalities.

Provincial oversight to ensure consistency with the Statements of Provincial Interest occurs through the approval of new official community plans, district plans, zoning bylaws and subdivision bylaws. Subdivision approving authorities, including the province, are responsible for ensuring consistency with the Statements of Provincial Interest during the subdivision approval process.

2. PURPOSE

The purpose of the Statements of Provincial Interest is to:

- identify provincial interests to guide provincial and municipal planning decisions in the development of safe and secure communities;
- align provincial and municipal planning objectives to facilitate orderly development that is beneficial to communities; and
- guide the development of economically, environmentally, socially and culturally sustainable communities.

3. PLANNING PRINCIPLES

Both local decisions that meet the interests of the province and the planning process and principles that guide the decisions affecting land use and development are important in planning. The following principles provide a context for decision-making, are relevant to the design of official community plans, district plans, zoning bylaws and subdivision bylaws and are an integral part of interpreting and applying the Statements of Provincial Interest.

3.1 Comprehensive and Sustainable planning requires land use plans and development decisions to consider economic, environmental, social and cultural needs of communities and regions for present and future generations;

3.2 Responsive and Sensitive planning recognizes the importance of stakeholders and the contribution that they bring throughout the planning process;

3.3 Respectful and Balanced planning provides an atmosphere of mutual respect and encourages discussion that balances the interests of all stakeholders in the management of common provincial resources and the development of economic, environmental, social and cultural opportunities;

3.4 Efficient and Effective planning considers the orderly and beneficial development of land uses, infrastructure and community services to ensure public safety, to meet the needs of the community and to be consistent with strategic planning at the provincial level;

3.5 Informed and Innovative planning is based on relevant information and expected implications of making land use development decisions and considers innovative solutions to planning challenges;

3.6 Cooperative planning maximizes the use of human and material resources across regions, and involves individuals, municipalities, First Nations and Métis communities and provincial agencies as they work together toward a common vision to manage the economic, environmental, social, cultural and physical aspects of their communities and regions.

3.7 Proactive planning is the anticipation of future challenges, needs, or changes, such as climate change and demographics, that may impact Saskatchewan communities;

3.8 Inclusive planning considers the diversity of people and perspectives when formulating planning documents and arriving at planning decisions.

4. INTERPRETATION

INFORMATION NOTE

A glossary of terms used in these Statements of Provincial Interest appears at the end of this document

4.1 The Statements of Provincial Interest should be read in their entirety to gain an appreciation of the complexity of development considerations that affect the achievement of economic, environmental, social and cultural objectives.

4.2 Each statement of interest is followed by issues or objectives municipalities are expected to address “insofar as is practical” in official community plans, district plans, zoning bylaws and subdivision bylaws.

4.3 No additional ability to appeal a provincial or municipal planning decision is created by the Statements of Provincial Interest.

4.4 Decisions of a municipal council, a development officer, a district planning commission, a district planning authority, a regional planning authority, a development appeals board, a district development appeals board, the Saskatchewan Municipal Board or the minister with respect to any planning matter must be consistent with the Statements of Provincial Interest.

4.5 The minister has the final authority to determine whether an official community plan, district plan, zoning bylaw or subdivision bylaw, or amendment to those bylaws, is consistent with the Statements of Provincial Interest.

4.6 If there is a conflict in interpretation of the Statements of Provincial Interest, final authority for implementing, interpreting and determining the practicality of applying portions of the Statements of Provincial Interest lies with the minister.

4.7 Words or phrases used in the Statements of Provincial Interest have the same meaning as they have in the Act. Some words or phrases not defined in the Act are included in the glossary to these Statements of Provincial Interest.

4.8 There is no implied priority to the Statements of Provincial Interest based on the order in which they appear.

5. IMPLEMENTATION AND TRANSITIONAL

5.1 The Statements of Provincial Interest are effective on the date on which the regulations adopting them come into force. Provincial and municipal planning decisions made on or after the effective date must be consistent with the Statements of Provincial Interest.

5.2 The Statements of Provincial Interest are implemented through official community plans, district plans, zoning bylaws, subdivision bylaws, and subdivision and development permit decisions, conditions or standards.

5.3 Official community plans, district plans, zoning bylaws or subdivision bylaws approved by the minister on or after the effective date are deemed to be consistent with the Statements of Provincial Interest.

5.4 Those portions of planning documents or decisions that are inconsistent with the Statements of Provincial Interest, without demonstrating a practical reason for being so, are considered inconsistent with the Act and are not valid.

5.5 The deemed consistency of an official community plan, district plan or zoning bylaw pursuant to paragraph 5.3 does not prevent the minister from seeking an amendment to the plan or bylaw pursuant to the Act.

5.6 Development permit decisions must be consistent with the Statements of Provincial Interest.

6. STATEMENTS OF PROVINCIAL INTEREST

6.1 Agriculture and Value-Added Agribusinesses

STATEMENT OF INTEREST

The province has an interest in supporting and promoting a sustainable and dynamic agricultural sector that optimizes the use of agricultural land for growth opportunities and diversification in agricultural operations and value-added agribusiness.

Planning Documents and Decisions

To assist in meeting the province's agricultural interests, planning documents and decisions shall, insofar as is practical:

1. Recognize the value of agricultural land for sustainable growth of agricultural operations and value-added agribusiness;
2. Provide opportunities for the growth, diversification and expansion of agricultural operations and value-added agribusiness;
3. Consider the compatibility of new development with existing and planned agricultural operations, including intensive livestock operations, and value-added agribusiness;
4. Locate non-agricultural development to avoid, minimize or mitigate fragmentation of agricultural land and its conversion to other land uses;
5. Include intensive livestock operations as a permitted or discretionary land use in each rural municipality;

6. Identify areas within rural municipalities that are not suitable for agricultural operations, including intensive livestock operations, and value-added agribusiness; and

7. Ensure that municipal permit requirements related to agricultural operations and value-added agribusiness do not duplicate or conflict with provincial regulatory requirements.

6.2 Biodiversity and Natural Ecosystems

STATEMENT OF INTEREST

The province has an interest in conserving Saskatchewan's biodiversity, unique landscapes and ecosystems for present and future generations.

Planning Documents and Decisions

To assist in meeting the province's interests in biodiversity and natural ecosystems, planning documents and decisions shall, insofar as is practical:

1. Consider the ecological value, integrity and management of wetlands, riparian areas, significant natural landscapes and regional features, and provincially designated lands;
2. Avoid, minimize or mitigate development impacts to safeguard the ecological integrity of wetlands, riparian areas, significant natural landscapes and regional features, and provincially designated lands;
3. Consider dedication of critical or threatened habitat and environmentally sensitive areas as environmental reserve;
4. Recognize Crown rights and responsibilities to regulate activities related to the utilization and protection of forest resources on Crown forest lands; and
5. Recognize and support provincial planning initiatives contributing to ecological integrity.

6.3 First Nations and Métis Engagement

STATEMENT OF INTEREST

The province has an interest in enhancing the participation of First Nations and Métis communities in land use planning and in fostering respectful relationships between municipalities and First Nations and Métis communities.

Planning Documents and Decisions

To assist in meeting the province's First Nations and Métis engagement interests, planning documents and decisions shall, insofar as is practical:

1. Identify local and regional First Nations and Métis communities;
2. In the spirit of reconciliation, consider Indigenous interests, Indigenous knowledge, and present day Indigenous land uses;
3. Provide opportunities to engage and partner with First Nations and Métis communities on economic, environmental, social, cultural and service delivery initiatives; and
4. Encourage proponent engagement with First Nations and Métis communities in advance of proposed development that is in proximity to Crown lands, public water bodies, and Reserve lands.

6.4 Heritage and Culture

STATEMENT OF INTEREST

The province has an interest in ensuring that Saskatchewan's culture and heritage resources are protected, conserved and responsibly used.

Planning Documents and Decisions

To assist in meeting the province's culture and heritage interests, planning documents and decisions shall, insofar as is practical:

1. Provide for the protection and conservation of culture and heritage resources;
2. Encourage opportunities for the reuse, rehabilitation, preservation or restoration of historic buildings;
3. Avoid, minimize or mitigate adverse development impacts to culture and heritage resources; and
4. Encourage the development, use and promotion of culture and heritage resources, where appropriate.

6.5 Inter-municipal Cooperation

STATEMENT OF INTEREST

The province has an interest in promoting inter-municipal cooperation that facilitates strong partnerships, joint infrastructure and coordinated local and regional development.

Planning Documents and Decisions

To assist in meeting the province's inter-municipal cooperation interests, planning documents and decisions shall, insofar as is practical:

1. Establish inter-municipal processes for managing land in areas of common interest;
2. Identify opportunities for strategic, flexible and innovative partnerships; and
3. Encourage regional opportunities to develop, upgrade or fund public works, public facilities, dedicated lands and recreational facilities, transportation infrastructure, service delivery and housing.

6.6 Mineral Resource Exploration and Development

STATEMENT OF INTEREST

The province has an interest in maintaining and encouraging the exploration for and development of mineral resources.

Planning Documents and Decisions

To assist in meeting the province's mineral resource interests, planning documents and decisions shall, insofar as is practical:

1. Include mineral resource exploration and development as a permitted land use in each rural municipality;
2. Allow access to mineral resources;

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3. Consider the compatibility of new development with existing and planned mineral resource development;
4. Consider access, setbacks from development, servicing of facilities and rehabilitation in the municipal approval process; and
5. Ensure that municipal permit requirements do not duplicate or conflict with provincial regulatory requirements.

6.7 Public Safety**STATEMENT OF INTEREST**

The province has an interest in ensuring the safety and security of individuals, communities and property from natural and human-induced threats.

Planning Documents and Decisions

To assist in meeting the province's public safety interests, planning documents and decisions shall, insofar as is practical:

1. Identify potential hazard lands and address their management;
2. Limit development on hazard lands to minimize the risk to public or private infrastructure;
3. Prohibit the development of new buildings and additions to buildings in the floodway of the 1:500 year flood elevation of any watercourse or water body;
4. Require flood-proofing of new buildings and additions to buildings to an elevation 0.5 metres above the 1:500 year flood elevation of any watercourse or water body in the flood fringe;
5. Incorporate available flood mapping into land use planning documents, including zoning bylaws, and decisions;
6. Locate subdivisions, transportation infrastructure and public works to avoid, minimize or mitigate threats to the community from wildfire or other emergencies;
7. Consider community and regional fire protection measures, including escape routes and provision of emergency services, adjacent to forests or areas at risk of wildfire; and
8. Consider strategies that would avoid, minimize, or mitigate potential impacts a changing climate may have on the community.

6.8 Public Works**STATEMENT OF INTEREST**

The province has an interest in safe, healthy, reliable and cost-effective public works to facilitate economic growth, community development, and resilience to extreme weather events.

Planning Documents and Decisions

To assist in meeting the province's public works interests, planning documents and decisions shall, insofar as is practical:

1. Encourage the identification of future corridors, easements and land for public works during the official community plan and/or concept plan stage;

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2. Ensure that necessary corridors, easements and land for public works are dedicated during the subdivision and development processes;
3. Locate new public works in areas of compatible land use and ensure new land use is compatible with existing and planned public works;
4. Address the management of local and regional public works assets;
5. Consider the cumulative effects of development on local and regional public works capacity;
6. Consider opportunities for the incorporation of regional energy production and public works; and
7. Consider the impacts of climate change and extreme weather events when planning and locating public works.

6.9 Recreation and Tourism**STATEMENT OF INTEREST**

The province has an interest in supporting a high quality of life for Saskatchewan's citizens and visitors by providing and actively promoting recreation and tourism opportunities.

Planning Documents and Decisions

To assist in meeting the province's recreation and tourism interests, planning documents and decisions shall, insofar as is practical:

1. Consider the development of regional open space, leisure and tourism opportunities;
2. Identify local and regional landscapes that are suitable for open space, leisure and tourism opportunities;
3. Support access to unoccupied Crown lands and provincial forests for recreation, tourism, hunting and fishing;
4. Identify the future open space and recreation needs of the community and a broad strategy to meet those needs; and
5. Consider development impacts on existing or planned recreational and tourism areas.

6.10 Residential Development**STATEMENT OF INTEREST**

The province has an interest in citizens having access to a range of housing options to meet their needs and promote independence, security, health and dignity for individuals, enhancing the economic and social well-being of communities.

Planning Documents and Decisions

To assist in meeting the province's residential development interests, planning documents and decisions shall, insofar as is practical:

1. Locate residential development to be compatible with other land uses;
2. Make the best use of existing municipal infrastructure when planning residential development;

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3. Identify existing and future residential needs of the community along the entire housing continuum; and
4. Allow for a range of housing options appropriate for development in the community.

6.11 Sand and Gravel**STATEMENT OF INTEREST**

The province has an interest in ensuring that sand and gravel resources are accessible for development.

Planning Documents and Decisions

To assist in meeting the province's sand and gravel interests, planning documents and decisions shall, insofar as is practical:

1. Ensure that sand and gravel development is compatible with existing and planned land uses;
2. Ensure that sand and gravel development is operated with minimal disturbance to the environment and aquifers;
3. Require that future reclamation of the sand and gravel development be addressed during the development permit approval stage; and
4. Include sand and gravel development as a permitted or discretionary land use in each rural municipality.

6.12 Shore Lands and Water Bodies**STATEMENT OF INTEREST**

The province has an interest in environmental stewardship, responsible development and public access to provincial water bodies and shore lands.

Planning Documents and Decisions

To assist in meeting the province's water bodies and shore lands interests, planning documents and decisions shall, insofar as is practical:

1. Consider the impacts of development on associated water bodies and shore lands, aquatic life and habitat;
2. Avoid, minimize or mitigate potential development impacts to waterways, watersheds, water bodies, wetlands, shore lands, aquifers and groundwater;
3. Integrate provincial watershed management planning considerations into local and regional planning; and
4. Preserve and enhance public access to water bodies, shore lands and reservoirs for recreational use.

6.13 Source Water Protection**STATEMENT OF INTEREST**

The province has an interest in the protection of water sources that provide safe drinking water.

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To assist in meeting the province's interests in source water protection, planning documents and decisions shall, insofar as is practical:

1. Ensure that water quality for human consumptive or hygienic use is not compromised by new development;
2. Consider the effects of development on water quantity; and
3. Confirm, before approval, that there is an established or proven supply of water capable of servicing the needs of a proposed development.

6.14 Transportation**STATEMENT OF INTEREST**

The province has an interest in safe, cost-effective, transportation systems that meet existing and future needs for economic growth, community development and diversification.

Planning Documents and Decisions

To assist in meeting the province's transportation interests, planning documents and decisions shall, insofar as is practical:

1. Consider both human and environmental interests when planning, constructing, maintaining, decommissioning and reclaiming road systems and other transportation corridors;
2. Ensure that development is compatible with existing and planned transportation infrastructure, including rail lines, rail yards, airports, barge docks, ferry landings and provincial highways;
3. Consider setbacks, noise, and vibration when contemplating development in proximity to existing or proposed railway operations;
4. Ensure the current and future runway expansion plans, aviation and navigation needs of the Saskatoon and Regina International Airports are not compromised by development in proximity to these airports;
5. Be consistent with provincial transportation plans; and
6. Encourage opportunities for efficient and cost-effective alternative transportation methods.

6.15 Community Health and Well-Being**STATEMENT OF INTEREST**

The province has an interest in supporting the development of communities that enhance the physical and mental health and well-being of Saskatchewan people.

Planning Documents and Decisions

To assist in meeting the province's interest in healthy communities, planning documents and decisions shall, insofar as is practical:

1. Encourage healthy neighbourhood design, including complete, compact and connected communities;
2. Encourage the development of accessible communities that meet the needs of all people;

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3. Encourage access to natural environments and dedicated lands;
4. Encourage active transportation and physical activity for people of all ages and abilities;
5. Encourage the availability and accessibility of food that contributes to health and well-being; and
6. Support the development of facilities, including group homes, custody facilities, senior care homes and child care facilities, that are necessary to meet the well-being of all Saskatchewan residents.

6.16 Economic Growth**STATEMENT OF INTEREST**

The province has an interest in a strong provincial economy that helps improve the quality of life for all Saskatchewan people.

Planning Documents and Decisions

To assist in meeting the province's economic interests, planning documents and decisions shall, insofar as is practical:

1. Consider the benefits of economic development opportunities;
2. Provide transparent and timely processes for development applications; and
3. Consider streamlining and modernizing regulatory requirements to facilitate growth and development.

7. GLOSSARY OF TERMS

"Act" means *The Planning and Development Act, 2007*.

"agricultural operation" means an agricultural operation as defined within *The Agricultural Operations Act*.

"compatible" means, with respect to land use, that land uses are able to exist near to each other without conflict or are consistent and capable of being used in combination with each other.

"culture resources" means any item a community identifies as important for supporting and expressing its shared values, identity and way of life, and can include community events, community organizations, museums, galleries, libraries, rituals, languages, customs, stories, local arts and crafts, publishing, music, and film.

"ecosystem" means an interdependent system containing all living organisms, the physical and chemical factors of their environment and the processes that link them.

"engagement" means an action or process that provides an opportunity for a person or organization, outside of any legal constitutional obligation, to inform, learn from, involve and cooperate with individuals and organizations that are interested in, and may be affected by, potential actions or decisions.

"environmentally sensitive lands and areas" means lands or areas with natural features where precautions, mitigation or constraints are needed to minimize impacts. These include the following:

- a ravine, coulee, swamp, natural drainage course or creek bed;

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- wildlife habitat, environmentally sensitive or significant natural or heritage areas;
- flood-prone or potentially unstable land; or
- land abutting lakes streams or rivers for pollution prevention, bank preservation or development protection from flooding.

“flood fringe” means the portion of the flood plain inundated by the 1:500 year flood that is not floodway;

“flood plain” means the area inundated by water from a watercourse or water body during a 1:500 year flood and is made up of the floodway and the flood fringe.

“flood proofed” means a measure, or combination of structural and non-structural measures, incorporated into the design of a structure that reduces or eliminates the risk of flood damage to a defined elevation.

“floodway” means the portion of the flood plain adjoining the channel where the waters in the 1:500 year flood are projected to:

- (a) meet or exceed a depth of one metre; or
- (b) meet or exceed a velocity of one metre per second;

“hazard land” means land that is contaminated, unstable, prone to flooding or otherwise unsuited for development or occupation because of its inherent danger to public health, safety or property.

“heritage resources” means:

- (a) archaeological and paleontological objects; and
- (b) any property or site that is of interest for its architectural, historical, cultural, environmental, archaeological, paleontological, aesthetic or scientific value.

Heritage resources includes built sites and structures, archaeological sites and objects, paleontological localities and objects, traditional cultural locations and cultural landscapes.

“housing continuum” means the range of types of housing in a community and includes shelters, supportive or transitional housing, cooperative housing, rental properties and various other properties regardless of ownership or market characteristics.

“human-induced threats” means hazardous or toxic spills, utility failures, structural collapse, train derailments and other human-induced events harmful to public safety.

“intensive livestock operation” means an intensive livestock operation as defined in *The Agricultural Operations Act*.

“mineral exploration and development” means any development necessary to fulfil the rights to:

- (a) search, dig, bore and drill for oil and gas, oil sands or oil shale, as the case may be, within the subject lands;

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(b) win, get, recover, extract, procure, carry away, dispose of and sell the oil and gas, oil sands or oil sands products or oil shale or oil shale products, as the case may be, found within the subject lands; and

(c) explore for, mine, work, recover, procure, carry away and dispose of any minerals within the subject lands.

“mineral resources” means mineral resources as defined in *The Mineral Resources Act, 1985*.

“planning document” means any official community plan, a plan prepared for a planning district pursuant to section 102 of the Act, a zoning bylaw, a subdivision bylaw and any appendices forming part of the plan or bylaw.

“planning decisions” means any decision of a municipal council, development officer, district planning commission, district planning authority, regional planning authority, development appeals board, district development appeals board, the Saskatchewan Municipal Board or the Minister of Government Relations made pursuant to an authority under the Act.

“provincially designated lands” means lands designated or identified by the province or its agencies as parklands, ecological reserves or wildlife habitat lands, including critical habitat of species at risk.

“provincial forests” means Crown resource lands as defined in *The Forest Resources Management Act*.

“responsible development” means the management of human relationships with the natural environment so that economic, social and cultural needs are met and ecological processes and natural diversity are maintained.

“sand and gravel” means sand and gravel products, excluding ceramic clays and granular silica, found on the surface of land and obtainable by either or both of the following methods:

- (a) stripping off the surface;
- (b) excavating.

“sustainable” means meeting present needs without compromising the ability of future generations to meet their needs.

