

# Notice of Intent Guidelines for Fill Placement Associated with Land Development

June 10, 2026

This document provides guidance on when fill placement associated with land development works under the Agricultural Land Reserve Use Regulation (“ALR Use Regulation”) may be considered through a Notice of Intent (“NOI”).

An NOI is intended only for proposals involving minor or limited fill placement. Activities that involve significant fill volumes or extensive parcel coverage are not appropriate for an NOI and must instead proceed through a Soil or Fill Use Application. To be eligible for consideration, the activity must also correspond to a permitted farm or non-farm use listed in the ALR Use Regulation.

## **1. Fill Placement for Land Development**

Small-scale, localized fill placement (i.e., not bulk or area-wide filling) undertaken to address minor topographic features, such as swales or frost pockets, for soil-bound agricultural purposes may be considered through the NOI process.

Fill placement associated with drainage or irrigation works, including berming or reservoir construction, may also be considered where the works are necessary for farm use on the parcel and are proportionate to the agricultural need being addressed. These works must not interfere with local or regional drainage patterns or impede waterways, or conflict with applicable local government and provincial regulations.

Minor landscaping may also qualify where it is incidental to a residential use permitted under the ALR Use Regulation on the parcel.

An NOI is only appropriate where fill placement has not yet commenced, and the proposal is clearly associated with a permitted farm or non-farm use.

An NOI may not be used to phase fill placement over multiple NOI submissions where the cumulative result would constitute bulk or area-wide filling. Previous fill placement on the parcel will be considered when determining whether a proposal is appropriately minor in scale.

## **2. Supporting Documentation**

Given the limited scale of fill placement considered under an NOI, extensive technical documentation is generally not required.

However, the following documentation in support of the NOI is recommended to assist with the evaluation of the NOI:

- A site plan showing the location, extent, and depth of proposed fill placement relative to parcel boundaries, drainage features, and adjacent agricultural land.
- Cross-sections, where relevant, illustrating the relationship between proposed fill grades, existing topography, and drainage channels.

Where a landowner opts to submit an agricultural capability assessment, fill placement plan, or reclamation plan, the report must be prepared by a qualified professional in accordance with ALC [Policy P-10](#) and [Policy P-11](#).

### **3. What the ALC CEO Considers for Fill Placement Proposals**

When reviewing an NOI submission for fill placement for land development works, the CEO or delegate of the CEO will consider whether:

- The proposed fill activity is clearly linked to a use permitted under the ALR Use Regulation.
- The fill is necessary to aid or improve the productivity or viability of the farm operation.
- Fill placement will not reduce the agricultural capability of the land, degrade soils, or limit the range of crops that can be grown compared to current conditions.
- Fill placement is the only practicable means of achieving the proposed agricultural improvement.
- Where low soil fertility or degraded soil conditions are the primary concern, soil amendments have been considered as an alternative to fill prior to submission.
- The proposed final grade integrates with adjacent landforms and provides a smooth transition to surrounding drainage channels and land contours.
- Fill will not foul, obstruct, or impede the flow of a ditch or watercourse.
- The proposed finished grade does not exceed 0.5 metres above the maximum seasonal high water table, as confirmed by a Qualified Registered Professional.
- The fill activity will be completed within a short time frame (generally less than 1 year); extensions require demonstration of extenuating circumstances.

### **4. Related Policies and Resources**

<a href="#">Soil or Fill Use &amp; Notice of Intent</a>	ALC website page covering permitted activities, prohibited fill, pathway overview, and how to submit.
<a href="#">Policy P-10</a>	Criteria for agricultural capability assessments.
<a href="#">Policy P-11</a>	Expert opinions in ALC matters.

<a href="#">Policy P-12</a>	Soil and fill publications and reference materials.
<a href="#">Information Bulletin No 7</a>	Soil or Fill Use in the ALR