

M I N U T E S

REGULAR COUNCIL MEETING

Mountain View County

Minutes of the Regular Council Meeting held on Wednesday, January 16, 2008, in the Council Chamber, 1408 Twp. Rd. 32.0, Didsbury, AB

PRESENT: Reeve A. Kemmere  
Councillor K. Blain  
Councillor G. Day  
Councillor G. Ingeveld  
Councillor L. Negroportes  
Councillor E. Page  
Councillor L. Yakimchuk

IN ATTENDANCE: D. Plamping, Chief Administrative Officer  
S. McInnis, Director, Operational Services  
G. Wiens, Director, Corporate Services  
T. Martens, Director, Legislative and Community Services  
D. Hawryluk, Director, Planning and Development  
T. Johnston, Planner, Planning and Development  
J. Koch, Communications Coordinator  
S. Carrick, Municipal Intern  
G. Eyers, Executive Assistant

CALL TO ORDER: Reeve Kemmere called the meeting to order at 9:00 a.m.

The meeting began with the recitation of the Lord's Prayer.

Reeve Kemmere provided introductions of Council and staff.

AGENDA & MINUTES

Reeve Kemmere advised that the following be added to the agenda:  
(2.1) Delegation – Murray McKnight, Olds College Land Sciences Department  
(6.9) AAMDC Training Courses

Moved by Councillor Blain  
RC08-001 That Council adopt the agenda of the Regular Council Meeting of Wednesday, January 16, 2008 as amended. Carried.

Moved by Councillor Yakimchuk  
RC08-002 That Council adopt the minutes of the Regular Council Meeting of December 12, 2008. Carried.

Moved by Councillor Day  
RC08-003 That Council adopt the minutes of the Special Council Meeting of December 12, 2008. Carried.

DELEGATION

Reeve Kemmere welcomed Mr. Murray McKnight and students of the Olds College Land Sciences Department to the Regular Council Meeting.

Mr. McKnight provided an overview of the Olds College Fundamental of Land Use Planning Program.

Reeve Kemmere thanked Mr. McKnight and the students for coming to the meeting.

PUBLIC HEARINGS  
Bylaw #LU 58/07  
SW 19-33-3 W5M

Reeve Kemmere reconvened the public hearing regarding Bylaw #LU 58/07.

The application for redesignation of the SW 19-33-3 W5M, was reintroduced by the Planning and Development Department and the following information was introduced as

provided in the agenda package such as the application for redesignation, location map, assessment map, site map, and aerial photos. The Planning and Development Department provided specific information to the application as follows:

- To redesignate 3.78 acres from Agricultural District "A" to Country Residential "CR"
- Assessment Value of 52.8%
- CLI rating 4

The Planning and Development Department advised that the proposed redesignation was deferred pending further information regarding an open discharge sewage system and has been reviewed and is recommending that Bylaw #LU 58/07 be adopted including the Amended Schedule "A".

The Planning and Development Department advised no correspondence was received provided to Council.

David Derksen, applicant, stated that the matter has been discussed and the owner is in agreement to a reduced parcel size.

Reeve Kemmere asked if there were any comments from the gallery. No one came forward.

Council discussed the following:

- Existing fence line location
- Septic field location and setbacks

Reeve Kemmere asked if there were any comments from the gallery. No one came forward.

The applicant was provided the opportunity for closing remarks and declined.

The Planning and Development Department was provided the opportunity for closing remarks and declined.

Hearing no further comments Reeve Kemmere closed the Public Hearing.

RC08-004 Moved by Councillor Negropontes  
That Council adopt the Outline Plan as submitted for the proposed redesignation of lands in the SW 19-33-3 W5M. Carried.

RC08-005 Moved by Councillor Blain  
That Council give second reading to Bylaw No. LU 58/07 redesignation of lands in the SW 19-33-3 W5M.

The question on Motion #RC08-005 was not called.

RC08-006 Moved by Councillor Yakimchuk  
That Bylaw No. LU 58/07 be amended by replacing Schedule "A" with the amended Schedule "A". Carried.

The question on Motion # RC08-005 was called. Carried.

RC08-007 Moved by Councillor Negropontes  
That Council give third reading to Bylaw No. LU 58/07 redesignation of lands in the SW 19-33-3 W5M. Carried.

Bylaw #LU 62/07  
SW 36-29-6 W5M

Reeve Kemmere opened the public hearing regarding Bylaw #LU 62/07.

The application for redesignation of the SW 36-29-6 W5M, was introduced by the Planning and Development Department and the following information was introduced as provided in the agenda package such as the application for redesignation, location map, assessment map, site map, and aerial photos. The Planning and Development Department provided specific information to the application as follows:

- To redesignate 9.98 acres from Agricultural District "A" to Country Residential "CR"
- Assessment Value of 9.5%
- CLI rating 60% and 40%

The Planning and Development Department recommended that Bylaw #LU 62/07 be defeated as it does not meet MDP Policy 3.2.8(e) or section 7(e) within the Subdivision and Development Regulations of the Municipal Government Act, as the applicant is not willing to be responsible for upgrading Range Road 60A.

The Planning and Development Department advised that all correspondence received was provided to Council.

Dale Lesack, owner, stated that when he purchased the property an application was already in process and they have since amended the application. The new application now has larger parcels.

Scott Davis, applicant, stated the following:

- the land is suitable for the intended use
- low agricultural capability
- availability of water
- suitable building sites
- highest and best use
- traffic patterns and volumes

Mr. Davis advised that the owner is in agreement to provide the required road upgrades.

Reeve Kemmere asked if there were any comments from the gallery.

Bruce Brander, adjacent landowner, advised that he and his wife are opposed to the proposed redesignation due to the close proximity of the proposed lots to adjacent lands and would affect the quality of life of neighbours.

Council discussed the following:

- Road upgrades and proposed design
- Environmentally sensitive
- access to adjacent quarters is by a registered access agreement

Reeve Kemmere asked if there were any comments from the gallery. No one came forward.

The applicant was provided the opportunity for closing remarks and stated that he feels that it is not an environmentally sensitive area. The owner is in agreement to his fair share of road building costs.

The Planning and Development Department was provided the opportunity for closing remarks and stated that the Planning and Development would recommend a deferral pending an agreement regarding cost sharing road construction.

Hearing no further comments Reeve Kemmere closed the Public Hearing.

RC08-008 Moved by Councillor  
That Bylaw No. LU 62/07 redesignation of lands in the SW 36-29-6 W5M be deferred subject to receipt of further information regarding expenses and cost sharing options of road building costs.  
Carried.

Recess and Reconvene

Reeve Kemmere recessed the meeting at 10:25 a.m. and reconvened at 10:39 a.m.

Bylaw #LU 67/07  
SE 5-33-5 W5M

Reeve Kemmere opened the public hearing regarding Bylaw #LU 67/07.

The application for redesignation of the SE 5-33-5 W5M, was introduced by the Planning and Development Department and the following information was introduced as provided in the agenda package such as the application for redesignation, location map, assessment map, site map, and aerial photos. The Planning and Development Department provided specific information to the application as follows:

- To redesignate 14.2 acres from Agricultural District "A" to Commercial "C"
- Assessment Value of 34.0% and 8.5%
- CLI rating 5

The Planning and Development Department recommended that Bylaw #LU 67/07 be adopted.

The Planning and Development Department advised that no correspondence was received. The applicant was not in attendance.

Reeve Kemmere asked if there were any comments from the gallery. No one came forward.

Council discussed the following:

- Town of Sundre has been in discussion with the applicant regarding proposed lot sizes
- Flood matters could be considered at time of Development Permit
- Traffic matters would be considered at time of Subdivision
- Alberta Transportation has agreed to the proposed access

Reeve Kemmere asked if there were any comments from the gallery. No one came forward.

The Planning and Development Department was provided the opportunity for closing remarks and declined.

Hearing no further comments Reeve Kemmere closed the Public Hearing.

RC08-009 Moved by Councillor Ingeveld  
That Council give second reading to Bylaw No. LU 67/07 redesignation of lands in the SE 5-33-5 W5M.  
Carried.

RC08-010 Moved by Councillor Blain  
That Council give third reading to Bylaw No. LU 67/07 redesignation of lands in the SE 5-33-5 W5M.  
Carried.

BYLAWS  
Bylaw #LU 01/08  
NW 17-33-28 W4M

RC08-011 Moved by Councillor Yakimchuk  
That Council give first reading to Bylaw No. LU 01/08 redesignating the lands within the NW 17-33-28 W4M.  
Carried.

RC08-012 Moved by Councillor Day  
That Council set the Public Hearing for Bylaw No. LU 01/08 redesignating the lands within the NW 17-33-28 W4M for February 20, 2008 at or after 9:00 a.m.  
Carried.

Bylaw #LU 02/08 NW 18-29-4 W5M	RC08-013	Moved by Councillor Yakimchuk That Council give first reading to Bylaw No. LU 02/08 redesignating the lands within the NW 18-29-4 W5M.	Carried.
	RC08-014	Moved by Councillor Day That Council set the Public Hearing for Bylaw No. LU 02/08 redesignating the lands within the NW 18-29-4 W5M. for February 20, 2008 at or after 9:00 a.m.	Carried.
Bylaw #LU 03/08 SE 11-33-2 W5M	RC08-015	Moved by Councillor Negropontes That Council give first reading to Bylaw No. LU 03/08 redesignating the lands within the SE 11-33-2 W5M.	Carried.
	RC08-016	Moved by Councillor Negropontes That Council set the Public Hearing for Bylaw No. LU 03/08 redesignating the lands within the SE 11-33-2 W5M. for February 27, 2008 at or after 9:00 a.m.	Carried.
Bylaw #LU 04/08 SW 12-31-29 W4M	RC08-017	Moved by Councillor Day That Council give first reading to Bylaw No. LU 04/08 redesignating the lands within the SW 12-31-29 W4M.	Carried.
	RC08-018	Moved by Councillor Yakimchuk That Council set the Public Hearing for Bylaw No. LU 04/08 redesignating the lands within the SW 12-31-29 W4M for February 20, 2008 at or after 9:00 a.m.	Carried.
NEW BUSINESS Biosolids Disposal	RC08-019	Moved by Councillor Yakimchuk That Council approve, after the fact, the application of biosolids from the Town of Sundre Sewage Treatment facility on the land located in the NW 3-34-5 W5M.	Carried.
Olds College Gala	RC08-020	Moved by Councillor Page That Council authorize the purchase of eight seats at a cost of \$1,800.00 for the Olds College "Growing the Legacy" Gala on March 14, 2008.	Carried.
Olds/Didsbury Airport Questionnaire	RC08-021	Moved by Councillor Day That Council receive the summary of the Mountain View County Airport Survey and forward to the Mountain View County airport Management Committee.	Carried.
Safety Code Services	RC08-022	Moved by Councillor Negropontes That Council accept the suspension of Safety Code Services provided to the County from the Town of Didsbury effective January 2, 2008 for all new applications, subject to the Town of Didsbury completing all outstanding files assigned to their Safety Code Officer.	Carried.
Brownlee - Emerging Trends Workshop	RC08-023	Moved by Councillor Ingeveld That Council authorize all Councillors to attend the Brownlee emerging Trends in Municipal Law Workshop in Calgary, Thursday, February 7, 2008.	Carried.
Tax Penalty Cancellation	RC08-024	Moved by Councillor Page That Council deny the request to cancel \$231.55 in 2007 tax penalties for tax roll 533191000.	Carried.
Waiver of Dev Fees	RC08-025	Moved by Councillor Ingeveld That Council waive the development permit fee of \$287.50 for application DP 07-142.	Carried.
Airport Development Review	RC08-026	Moved by Councillor Page That Council review the process and guidelines for airport development in Mountain View County.	Carried.
AAMDC Training Courses	RC08-027	Moved by Councillor Day That Council authorize all Councillors to attend the AAMDC Training Courses.	Carried.

INFORMATION  
ITEMS

RC08-028 Moved by Councillor Yakimchuk  
 That Council receive the following items as information:  
 (1) CAO Action List dated January 9, 2008  
 (2) Sundre Forest Products Forest Management Plan  
 (3) 2007 Municipal Sponsorship Program  
 (4) Airport Management Committee Minutes – December 6, 2007  
 (5) Mountain View Regional Waste Commission – Deconstruction of Schools  
 (6) Mountain View Regional Waste Commission – Fee Schedule  
 (7) Mountain View Regional Waste Commission – Minutes December 13, 2007  
 (8) Mountain View Seniors Housing – 2008 Requisition  
 (9) Sundre Library Board Minutes 20071213

Carried.

ADJOURN

RC08-029 Moved by Councillor Day  
 That the Regular Council Meeting of Wednesday, January 16, 2008 be adjourned at 11:55 p.m.

Carried.

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Reeve Kemmere

I hereby certify these minutes are correct.

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Chief Administrative Officer