

MINUTES

REGULAR COUNCIL MEETING

Mountain View County

Minutes of the Regular Council Meeting held on Wednesday, June 22, 2022, in the Council Chamber, 1408 Twp Rd. 320, Didsbury, AB.

PRESENT:

Reeve A. Aalbers
Deputy Reeve Councillor G. Harris
Councillor A. Miller
Councillor D. Fulton
Councillor J. Lutz
Councillor P. Johnson

ABSENT:

Councillor G. Krebs

IN ATTENDANCE:

J. Holmes, Chief Administrative Officer
C. Atchison, Director, Legislative, Community, and Agricultural Services
L. Marshall, Director, Corporate Services
M. Bloem, Director, Planning and Development Services
R. Morrison, Director, Operational Services
A. Wild, Communications Coordinator
L. McMillan, Executive Assistant

CALL TO ORDER

Reeve Aalbers called the meeting to order at 9:00 a.m.

Reeve Aalbers introduced Council and staff.

AGENDA

Moved by Councillor Harris
RC22-336 That Council adopt the agenda of the Regular Council Meeting of June 22, 2022.
Carried.

MINUTES

Councillor Johnson suggested the recording be reviewed for the wording in motion RC22-327.

Reeve Aalbers recommended deferring this item until after a break, allowing administration time to listen to the recording.

Moved by Councillor Miller
RC22-337 That Council defer the Minutes of the Regular Council Meeting of June 8, 2022, to later in the meeting.
Carried.

PUBLIC HEARINGS

5. 1 - Bylaw #LU 16/22
SW 7-32-4-5

Reeve Aalbers opened the Public Hearing regarding Bylaw #LU 16/22 and read the Bylaw.

ADOPTED

The application for redesignation of the SW 7-32-4-5, was introduced by D. Gonzalez, Planning and Development Department, and the following information was introduced as provided in the agenda package such as the bylaw, location map, assessment map, site map, and aerial photos. The Planning and Development Department provided specific information to the application as follows:

- For subdivision – first parcel out from previously unsubdivided quarter section.
- Division 4

The Planning and Development Department recommended that Bylaw #LU 16/22 be given second reading.

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

The Owner provided an additional picture to the Planning and Development Department after the Agenda cut off. This document was presented to Council.

Micheline Maes, Owner, spoke to the neighbors' concerns with grizzly tracks. Ms. Maes met with the neighbor and hired a grizzly expert for 1 full year to monitor grizzly tracking and to ensure where the house is built is in line with helping local wildlife move without threats. The grizzly expert spent 3 days on the property and provided a preliminary map showing hair deposits along the fence line. Currently, there are no hair deposits near the proposed 5-acre subdivision. Ms. Maes advised the well site is formally abandoned and set to be reclaimed this year.

Council questions resulted in the following information:

- There is no food source on property other than natural berries and weeds.
- There is no evidence the bears are staying on the property. It appears they are travelling through the property.
- On the property, it is clear where the lowlands are. Although they are not always underwater, they would need to be filled in to build. Land further to the east would be less affected.

Reeve Aalbers 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.

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

Hearing no further comments Reeve Aalbers closed the Public Hearing.

Moved by Councillor Fulton

RC22-338 That Council give second reading to Bylaw No. LU 16/22 redesignating the lands within the SW 7-32-4-5.

ADOPTED
Carried.

Moved by Councillor Fulton
RC22-339 That Council give third reading to Bylaw No. LU 16/22 redesignating the lands within the SW 7-32-4-5.

Carried.

5. 2 - Bylaw #LU 18/22 NW 4-32-5-5

Reeve Aalbers opened the Public Hearing regarding Bylaw #LU 18/22 and read the Bylaw.

The application for redesignation of the NW 4-32-5-5, was introduced by R. Pohl, Planning and Development Department, and the following information was introduced as provided in the agenda package such as the bylaw, location map, assessment map, site map, and aerial photos. The Planning and Development Department provided specific information to the application as follows:

- To create a new residential parcel surrounding an existing dwelling site for his daughter and her family. The applicant is constructing a new dwelling within the balance of the quarter, south of the proposed parcel.
- Division 4

The Planning and Development Department recommended that Bylaw #LU 18/22 be given second reading.

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

James Wrayton, Owner, stated their family has been farming for 3 generations and this proposal is to help further succession planning.

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

Council questions resulted in the following information:

- As this proposal is 2.33 acres, Country Residential 1 District would be the appropriate zoning.
- The Applicant considered the existing development but wanted to make sure the farm development would be on the balance. Subject to approval, an RPR would be required as a condition of subdivision and if it is found that any of the development doesn't meet the setback, a setback relaxation can be requested.
- All portions of septic system is within proposal boundaries. Subject to approval, the subdivision requires the septic system be inspected to ensure it meets the current codes. It is up to the inspector to determine if it meets the current codes. If it doesn't, it would need to be updated.

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

ADOPTED

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

Hearing no further comments Reeve Aalbers closed the Public Hearing.

Moved by Councillor Harris
RC22-340 That Council give second reading to Bylaw No. LU 18/22 redesignating the lands within the NW 4-32-5-5.

Carried.

Moved by Councillor Harris
RC22-341 That Council give third reading to Bylaw No. LU 18/22 redesignating the lands within the NW 4-32-5-5.

Carried.

BYLAWS

7.1 - Bylaw #LU 17/22
NW 15-30-4-5

Moved by Councillor Fulton
RC22-342 That Council give first reading to Bylaw No. LU 17/22 redesignating the lands within the NW 15-30-4-5 as contained in the agenda package.

Carried.

Moved by Councillor Fulton
RC22-343 That Council set the Public Hearing for Bylaw No. LU 17/22 redesignating the lands within the NW 15-30-4-5 for July 13, 2022, at or after 9:00 a.m.

Carried.

7.2 - Bylaw #LU 20/22
Plan 1912539 Block 2
Lot 1 and SE 10-33-2-5

Moved by Councillor Lutz
RC22-344 That Council give first reading to Bylaw No. LU 20/22 redesignating the lands within Plan 1912539 Block 2 Lot 1 and SE 10-33-2-5 as contained in the agenda package.

Carried.

Moved by Councillor Lutz
RC22-345 That Council set the Public Hearing for Bylaw No. LU 20/22 redesignating the lands within Plan 1912539 Block 2 Lot 1 and SE 10-33-2-5 for July 13, 2022, at or after 9:00 a.m.

Carried.

7.3 - Bylaw #LU 22/22
NW 7-32-4-5

Councillor Johnson declared there may be a perception of Conflict of Interest under Mountain View County Bylaw No. 09/22 at 9:45 a.m. and left the room.

Moved by Councillor Harris
RC22-346 That Council give first reading to Bylaw No. LU 22/22 redesignating the lands within the NW 7-32-4-5 as contained in the agenda package.

Carried.

Moved by Councillor Harris
RC22-347 That Council set the Public Hearing for Bylaw No. LU 22/22 redesignating the lands within the NW 7-32-4-5 for July 13, 2022, at or after 9:00 a.m.

Councillor Johnson rejoined the table at 9:47 a.m.

7.4 - Bylaw #LU 23/22
NW 25-32-5-5

- Moved by Councillor Miller
RC22-348 That Council give first reading to Bylaw No. LU 23/22 redesignating the lands within the NW 25-32-5-5 as contained in the agenda package.

Carried.

- Moved by Councillor Miller
RC22-349 That Council set the Public Hearing for Bylaw No. LU 23/22 redesignating the lands within the NW 25-32-5-5 for July 13, 2022, at or after 9:00 a.m.

Carried.

NEW BUSINESS

10.1 – One-Page
Ministry Summaries

Councillor Miller stepped away from the table at 9:48 a.m.

Councillor Miller re-joined the table at 9:50 a.m.

- Moved by Councillor Harris
RC22-350 That the Reeve, on behalf of Council, send a letter of concern to the Minister of Agriculture and Forestry, regarding the potential loss of agricultural land for renewable energy projects.

Carried.

- Moved by Councillor Harris
RC22-351 That the Reeve, on behalf of Council, send a letter to the Minister of Energy, highlighting concerns on the lack of reclamation strategies and security deposits required for renewable energy projects on private land.

Carried.

- Moved by Councillor Johnson
RC22-352 That Council accept the One-Page Ministry Summaries as presented and request that they be sent to the applicable Ministries, as amended.

Carried.

OLD BUSINESS

9.1 – Lone Pine Clay Target
Club Tax Relief Request

Joe Vasek, Treasurer of the Lone Pine Clay Target Club, was present in Council. A Question-and-Answer session was held regarding his request.

Reeve Aalbers thanked Mr. Vasek for his attendance.

- Moved by Councillor Harris
RC22-353 That Council authorize Administration to grant tax relief to the Lone Pine Clay Target Club in the amount of \$515.79.

Carried.

RECESS AND RECONVENE:

Reeve Aalbers recessed the meeting at 10:20 a.m. and reconvened at 10:30 a.m.

DELEGATION

6.1 –STARS

Glenda Farnden, Sr. Municipal Relations Liaison, STARS Foundation, introduced herself. She provided an update on the organization.

A Question-and-Answer session was held.

Reeve Aalbers thanked Ms. Farnden for her presentation.

Councillor Lutz read in a letter on behalf of Division 7 resident, Hilary Lutz, detailing their experience with STARS and thanking them for their service.

Moved by Councillor Lutz
RC22-354 That Council receive the delegation from STARS as information.
Carried.

Moved by Councillor Harris
RC22-355 That Council direct Administration to bring back the STARS project sheet with a view to examining our yearly contribution to STARS for the 2023 budget.
Carried.

10.2 – 2022 Hard Road
Surface Repair Plan

Councillor Lutz stepped away from the table at 11:08 a.m.

Councillor Lutz re-joined the table at 11:11 a.m.

Moved by Councillor Fulton
RC22-356 That Council accept the 2022 Hard Road Surface Repair Plan as information.
Carried.

10.3 – Twp 322 Overlay
and Asphalt Long Patching

Moved by Councillor Harris
RC22-357 That Council accept the tender results of Township 322 Overlay and Asphalt Long Patching Program as information.
Carried.

10.4 – North Olds Golf
Course Subdivision Road

Moved by Councillor Fulton
RC22-358 That Council approve \$177,950 from the tax rate stabilization reserve to fund the additional repairs on the North Olds Golf Course Subdivision Road Project.
Carried.

MINUTES CONT.

Deputy Reeve Harris, being the Chair of the June 8, 2022 Regular Council Meeting, clarified that the Meeting Minutes, regarding motion RC-327 specifically, reflect the intent of Council and there is no amendments to the minutes required.

Moved by Councillor Lutz
RC22-359 That Council adopt the Minutes of the Regular Council Meeting of June 8, 2022.
Carried.

COUNCILLOR REPORTS

Council discussed the following:

- MAP Meeting
- National Indigenous Peoples Day celebrations in Olds
- Eagle Valley Cemetery Clean Up and Annual General Meeting
- Sundre Wellness Advocacy Meeting
- Virtual RDRWA Annual General Meeting
- CLIP Meeting
- Sundre Hospitals Futures Board Meeting
- Concerned Landowner Phone Calls Regarding Proposed Solar Sites
- Concerned Resident Meetings Regarding Potential Subdivisions
- Didsbury Lions Appreciation Supper
- Didsbury High School Graduation Ceremonies
- 2022 version of the Mountain View Tractor Rodeo Society
- South McDougal Flats ASP
- MPC Meeting
- Joseph Canaday was elected to the Village of Cremona Council, in their by-election.
- Carstairs Library Board Meeting
- Mountain View Senior Housing Board Meeting
- Ag Service Board Meeting
- Carstairs Graduation Ceremony
- SRD Meeting
- RMA Dinner Meeting
- Lunch Meeting with MP Earl Dreeshen
- Article regarding Didsbury changing their access rates for their recreation and culture facilities to be different between local vs non-local residents
- Century Farm award to be presented to the Dalgetty family

Moved by Councillor Fulton

- RC22-360 That Council receive the verbal Councillor Reports as information.
Carried.

INFORMATION ITEMS

Moved by Councillor Lutz

- RC22-361 That Council receive the following items as information:
- a. 2022-06-03 Contact Newsletter
 - b. Letter from Ottawa dated June 2022
 - c. 2022-06-10 Contact Newsletter
 - d. 2022-06-14 Letter regarding Alberta Rising Cost of Utility Fees
- Carried.

RECESS AND RECONVENE:

Reeve Aalbers recessed the meeting at 11:57 p.m. and reconvened at 12:35 p.m.

IN CAMERA

Moved by Councillor Miller

- RC22-362 That the Regular Council Meeting of June 22, 2022, go into closed meeting at 12:35 p.m. to deal with items relative to the FOIP Act, Section 24 and 25.

Carried.

Moved by Councillor Johnson

- RC22-363 That the Regular Council Meeting of June 22, 2022, return to the open meeting at 3:04 p.m.

13.1 - Aviation Advisory
Committee Short Term
Development Recommendations

Moved by Councillor Lutz
RC22-364 That Council accept the recommendation from the Aviation Advisory Committee to sell Lots 48 and 49 at the Olds Didsbury Airport by means of public auction.

Carried.

Moved by Councillor Fulton
RC22-365 That Council direct Administration to review options for consolidation and subsequent subdivision of lots 39, 40 and 41 to provide two equal size parcels that both have groundside and airside access.

Carried.

Moved by Councillor Fulton
RC22-366 That Council direct Administration to review options for boundary adjustment or instrument registration to solve encroachment issues currently present on lot 63.

Carried.

Moved by Councillor Harris
RC22-367 That Council authorize Administration to proceed with a subdivision application for Block 3; Lot 2 at the Sundre Airport.

Carried.

Moved by Reeve Aalbers
RC22-368 That Council direct Administration to look for applicable provincial and/or federal grants to support financial development of taxiways and roadways associated with Block 3 Lot 2 at the Sundre Airport.

Carried.

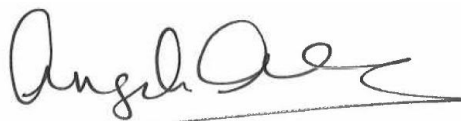
13.4 – CAO Report

Moved by Councillor Miller
RC22-369 That Council direct Administration to prepare a report on renewable energy developments on agricultural lands for the July 13, 2022, Regular Council Meeting.

Carried.

ADJOURNMENT

Reeve Aalbers adjourned the Regular Council Meeting of June 22, 2022 at 3:09 p.m.



Chair

I hereby certify these minutes are correct.



Chief Administrative Officer