

MINUTES

REGULAR COUNCIL MEETING

Mountain View County

Minutes of the Regular Council Meeting held on Wednesday, February 8, 2017, in the Council Chamber, 1408 Twp Rd. 320, Didsbury, AB

PRESENT: Reeve B. Beattie  
Councillor A. Aalbers  
Councillor K. Heck  
Councillor D. Milne  
Councillor J. Sayer

ABSENT: Deputy Reeve P. McKean  
Councillor A. Kemmere

IN ATTENDANCE: J. Holmes, Acting Chief Administrative Officer  
R. Beaupertuis, Director, Corporate Services  
R. Baker, Director, Operational Services  
M. Bloem, Director, Planning and Development Services  
A. Wild, Communications Coordinator  
G. Evers, Executive Assistant

CALL TO ORDER: Reeve Beattie called the meeting to order at 9:02 a.m.

Reeve Beattie introduced Council and staff

AGENDA Reeve Beattie advised of the following amendments to the agenda:

- 9.1 Procedure 4015-01 – Dust Suppression (Revised)
- 9.10 Engineering Contract Extension
- 9.11 Sundre Municipal Library
- 9.12 Winchell Lake Aeration
- 9.13 Volunteer Week – Councillor Aalbers
- 9.14 Bergen Road Spring – Reeve Beattie
- 12.2 Labour Matter (attached to In Camera Agenda)
- 12.3 Land Matter – Councillor Aalbers

Moved by Councillor Sayer

RC17-039 That Council adopt the agenda of the Regular Council Meeting of February 8, 2017 as amended.

Carried.

MINUTES

Moved by Councillor Milne

RC17-040 That Council adopt the Minutes of the Regular Council Meeting of January 11, 2017.

Carried.

PUBLIC HEARINGS  
Bylaw #LU 01/17  
NE 24-33-5 W5M

Reeve Beattie opened the Public Hearing regarding Bylaw #LU 01/17 and read the Bylaw.

The application for redesignation of the NE 24-33-5 W5M, 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, site map, and aerial photos. The Planning and Development Department provided specific information to the application as follows:

- To redesignate 10.28 acres from Agricultural District (A) to Country Residential District (R-CR); and to redesignate an approximate 1.50 acres from Aggregate Extraction/Processing District (AEP) to County Residential District (R-CR)
- Division 6
- Rural Community: Eagle Hill / Westward Ho

The Planning and Development Department recommended that Bylaw #LU 01/17 be defeated as the application is contrary to the policies of the Municipal Development Plan because:

- The proposed +/- 11.78 acre Country Residential District parcel exceeds the maximum allowable parcel size of 3.0 acres in the Potential Multi-Lot Residential Development Area.
- The proposal is for a farmstead separation. Such proposals are not allowed in previously subdivided quarter sections; and
- The proposed land use (Country Residential District) is incompatible with existing contractors business and adjacent gravel pit.

The proposal is also in contravention of the Land Use Bylaw because:

- The existing dwelling within the proposed Country Residential District does not meet the minimum required 165.0 metres distance separation to an Aggregate Extraction/Processing District; and
- The nature of the existing contractors business – High Task Construction is in conjunction with the existing gravel pit and may not be compatible on a residential parcel.
- The Planning and Development Department advised that all correspondence received was provided to Council.

Ken Taylor, applicant, discussed the setback distance of the proposed redesignation from a gravel processing operation. He also discussed the existing access and the location of existing structures. He stated that the owner requested that the proposal be approved as presented. He intends to sell his land on the balance of the quarter section.

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

Council questions resulted in the following information:

- The location of the access
- The reclaimed pit areas. No reclamation certificates have been received
- The 165m setback

Reeve Beattie 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 applicant was provided the opportunity for closing remarks and declined.

Hearing no further comments Reeve Beattie closed the Public Hearing.

Moved by Councillor Sayer

RC17-041 That Council give second reading to Bylaw No. LU 01/17 to redesignate lands in the NE 24-33-5 W5M.

Motion Defeated.

Bylaw #LU 02/17  
SW 18-33-4 W5M

Reeve Beattie opened the Public Hearing regarding Bylaw #LU 02/17 and read the Bylaw.

The application for redesignation of the SW 18-33-4 W5M, was introduced by G. Chaudhary, 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 redesignate 11.77 acres from Agricultural District (A) to Residential Farmstead District (R-F)
- Division 5
- Rural Community: Eagle Hill/Westward Ho

The Planning and Development Department recommended that Bylaw #LU 02/17 be defeated as the proposal does not comply with the policies outlined in the Municipal Development Plan (section 3.3.11, and section 3.3.12 (iii)) or with the Land Use Bylaw (section 12.3. parcel area regulations);

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

Ken Taylor, applicant, stated that the owner has considered various size options. He stated that the septic field is within the treed area to the north of the house.

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

Council questions resulted in the following information:

- The applicant would support removing the corals from the proposed redesignation area
- The applicant wishes to keep the north boundary as proposed to include the septic field

Moved by Councillor Milne  
RC17-042 That Council defer the Public Hearing of Bylaw No. LU 02/17 redesignating the lands within SW 18-33-4 W5M to later in the meeting.

Motion Defeated.

Council did not have any additional questions.

Reeve Beattie 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 stated that 2 additional option maps were provided to the applicant.

The applicant was provided the opportunity for closing remarks and stated that they support the 11.77 acre option which includes both the septic field and corals.

Hearing no further comments Reeve Beattie closed the Public Hearing.

Moved by Councillor Milne  
RC17-043 That Council give second reading to Bylaw No. LU 02/17 to redesignate lands in the SW 18-33-4 W5M.

Motion Defeated.

BYLAWS

Bylaw #LU 03/17  
NW 28-32-2 W5M RC17-044

Moved by Councillor Aalbers  
That Council give first reading to Bylaw No. LU 03/17 redesignating the lands within the NW 28-32-2 W5M as contained in the agenda package.

Carried.

Moved by Councillor Aalbers  
RC17-045 That Council set the Public Hearing for Bylaw No. LU 03/17 redesignating the lands within the NW 28-32-2 W5M to March 8, 2017 at or after 9:00 a.m.

Carried.

Bylaw #LU 05/17  
NE 26-30-28 W4M RC17-046

Moved by Councillor Milne  
That Council give first reading to Bylaw No. LU 05/17 redesignating the lands within the NE 26-30-28 W4M as contained in the agenda package.

Carried.

Moved by Councillor Milne  
RC17-047 That Council set the Public Hearing for Bylaw No. LU 05/17 redesignating the lands within the NE 26-30-28 W4M to March 8, 2017 at or after 9:00 a.m.

Carried.

Bylaw #LU 06/17  
NW 28-33-3 W5M RC17-048

Moved by Councillor Sayer  
That Council give first reading to Bylaw No. LU 06/17 redesignating the lands within the NW 28-33-3 W5M as contained in the agenda package.

Carried.

- RC17-049 Moved by Councillor Sayer  
That Council set the Public Hearing for Bylaw No. LU 06/17 redesignating the lands within the NW 28-33-3 W5M to March 8, 2017 at or after 9:00 a.m.  
Carried.
- Bylaw #LU 07/17  
SE 21-29-5 W5M RC17-050 Moved by Councillor Heck  
That Council give first reading to Bylaw No. LU 07/17 redesignating the lands within the SE 21-29-5 W5M as contained in the agenda package.  
Carried.
- RC17-051 Moved by Councillor Heck  
That Council set the Public Hearing for Bylaw No. LU 07/17 redesignating the lands within the SE 21-29-5 W5M to March , 2017 at or after 9:00 a.m.  
Carried.
- DIRECTIVES  
Council Directives RC17-052 Moved by Councillor Sayer  
That Council receive the 20170131 Council Directives as information.  
Carried.
- Recess and Reconvene Reeve Beattie recessed the meeting at 10:22 p.m. and reconvened at 10:32 a.m.
- OLD BUSINESS  
Bylaw No. 14/16 and Bylaw No. 15/16  
Status Update  
PLRD20160104  
RC17-053 The Planning and Development Department provide an overview of the Rocky Mountain Motorsports Park Status Update included in the agenda package and discussed various scenarios for proceeding with the application.  
Moved by Councillor Sayer  
That Council receive the Rocky Mountain Motorsports Park status update as information.  
Carried.
- NEW BUSINESS  
Procedure 4015-01  
Dust Suppression  
RC17-054 Council discussed dust suppression on haul routes and requested that “will” remain in the Dust Suppression Procedure.  
Moved by Councillor Milne  
That Council accept the amended procedure for dust suppression to reflect two applications of calcium per year; one application in the spring at a rate of 2.5 litres per square meter and a second (optional) application in the summer at a rate of 1.0 litres per square meter.  
Carried.
- 2016 Community  
Peace Officer Year  
End Report  
RC17-055 Moved by Councillor Aalbers  
That Council receive the 2016 Community Peace Officer Year End Report as information.  
Carried.

Remuneration Committee		Moved by Reeve Beattie	
	RC17-056	That Council table the matter of establishing a Remuneration Committee for 2017 to the Regular Council Meeting February 22, 2017.	Carried.
Tax Penalty and Timing Review		Moved by Councillor Aalbers	
	RC17-057	That Council approves Policies and Priorities Committee's recommendation (PP16-283) to change the property tax penalty to 2% per month.	Carried.
FCM Attendance		Moved by Councillor Milne	
	RC17-058	That Council approve Reeve Beattie, Councillor Aalbers, Councillor McKean, and Councillor Sayer to attend the 2017 FCM Conference in Ottawa, ON, June 2 - 5, 2017.	Carried.
Council Meeting Date Change		Moved by Councillor Milne	
	RC17-059	That Council change the date of the scheduled Regular Council Meeting of July 12, 2017 to July 5, 2017 commencing at 9:00 a.m.	Carried.
		Moved by Councillor Milne	
	RC17-060	That Council set Special Council Meetings for June 20, 21, and 23, 2017 at 9:00 a.m. each day to address Public Hearings associated with the existing active Gravel Pit redesignation project.	Carried.
		Council requested that staff arrange a workshop to review Environmentally Sensitive Areas (ESA) policies.	
Engineering Contract Extension		Moved by Reeve Beattie	
	RC17-061	That Council approve the two year extension agreement with Amec Foster Wheeler Environment and Infrastructure until December 31, 2018.	Carried.
Sundre Municipal Library		Moved by Councillor Sayer	
	RC17-062	That Council approves transferring the 2017 previously approved funding of \$2,400 to upgrade the SuperNet bandwidth, and install a public Wi-Fi hub to deliver speeds in the range of 15Mbps at the Sundre Municipal Library.	Carried.
Governance Review Committee		Moved by Councillor Milne	
	RC17-063	That Council approve the Terms of Reference establishing a Governance Review Committee that will review Policies, Procedures, and Bylaws on a quarterly basis to ensure all County documents are up-to-date with County's current practices, and furthermore, that Council appoint Councillor Aalbers, Councillor Sayer and Councillor McKean to the Governance Review Committee until the 2017 Organizational Meeting.	Carried.

Winchell Lake Aeration	RC17-064	Moved by Councillor Aalbers That Council supports the aeration project at Winchell Lake and cover the annual utility costs estimated at \$2800 per year from the Parks and Lands Operating budget.	Carried.
Volunteer Week	RC17-065	Councillor Aalbers advised that she has been approached by other communities regarding Volunteer Week celebrations the last week of April.  Moved by Councillor Aalbers That Council direct staff to contact other interested organizations regarding volunteer week.	Carried.
Bergen Road Spring	RC17-066	Reeve Beattie advised that there are drainage concerns adjacent to Bergen Road west of Hwy 22 and requested that staff bring back a cost estimate.  Moved by Reeve Beattie That Council direct staff to bring back a cost estimate to address repairs to Bergen Road west of Hwy 22.	Carried.
Electronic Document Library (EDL)	RC17-067	Moved by Councillor Sayer That Council receive for information the Electronic Document Library (EDL) Presentation.	Carried.
INFORMATION ITEMS	RC17-068	Moved by Councillor Milne That Council receive the following items as information: a. OML Report to Council Oct 2016	Carried.
County Website		Staff provided Council with an update regarding the new County website roll-out. There will be a soft launch of the new website the week of March 1, 2017.	
Recess and Reconvene		Reeve Beattie recessed the meeting at 12:20 p.m. and reconvened at 1:04 p.m.	
IN CAMERA	RC17-069	Moved by Councillor Aalbers That the Regular Council Meeting of February 8, 2017 go into closed meeting at 1:04 p.m.	Carried.
	RC17-070	Moved by Councillor Milne That the Regular Council Meeting of February 8, 2017 return to the open meeting at 1:46 p.m.	Carried.

Economic Growth Node  
ASP Committee  
Appointment

RC17-071

Moved by Councillor Sayer  
That Council appoint Michael King as a Public Member to the Economic Growth Node (South Carstairs) Area Structure Plan Committee for the duration of the project.

Carried.

ADJOURNMENT

Reeve Beattie adjourned the Regular Council Meeting of February 8, 2017 at 1:48 p.m.

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Chair

I hereby certify these minutes are correct.

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Chief Administrative Officer