

MINUTES

REGULAR COUNCIL MEETING

Mountain View County

Minutes of the Regular Council Meeting held on Wednesday, April 27, 2016, in the Council Chamber, 1408 Twp Rd. 320, Didsbury, AB

PRESENT: Reeve B. Beattie
Deputy Reeve P. McKean
Councillor A. Aalbers
Councillor A. Kemmere
Councillor K. Heck
Councillor D. Milne
Councillor J. Sayer

IN ATTENDANCE: T. Martens, Chief Administrative Officer
R. Beaupertuis, Director, Corporate Services
R. Baker, Director, Operational Services
J. Holmes, Director, Legislative, Community, & Agricultural 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 9:00 a.m.

AGENDA Reeve Beattie advised of the following amendments to the agenda:
8.6 New Shop Facility Improvements (revised)
8.10 MDP and LUB Amendments (revised)
8.11 Prohibited Animal Bylaw
8.12 Repsol Grant
8.13 Roads - Gravel Roads/Dust

Moved by Councillor McKean
RC16-210 That Council adopt the agenda of the Regular Council Meeting of April 27, 2016 as amended. Carried.

MINUTES Moved by Councillor Heck
RC16-211 That Council adopt the Minutes of the Regular Council Meeting of March 23, 2016. Carried.

PUBLIC HEARINGS
Bylaw #LU 14/16
NW 32-33-27 W4M
Reeve Beattie opened the Public Hearing regarding Bylaw #LU 14/16 and read the Bylaw.

The application for redesignation of the NW 32-33-27 W4M, 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 12.48 acres from Agricultural District (A) to Residential Farmstead District (R-F).
- Division 7
- Rural Community: Reed Ranch

The Planning and Development Department recommended that Bylaw #LU 14/16 be given second reading.

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

Robert Cummins, owner, stated that the original home is being used as a pumphouse. It would not make sense to remove the hayland area from the proposed redesignation area.

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

Council questions resulted in the following information:

- The exact size will be determined once the land is surveyed
- The applicant is aware of the meaning of "legal non-conforming"

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 Aalbers

RC16-212 That Council give second reading to Bylaw No. LU 14/16 to redesignate lands in the NW 32-33-27 W4M.

Carried.

Moved by Councillor Aalbers

RC16-213 That Council give third reading to Bylaw No. LU 14/16 to redesignate lands in the NW 32-33-27 W4M.

Carried.

Bylaw #LU 15/16
NW 12-29-5 W5M

Reeve Beattie opened the Public Hearing regarding Bylaw #LU 15/16 and read the Bylaw.

The application for redesignation of the NW 12-29-5 W5M, was introduced by T. Connatty, 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 37.72 acres from Agricultural District (A) to Agricultural (2) District (A(2)).
- Division 2
- Rural Community: Water Valley/Winchell Lake

The Planning and Development Department recommended that Bylaw #LU 15/16 be defeated at second reading. The proposal does not comply with the Agricultural Policy within the ASP, or the MDP. The policies are “shall” policies that mean requirements are mandatory and must be complied with without discretion.

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

Paula and Frank Petrin, applicants, stated that the purpose of the proposed redesignation is to provide for future estate planning. Their interpretation of the MDP is that lot sizes could be +-40 acres. They would prefer the 37.7 acre lot size.

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

Council questions resulted in the following information:

- County policies state that the minimum lot size “shall” be 40 acres
- The proposal would provide for easier equal estate planning for the landowner

Moved by Councillor Kemmere

RC16-214 That Council defer Bylaw No. LU 15/16 to redesignate lands in the NW 12-29-5 W5M to later in the meeting.

Carried.

Reeve Beattie stated that the matter would be deferred until later in the meeting in order to provide for Council to consider the amended written Bylaw No. LU 15/16.

Bylaw #LU 16/16
SE15-33-6 W5M

Staff attempted to contact the applicant via conference call but were unsuccessful.

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

The application for redesignation of the SE 15-33-6 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, assessment map, site map, and aerial photos. The Planning and Development Department provided specific information to the application as follows:

- To redesignate 70.78 acres from Agricultural District (A) to Agricultural (2) District (A(2)).
- Division 5

- Rural Community: McDougal Flats

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

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

The landowners were not in attendance.

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

Council questions resulted in the following information:

- There are no known gravel deposits on the property
- The proposal is outside of McDougall Flats but is in the McDougall Flats Community
- The owner has already fenced the property from north to south

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 not in attendance.

Hearing no further comments Reeve Beattie closed the Public Hearing.

Moved by Councillor McKean
 RC16-215 That Council give second reading to Bylaw No. LU 16/16 to redesignate lands in the SE 15-33-6 W5M. Carried.

Moved by Councillor McKean
 RC16-216 That Council give third reading to Bylaw No. LU 16/16 to redesignate lands in the SE 15-33-6 W5M. Carried.

Bylaw #LU 15/16
NW 12-29-5 W5M

Reeve Beattie reconvened the Public Hearing regarding Bylaw #LU 15/16 and read the Bylaw.

Council was provided a written copy of proposed amendments to Bylaw No. LU 15/16.

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 the proposal now meets County policies.

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

Hearing no further comments Reeve Beattie closed the Public Hearing.

Moved by Councillor Aalbers
RC16-217 That Council give second reading to Bylaw No. LU 15/16 to redesignate lands in the NW 12-29-5 W5M.

The question on Motion RC16-217 was not called.

Moved by Councillor Kemmere
RC16-218 That Council amends Bylaw No. LU 15/16 to read:
To redesignate from Agricultural District (A) to Agricultural (2) District A(2) an approximate forty point zero (40.0) Acres (16.19 Hectares) in the North West Quarter of Section Twelve (12), Township Twenty Nine (29), Range Five (5), West of the Fifth Meridian, as outline on Schedule "A".

Carried.

The question on Motion RC16-217 was called.

Carried.

Moved by Councillor Aalbers
RC15-219 That Council give third reading to Bylaw No. LU 15/16 to redesignate lands in the NW 12-29-5 W5M.

Carried.

BYLAWS

Bylaw #LU 17/16
NE14-30-29 W4M

Moved by Councillor Aalbers
RC16-220 That Council give first reading to Bylaw No. LU 17/16 redesignating the lands within the NE 14-30-29 W4M as contained in the agenda package.

Carried.

Moved by Councillor Aalbers
RC16-221 That Council set the Public Hearing for Bylaw No. LU 17/16 redesignating the lands within the NE 14-30-29 W4M to May 25, 2016 at or after 9:00 a.m.

Carried.

Bylaw #LU 22/16
NW 23-30-1 W5M

Moved by Councillor Kemmere
RC16-222 That Council give first reading to Bylaw No. LU 22/16 redesignating the lands within the NW 23-30-1 W5M as contained in the agenda package.

Carried.

Moved by Councillor Kemmere
RC16-223 That Council set the Public Hearing for Bylaw No. LU 22/16 redesignating the lands within the NW 23-30-1 W5M to May 25, 2016 at or after 9:00 a.m.

Carried.

NEW BUSINESS
MAP Terms
of Reference

Moved by Councillor Kemmere
RC16-224 That Council approve the Municipal Area Partnership Committee (MAP) Terms of Reference as amended; conditional upon the approval of all member municipalities.

Carried.

- Rootstock 2016
- RC16-225 Moved by Councillor McKean
That Council purchase a table of 10 for Rootstock 2016, in the amount of \$1350 for members of Council, staff, and the Agricultural Services Board to attend.
Carried.
- RC16-226 Moved by Councillor Aalbers
That Council waive the requirement for an Events Permit for the 2016 Rootstock event.
Carried.
- Carstairs Regional Skate Park
- RC16-227 Moved by Councillor Sayer
That Council approve funding the Carstairs Regional Skate Park \$50,000, upon commencement, to go towards the construction of a Regional Skate Park within Carstairs, and that the contribution be funded from the Tax Rate Stabilization Reserve.
The question on Motion RC16-227 was not called.
- RC16-228 Moved by Councillor McKean
That Council approve funding the Carstairs Regional Skate Park \$10,000.
Motion Defeated.
- RC16-229 Moved by Councillor Milne
That Council approve funding the Carstairs Regional Skate Park \$25,000.
Carried.
- RC16-230 Moved by Councillor McKean
That Council approve funding the Carstairs Regional Skate Park \$25,000, upon commencement, to go towards the construction of a Regional Skate Park within Carstairs, and that the contribution be from the Cash-in-Lieu Fund.
Carried.
- Recess and Reconvene
Reeve Beattie recessed the meeting at 10:24 a.m. and reconvened at 10:37 a.m.

DELEGATIONS

Reeve Beattie welcomed Earl Dreeshen, MP, Red Deer – Mountain View to the Regular Council Meeting.

Mr. Dreeshen provided information regarding

- Federal and municipal communication
- Legislation issues and concerns
- Broadband innovation grants
- Manufacturing study and Broadband innovation study
- Importance of remote rural internet coverage
- TTP agreement has been signed by Canada
- Federal funds are available for green projects

Council discussed the following:

- Communication process from the Federal Government at Provincial conferences
- Province-wide remote rural internet and grants
- Requirements of service providers
- Alternate energy sources
- Western Canada visit by the Federal Agriculture Minister
- Effects of international trade on agriculture

- RCMP staffing/relocation
- Drug deaths
- Building Canada funds

Reeve Beattie thanked Mr. Dreeshen for his attendance at the meeting.

DELEGATIONS

Reeve Beattie welcomed Chris Montgomery, Manager of Exploration and Production Communications, Canadian Association of Petroleum Producers (CAPP) to the Regular Council Meeting.

Mr. Montgomery provided information regarding

- Crude Oil and Natural Gas prices
- Capital Investment
- Total wells drilled in Western Canada
- CAPP Municipal Competitiveness Strategy
- Municipal policies
- Mill rate ratio cap for non-residential to residential of 2:1
- Refined products exported
- Energy East would be beneficial to transport crude to other markets
- Concern regarding orphaned wells; bankrupt company reclamation obligations

Council discussed the following:

- Alberta refineries
- Associated labour costs
- Reclamation of abandoned well sites
- Non-payment of taxes and education portion of taxes

Reeve Beattie thanked Mr. Montgomery for the presentation.

New Shop Facility
Grand Opening

RC16-231

Moved by Councillor Aalbers
That Council approve hosting a public open house and grand opening for the newly constructed Agricultural Shop on June 10th, 2016 and that it be funded from the ASB Budget.

Carried.

New Shop Facility
Improvements

RC16-232

Moved by Councillor Aalbers
That Council approve going to tender for the paving of the road and parking area of the new Agricultural shop.

The question on Motion RC16-232 was not called.

RC16-233

Moved by Councillor Kemmere
That staff bring back a Policy regarding tendering for Council consideration.

Carried.

The question on Motion RC16-232 was called.

Carried.

Moved by Councillor McKean
 RC16-234 That Council approves submitting an application to the Alberta Municipal Solar Program to install a 10KW solar system on the New Agriculture Shop, for a total cost of \$35,000; and that the municipal portion be covered from existing budgets.

Carried.

Recess and Reconvene

Reeve Beattie recessed the meeting at 12:30 p.m. and reconvened at 1:03 p.m.

NEW BUSINESS

2015 Audited

Financial Statements

Councillor Aalbers provided information regarding the mandate of the Audit Committee and the findings of the Audit Committee. The recommendation of the Audit Committee is to approve the 2015 Audited Financial Statements.

Julie Oliver, MNP, provided an overview of the 2015 Audited Financial Statements. She highlighted that the financial statements were the responsibility of management and that the Auditors responsibility is to express an opinion on the statements. The statement presents the financial position and the results of the operation for year end 2015 for Mountain View County.

Areas of audit emphasis were placed on the following:

- Financial Statement
- Revenue Recognition
- Fraud and Misstatements
- Related Party Transactions
- Reclamation
- Legal Contingency
- Amortization
- Inventories
- Summary of Differences

Julie Oliver, CA, MNP stated that a clean statement would be submitted with details of changes will be provided to the Chief Administrative Officer.

Julie Oliver reviewed the Consolidated Statement of Financial Position as at December 31, 2015.

Councillor Aalbers thanked Julie Oliver and Robert Beaupertuis for their participation with the Audit Committee.

Moved by Councillor Aalbers
 RC16-235 That Council approve the 2015 Audited Financial Statements.

Carried.

OLD BUSINESS

2016 Budget

Robert Beaupertuis, Director, Corporate Services, discussed recent amendments to the 2016 Budget. He stated that he has provided four (4) options for Council consideration.

Council discussed the following:

- MVRWMC remain on a separate line in the 2016 budget
- Tax rate comparisons

- RC16-236 Moved by Councillor Aalbers
That Council approve the 2016 Budget Option #2 as presented which increases municipal taxes for all property tax classes except for Residential by 1.27%.
Carried.
- Recess and Reconvene
Reeve Beattie recessed the meeting at 2:24 p.m. and reconvened at 2:35 p.m. and requested that staff prepare and amended tax rate bylaw using Option #2, which increases municipal taxes for all property tax classes except for Residential by 1.27%, for Council consideration.
- Bylaw No. 07/16
Tax Rate Bylaw
- RC16-237 Moved by Councillor Milne
That Council give first reading to Bylaw No. 07/16 – 2016 Tax Rate Bylaw as presented.
Carried.
- RC16-238 Moved by Councillor Milne
That Council give second reading to Bylaw No. 07/16– 2016 Tax Rate Bylaw.
Carried.
- RC16-239 Moved by Councillor Aalbers
That Council give unanimous consent to proceed to third reading of Bylaw No. 07/16– 2016 Tax Rate Bylaw.
Carried Unanimously.
- RC16-240 Moved by Councillor Milne
That Council give third reading to Bylaw No. 07/16– 2016 Tax Rate Bylaw.
Carried.
- Legacy Land
Trust Funding
- RC16-241 Moved by Councillor Kemmere
That Council provide the Legacy Land Trust with a contribution of \$40,000 for operations in 2016, and that the contribution be funded from the Tax Rate Stabilization Reserve.
Carried.
- Legacy Land Trust
Conservation Easement
- RC16-242 Moved by Councillor Kemmere
That Council approve entering into the process to place a conservation easement on the N 1/2 of Section 13 and South ½ of Section 24-32-5-W5 (Jackson Lake) and that values and conditions be brought back to Council for approval.
Carried.
- MGA Round
Table Discussion
- Councillor Aalbers provided information regarding the MGA Round Table Discussion. Council determined dates that individual Councillors would attend the upcoming public sessions. Staff will undertake the registration.

NEW BUSINESS

ICI Appointments

Carstairs and Didsbury

RC16-243

Moved by Councillor Milne

That Council appoint Councillor Milne, Councillor McKean, and Councillor Heck to the Didsbury Inter-municipal Cooperation Initiative Committee for the duration of the project and appoint Councillor Sayer, Reeve Beattie, and Councillor Aalbers, to the Carstairs Inter-municipal Cooperation Initiative Committee for the duration of the project.

Carried.

Sundre Airport Committee

Appointment

RC16-244

Moved by Reeve Beattie

That Council appoint Councillor Aalbers to the Sundre Airport Committee until the 2016 Organizational meeting.

Carried.

Policies & Procedures

Planning

RC16-245

Moved by Reeve Beattie

That Council approve amendments to the Planning Policies 6002; 6003, 6004, 6005, 6006, 6008, 6009, 6012, 6013 and 6016 and repeal Policies 6011 and 6014.

Carried.

RC16-246

Moved by Reeve Beattie

That Council receive as information the amendments to Planning Procedures 6002-01 and 6002-02, 6004-01, 6005-01, 6006-01, 6008-01, 6009-01, 6012-01, 6013-01, 6016-01 and 6019-01; and repeal of Procedure 6002-02, 6011-01 and 6014-01.

Carried.

MDP and LUB

Amendments

RC16-247

Moved by Councillor Aalbers

That Council recommend that Planning and Development prepare the proposed changes to the Municipal Development Plan (MDP) and Land Use Bylaw (LUB) through the Public Hearing Process.

Carried.

Prohibited Animal

Bylaw

RC16-248

Moved by Councillor Aalbers

That Council request administration prepare a Prohibited Animal Bylaw that includes Wild Boar.

Carried.

Repsol Grant

Councillor Aalbers advised that Councillor Aalbers, McKean, and Heck each won a \$500 Repsol grant at the EDA Conference to be given to a charity of their choice.

RC16-249

Moved by Councillor Kemmere

That Council support the County matching the Repsol grant to a County cost of \$1,500 from the Council Grant fund.

Carried.

Roads – Dust

Council discussed the matter of dry roads, dust, and the process that Operations undertakes to handle the matter.

2017 Summer

AG Tour

Jeff Holmes provided an overview of a proposed 2017 Summer AG Tour in partnership with Red Deer County.

