

MINUTES

EAGLE VALLEY AREA STRUCTURE PLAN REVIEW MEETING
MOUNTAIN VIEW COUNTY

Meeting held on Friday, September 22, 2017
in the Council Chambers, 1408 Twp Rd 320 Didsbury, AB

PRESENT: Jim Smith, Chair
David Bach, Vice Chair
Peggy Johnson
Rosalie Jorgensen
Councillor A. Aalbers
Councillor K. Heck

ABSENT: Councillor P. McKean

IN ATTENDANCE: Matthew Pawlow, Manager, Planning Services
Réanne Pohl, Planner
Lee-Ann Gaudette, Administrative Assistant, Recording Secretary

1. **CALL TO ORDER:** Meeting commenced at 9:04 a.m.

2. **INTRODUCTION:** Introduction of Réanne Pohl, Planner filling in for Geneva while she is on maternity leave.

3. **AGENDA:**
 - 3.1 Adoption of Agenda
Moved by: A. Aalbers
That the Agenda of September 22, 2017 be adopted as presented.

Carried

4. **ADOPTION OF MINUTES:**
 - 4.1 Adoption of Minutes
Moved by: D. Bach
That the Minutes of August 11, 2017 be adopted as presented.

Carried

4. **DELEGATIONS:** Nil

5. **OLD BUSINESS:** Nil

6. **NEW BUSINESS:**
 - 6.1 Committee Yearend Report
 - Committee reviewed Steering Committee yearend report letter and provided some feedback as to the questions outlined in the letter:

Point 1: Significant Accomplishments

A lot of engagement with the Working Group;
 Done a lot of work on the Draft Report of the ASP;
 Report from the Open House indicated what the Working Group had found;
 Very positive experience;
 Really good input from the community and what they would like to see;

Point 2: Challenges Anticipated for Upcoming Year

ASP is unique from others, more conservative and not as pro development as other areas in the County;
 Presently 3 members of council sitting on Steering Committee and for sure one member will be replaced and maybe more, so may take a little bit of time to get the members back up to speed with new councilors;
 Concerns as to when rolling the proposed ASP out to the community there may be some friction, next open house may not be as smooth as the first open house;

Point 3: How Effective has Committee been to Accomplish Goals

Enjoy being on committee, at first overwhelming but now starting to come together, once we get feedback from community it will help see where everything stands;
 Haven't been able to stay right on schedule, possible changes to schedule, as there is a lot of passion and changes requested from the community. Target was 11 months but obviously not going to make that deadline. Taken longer than anticipated due to diversity of the committee and some debate to resolve issues was required for further discussion;
 Learning curve was quite steep, lots of information to go through to get this ASP drafted;

Point 4: Committee Structure Changes or TOR Amendments

To get proposed Agenda and materials further in advance of the next upcoming meeting rather than 3-4 days prior.

Point 5: Additional Criteria to Communicate to Council

Eagle Valley Working Group was a huge part in working together with the Committee.

6.2 Draft ASP

- P. Johnson provided a handout as to the suggested changes to the Draft ASP. Members will take these revisions home and then provide their comments at the next meeting.
- Draft ASP was presented to the Committee with following comments/questions:
 - request to change "community" to "district".
 - clarify as to how many quarter sections are within the boundaries of ASP.
 - how many oil wells are in the ASP area?
 - does the ASP have any impact on oil and gas activity in the area? Are we driving too much attention to this point? There is nothing that the ASP can do about the oil and gas activity in the area. Community comment and concern as to all the oil and gas activity in the area.

Moved by: P. Johnson

That paragraph 2 under 1.1 be accepted as presented with the addition of a single number of quarter sections in the ASP.

Carried

- Section 1.1 under paragraph 3 to read....”maintain a close-knit community with a low population density”.
- Section 1.2 remove “To” at beginning of each bullet and keep the 4 red bullets as well as the 2 green bullets.
- after discussion it was agreed that the attached map (Figure 1) to the ASP is sufficient information as to where the boundaries are in the ASP. The land titles database is used to define the area of the ASP boundaries. More detail would require a land surveyor and that is outside the scope of this ASP.
- discussion took place on water and lack of water in the area.
- para. 1.3 bullet point 8 remove the words “we don’t want to be a tourist destination” as it sounds better to state what the ASP aspires to be and not what they want in the area. Establish positive statements in the ASP not negative ones.
- Section 1.4 para. 1 remove legal description of campground.
- Section 1.4 para. 2 change “county officials” to “Council”.
- Section 1. 4 para 3 replace....2011 with.....2016 as suggested by M. Pawlow; remove Councilor’s names and just put “Councilors Division 5 and Division 6”.
- Discussion took place on the items listed in the table “Forms of Future Development”. Confirmation by Administration that the data listed reflects what came out of the Open House in February.

Recess at 10:42 a.m.

Reconvene at 10:55 a.m.

Reviewed handout provided by P. Johnson entitled “Start of ASP Review and Suggested Comments (pg 9-17) to address the questions posed in that handout.

- 2.4 add this section “Municipal Development Plan” from suggested handout to replace current 2.4 section in the ASP. Also add “The new directions for growth centres and for higher densities are not applicable or desired within the Eagle Valley area.”
- 2.5 move wording “through zoning” to be afterdistricts.
- 2.6 add a statement that talks a little bit about compliance and/or enforcement of Provincial and Federal Regulations as most of the regulations are Provincial and Federal. Can do this as an introductory sentence under the heading.
- 3.2 bullet point 3 reword this and provide definition and provide a list of sites identified as historical community sites.
- 3.2 bullet point 9 Environmental Protection Guidelines talks about slopes and engineering info is required if over a certain slope.
- 4.1.1 remove “and economic development” from 4.1.1 Purpose. Revisit this point.

- 6.3. Possible Open House Dates – put on next Agenda
- 6.4. Open House Materials – put on next Agenda
- 6.5. Next Meeting – Jan 2018 send out an email for proposed dates

- 7. CORRESPONDENCE Nil
- 8. CONFIDENTIAL ITEMS Nil
- 9. ADJOURNMENT

Moved by: D. Bach
That the Eagle Valley ASP meeting be adjourned at: 12:07 pm.

Carried

Signed: Jan 18, 2018 ^{✓ 35}


Chair

I hereby certify these Minutes are correct.


Manager, Planning Services