

**Minutes**

**Economic Growth Node Steering Committee**

**Mountain View County**

**Date: December 14, 2017**

**Present:** Robin Fair - Member-At-Large - (Chair)  
Rick Blair - Member-At-Large - Town of Carstairs

Dwayne Fulton – Councillor, Mountain View County  
Duncan Milne – Councillor, Mountain View County

Matthew Pawlow – Manager, Planning Services (Secretary)  
Tracey Connatty – Planner  
Reanne Pohl – Planner  
Kylie Lashmar – Recording Secretary  
Maureen Easton – Economic Development Officer

**Absent:** Angela Aalbers – Councillor, Mountain View County  
Mike King – Member-At-Large

**1. Call to Order**

R. Fair Called Meeting to Order at 9:04 a.m.

**2. Agenda**

**2.1 Adoption of Agenda**

D. Milne moved to adopt the amended agenda of December 14, 2017

Carried

**3. Adoption of Minutes**

R. Blair moved to adopt the minutes of November 07, 2017 as amended

Carried

**Business Arising**

N/A

**5. Delegations**

N/A

**6. Old Business**

**7. New Business**

#### 7.1 Review Open House Survey Results:

- Administration prepared a report to present the survey results from the open house.
- Sixteen surveys have been returned to date.
- Map Option #3 for the proposed plan area boundary was the most favoured by the public.
- Administration clarified the opinion of the public regarding business park development, the public either agrees that business park/economic development is good for the County as a whole or are more reserved with the opinion that it is the County's decision and that the public opinion may not matter.
- Administration clarified that Option #3 will eliminate the Recreational land use portion of the ASP document.
- Administration clarified that the public seems content with the existing Vision Statement.
- Administration clarified that the public chose suitable uses that align with an industrial business park.
- Administration clarified some of the top selected suitable developments that included; greenhouse, plant nursery and tree farm, industrial storage and warehousing, pet and animal clinic, campground, business trade craft contractor, kennel, bed and breakfast, and recreational resort and eating establishment.

Moved by D. Fulton

Based on the responses to Question #9 "Area Structure Plan Boundaries", the Steering Committee will proceed with Option #3 as the preferred Area Structure Plan boundary.

Carried

- Administration clarified the intent for subdivision would still be minimum 40 acres or farmstead separation recognizing there has to be an existing dwelling shelter belt etc. associated with the farmstead.
- Discussion was had regarding the servicing questions presented at the open house, it was re-iterated that it is cost prohibitive to provide servicing to the plan area.

#### 6.1 Review Draft ASP

- Administration presented the draft document to review and edit based on the survey responses.
- Removal of the Carstairs creek corridor section.
- Removal of the residential development section.
- Removal of the recreational development section.
- Removal of natural resource extraction section.
- Infrastructure, roads and utilities section will still be applicable.
- Section 4, phasing discussion, administration clarified that having developers provide concept plans related to phasing is acceptable.
- Administration will make the appropriate changes to the draft document to reflect the survey results as well as include some figures.
- The completed draft document will then be presented to the public at an open house.

- Administration suggested under section 5.3.3 g) to include information on the minimum 20 acre first parcel out industrial business park subdivision not requiring a concept plan.
- Administration provided clarification that a first parcel out business park subdivision would allow the opportunity for a business park use to have its own title on a previously unsubdivided quarter section.

Next meeting: Thursday February 8<sup>th</sup> @ 9 a.m.  
Open House: Tuesday, March 6<sup>th</sup> in the evening

8. Correspondence

N/A

10. Adjournment @ 10:06 a.m.



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Chair

I hereby certify these minutes are correct.



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Secretary, Economic Growth Node Steering Committee