

**MINUTES
SADDLE HILLS COUNTY
COUNCIL MEETING
TUESDAY NOVEMBER 25, 2008**

Meeting of the Council for Saddle Hills County was held in the Council Chambers of the Saddle Hills County Administration Building on Tuesday November 25, 2008.

PRESENT:

*TIM STONE
MIKE MCRANN
BARBARA BUCK
BRUCE JACK
CINDY CLARKE
JOHN MOEN
ALVIN HUBERT*

*REEVE
DEPUTY REEVE
COUNCILLOR
COUNCILLOR
COUNCILLOR
COUNCILLOR
COUNCILLOR*

*TAROLYN PEACH
JASON JAGODICH*

*CAO
DIRECTOR OF ENGINEERING
AND PUBLIC WORKS
RECORDING SECRETARY*

KRISTEN YANISHEWSKI

ABSENT:

1. CALL TO ORDER

Reeve Stone called the meeting to order at 10:18am.

2. ADOPTION OF AGENDA

The following items were added to the agenda:

- 5.3 PW 14: Grader Maintenance Standards Policy
- 7.5 SADB Recommendations
- 8.2 Report from South Peace Regional Water Meeting
- 8.3 Seniors Housing Meeting
- 8.4 Oil and Gas Liason
- 8.5 Peace Air Shed Zone Association
- 8.6 Federation of Canadian Municipalities

MOTION

01.25.11.08

Moved by Councillor Moen that County Council adopt the agenda as amended.

Carried

3. ADOPTION OF MINUTES

3.1 Council Meeting Minutes – November 10, 2008

The minutes from the November 10, 2008 regularly scheduled meeting of Council were presented for Council's review.

MOTION

02.25.11.08

Moved Deputy Reeve McRann that the Council minutes from November 10, 2008 regular scheduled Council meeting be amended by modifying MOTION 16.10.11.08 on Page 6 by adding the words 'permitting change depending on resolution to increase to \$100 per pair of ears from the Province of Alberta; and by amending that Don Dumont is a new alternate member, and that the minutes be adopted as amended.

Carried

5. Administration Reports

5.1 CAO Regular Council Meeting Report

The Chief Administrative Officer written report was presented to Council. The following items were discussed:

- Central Peace Conservation Society
- Council Calender
- Meeting Dates for December

The CAO report is attached to, and forms are included with these minutes.

MOTION

03.25.11.08

Moved by Councillor Clarke that County Council reschedule the December 23, 2008 meeting for December 16, 2008 at 1:30pm.

Carried

Volunteer Recognition Evening

Council discussed the Volunteer Recognition meeting and were strongly in favour of hosting an evening for volunteers. The Planning Committee is to explore ideas with CAO Peach and Brian Ballard and will present their recommendations in the future.

MOTION

Moved by Councillor Jack that County Council accept the Chief Administrative Officers report for information purposes only.

Carried

5.2 Director of Engineering and Public Works Report

Mr. Jagodich presented Council with his report on the Public Works Department. The following items were discussed;

Range Road 80

Councillor Jack raised the discussion about Bridge File 81946 funding from Alberta Transportation for grant funds for the RR80. Administration forwarded a letter with reasons supporting the construction of Bridge File 81946 on Range Road 80 but has heard no response.

Household Waste Bins in East Doe Creek

Council addressed the issue of Alberta residents using the disposal bins at Doe River Hall.

MOTION

05.25.11.08

Moved by Deputy Reeve McRann that administration approach the Peace River Regional District to discuss the possibility of entering into a memorandum of understanding with Saddle Hills County for County residents to utilize their waste disposal bins.

Carried

Additional Items Discussed:

- **Intersection Lights:** Councillor Hubert raised discussion about interest in lights at the intersection between Highway 49 and Bonanza Highway. County Council directed administration to determine the costs associated with implementing lights at high traffic volume intersections.
- **Willowvale Road:** Councillor Jack raised discussion that there were power poles removed on Willowvale road, but after removal, there were piles of dirt in the ditch that need to be taken care of.
- **Township Road 84:** Mr. Jagodich gave an update on the construction on Township Road 84.

Taves Contractors Ltd.

Council reviewed the letter was received from Taves Contractors Ltd.

MOTION

06.25.11.08

Moved by Councillor Clarke that County Council deny the request to acquire the additional rights to 20 acres of the County's lease adjacent and to cease excavation immediately.

Carried

Gerri Richard entered at 10:46 am.

Laurie Jackson, Director of Development Planning, and Cheryl Dwernychuk, Assistant Development Officer, entered the Council meeting at 10:58 am.

4.2 Gerry Richard

Mr. Richard requested that the road allowance lease number 6136 be cancelled for the purpose of allowing him to move forward with future development plans on his property. Mr. Richard has concerns with Council's motion 09.06.24.08 and direction regarding Range Road 80 and proposed development on NE 1-79-8-W6.

Gerry Richard exited at 11:22am.

Laurie Jackson, Director of Development Planning, and Cheryl Dwernychuk, Assistant Development Officer, departed the Council meeting at 11:22 am.

MOTION

07.25.11.08

Moved by Councillor Hubert that County Council accept the Director of Public Works report for information purposes only.

Carried

5.3 PW 14: Grader Maintenance Standards Policy

Discussion took place regarding Policy PW14. Different service delivery models were discussed. Council directed Administration to review policy PW14 and bring back an updated policy to a future Council meeting.

Council recessed for lunch at 12:00pm and reconvened at 1:30pm.

Laurie Jackson, Manager of Planning and IT Service, and Cheryl Dwernychuk, Assistant Development Officer, entered the Council meeting at 1:22 pm.

The public hearing started at 1:30pm.

4.1 PUBLIC HEARING: Application to Amend Land Use Bylaw – Rezoning

Reeve Stone opened the Public Hearing at 1:30 p.m. and outlined that the process to be followed will be for the planning department staff to provide the background information relating to the rezoning application, then anyone who wished to speak in favour or against the application would be given an opportunity.

PRESENT:

Tim Stone	Reeve
Cindy Clark	Councillor
Alvin Hubert	Councillor
Barb Buck	Councillor
Bruce Jack	Councillor
Mike McRann	Councillor
John Moen	Councillor
Tarolyn Peach	Chief Administrative Officer
Kristen Yanishewski	Recorder
Jason Jagodich	Director of Engineering and Public Works
Cheryl Dwernychuk	Assistant Development Officer
Laurie Jackson	Manager of Planning and IT Services
Bruce Beairsto	Agent on behalf of applicant
Mary Ann Rice	Applicant

Ms. Dwernychuk provided the background information for the application and presented the relevant diagrams and photos. (Report attached as Schedule "A") Bylaw 169-2008, being an amendment to the Land Use Bylaw to rezone a portion of SE 12-79-13-W6 from Agriculture District to Country Residential Agriculture (CR2) District was given first reading on October 28, 2008. A public hearing regarding the rezoning bylaw was scheduled for November 25, 2008 at 1:30 p.m.

The applicant is proposing to rezone 25.16 acres (10.18 ha) for the purpose of subdividing ~~out~~ two additional $\frac{1}{2}$ residential lots from the balance of the quarter. The lot sizes proposed are 11.81 acres and 11.84 acres with 1.51 acres for the internal subdivision road. Saddle Hills County Land Use Bylaw has a maximum parcel size of 10 acres allowed under the Country Residential Agriculture (CR2) District Zoning. The applicant was advised of the maximum parcel sizes, however wished to proceed with their original proposal.

This quarter section currently has 3 titles and is dissected by Highway 49. The proposed lots would be the fourth and fifth lots out of the quarter section and therefore rezoning is required.

Comments were received from Alberta Transportation stating that they have no concerns, however further review would be conducted at the subdivision stage. No other written comments were received.

Reeve Stone asked Council if they had any questions regarding Ms. Dwernychuk's report. No questions were raised.

Bruce Beairsto, acting on behalf of the applicant, outlined the main concern with the application – that being the fact that the parcel sizes exceeds the County’s Land Use Bylaw requirements. He explained that the reasoning for continuing to pursue the application as is, was that to modify the area to be rezoned by decreasing the width would preclude the current or future owner from being able to install a pumpout system for private sewage treatment. A pumpout must be setback a minimum of 90 meters from all property lines. To decrease the width would require the developer to install an expensive mound system or *Ivanhoe* type system that costs upwards of \$30,000. He further pointed out that in all other aspects, the application fits within the County’s planning documents.

County Council had no further questions. Reeve Stone closed the hearing at 1:46 p.m.

Laurie Jackson, Manager of Planning and IT Services, Cheryl Dwernychuk, Assistant Development Officer, Bruce Beairsto and Mary Ann Rice departed the Council meeting at 1:46 pm.

Tarolyn Peach, Chief Administrative Officer departed the Council meeting at 1:50pm.

MOTION

08.11.25.08

Moved by Deputy Reeve McRann that County Council give Bylaw 106-2001 second reading.

Carried

MOTION

09.11.25.08

Moved by Councillor Clarke that County Council give Bylaw 106-2001 third and final reading.

Carried

Cheryl Dwernychuk, Assistant Development Officer, entered the meeting at 2:04 pm.

7.1 Subdivision Extension Request – 12-SH-07

Cheryl explained to Council that Mr. Georgeson had placed his dugout too close to his lagoon and therefore did not pass inspection. As a result, he is requesting an extension so that he may receive variance or move the lagoon to meet standards.

In accordance with Section 657 (1) of the M.G.A., the applicant has until December 17, 2008 to meet all of the conditions of subdivision and submit the subdivision plan to the County for endorsement.

The applicant has applied for an extension to meet the above obligations. Section 657(6) states that Council may extend the one year deadline.

MOTION

10.25.11.08

Moved by Councillor Hubert that County Council approve an extension to December 17, 2009 for the applicant of subdivision application #12-Sh-07 (NE-7-81-10-W6) to meet the conditions of subdivision approval and to submit the required plan for endorsement.

Carried

Tarolyn Peach, Chief Administrative Officer entered the Council meeting at 1:57pm.

Cheryl Dwernychuk, Assistant Development Officer, departed the meeting at 2:10pm.

MOTION

11.25.11.08

Moved by Councillor Hubert that County Council direct Administration to present Gerry Richard with the following options for a road accessing NE-1-79-8-W6, which are subject to the conditions of the Road Construction Policy. Upon acquiring private access Council would consider option a) or b) in addition to the previously offered option c).

a) Access from the Southwest, contingent on securing private access to allow a road to be built to the North of TWP 790.

b) From the Southeast using road allowance RR 80A building to the North of TWP 790, up to where private access is required to cross the creek,

OR

c) Access from the North from the intersection of RR 80 and TWP 791A to the East side. (Reaffirming motion 09.06.24.08)

No portion of the road will be permitted to be constructed with the Saddle Hills County road allowance that lies beyond the upper break or within the valley of the creek.

Carried

7.2 FCSS Funding Allocation

Administration presented Council with a letter regarding the 2009 FCSS allocations funds from the Community Partnership Enhancement Fund.

MOTION

12.25.11.08

Moved by Deputy Reeve McRann that County Council accept the letter from the Community Partnership Enhancement Fund for information purposes only.

Carried

7.3 9-1-1 Call Answer/Dispatch RFP

Administration presented Council with a memo from Brian Ballard for information purposes.

Administration needs to research this item to be able to compare equality.

MOTION

13.25.11.08

Moved by Councillor Jack that County Council accept the memo from Brian Ballard, Manager of Disaster Services, for information purposes only.

Carried

7.4 Investment Policy FN01

Administration presented Council with an updated Investments Policy FN01 for adoption.

MOTION

14.25.11.08

Moved by Deputy Reeve McRann that County Council adopt the Investment Policy FN01 as presented.

Carried

7.5 SDAB Recommendations

Reeve Stone presented Council with a recommendation from the Subdivision Appeal Board.

MOTION

15.25.11.08

Moved by Councillor Moen that County Council direct Administration to draft a letter outlining the Subdivision and Development Appeal Board's recommendations with respect to development permit 11-DP-08 (AltaGas Ltd.) to the following:

Hector Goudreau, MLA, Dunvegan Peace

**Honourable Mel Knight, Minister of Energy
Honourable Rob Renner, Minister of Environment
Premier Ed Stelmach
Energy and Natural Resources Conservation Board**

Carried

8.1AAMD&C Conference

Reeve Stone presented his report to Council on the AAMD&C Conference that was hosted in Edmonton, Alberta. The Reeve voiced his concerns with some of the minister's comments.

8.2 South Peace Water

Councillor Buck presented her report to Council on the South Peace Water meeting she attended. She reported that they are currently working on putting the administration structure together and that they are reviewing the Water Act that is from 1892. They are making plans for who will administer the distribution system. Also, Councillor Buck reported that Aquatera is working towards many different water cleaning and implementing ideas.

8.3 Seniors Meeting

Councillor Buck presented her report to Council on the Senior Housing meeting that took place in Saddle Hills County Chambers on Wednesday, November 19th, 2008. She stated that they need to raise \$600,000 by January 16th from various investors. They now have land that is title secured by an individual.

8.4 Oil and Gas Liason

Councillor Hubert presented his report from the Oil and Gas Liason Meeting that ratepayers are accusing Alta Gas of being dishonest. Councillor Hubert did not leave the meeting with a positive notion.

8.5 PASZA

Reeve Stone presented his report from the Peace Air Shed Zone Association meeting. He stated that the meeting was to set up the 2009 budget. He said that the major sponsors of PASZA are oil and gas companies, Ainsworth, Weyerhaeuser, and contribution municipalities.

8.6 FCM

Reeve Stone presented his report from the Federation of Canadian Municipalities meeting that he went to. He reported that the Members of Parliament have very

busy schedules. Also, that with the recession on our heels that the government is going to closely assess infrastructure and decide to where to put their money. They would like to create as many jobs as possible with the money they spend. Reeve Stone was impressed that Stephen Harper met with the FCM Executive Committee.

MOTION

16.25.11.08

Moved by Councillor Clarke that County Council accepts the reports for information purposes only.

Carried

9. Information Items

1. Letter from MD 133
2. Accounts Payable
3. Contact (assorted material)
4. Newspaper Clippings (assorted material)
5. AAMD&C Members Bulletin (assorted material)
6. In the Corridor
7. Alberta Building Tomorrow
8. Operation Clean Sweep
9. Letter from Alberta Employment and Immigration
10. Insight
11. Mountain Pine Beetle Update
12. Letter from MD of Big Lakes
13. Thank-You from Bonanza School
14. Grande Prairie Victim's Assistance
15. Active Healthy Kids Canada
16. Letter from NADC
17. PREDA Meeting Schedule
(Participants Information Booklet Available Upon Request)

MOTION

17.25.11.08

Moved by Councillor Buck that County Council accept the information items for information purposes only.

Carried

10. ADJOURNMENT

There being no further business Reeve Stone declared the meeting adjourned at 3:20pm.

REEVE

CAO