

MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF LETHBRIDGE COUNTY HELD AUGUST 4, 2016 IN THE COUNTY ADMINISTRATIVE OFFICE, LETHBRIDGE, ALBERTA.

PRESENT:

Division No. 1	- L. Hickey, Reeve
Division No. 2	- J. Willms
Division No. 4	- K. Benson
Division No. 5	- S. Campbell
Division No. 6	- T. White
Division No. 7	- M. Zeinstra

ABSENT:

Division No. 3	- H. Doeve, Deputy Reeve
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ADMINISTRATION PRESENT:

Chief Administrative Officer	- R. Robinson
Director of Corporate Services	- D. Urkow
Director of Municipal Services	- R. Bacon
Director of Community Services	- L. Randle
Recording Secretary	- L. Megella

REEVE LORNE HICKEY IN THE CHAIR

CALL TO ORDER Reeve Hickey called the meeting to order at 9:37 a.m.

AMENDMENTS TO THE AGENDA

Rick Robinson Chief Administrative Officer and members of Council made the following additions and deletions to the August 4, 2016 agenda.

- I3. Lethbridge Cornmaze Re: Canada's 150th Celebration Gardens
- J6. Coyote Flats Pioneer Village Re: Parade of Power – August 20, 2016, Picture Butte

339/16	J. WILLMS	MOVED that Council approve the agenda as amended.	CARRIED
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IN-CAMERA

K1. Land Update

340/16	M. ZEINSTRA	MOVED that Council go In-Camera at 9:38 a.m.	CARRIED
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341/16	S. CAMPBELL	MOVED that Council come out of In-Camera at 10:03 a.m.	CARRIED
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342/16	M. ZEINSTRA	MOVED that Council receives item K1. Land Update for information.	CARRIED
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CONFIRMATION **B1. Confirmation of Minutes – June 16, 2016**

343/16	K. BENSON	MOVED that the June 16, 2016 Council Minutes be approved as presented.	CARRIED
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Reeve

Chief Administrative Officer

B2. Confirmation of Minutes – July 18, 2016 – Special Council Meeting

344/16 S. CAMPBELL MOVED that the July 18, 2016 Special Council Minutes be approved as presented. CARRIED

REPORTS**D1. Planning & Development – 2nd Quarter Report**

345/16 J. WILLMS MOVED that the Planning & Development 2nd Quarter Report be received for information. CARRIED

Reeve Hickey recessed the meeting at 10:25 a.m. for Council to receive a cake from Barb Hofman, Nobleford Parks and Recreation Society in appreciation for the funding received from Lethbridge County through the Land Trust Reserve account.

The meeting reconvened at 10:37 a.m.

APPOINTMENTS**E1. Mike LoVecchio, CP Re: Public Safety, Proximity & Transport Canada New Grade Crossing System**

Reeve Hickey welcomed Mr. Mike LoVecchio, Director of Government Affairs of Canadian Pacific to the meeting at 10:39 a.m. Council introduced themselves to Mr. LoVecchio.

Mr. LoVecchio provided Council with a PowerPoint presentation regarding the public safety, proximity and the Transport Canada New Grade Crossing System for Canadian Pacific.

Reeve Hickey thanked Mr. LoVecchio for attending the meeting. Mr. LoVecchio departed at 11:21 a.m.

346/16 S. CAMPBELL MOVED that County Council receive the presentation by Mike LoVecchio, Director of Government Affairs of Canadian Pacific for information. CARRIED

E2. PUBLIC HEARING - Bylaw 1470 - Hayley & William Scott - Amendment to Land Use Bylaw - Recreational / Agriculture (Small Riding Arena) - Lot 1, Plan 951 2071, Ptn. Of SE 4-10-19-W4 / Municipal 100004 RR 19-3

347/16 K. BENSON MOVED that the Public Hearing for Bylaw 1470 - Hayley & William Scott - Amendment to Land Use Bylaw - Recreational / Agriculture (Small Riding Arena) - Lot 1, Plan 951 2071, Ptn. Of SE 4-10-19-W4 / Municipal 100004 RR 19-3 open at 11:23 a.m. CARRIED

Reeve Hickey welcomed the delegation to the meeting. The delegation consisted of:

A. Duncan	D. Sereda	H. Scott
K. Knight	C. Clark	W. Scott

Reeve Hickey declared that the public hearing is being held pursuant to the Municipal Government Act as amended for Bylaw #1470.

Reeve Hickey invited Ms. Hilary Janzen, Development Officer/Senior Planner to give an overview of the application.

Ms. Janzen stated the following:

- An application has been made by Hayley and William Scott to amend Land Use Bylaw 1404.

Reeve

Chief Administrative Officer

- The purpose of the amendment is to rezone a portion of the SE 4-10-19-W4 (Plan 9512071 Lot 1) from Rural Agriculture (RA) to Rural Recreational (RR).
- The proposed re-designation is located at the corner of Township Road 10-0 and Range Road 19-3, 2.5 miles north of Highway 3.
- It is the intent of the landowner to re-designate the subject lands to allow for a riding academy and arena for commercial purposes on the subject lands.
- Under the current Land Use Bylaw 1404 Riding Academies and Arena (commercial) is not allowed, as either permitted or discretionary use, under the Rural Agricultural.
- The Rural Recreational District allows Riding Academies and Arena as a discretionary use.
- The proposed use of the site for a riding academy and arena for commercial purposes would not negatively impact the adjacent properties and is compatible with the adjacent land use which is predominantly extensive agriculture.
- The application has been sent to other County Departments and external agencies for review. No concerns or objections have been expressed with regards to the proposed application.
- The notice of public hearing was advertised in the July 12th and July 19th editions of the Sunny South News and notices were sent to the adjacent property owners. No comments were received regarding the proposed application.

Reeve Hickey asked if Council had any questions of Ms. Janzen. There were no questions.

Reeve Hickey asked three times if anyone present wished to speak in favor of Bylaw 1470. No one came forward.

Reeve Hickey asked three times if anyone present wished to speak in opposition to Bylaw 1470. No one came forward.

Council asked what the size of the building will be. Ms. Janzen noted the building size will be 8,000 square feet.

Council asked where the building will be located. Ms. Janzen noted that the building will be located 2.5 miles off Highway 3 and that there will be access for both locations.

Council asked what the plans are for the arena. Ms. Hayley Scott noted that there will be no weekend events, there will be a few lessons and boarding of a few horses. They are keeping it a family business.

Questions were raised about the setback distance in regards to the proposed development. Ms. Janzen noted that this would be handled through the development permit process.

Reeve Hickey asked if there were any further questions. There were no further questions.

Reeve Hickey thanked the delegation for attending the meeting. The delegation retired at 11:30 a.m.

348/16

T. WHITE MOVED that the Public Hearing for Bylaw 1470 - Hayley & William Scott - Amendment to Land Use Bylaw - Recreational / Agriculture (Small Riding Arena) - Lot 1, Plan 951 2071, Ptn. Of SE 4-10-19-W4 / Municipal 100004 RR 19-3 close at 11:31 a.m.
CARRIED

Reeve

Chief Administrative Officer

- 349/16 T. WHITE MOVED second reading of Bylaw 1470. CARRIED
- 350/16 M. ZEINSTRA MOVED third reading of Bylaw 1470. CARRIED

MUNICIPAL SERVICES**F1. 2016 Fall Road Tour**

- 351/16 S. CAMPBELL MOVED that item F1. 2016 Fall Road Tour be tabled to the August 18, 2016 Council meeting. CARRIED

F2. Stewart Siding Additional Paving

- 352/16 M. ZEINSTRA MOVED that Council approves extending the existing paving limits on the "Stewart Siding Paving Project" for a cost of \$200,000 with funding from the reallocation of debenture funds from the "Duncan Industrial Park Drainage Project." CARRIED

H6. Bylaw 1475 Stewart Siding Paving Project – Borrowing Bylaw

- 353/16 S. CAMPBELL MOVED first reading of Bylaw 1475. CARRIED

COMMUNITY SERVICES**G1. Bylaw 1471 – 305 RV Park – Amendment of the Land Use Bylaw – Ptn. NW 31-8-20-W4 – Androkovich – 1st Reading**

- 354/16 T. WHITE MOVED first reading of Bylaw 1471. CARRIED

G2. Bylaw 1473 - 324700 AB LTD. (Blair Frache) - Amendment to the Land Use Bylaw from Rural Agriculture (RA) and Coaldale Lethbridge Corridor (CLC) to Rural General Industrial (RGI) for a portion of SE 7-9-20-W4 – First Reading

- 355/16 T. WHITE MOVED first reading of Bylaw 1473. CARRIED
- 356/16 M. ZEINSTRA MOVED that the meeting recess for lunch at 11:59 a.m. CARRIED

The meeting reconvened at 1:28 p.m. with all members of Council present as previously stated.

APPOINTMENTS**E3a. Subdivision Application #2016-0-073 - Tymen Vandeuveren, Harry & Antonia Vandenberg - Lot 1, Block 1, Plan 8910686 within NE 1/4 13-11-22-W4M**

- 357/16 T. WHITE MOVED that the Country Residential subdivision of Lot 1, Block 1, Plan 8910685 within NE1/4 13-11-22-W4M (Certificate of Title No. 131 039 720), to resplit a title of 15.12 acres (6.12 ha) into two titles, being 5.30 and 9.82 acres (2.16 and 3.97 ha) respectively in size, for Country Residential use; **BE APPROVED** subject to the following:
RESERVE: The 10% reserve requirement, pursuant to Sections 666 and 667 of the Municipal Government Act, be provided as money in place of land on the 15.12 acres at the market value of \$11,000.00 per acre with the actual acreage and amount to be paid to Lethbridge County be determined at the final stage, for Municipal Reserve purposes.
CONDITIONS:
 1. That, pursuant to Section 654(1)(d) of the Municipal Government Act, all outstanding property taxes shall be paid to Lethbridge County.

Reeve

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2. That, pursuant to Section 655(1)(b) of the Municipal Government Act, the applicant or owner or both enter into a Development Agreement with Lethbridge County which shall be registered concurrently with the final plan against the title(s) being created.

3. That the applicant forfeits in writing to the NRCB any existing permit rights for the hog operation and that the barn and lagoons are properly decommissioned so they are not able to accommodate livestock in the future. A copy of a letter or correspondence from the NRCB confirming these requirements must be provided to the satisfaction of the Subdivision Authority prior to final endorsement of the subdivision.

REASONS:

1. The proposed subdivision is consistent with the South Saskatchewan Regional Plan and complies with both the Municipal Development Plan and Land Use Bylaw.

2. The Subdivision Authority is satisfied that the proposed subdivision is suitable for the purpose for which the subdivision is intended pursuant to Section 7 of the Subdivision and Development Regulation.

3. The Subdivision Approval Authority of Lethbridge County has determined the proposed subdivision complies with the bylaw definition of poor quality of land, being 20 acres or less in size, and is eligible for subdivision consideration.

4. With confirmation of the decommissioning of the former CFO, the Subdivision Authority has determined that the proposed subdivision is suitable for the purpose. CARRIED

E3b. Subdivision Application #2016-0-090 - Viterra Inc. - SW 1/4 27-7-20-W4

358/16

S. CAMPBELL MOVED that the rural industrial subdivision of SW1/4 27-7-20-W4M (Certificate of Title No. 151 267 146 +2), to subdivide out a 40.00 acre (16.19 ha) parcel from a title of 158.75 acres (64.25 ha), for Rural Industrial use; BE APPROVED subject to the following:

RESERVE: The 10% reserve requirement, pursuant to Sections 666 and 667 of the Municipal Government Act, be provided as money in place of land on the 40.00 acres at the market value of \$10,000.00 per acre with the actual acreage and amount to be paid to Lethbridge County be determined at the final stage, for Municipal Reserve purposes.

CONDITIONS:

1. That, pursuant to Section 654(1)(d) of the Municipal Government Act, all outstanding property taxes shall be paid to Lethbridge County.

2. That, pursuant to Section 655(1)(b) of the Municipal Government Act, the applicant or owner or both enter into a Development Agreement with Lethbridge County which shall be registered concurrently with the final plan against the title(s) being created.

3. That the applicant submits a plan as prepared by an Alberta Land Surveyor illustrating the 40 acre parcel is consolidated to the north title (Lot 1, Block 1, Plan 0512234) so that the resulting title may not be further subdivided without Subdivision Authority approval. The final endorsement shall reflect the consolidation of land on the final plan.

4. That the applicant is responsible for obtaining an approval from Alberta Environment and Parks under the Water Act and a registration under the Environmental Enhancement & Protection Act for the storm water plan and retention ponds. This may be

Reeve

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dealt with through the terms of the Development Agreement with Lethbridge County.

REASONS:

1. The proposed subdivision is consistent with the South Saskatchewan Regional Plan and complies with both the Municipal Development Plan and Land Use Bylaw.

2. The Subdivision Authority is satisfied that the proposed subdivision is suitable for the purpose for which the subdivision is intended pursuant to Section 7 of the Subdivision and Development Regulation.

3. The subject land has been redesignated from Rural Agriculture to Rural General Industrial by County Council to enable the proposal to proceed and the land to be subdivided for this purpose. The proposal conforms to the Area Structure Plan that has been adopted by bylaw (Bylaw No. 1466), with plans for storm water drainage being managed and access for future phases being outlined. **CARRIED**

CORPORATE SERVICES

H1. WCB PIR Refund Allocation

359/16 M. ZEINSTRÄ MOVED that Council approves the transfer \$13,686.85 for the 2015 WCB PIR Refund in the Safety Reserve Account. **CARRIED**

H2. WCB Surplus Distribution - 2015

360/16 S. CAMPBELL MOVED that Council approves the transfer of \$27,099.97 for the 2015 WCB Surplus Distribution to the Safety Reserve Account. **CARRIED**

H3. Wolf Coulee Resources Inc. Re: Tax Penalty Waiver

361/16 M. ZEINSTRÄ MOVED that Council deny Wolf Coulee Resources Inc.'s request for cancellation of their tax penalties. **CARRIED**

H4. 2017 – 2019 Budget Schedule

362/16 M. ZEINSTRÄ MOVED that Council approve the attached 2017-2019 Budget Schedule as presented. **CARRIED**

H5. Bylaw 1472 - Airport Security Camera System – Borrowing Bylaw

363/16 T. WHITE MOVED first reading of Bylaw 1472. **CARRIED**

364/16 S. CAMPBELL MOVED second reading of Bylaw 1472. **CARRIED**

365/16 K. BENSON MOVED that Council proceed to third reading of Bylaw 1472. **CARRIED UNANIMOUSLY**

366/16 T. WHITE MOVED third reading of Bylaw 1472. **CARRIED**

H7. 2017 Strategic Planning

367/16 M. ZEINSTRÄ MOVED that County Council chooses the dates of January 30 to February 1, 2017 for the 2017 annual Strategic Planning Retreat. **MOTION DEFEATED**

Reeve

Chief Administrative Officer

368/16 J. WILLMS MOVED that County Council chooses the dates of January 9-11, 2017 for the 2017 annual Strategic Planning Retreat. CARRIED

H8. Coaldale-Lethbridge Community Growing Project 2016 – Waiver of Taxes NW 11-10-19-W4

369/16 T. WHITE MOVED that County Council donate \$500 through the Lethbridge County Donations Policy to the Coaldale-Lethbridge Community Growing Project for 2016 with funding from the Donation Reserve. CARRIED

H9. Business Tax Waivers

370/16 K. BENSON MOVED that Council approve the cancellation of business taxes and associated penalties in Schedule A and Schedule B as amended below:

SCHEDULE A						
Tax Roll	Original Invoice	Original Number of Animal	New Invoice Amount	Adjustment Totals	Adjustment Notes	Comments
21160000	-\$3,272.73	1,200 Beef	\$ 1,909.00	(1,363.73)	700 Finishers	Maximum Capacity in 2015 was 700
4720000	-\$7,500.00	5,000 Feeders	\$ 5,025.00	(2,475.00)	3,350 Feeders	Maximum Quantity was 3,350
8560000	-\$16,363.64	6,000 Finishers	\$ 10,254.55	(6,109.09)	3,760 Finishers	Maximum Quantity was 3,760
23900000	-\$4,500.00	1,650 Finishers	\$ 2,475.00	(2,025.00)	1,600 Feeders	Has 1600 Feeders not 1,650 Finishers (approved to adjust animal type but not quantity)
25000000	-\$803.57	150 Farrow/Finish	\$ -	(803.57)	No livestock	Has not has hogs for over 10 Years
25350000	-\$11,538.46	50,000 Sheep Feeders	\$ 5,635.80	(5,902.66)	18,786 Sheep Feeders	Maximum Quantity was 18,786 sheep feeders
39530000	-\$312.00	52,000 Broiler/Chicken	\$ 150.00	(162.00)	25,000 Broiler/Chicken	Barn capacity is for 25,000 Chickens
44090000	-\$5,181.82	1,900 Beef	\$ 1,995.00	(3,186.82)	1,330 Feeders	Has 1,330 Feeders not 1,900 Beef finishers
45200100	-\$803.57	150 Farrow/Finish	\$ 330.00	(473.57)	165 Farrow to wean	No longer finish farrow, only have 165 farrow to wean
54120000	-\$21,818.18	8,900 Finishers	\$ 19,251.80	(2,566.38)	7,059 Finishers	Maximum Capacity was 7,059
55490000	-\$2,727.27	1,000 Beef	\$ -	(2,727.27)	Under Threshold	Only pastures 20 head, feed yard has not been used since 2013
56520000	-\$1,700.00	850 Farrow/Wean	\$ 1,342.10	(357.90)	850 Farrow Only	Has 850 Farrow Only, not Farrow to wean
56530000	-\$15,818.18	5,800 Beef	\$ 3,030.00	(12,788.18)	1,111 Finishers	Maximum Capacity is 3,500, has 2,222 (half Finishers, half Backgrounders)
56530000	-	(see above)	\$ 1,666.50	-	1,111 Feeders	Maximum Capacity is 3,500, has 2,222 (half Finishers, half Backgrounders)
62080000	-\$2,454.55	900 Finishers	\$ 1,350.00	(1,104.55)	800 Feeders	Has up to 800 Feeders, not finishers (approved to adjust animal type but not quantity)
				(39,479.34)		

SCHEDULE B							
Tax Roll	Original Invoice	Original Number of Animals	Invoice Cancellation Amount	New Invoice Amount	Adjustment Totals	Adjustment Notes	Comments
43690000	\$ 1,363.64	500 Beef	-\$1,363.64	\$ 714.00	(649.64)	475 Feeders	Assessment was for 455 beef, they have 238 feeders.
62070000	\$ 2,727.27	1000 Beef	-\$2,727.27	\$ 1,500.00	(1,227.27)	500 Feeders	This lot is a background lot, which is used when the other lot is full.
34450000	\$ 8,181.82	3000 Beef	-\$8,181.82	\$ 6,273.00	(1,908.82)	2300 Beef	Assessment was for 3000 beef, they have 2300 beef.
32320000	\$ 818.18	300 Finishers	-\$818.18	\$ -	(818.18)		Under Threshold
52740000	\$ 1,363.64	500 Cow/Finishers	-\$1,363.64	\$ 600.00	(763.64)	200 Cow/Finishers	Maximum quantity in 2015 was 200 Finishers
1640000	\$ 2,727.27	1,000 Finishers	-\$2,727.27	\$ 1,990.90	(736.37)	730 Finishers	Maximum quantity in 2015 was 730 Finishers
42970000	\$ 660.00	110 Milking Cows	-\$660.00	\$ 126.00	(534.00)	250 Milking Goats	Has Milking Goats not Milk Cows
5640000	\$ 545.45	200 Cow Ranch	-\$545.45	\$ -	(545.45)	0	Not a Cow Ranch
					(7,183.37)		

CARRIED

ADMINISTRATION

11. 2016 Strategic Planning Council Workshop

371/16 T. WHITE MOVED that County Council selects the date of August 24, 2016 to review the 2016 Strategic Plan with Sr. Administration at the Lethbridge County Administration Building commencing at 1:00 p.m. CARRIED

12. Town of Coalhurst Re: Support by Resolution for Development of Recreation Master Plan Via Alberta Community Partnership Grant Program

Note: T. White departed at 2:55 p.m.

372/16 M. ZEINSTR A MOVED that County Council supports the Town of Coalhurst in principle for their application to Alberta Community Partnerships grant program regarding their proposed development of a Recreation Master Plan with the assistance of a consultant. CARRIED

Reeve

Chief Administrative Officer

I3. Lethbridge Cornmaze Re: Canada's 150th Celebration Gardens

Note: T. White present at 2:57 p.m.

- 373/16 K. BENSON MOVED that County Council supports the Lethbridge Cornmaze's application in their bid to apply to Canada's Garden Route for 1000 red and white tulips in honour of Canada's 150th Anniversary. CARRIED

INVITATIONS**J1. Exhibition Park Annual President's Reception – August 23, 2016, Exhibition Park, Lethbridge**

- 374/16 S. CAMPBELL MOVED that any members of Council wishing to attend Exhibition Park's Annual President's Reception scheduled for Tuesday, August 23, 2016 be authorized to do so. CARRIED

J2. Exhibition Park Shareholder & Volunteer Appreciation BBQ – August 22, 2016

- 375/16 T. WHITE MOVED that Council authorize Reeve Hickey to attend the Exhibition Park Shareholder & Volunteer Appreciation BBQ scheduled for Monday, August 22, 2016, from 5:30 to 9:00 p.m. CARRIED

J3. Town of Pincher Creek Fair & Rodeo – August 20, 2016

- 376/16 S. CAMPBELL MOVED that Council receives the invitation from the Town of Pincher Creek regarding the Pincher Creek Fair and Rodeo scheduled for August 20, 2016 for information. CARRIED

J4. Farming Smarter Re: Alberta Open Farm Day – August 21, 2016

Note: S. Campbell departed at 3:07 p.m.

- 377/16 T. WHITE MOVED that County Council receives item J4. Farming Smarter Re: Alberta Open Farm Day – August 21, 2016 for information. CARRIED

J5. Alberta Environment and Parks' Watershed Resiliency & Restoration Program – Speaker Series – Spruce Grove, Alberta - August 17, 2016

- 378/16 M. ZEINSTRA MOVED that Council receive item J5. Alberta Environment and Parks' Watershed Resiliency & Restoration Program – Speaker Series – Spruce Grove, Alberta - August 17, 2016 for information. CARRIED

J6. Coyote Flats Pioneer Village Re: Parade of Power – August 20, 2016, Picture Butte

- 379/16 M. ZEINSTRA MOVED that Council authorize Reeve Hickey or his designate to attend the Coyote Flats Pioneer Village "Parade of Power" scheduled for Saturday, August 20, 2016 in Picture Butte. CARRIED

ADJOURNMENT

Note: S. Campbell present at 3:11 p.m.

- 380/16 T. WHITE MOVED the meeting adjourn at 3:12 p.m. CARRIED

Reeve

Chief Administrative Officer