

MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF LETHBRIDGE COUNTY HELD APRIL 6, 2017 IN THE COUNTY ADMINISTRATIVE OFFICE, LETHBRIDGE, ALBERTA.

PRESENT:

Division No. 1	- L. Hickey, Reeve
Division No. 3	- H. Doeve, Deputy 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

ADMINISTRATION PRESENT:

Chief Administrative Officer	- R. Robinson
Director of Corporate Services	- T. Anderson
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 10:03 a.m.

Note: S. Ashbee, Sunny South News present at 10:03 a.m.

AMENDMENTS TO THE AGENDA

Rick Robinson, Chief Administrative Officer and members of Council made the following additions and deletions to the April 6, 2017 agenda.

- F2. Marcie Peterson Re: Free Dust Control on Rge Rd 21-0 - **DELETE**
- F3. Town of Coalhurst – South East Area Collector Road (9-2) – Design Variances
- G4. Town of Coaldale / Lethbridge County Annexation Agreement
- G5. Notice of Motion – Intercommunity Pathway – H. Doeve

140/17 K. BENSON MOVED that Council approve the agenda as amended. CARRIED

CONFIRMATION B1. Confirmation of Minutes

141/17 S. CAMPBELL MOVED that the March 16, 2017 Council Minutes be approved as presented. CARRIED

REPORTS D1. Lethbridge County Co-Recipient of EDA Award of Excellence (Business Investment & Attraction) for China Initiative

142/17 M. ZEINSTRA MOVED that County Council receives item G2. Lethbridge County Co-Recipient of EDA Award of Excellence (Business Investment & Attraction) for China Initiative as information. CARRIED

MUNICIPAL SERVICES

F1. Asset Management Policy

143/17 M. ZEINSTRA MOVED that Council approves Policy 354 – Asset Management. CARRIED

Reeve

Chief Administrative Officer

F2. Marcie Peterson Re: Free Dust Control on Range Rd 21-0

Deleted from the agenda.

F3. Town of Coalhurst – South East Area Collector Road – Design Variances

Deputy Reeve Henry Doeve asked for a recorded vote.

144/17 T. WHITE MOVED that County Council approves the design of TWP RD 9-2 as presented. Furthermore that the Memorandum of Agreement for the construction, operation and maintenance of TWP RD 9-2 identify all varied design requirements and be worded in a manner that the County assumes no liability for the deviations from the standards.

For

K. Benson
M. Zeinstra
S. Campbell
T. White
J. Willms
H. Doeve
L. Hickey

Against

CARRIED

COMMUNITY SERVICES**G1. Monarch Community Association Request for Funding (2017 Parade)**

145/17 S. CAMPBELL MOVED that County Council donates \$500.00 to the Monarch Community Association to help cover expenses for the 3rd Annual Monarch Days Pancake Breakfast and Parade. Funds to be utilized from the Council Donation Reserve. CARRIED

G2. 2017 Parade Schedule

Note: H. Doeve departed at 11:16 a.m.

146/17 M. ZEINSTRA MOVED that County Council authorizes the Councillor of the area to attend the following parades for 2017: Hamlet of Monarch – May 13; Town of Coaldale – July 8; Village of Barons – TBD; Village of Nobleford – August 5; Town of Coalhurst – August 12; Town of Picture Butte – August 19; Whoop-Up Days (Lethbridge) – August 22; and Iron Springs – September 9. CARRIED

Note: H. Doeve present at 11:17 a.m.

G4. Town of Coaldale / Lethbridge County Annexation Agreement

Deputy Reeve Henry Doeve declared a pecuniary interest and abstained from voting.

147/17 J. WILLMS MOVED that County Council approves the Town of Coaldale / Lethbridge County Annexation Agreement as drafted and direct the Reeve and CAO to execute the agreement. CARRIED

Reeve Hickey recessed the meeting at 11:28 a.m.
The meeting will be reconvened at 11:31 a.m.

Reeve

Chief Administrative Officer

APPOINTMENTS **E1. Dr. Mike Mahon, President, Laurel Corbiere, Senior Advisor to the President, and Richard Westlund, Director of Public Affairs and Government Relations - University of Lethbridge**

Reeve Hickey welcomed Dr. Mike Mahon, President, Ms. Laurel Corbiere, Senior Advisor to the President, and Mr. Richard Westlund, Director of Public Affairs and Government Relations from the University of Lethbridge to the meeting at 11:32 a.m. Council introduced themselves to the delegation.

Dr. Mahon provided Council with a Power Point presentation regarding ongoing programs at the university and upcoming initiatives and goals.

Reeve Hickey thanked Dr. Mahon, Ms. Corbiere and Mr. Westlund for attending the meeting. The University of Lethbridge delegation retired at 12:20 p.m.

148/17 T. WHITE MOVED that County Council receives item E3. Mike Mahon, President, Laurel Corbiere, Senior Advisor to the President, and Richard Westlund, Director of Public Affairs and Government Relations - University of Lethbridge for information. CARRIED

149/17 M. ZEINSTRAS MOVED the meeting recess for lunch at 12:20 p.m. CARRIED

The meeting reconvened at 1:40 p.m. with all members of Council present with the exception of Councillors Morris Zeinstra and John Willms.

E2a. SD Application 2017-0-031 - Van Der Kooij Dairy Ltd. - W 1/2 22-10-23-W4

Note: J. Willms present at 1:42 p.m.

150/17 H. DOEVE MOVED that the Agriculture subdivision of W1/2 22-10-23-W4M (Certificate of Title No. 071 483 724, 151 099 563), to subdivide a 6.14 acre (2.48 ha) parcel from a title of 153.97 acres (64.33 ha) and consolidate it to the adjacent south quarter-section, thereby creating an enlarged title of 161.88 acres (65.51 ha), for agricultural use; BE APPROVED subject to the following:

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 6.14 acres being subdivided from the NW 22-10-23-W4 be consolidated to the adjacent south quarter-section (SW 22-10-23-W4) title, thereby creating an enlarged parcel of 161.88 acres, by a plan as prepared by an Alberta Land Surveyor in a manner such that the titles may not be further subdivided without approval of the Subdivision Authority.
4. That any easement(s) as required by utility companies or the municipality shall be established.

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

Reeve

Chief Administrative Officer

is intended pursuant to Section 7 of the Subdivision and Development Regulation.

3. The subdivision and consolidation proposal is determined to conform to the County's realignment or reconfiguration of titles subdivision criteria, as with the 6.14 acre portion being consolidated to the SW¼ 22-10-23-W4, the landowners start with two titles and end-up with two titles with no additional or stand alone titles being created. CARRIED

E2b. SD Application 2017-0-033 - David & Mary Ann Duban - Block Z, Plan 911BD within SW 1/4 14-9-21-W4

151/17

T. WHITE

MOVED that the Country Residential subdivision of Block Z, Plan 911BD within SW1/4 14-9-21-W4M (Certificate of Title No. 951 286 911), to subdivide a 9.74 acre (1.47 ha) parcel from a title containing 80.67 acres (32.64 ha) within a previously subdivided quarter-section, 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 9.74 acres at the market value of \$_____ 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 provide a Surveyors sketch to illustrate the exact dimensions and parcel size and the location of all improvements on the proposed parcel as approved.
4. That the applicant submits a plan as prepared by an Alberta Land Surveyor that certifies the exact location and dimensions of the parcel being subdivided.
5. That any easement(s) as required by the utility agencies or the municipality shall be established.

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, as the subdivision is for an existing yard with services in place.
3. The Subdivision Approval Authority has granted an MDS waiver with consideration of Part 7 policy 2(3) of the land use bylaw, as the farm yard use preexisted the neighboring CFO and the MDS policy coming into effect, and no objection or concerns have been received.
4. The Subdivision Authority sees merit in the application and granting waivers of the subdivision criteria, as the quarter-section has already been previously subdivided multiple times. This title was part of an old homesteader plan from 1912 where the plan had the quarter-section divided into 16 approximately

Reeve

Chief Administrative Officer

10-acre equal portions. The north half (this parent 80-acre title) was amalgamated into one larger agricultural title (Block 'Z') in 1954, while the south-half remained divided into 10 and 20-acre parcels as it presently exists. CARRIED

E2c. SD Application 2017-0-036 - Sheldon & Colin Albrecht, Tracy Elke - NW 1/4 29-12-24-W4

152/17

S. CAMPBELL MOVED that the Country Residential subdivision of NW1/4 29-12-24-W4M (Certificate of Title No. 031 005 341), to subdivide an 8.65 acre (3.50 ha) parcel from an unsubdivided quarter-section containing 156.00 acres (63.13 ha), for Country Residential use; BE APPROVED subject to the following:

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 that certifies the exact location and dimensions of the parcel being subdivided as approved.

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 proposed parcel is the first subdivision from the quarter section and is determined to be suitable for the intended purpose. CARRIED

E2d. SD Application 2017-0-037 - Beekman Cattle Co. Ltd. - Lot 1, Block 1, Plan 0815060 within SW 1/4 26-10-22-W4

153/17

T. WHITE MOVED that the Country Residential & Agriculture subdivision of Lot 1, Block 1, Plan 0815060 within SW1/4 26-10-22-W4M (Certificate of Title No. 121 092 788, 171 049 622), to reconfigure two adjacent titles by subdividing out a 2.87 acre (1.16 ha) Country Residential parcel from a 67.62 acre (27.36 ha) title and then consolidate the residual 64.75 acres to the adjacent 234.60 acre (94.94 ha) title thereby creating an enlarged agricultural title of 299.35 acres (121.14 ha); 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 2.87 acres at the market value of \$8,000 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

 Chief Administrative Officer

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 remnant 64.75 acres is consolidated to the adjacent 234.60-acre agricultural title (S½ of 26-10-22-W4M) so that the resulting title may not be further subdivided without Subdivision Authority approval.

4. That the applicant provide a Surveyors sketch to illustrate the exact dimensions and parcel size and the location of all improvements on the proposed 2.87 acre parcel as approved.

5. That the applicant relocate the existing dwelling's septic field line so that it falls entirely within the property line of the smaller 2.87 acre parcel being subdivided, with suitable confirmation of such, provided to the satisfaction of the Subdivision Authority prior to final endorsement.

6. That any easement(s) as required by utility companies or the municipality shall be established.

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 is a reconfiguration of titles and meets the subdivision criteria of the Land Use Bylaw, with no resulting increase in title density.

4. The Subdivision Authority has determined there is logical rationale for this consolidation proposal, as the land is irrigated with and shares a circular irrigation pivot system on the adjacent agricultural parcel and is farmed as one cohesive unit. The consolidation will also enable the CFO to be associated with (tied to) a larger agricultural parcel of land. CARRIED

COMMUNITY SERVICES

G3. Alvin Fritz - Request Waiver of Section 53 of Land Use Bylaw 1404 for Re-designation Application of Lots 2 & 3, Block 1, Plan 1012612

154/17

H. DOEVE

MOVED that County Council waives the 18 month waiting period and allow for the re-submission of the Norland Barn Development (Re-designation Application of Lots 2 & 3, Block 1, Plan 1012612). CARRIED

Reeve

Chief Administrative Officer

G5. Notice of Motion – Intercommunity Pathway – H. Doeve

Deputy Reeve Henry Doeve noted that he is providing a “Notice of Motion” to bring forward a resolution to empower Administration to research the circumstances surrounding the Intercommunity Pathway. Administration to investigate liability, in-kind support, land ownership, etc.

155/17 H. DOEVE MOVED that Administration bring forward a report to the May 4, 2017 County Council meeting regarding liability, in-kind support, land ownership, etc. regarding the proposed Intercommunity Pathway. CARRIED

CORPORATE SERVICES**H1. Borrowing Bylaw Amendments – Bylaw 1493 (to amend Bylaw 1443) - Replace Underground Fuel Storage Tanks & Bylaw 1495 (to amend Bylaw 1418) – Replace CFC Unit at the Lethbridge Airport**

Note: S. Campbell departed at 2:45 p.m.

156/17 H. DOEVE MOVED first reading of Bylaw 1493, an amending bylaw to 1443. CARRIED

157/17 H. DOEVE MOVED first reading of Bylaw 1495, an amending bylaw to 1418. CARRIED

Note: S. Campbell present at 2:52 p.m.

H2. Bylaw 1494 - Airport Borrowing Bylaw for Airport De-Icer

158/17 T. WHITE MOVED first reading of Bylaw 1494. CARRIED

H3. 2017 Strategic Plan

159/17 T. WHITE MOVED that County Council approve the 2017 Strategic Plan as presented. CARRIED

Reeve Hickey recessed the meeting at 3:07 p.m.

Note: M. Zeinstra present at 3:21 p.m.

The meeting reconvened at 3:25 p.m.

160/17 S. CAMPBELL MOVED that item I1. 2017 Federation of Canadian Municipalities Re: Annual Conference – June 1-4, 2017 Ottawa be brought back to the table. CARRIED

ADMINISTRATION**I1. 2017 Federation of Canadian Municipalities Re: Annual Conference – June 1-4, 2017 Ottawa**

161/17 J. WILLMS MOVED that County Council authorizes Reeve Lorne Hickey and Councillor Ken Benson to attend the 2017 Federation of Canadian Municipalities Annual Conference and Municipal Expo scheduled for June 1-4, 2017, Ottawa. CARRIED

I2. Bylaw 1498 – Modified Voting Procedure (2017 Municipal Election)

162/17 T. WHITE MOVED first reading of Bylaw 1498. CARRIED

163/17 S. CAMPBELL MOVED second reading of Bylaw 1498. CARRIED

Reeve

Chief Administrative Officer

- 164/17 K. BENSON MOVED that Council proceed to third reading of Bylaw 1498.
CARRIED UNANIMOUSLY
- 165/17 T. WHITE MOVED third reading of Bylaw 1498. CARRIED

INVITATIONS**J1. Southern Alberta Water Charter 2017 Media Event – April 7, 2017**

- 166/17 T. WHITE MOVED that County Council authorize the Reeve or his designate to attend the Southern Alberta Water Charter 2017 Media Event scheduled for April 7, 2017 at noon at Lethbridge City Hall in the foyer. CARRIED

J2. Livestock Markets Association of Canada (LMAC) Re: Convention and Auction Championship – May 11-14, 2017

- 167/17 S. CAMPBELL MOVED that County Council authorize the Reeve or his designate to attend the Livestock Markets Association of Canada (LMAC) 2017 Convention and Auction Championship's opening ceremonies scheduled for May 12, 2017 at 10:00 a.m., with an arrival time of 9:30 a.m. and further that Lethbridge County provide Silver Sponsorship at a cost of \$500.00, funding to be utilized from Councillor Discretionary Reserve. CARRIED

J3. Coaldale & District Chamber of Commerce Re: Annual Awards Appreciation Banquet – April 22, 2017

- 168/17 T. WHITE MOVED that any member of Council wishing to attend the Coaldale & District Chamber of Commerce Annual Awards & Appreciation Banquet scheduled for Saturday, April 22, 2017 at the Gem of the West Museum be authorized to do so. CARRIED

J4. Wind Energy Workshop Invitation – April 26, 2017 – Calgary

- 169/17 K. BENSON MOVED that item J4. Wind Energy Workshop Invitation – April 26, 2017, Calgary be received for information. CARRIED

J5. 702 (RCAF) Lethbridge Wing Re: 68th Annual Charter Night Banquet – April 29, 2017, 702 Wing RCAFA

- 170/17 S. CAMPBELL MOVED that County Council authorizes the Reeve or his designate to attend the 702 Wing Lethbridge's 68th Annual Charter Banquet scheduled for Saturday, April 29, 2017 at the 702 Wing RCAFA, Stubb Ross Road. CARRIED

ADJOURNMENT

- 171/17 MOVED the meeting adjourn at 4:04 p.m. CARRIED

 Reeve

 Chief Administrative Officer