

MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF LETHBRIDGE COUNTY HELD JUNE 1, 2017 IN THE COUNTY ADMINISTRATIVE OFFICE, LETHBRIDGE, ALBERTA.

PRESENT:

Division No. 3	- H. Doeve, Deputy Reeve
Division No. 2	- J. Willms
Division No. 5	- S. Campbell
Division No. 6	- T. White (present 9:54 a.m.)
Division No. 7	- M. Zeinstra

ABSENT

Division No. 1	- L. Hickey, Reeve
Division No. 4	- K. Benson

ADMINISTRATION PRESENT:

Acting Chief Administrative Officer	- L. Randle
Director of Corporate Services	- T. Anderson
Director of Municipal Services	- R. Bacon
Recording Secretary	- L. Megella

DEPUTY REEVE HENRY DOEVE IN THE CHAIR

CALL TO ORDER Deputy Reeve Doeve called the meeting to order at 9:33 a.m.

Note: S. Ashbee, Sunny South News present at 9:33 a.m.

AMENDMENTS TO THE AGENDA

Larry Randle, Acting Chief Administrative Officer and members of Council made the following additions and deletions to the June 1, 2017 agenda.

- F1. Broxburn Park Preliminary Engineering
- F2. Equipment Purchase Overrun
- H3. 2017/2018 Strategic Transportation Infrastructure Program (STIP) Application Announcement
- K2. Legal Update

290/17 M. ZEINSTRA MOVED that Council approve the agenda as amended. CARRIED

CONFIRMATION **B1. Confirmation of Minutes**

291/17 S. CAMPBELL MOVED that the May 18, 2017 Council Minutes be approved as presented. CARRIED

Note: S. Ashbee, Sunny South News departed at 9:36 a.m.

IN-CAMERA **K1. Legal Matter; K2. Legal Update**

292/17 S. CAMPBELL MOVED that County Council go In-Camera at 9:36 a.m. CARRIED

293/17 M. ZEINSTRA MOVED that County Council come out of In-Camera at 9:49 a.m. CARRIED

Reeve

Chief Administrative Officer

Note: S. Ashbee, Sunny South News present at 9:51 a.m.

K1. Legal Matter

294/17 J. WILLMS MOVED that County Council accepts K1. Legal Matter for information. CARRIED

K2. Legal Update

295/17 M. ZEINSTRA MOVED that County Council directs Administration to respond to the matter. CARRIED

296/17 M. ZEINSTRA MOVED that item H3. 2017/2018 Strategic Transportation Infrastructure Program (STIP) Application Announcement be added to the agenda. CARRIED

MUNICIPAL SERVICES

Note: Councillor T. White present at 9:54 a.m.

F1. Broxburn Park Preliminary Engineering

297/17 M. ZEINSTRA MOVED that Council authorizes Administration to proceed with the Geotechnical Evaluation and Design Brief for the upgrading of the road network within the Broxburn Business Park at a cost of \$17,000, with funds to be utilized from the Public Works Project Reserve. CARRIED

F2. Equipment Purchase Overrun

298/17 M. ZEINSTRA MOVED that Council authorizes the total purchase price of the Dry Calcium Distributor Trailer to be \$148,830.00 US at the current exchange rate to Canadian funds on the date payment is made and the associated overage to the 2017 approved Capital Budget be funded by the Public Works Reserve. CARRIED

Deputy Reeve Doeve recessed the meeting at 10:13 a.m.

The meeting reconvened at 10:17 a.m.

APPOINTMENTS **E1. Wendy Bauer, Officer, Delivery Planning, Canada Post Corporation Re: Canada Post Delivery Systems Upgrades in Lethbridge County**

Deputy Reeve Doeve welcomed Wendy Bauer, Officer, Delivery Planning and Clint Carpenter of Canada Post to the meeting at 10:17 a.m.

Ms. Bauer provided a presentation to Council regarding the delivery systems upgrades for routes RR8 and SS5 that deliver in Lethbridge County.

Deputy Reeve Doeve thanked Ms. Bauer and Mr. Campbell for attending the meeting. The delegation departed at 10:34 a.m.

299/17 T. WHITE MOVED that County Council receives the presentation by Canada Post regarding the upgrades to delivery systems for Routes RR8 and SS5 for information. CARRIED

Reeve

Chief Administrative Officer

COMMUNITY SERVICES**G1. Community Learning Council Donation Request**

- 300/17 M. ZEINSTRA MOVED that Lethbridge County donates \$500.00 to the County of Lethbridge Community Learning Council to assist with costs associated with the creation and distribution of a Newcomer's Guide to Lethbridge County. CARRIED

G2. Offer to Purchase County Parcel (Plan 6556EJ, Lot 1)

- 301/17 S. CAMPBELL MOVED that County Council approves the sale of Plan 6556EJ Lot 1 to Mr. Brad Vandenberg of Vandenberg Properties Ltd. and directs Administration to work with the County's solicitor to draft the sale agreement and appropriate transfer of title documents. CARRIED

CORPORATE SERVICES**H3. 2017/2018 Strategic Transportation Infrastructure Program (STIP) Application Announcement**

- 302/17 J. WILLMS MOVED that County Council receive item H3. 2017/2018 Strategic Transportation Infrastructure Program (STIP) Application Announcement for information and further that Administration schedule a meeting with Alberta Transportation to clarify the County's applications regarding the Strategic Transportation Infrastructure Program (STIP). CARRIED

H2. 2016 WCB PIR Refund

- 303/17 M. ZEINSTRA MOVED that County Council approves the transfer of \$4,277.51 for the 2016 WCB PIR Refund to the Safety Program Reserve. CARRIED

APPOINTMENTS**E2. PUBLIC HEARING - Bylaw 1496 - Stafford Landing Area Structure Plan and Bylaw 1497 Stafford Landing - Amendment to the Land Use Bylaw - Grouped Country Residential (GCR) for Lot 4, Block 1, Plan 1014119 in SE 14-9-19-W4 and a portion of NE 14-9-19-W4**

- 304/17 M. ZEINSTRA MOVED that the public hearing for Bylaw 1496 - Stafford Landing Area Structure Plan and Bylaw 1497 Stafford Landing - Amendment to the Land Use Bylaw - Grouped Country Residential (GCR) for Lot 4, Block 1, Plan 1014119 in SE 14-9-19-W4 and a portion of NE 14-9-19-W4 open at 10:59 a.m. CARRIED

Deputy Reeve Doeve welcomed the delegation to the meeting. The delegation consisted of:

B Leith	G. Van den Pol	K. Hranac
D. Hall	M. Slingerland	R. Raslask
M. Hasegawa	K. Habraken	D. Davies
G. Matthies	D. Matthies	P. Shimbashi

Deputy Reeve Doeve invited Ms. Hilary Janzen, Senior Planner to give an overview of Bylaw 1496 - Stafford Landing Area Structure Plan and Bylaw 1497 Stafford Landing - Amendment to the Land Use Bylaw - Grouped Country Residential (GCR) for Lot 4, Block 1, Plan 1014119 in SE 14-9-19-W4 and a portion of NE 14-9-19-W and answer questions from Council.

Reeve

Chief Administrative Officer

Deputy Reeve Doeve invited persons wishing to speak in favor of Bylaw 1496 and 1497. Mr. Mark Hasegawa, Hasegawa Engineering addressed Council.

Deputy Reeve Doeve asked three times if anyone else wished to speak in favor of Bylaws 1496 and 1497. No individuals came forward.

Deputy Reeve Doeve invited persons wishing to speak in opposition of Bylaws 1496 and 1497. Mr. Gys Van den Pol and Mr. Barry Leith addressed Council.

Deputy Reeve Doeve asked three times if anyone else wished to speak in favor of or in opposition to Bylaws 1496 and 1497. No one came forward.

Steve Harty, ORRSC Planner provided clarification regarding roads, sewage and dairy operations. Deputy Reeve Doeve asked if there were any questions for Mr. Harty. Council had no questions of Mr. Harty.

Deputy Reeve Doeve asked if there were any further comments or questions regarding Bylaws 1496 and 1497. There were no further comments or questions.

305/17 T. WHITE MOVED that the Public Hearing for Bylaw 1496 - Stafford Landing Area Structure Plan and Bylaw 1497 Stafford Landing - Amendment to the Land Use Bylaw - Grouped Country Residential (GCR) for Lot 4, Block 1, Plan 1014119 in SE 14-9-19-W4 and a portion of NE 14-9-19-W4 close at 12:04 p.m. CARRIED

Deputy Reeve Doeve thanked the delegation for attending the meeting. The delegation retired at 12:04 p.m.

306/17 S. CAMPBELL MOVED the meeting recess for lunch at 12:05 p.m. CARRIED

The meeting reconvened at 1:05 p.m. with all members of Council present as previously mentioned.

CORPORATE SERVICES

H1. Lethbridge BioGas Property Tax Agreement

307/17 S. CAMPBELL MOVED that County Council authorizes Administration to sign a Deferred Tax Payment Agreement based on a 9 month payment calculation with Lethbridge BioGas LP, for the period of June 2017 to May 2018. CARRIED

ADMINISTRATION

I1. Palliser Regional Schools Re: 2017 Joint Election Agreement with Lethbridge County

308/17 T. WHITE MOVED that County Council approves the 2017 Joint Election Agreement between Palliser Regional Schools and Lethbridge County. CARRIED

I2. Village of Barons Re: Municipal Development Plan Funding

309/17 M. ZEINTRA MOVED that Lethbridge County provides funding, in the amount of \$10,165.00, to the Village of Barons in order to complete their Municipal Development Plan with funding to be utilized from the Council Discretionary Reserve. And further that Lethbridge County and the Village of Barons apply for a joint Alberta Community Partnership Grant for an Intermunicipal Development Plan. CARRIED

Reeve

Chief Administrative Officer

- 310/17 S. CAMPBELL MOVED that item I3. Lethbridge County – Coaldale Shop and Yard be brought back to the table. CARRIED

I3. Lethbridge County – Coaldale Shop and Yard

- 311/17 J. WILLMS MOVED that correspondence be forwarded to the Town of Coaldale indicating that when the Coaldale Shop and Yard (legally described as Lot 1, Block 5, Plan 1112841 located in the Town of Coaldale) is for sale, the Town will be notified. CARRIED

INVITATIONS

J1. Project Playground Coaldale East (Land Trust Reserve Fund Grant) Re: Coaldale Christian School – Opening Ceremonies – June 16, 2017

- 312/17 M. ZEINSTRA MOVED that County Council authorizes Deputy Reeve Doeve or his designate to attend the Project Playground Coaldale East opening ceremonies program scheduled for Friday, June 16, 2017 at 2:00 p.m. at the Coaldale Christian School. CARRIED

J2. City of Lethbridge Re: 50th Anniversary Celebration of Nikka Yuko Japanese Gardens - July 14, 2017

- 313/17 T. WHITE MOVED that Council authorizes Reeve Hickey or his designate to attend the 50th Anniversary celebration of the Nikka Yuko Japanese Gardens scheduled for Friday, July 14, 2017 at the Nikka Yuko Japanese Garden / Enmax Centre. CARRIED

J3. Lethbridge Chamber of Commerce Re: Celebrating 128th Anniversary of the President's Dinner – June 28, 2017, Norland Manor Estate

- 314/17 M. ZEINSTRA MOVED that County Council authorize Councillor John Willms to attend the Lethbridge Chamber of Commerce 128th Anniversary of the President's Dinner scheduled for June 28, 2017 at the Norland Manor Estate. CARRIED

J4. #11 Lethbridge RCACS Re: 76th Annual Inspection – June 6, 2017

- 315/17 S. CAMPBELL MOVED that County Council authorizes the Reeve or his designate to attend the 76th Annual Inspection of the #11 Lethbridge RCACS scheduled for June 6, 2017 at the Vimy Ridge Armoury. CARRIED

J5. 20th Independent Field Battery, RCA Re: Change of Command, Jun 10, 2017, Galt Gardens / Vimy Ridge Armoury

- 316/17 T. WHITE MOVED that County Council authorizes the Reeve or his designate to attend the 20th Independent Field Battery, RCA Change of Command scheduled for Saturday, June 10, 2017 at Galt Gardens and reception to follow at 12:30 p.m. at the Vimy Ridge Armoury. CARRIED

APPOINTMENTS

E2. PUBLIC HEARING - Bylaw 1496 - Stafford Landing Area Structure Plan and Bylaw 1497 Stafford Landing - Amendment to the Land Use Bylaw - Grouped Country Residential (GCR) for Lot 4, Block 1, Plan 1014119 (in SE 14-9-19-W4) and a portion of NE 14-9-19-W4

- 317/17 T. WHITE MOVED second reading of Bylaw 1496 – Stafford Landing Area Structure Plan. CARRIED

Reeve

Chief Administrative Officer

- 318/17 M. ZEINSTRA MOVED third reading of Bylaw 1496 – Stafford Landing Area Structure Plan. CARRIED
- 319/17 M. ZEINSTRA MOVED second reading of Bylaw 1497 – Stafford Landing Amendment to Land Use Bylaw. CARRIED
- 320/17 T. WHITE MOVED third reading of Bylaw 1497 – Stafford Landing Amendment to Land Use Bylaw. CARRIED

Deputy Reeve Doeve recessed the meeting at 1:55 p.m.
The meeting reconvened at 2:03 p.m.

E3. PUBLIC HEARING - Bylaw 1489 - Dar Ray Farms - Road Closure, Sale & Consolidation - SE 5-8-20-W4

- 321/17 S. CAMPBELL MOVED that the public hearing for Bylaw 1489 - Dar Ray Farms - Road Closure, Sale & Consolidation - SE 5-8-20-W4 open at 2:04 p.m. CARRIED

No one from the public attended the Public Hearing for Bylaw 1489.

Deputy Reeve Doeve invited Rick Bacon, Director of Municipal Services to give an overview of Bylaw 1489 and answer questions from Council.

Deputy Reeve Doeve asked three times if any persons wished to speak in favor of Bylaw 1489. No individuals came forward.

Deputy Reeve Doeve asked three times if any persons wished to speak in opposition of Bylaw 1489. No individuals came forward.

Deputy Reeve Doeve asked if there were any final questions or comments regarding Bylaw 1489. There were no final questions or comments.

- 322/17 M. ZEINSTRA MOVED that the Public Hearing for Bylaw 1489 - Dar Ray Farms - Road Closure, Sale & Consolidation - SE 5-8-20-W4 close at 2:09 p.m. CARRIED
- 323/17 S. CAMPBELL MOVED that Bylaw 1489 – Dar Ray Farms Road Closure, Sale & Consolidation – SE 5-8-20-W4 be forwarded to the Minister of Transportation for approval. CARRIED

Deputy Reeve Doeve recessed the meeting at 2:09 p.m.
The meeting reconvened at 2:15 p.m.

E4b. Subdivision Application 2017-0-068 - Dolores Horvath - Lot 1, Plan 9411415 within NE 1/4 22-9-21-W4

- 324/17 T. WHITE MOVED that the Country Residential subdivision of Lot 1, Plan 9411415 within NE ¼ 22-9-21-W4M (Certificate of Title No. 071 389 507), to resubdivide an existing 8.15 acre (3.30 ha) title and create parcels of 3.70 and 4.45 acres (1.50 and 1.80 ha) respectively in size, both 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 8.15 acres at the market value of \$40,000 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:

Reeve

Chief Administrative Officer

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.

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 proposal is eligible for subdivision consideration as the application meets the definition and criteria of a title 20 acres or less in size that may be re-split into two titles.

CARRIED

E4a. Subdivision Application #2017-0-055(b) - J & R Groenenboom Ltd. - W1/2 2-11-23-W4M

325/17

S. CAMPBELL MOVED that the Residential, Public/Institutional, Urban Reserve/Agricultural subdivision of W1/2 2-11-23-W4M (Certificate of Title No. 061 023 150 +1), to subdivide within the Village of Nobleford a 43.5 ha (107.49 ac) area to create twenty five (25) residential lots, one (1) public/institutional lot, one (1) urban reserve/agricultural lot, and two (2) municipal reserve (MR) lots, with a 47.75 ha (118.0 acre) remnant agricultural portion located within Lethbridge County; BE APPROVED subject to the following:

CONDITION:

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 a concurrent approval be provided by the Village of Nobleford Subdivision Authority prior to final endorsement.

REASONS:

1. The proposed subdivision is consistent with the South Saskatchewan Regional Plan and complies with the Intermunicipal Development Plan, 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, as the remnant land will remain in agriculture, pursuant to Section 7 of the Subdivision and Development Regulation.
3. The primary subdivision is for land located within the municipal boundary and jurisdiction of the Village of Nobleford; however, Land Titles requires an approval from Lethbridge County as a portion of the remnant agricultural land is located within the municipal jurisdiction of Lethbridge County.

CARRIED

 Reeve

 Chief Administrative Officer

E4c. Subdivision Application 2017-0-070 - Evert & Jannie Beyer - SE 1/4 15-10-22-W4

326/17

T. WHITE

MOVED that the Rural Industrial subdivision of SE1/4 15-10-22-W4M (Certificate of Title No. 961 016 337), to subdivide a 3.00 acre (1.22 ha) parcel from an unsubdivided quarter section containing 157.97 acres (63.93 ha), for Rural Industrial 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 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 complies with the bylaw and subdivision criteria for land used for a rural industrial use, and is eligible for subdivision consideration.
4. The proposed parcel is the first subdivision from the quarter section and is determined to be suitable for the intended purpose.

CARRIED

ADJOURNMENT

327/17

M. ZEINSTRA

MOVED the meeting adjourn at 2:36 p.m.

CARRIED

 Reeve

 Chief Administrative Officer