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**REGULAR COUNCIL
MEETING AGENDA
Tuesday, March 6, 2018**

1. **ORDER – 1:30 p.m.**

2. **ADOPTION OF AGENDA**

3. **ADOPTION OF PREVIOUS MINUTES**

- Regular Council Meeting – February 27, 2018

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4. **PUBLIC PRESENTATIONS**

a) Public

b) 1:35 p.m. Staff Introduction – Karen Bichage, Manager of Financial Services

Natasha Wice

5. **DEPARTMENT REPORTS / RECOMMENDATIONS**

a) 1:40 p.m. Finance

i) 2017 Year-End Information Update

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Natasha Wice

b) 1:45 p.m. Public Works & Engineering

i) Bylaw No. 08-18 (3rd Reading) – Community Aggregate Payment Levy and Rescind Bylaw No. 05-06

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Des Mryglod

ii) Bylaw – Fees & Charges (Excluding Utilities) and Rescind Bylaw 36-17 (Community Payment Aggregate Levy)

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Des Mryglod

c) 2:00 p.m. Planning & Development

i) 2:00 p.m. Public Hearing – Amend Leduc County Land Use Bylaw No. 07-08 from Country Residential (RC) to Agricultural (AG) District, Pt. NE 24-48-25-W4 (±40 acres) Albin Scheetz

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Dave Desimone

ii) Bylaw No. 09-18 (3rd Reading) – Amend Village of New Sarepta Land Use Bylaw No. 216, LA18-003 - West Ridge Estates

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Dave Desimone

iii) Bylaw No. 10-18 (3rd Reading) – Amend Village of New Sarepta Land Use Bylaw No. 216, TA18-001 - West Ridge Estates

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Dave Desimone

iv) Edmonton Metropolitan Region Board Update

Grant Bain

6. **NEW BUSINESS**

a) 2:30 p.m. Public Works & Engineering - Policy Approvals:

Konrad Dunbar

i) MS-05 Land Compensation

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ii) MS-06 Fencing on Private Property

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iii) MS-07 Road Right of Way Dedication

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iv) MS-13 Rural Road Surfacing Contribution

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b) Task Force on the Just Transition for Canadian Coal Power Workers and Communities – Call for Municipal Representative

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Duane Coleman

REGULAR COUNCIL MEETING AGENDA
Tuesday, March 6, 2018

7. COUNCILLOR COMMITTEE REPORTS

- i) Capital Region Southwest Water Services Commission
- ii) Edmonton Global

Councillor Smith
Coun. Vandenberghe

8. INFORMATION ITEMS

- a) February 5, 2018 letter from STARS – Thank You for 2018 Funding ✓
- b) Letter received February 23, 2018 from Boys & Girls Club – Thank You for 2017 Funding for Festival of Trees Fundraiser ✓

9. ADJOURNMENT

✓ Attachment Provided

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MINUTES OF THE REGULAR COUNTY COUNCIL MEETING, LEDUC COUNTY, HELD ON TUESDAY, MARCH 6, 2018 IN THE COUNCIL CHAMBER OF THE COUNTY CENTRE BUILDING, NISKU, ALBERTA.

Order and Roll Call

The meeting was called to order at 1:30 p.m., Tuesday, March 6, 2018 by Mayor Tanni Doblanko as Chair with Council Members Rick Smith, Kelly-Lynn Lewis, Kelly Vandenberghe, Larry Wanchuk, Ray Scobie and Glenn Belozar present.

Also present were:

- Duane Coleman, County Manager
- Grant Bain, Director of Planning and Development
- Renee Klimosko, General Manager of Financial and Corporate Services
- Joyce Gavan, Recording Secretary
- Natasha Wice, Director of Finance
- Marty McCrea, Manager of Payroll and Revenue Services
- Karen Bichage, Manager of Financial Services
- Katherine Degaust, Communications Coordinator
- Des Mryglod, Director of Public Works & Engineering

Present as well were two other individuals.

Agenda Adoption

87-18 Councillor Belozar -- that the agenda for the March 6, 2018 Regular County Council meeting be adopted as circulated.

Carried Unanimously

Previous Minutes - Regular Meeting – February 27, 2018

88-18 Councillor Scobie -- that the February 27, 2018 regular meeting minutes be confirmed as circulated.

Carried Unanimously

Public Presentation

Mayor Doblanko asked if there was anyone in attendance to provide a public presentation, and there was no one.

Staff Introduction

Ms. Karen Bichage, Manager of Financial Services, was introduced to Council Members.

2017 Year-End Information Update

Mrs. Natasha Wice, Director of Finance, provided a staff recommendation on 2017 year-end information.

89-18 Councillor Smith -- that Leduc County Council approves the 2017 year-end financial transactions required as outlined in the following:

- 1) Unused proceeds from sale of New Sarepta administrative building (5063 Centre Avenue) of \$93,598 to be allocated as follows:

- a) \$61,136 to be applied towards project 2017-054, 4.01 for the cost of water and sewer service connection work.
 - b) transfer of remaining proceeds of \$32,462 to Capital Life Cycle – Land Management reserve for use in 2018 towards the purchase of land adjacent to the New Sarepta fire station.
- 2) Transfer \$20,000 from the Operating Utilities Nisku Water – Year End Carry Forward Projects reserve to Operating Utilities Nisku Water – Repair and Replacement reserve.
 - 3) Transfer \$3,636 to the Capital Asset Lifecycle – Fleet Management reserve.
 - 4) Transfer of \$1,000,000 to Operating Special Purpose – Multiyear/Future year projects reserve.
 - 5) Transfer of \$2,000,000 to Operating External Agreements – Recreation Capital Projects – Partner Municipalities reserve.
 - 6) Transfer of \$500,000 to Capital Asset Lifecycle – Building Management reserve.
 - 7) Transfer of \$200,000 to Capital Asset Lifecycle – Engineered Structures Management reserve.

Carried Unanimously

Mrs. McCrea and Ms. Bichage

Mrs. McCrea and Ms. Bichage exited the Council Chamber at 1:39 p.m.

Bylaw No. 08-18 (3rd Reading) – Community Aggregate Payment Levy and Rescind Bylaw No. 05-06

90-18 Councillor Lewis -- that Bylaw No. 08-18 be given third and final reading.

Carried Unanimously

One Individual

One individual entered the Council Chamber at 1:40 p.m.

Bylaw – Fees & Charges (Excluding Utilities) and Rescind Bylaw No. 36-17 (Community Payment Aggregate Levy)

Mr. Des Mryglod, Director of Public Works & Engineering, provided a staff recommendation to provide three readings to a bylaw to amend the Fees & Charges (excluding Utilities) relating to the Community Payment Aggregate Levy, effective April 1, 2018.

Bylaw No. 11-18 – Fees & Charges (Excluding Utilities) and Rescind Bylaw No. 36-17 (Community Payment Aggregate Levy)

91-18 Councillor Scobie -- that Bylaw No. 11-18 be given first reading to the Fees & Charges (excluding utilities) Bylaw relating to the Public Works & Engineering, Community Payment Aggregate Levy) effective April 1, 2018, and that Bylaw No. 36-17 be rescinded.

Carried Unanimously

92-18 Councillor Belozor -- that Bylaw No. 11-18 be given second reading.

Carried Unanimously

93-18 Councillor Smith -- that Bylaw No. 11-18 be given third reading with the unanimous consent of the Council Members present.

Carried Unanimously

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94-18 Councillor Wanchuk -- that Bylaw No. 11-18 be given third reading.

Carried Unanimously

Mr. Mryglod and Mrs. Wice

Mr. Mryglod and Mrs. Wice exited the Council Chamber at 1:42 p.m.

Edmonton Metropolitan Region Board Update

Mr. Grant Bain, Director of Planning and Development, provided an update on the activities of the Edmonton Metropolitan Region Board.

Mrs. Haverland and Mr. Desimone

Mrs. Charlene Haverland, Manager of Development Services; and Mr. Dave Desimone, Senior Planner; entered the Council Chamber at 1:45 p.m.

95-18 Councillor Lewis -- that Leduc County Council receives as information the update on the Edmonton Metropolitan Region Board.

Carried Unanimously

Excuse Councillor Scobie

Councillor Scobie requested to be excused from discussion and voting on third readings of the following bylaws relating to the Village of New Sarepta Land Use (West Ridge Estates), due to his absence at the Public Hearing on February 27, 2018.

Bylaw No. 09-18 - Proposed Amendments to Village of New Sarepta Land Use Bylaw No. 216 (LA18-003), West Ridge Estates

96-18 Councillor Smith -- that Bylaw No. 09-18 be given third and final reading.

Carried Unanimously

Bylaw No. 10-18 - Proposed Amendments to Village of New Sarepta Land Use Bylaw No. 216 (TA18-001), West Ridge Estates

97-18 Councillor Belozor -- that Bylaw No. 10-18 be given third and final reading.

Carried Unanimously

Councillor Scobie did not participate nor vote on Motion Nos. 96-18 and 97-18, respectively.

Two Individuals

Two individuals entered the Council Chamber at 1:50 p.m.

Call for Municipal Representative - Task Force on the Just Transition for Canadian Coal Power Workers and Communities

Mr. Duane Coleman, County Manager, referred the email received from the Federation of Canadian Municipalities requesting a municipal representative be appointed on the Task Force on the Just Transition for Canadian Coal Power Workers and Communities.

98-18 Councillor Smith -- that Leduc County Council receives as information the request for appointment of a Councillor to the Task Force on the Just Transition for Canadian Coal Power Workers and Communities, and that a name be brought forward to administration by March 12, 2018.

Carried Unanimously

Councillor Reports

Councillor Smith provided a verbal report on the activities of the Capital Region Southwest Water Services Commission.

99-18 Councillor Belozer -- that the report provided by Councillor Smith on the Capital Region Southwest Water Services Commission, be received as information.

Carried Unanimously

Public Hearing – Proposed Amendment to Leduc County Land Use Bylaw No. 07-08 from Country Residential (RC) to Agricultural (AG) District, Pt. NE 24-48-25-W4, Albin Scheetz

Mayor Doblanko convened the Public Hearing at 2:03 p.m. with respect to the proposed amendment to the Leduc County Land Use Bylaw No. 07-08 by redistricting ± 16.19 ha; (± 40 ac) located at Pt. NE 24-48-25-W4 from Country Residential (RC) to Agricultural (AG) District.

Messrs. Mryglod and Dunbar

Messrs. Des Mryglod, Director of Public Works and Engineering; and Konrad Dunbar, Manager of Engineering, entered the Council Chamber at 2:04 p.m.

Mayor Doblanko called upon Administration staff to provide background information.

Mr. Dave Desimone, Senior Planner, provided a staff report with respect to the proposed amendments relating to lands located at Pt. NE 24-48-25-W4.

Mayor Doblanko asked if there was any additional correspondence received, and Mr. Desimone advised there was none.

Mayor Doblanko asked Council Members if they had any questions for Administration, and there were none.

Mayor Doblanko called upon the applicant to speak to the proposed amendment.

Mr. Albin Scheetz, landowner/applicant, provided the following information:

- When first applied for subdivision it was advised by County administration that redistricting to Agricultural was required to be in compliance with the personal business operating at the time.
- Still run gravel business out of there and was advised would be in non-compliance under the Country Residential districting. Are not looking at expanding the business but rather looking towards retirement.
- The subdivision is complete as just received approval for variance from the province (in November, 2017) for the septic system.
- The reason to change back to agricultural is to be in compliance with continuing my business of 20 years. There is one gravel truck and two bobcats.

Mayor Doblanko called upon anyone wishing to speak in support or against the proposed amendments.

Mr. Gary Maser, adjacent landowner of approximately 140 acres, expressed the following concerns:

- Have no objection other than the subject lands have changed a few times and concerned with all the "flip flopping".

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- Feel this has never been qualified for farm use as there has been no cattle or tilling on the lands. The subject land in this area is very poor farmland; only good use would be for cattle grazing.

Mayor Doblanko asked if there were any further questions for clarification.

In response to questions by Council Members, Mr. Desimone advised of the following:

- The lands are classified as poor with a +28% Farmland Assessment Rating.
- Reviewed the process through subdivision relating to this application. There was conditional approval for 3 lots for subdivision.
- A development permit was submitted for the operation of his business.
- If the subject redistricting is approved as agricultural then non-compliance will occur for the operation of the gravel business unless a development permit is approved.

Councillor Wanchuk

Councillor Wanchuk left the meeting at 2:20 p.m. due to a medical appointment.

Mayor Doblanko called upon the applicant to provide final comments.

Mr. Scheetz requested clarification with respect to the approval of the development permit in relation to continuation of the gravel truck business.

Conclude Public Hearing

Mayor Doblanko concluded the Public Hearing at 2:31 p.m.

Bylaw No. 12-18 - Proposed Amendment to Leduc County Land Use Bylaw No. 07-08 from Country Residential (RC) to Agricultural (AG) District, Pt. NE 24-48-25-W4, Albin Scheetz

100-18 Councillor Belozer -- that Bylaw No. 12-18 be given first reading to amend the Leduc County Land Use Bylaw No. 07-08 as follows:

1. That those lands described as Pt. NE 24-48-25-W4 affecting ±16.19 ha (±40 ac) be redistricted from the Country Residential District (RC) to Agricultural (AG) District as shown on Schedule A.

Carried Unanimously

101-18 Councillor Vandenberghe -- that Bylaw No. 12-18 be given second reading.

Carried Unanimously

Recess

The meeting recessed at 2:35 p.m. and reconvened at 2:41 p.m. with Mayor Tanni Doblanko as Chair and Council Members Rick Smith, Kelly-Lynn Lewis, Kelly Vandenberghe, Ray Scobie and Glenn Belozer present. Councillor Larry Wanchuk was absent for the remainder of the meeting due to a medical appointment.

Also present were:

- Duane Coleman, County Manager
- Grant Bain, Director of Planning and Development
- Renee Klimosko, General Manager of Financial and Corporate Services
- Joyce Gavan, Recording Secretary
- Konrad Dunbar, Manager of Engineering

Present as well were two other individuals.

Public Works & Engineering – Policy Approvals

Mr. Konrad Dunbar, Manager of Engineering, provided recommendations for the following Public Works and Engineering policy approvals:

1) MS-05 Land Compensation

102-18 Councillor Belozer -- that Leduc County Council approves Public Works & Engineering Policy MS-05 Land Compensation.

Carried Unanimously

2) MS-06 Fencing on Private Property

103-18 Councillor Lewis -- that Leduc County Council approves Public Works & Engineering Policy MS-06 Fencing on Private Property.

Carried Unanimously

3) MS-07 Road Right of Way Dedication

104-18 Mayor Doblanko -- that Leduc County Council approves Public Works & Engineering Policy MS-07 Road Right of Way Dedication.

Carried Unanimously

4) MS-13 Rural Road Surfacing Contribution

105-18 Councillor Lewis -- that Leduc County Council approves Public Works & Engineering Policy MS-13 Rural Road Surfacing Contribution, as presented.

Carried Unanimously

Mr. Dunbar

Mr. Dunbar exited the Council Chamber at 2:51 p.m.

Councillor Reports

Councillor Vandenberghe provided a verbal report on the activities of Edmonton Global.

Two Individuals

Two individuals exited the Council Chamber at 2:55 p.m.

106-18 Mayor Doblanko -- that the report provided by Councillor Vandenberghe on Edmonton Global, be received as information.

Carried Unanimously

Information Items

107-18 Councillor Belozer -- that the following correspondence be received as information:

1. February 5, 2018 letter from STARS expressing thank you to Leduc County for the 2018 funding in the amount of \$7,500.
2. Letter received on February 23, 2018 from the Boys & Girls Club expressing thank you to Leduc County for 2017 funding in the amount of \$500.00 towards the Festival of Trees fundraiser.


Carried Unanimously

Adjournment

108-18 Councillor Smith -- that the Regular County Council meeting be adjourned.

Carried Unanimously

The Regular Council meeting concluded at 3:20 p.m.



Mayor



County Manager