



MINUTES
County Council and Municipal Planning Commission

Lac Ste. Anne County held a County Council and Municipal Planning Commission on October 3, 2018 commencing at 9:35 a.m. in the Council Chambers of the County Administration Building in Sangudo, Alberta.

Councillors Present: Joe Blakeman, Reeve
George Vaughan, Councillor
Lloyd Giebelhaus, Councillor
Steve Hoyda, Councillor
Lorne Olsvik, Councillor
Ross Bohnet, Councillor

Councillors Absent: Nick Gelych, Deputy Reeve

Administration Present: Mike Primeau, County Manager
Robert Osmond, Assistant County Manager/Chief Financial Officer
Joe Duplessie, General Manager of Infrastructure & Planning
Greg Edwards, Director of Infrastructure
Camille Fleming, Recording Secretary

Also Present: 9 members of the public were in attendance.

CALL TO ORDER

Reeve Blakeman called the meeting to order at 9:35 a.m.

ADDITIONS TO AGENDA

- 6.B.1. Letter to the Hon. Oniel Carlier, Minister of Agriculture & Forestry regarding Range Road 41 Project
- 8.C.1. Correspondence to MLA Oneil Carlier: Meeting to Discuss Flowering Rush issues
- 8.A.1 Letter of Support to Onoway Schools
- 10.B.8. Motion to Amend Motion 513-2018

ACCEPTANCE OF AGENDA

599-18 MOVED BY Councillor Giebelhaus that County Council approve the October 3, 2018, Municipal Planning Commission Meeting Agenda as amended. Carried.

ADOPTION OF MINUTES

600-18 MOVED BY Councillor Vaughan that County Council adopt the meeting minutes from the Wednesday September 5, 2018, County Council and Municipal Planning Commission, as presented. Carried.

PUBLIC WORKS

601-18 **Letter to the Hon. Oneil Carlier to Re-Open Range Road 41 Project**
MOVED BY Councillor Olsvik to direct Administration to send correspondence to the Honourable Oneil Carlier, Minister of Agriculture & Forestry indicating that in collaboration with Alexis Nakota Sioux First Nations we wish to re-open negotiations with the Province regarding the Range Road 41 Project. Carried.

PLANNING AND DEVELOPMENT

Proposed Amendments to Quality Management Plan

602-18 MOVED BY Councillor Hoyda that County Council approve the Quality Management Plan as drafted and further, direct Administration to refer it to the Safety Codes Council. Carried.

 JB

 MP

Encroachment Agreement Request

603-18

MOVED BY Councillor Giebelhaus that County Council approve the application for an Encroachment Agreement between, Applicants/Landowners Carrol (Diane) and John Burtnick (Lot 17, Block 2, Plan 6967 BG, Hamlet of Sangudo within NE 36-56-07 W5M) and Lac Ste. Anne County (4904 – 49 Avenue) Tax Roll #5607364086 (Div. 4) subject to:

- the landowners of Lot 17, Block 2, Plan 6967 BG, Hamlet of Sangudo within NE 36-56-07 W5M being responsible for the payment of half the cost of the real property report,
- the landowners Lot 17, Block 2, Plan 6967 BG, Hamlet of Sangudo within NE 36-56-07 W5M of all expenses with regards to the Encroachment Agreement including registration costs,
- the term of the Encroachment Agreement shall be for a period of 89 years.

Carried.

Land Use Bylaw (LUB) Discussion on Commercial Vehicles

604-18

MOVED BY Councillor Olsvik that County Council direct Administration to proceed with drafting Land Use Bylaw Amendments regarding restriction to Commercial Vehicles with consideration for vacant land, commercial vehicle more than 1 axle, accept as information.

Carried.

Break at 10:00 a.m. returned from break 10:09 a.m.

DELEGATIONS & PRESENTATIONS

605-18

10:00 A.M. Public Hearing re: Bylaw 24-2014-05-18

Reeve Blakeman declared the Public Hearing to review Bylaws #24-2014-05-18 be open at 10:09 a.m.

Development
Authority Presentation

Reeve Blakeman requested Planning and Development Manager, Matthew Ferris to present the information regarding Bylaw #24-2014-05-18 for the Public Hearing.

Mr. Ferris summarized his presentation as follows:

The Public Hearing must be held prior to second and third reading of a Land Use Bylaw amendment, in accordance with section 962 of the Municipal Government Act. First reading of Bylaw #24-2014-05-18 was passed on August 1, 2018.

Pending legislation at the Federal and Provincial levels will make it legal for cannabis to be produced, sold, and consumed across Canada. Municipalities are empowered to set their own land use regulations under the provincial and federal framework. The amendments to the Land Use Bylaw will address the demand for development of cannabis-related uses in Lac Ste. Anne County, while ensuring these uses are appropriate for the context of their location within the County. The amendments will address Cannabis-related land uses by:

- Defining "Cannabis Retail Sales" and "Cannabis Production" as land use classes;
- Making Cannabis Retail Sales a discretionary use in the Hamlet Commercial and Highway Development districts;
- In the Industrial district, changing the language from Medicinal Marijuana Production to Cannabis Production in the list of uses as a discretionary use;
- Outlining requirements for development permit applications for cannabis related uses;
- Outlining development standards for Cannabis-related uses, such as proof of provincial license, details of site plan and surrounding uses, and a 100 m setback distance from schools and provincial healthcare facilities;
- Removing outdated references to Medicinal Marijuana Production - all Cannabis production (whether medicinal or recreational) will now be covered under the "Cannabis Production" use class. Provincial legislation requires that cannabis retailers be located no closer than 100 m from schools and provincial healthcare facilities. The setbacks in the Land Use Bylaw are proposed to match this 100 m, both for Cannabis Retail Sales and Cannabis Production.

McCullough Center:

Planning and Development spoke with the manager of the McCullough Center in Gunn, who stated that the Center itself had no comment, and that the separation distance should be decided by the Province. The Alberta Gaming and Liquor Commission has confirmed that the McCullough Center in Gunn is not considered a Public Healthcare Facility for the purposes of the Cannabis legislation. Therefore, there is no provincially-mandated 100 m setback for that facility.

Public Comments:

The Planning and Development Department has received a few phone calls looking for information regarding the changes to the LUB regarding Cannabis, but no concerns or comments have been received.

Reeve Blakeman asked if there was anyone in attendance that wishes to speak for or against this matter.

Some members of the Public had concerns regarding the sales of cannabis in the Hamlets of Darwell and Sangudo. It was felt by some that cannabis sales should not be allowed at the old CIBC building in Sangudo and none within Darwell.

Matthew Farris, Planning and Development Manager, responded to the issues brought forward as follows:

There are currently no permits in place or applications before the County regarding cannabis facilities in Darwell or Sangudo.

606-18 Reeve Blakeman declared the Public Hearing for Bylaw #24-2014-05-18, closed at 10:27 a.m.

INFRASTRUCTURE & PLANNING SERVICES - OTHER ITEMS

607-18 **MOVED BY** Councillor Bohnet that the County Council move into a Municipal Planning Commission Meeting at 10:32 a.m.

Carried.

MUNICIPAL PLANNING COMMISSION

16-D0012, within SE 35-53-05 W5M, SW 35-53-05 W5M, NW 35-53-05 W5M, SW 36-53-05 W5M, and NW 36-53-05 W5M, for Gravel Extraction and Crushing, Tax Roll #s 5305351001, 5305352001, 5305353001, 5305362001 and 5305363001

608-18 **MOVED BY** Councillor Giebelhaus that the Municipal Planning Commission defer development permit application 16-D0012, Applicant: 214131 Enterprises Ltd., Owner: Kim and Barb Bamber, for Gravel Extraction and Crushing within SE 35-53-05 W5M, SW 35-53-05 W5M, NW 35-53-05 W5M, SW 36-53-05 W5M, and NW 36-53-05 W5M, Tax Roll #s 5305351001, 5305352001, 5305353001, 5305362001 and 5305363001 (Div. 5), pending further information.

Carried.

609-18 **MOVED BY** Councillor Vaughan that County Council move out of Municipal Planning Commission Meeting at 10:58 a.m.

Carried.

Recess 10:58 am returned to meeting 11:17 am

COMMUNITY SERVICES

Letter of Support to Onoway Elementary School & Onoway Jr/Sr High School

610-18 **MOVED BY** Councillor Olsvik that the County Council direct Administration to prepare and send a letter to Onoway Jr/Sr High School and Onoway Elementary School in support of their grant funding request for Mental Health Capacity Building initiative.

Carried.

AGRICULTURAL SERVICES

Agriculture Services Letter to Minister O'Neil re Flowering Rush

611-18 **MOVED BY** Councillor Hoyda that County Council direct administration to forward correspondence to MLA Oneil Carlier, requesting a meeting with himself and the Minister of Environment & Parks to discuss the Flowering Rush issue, with a suggestion to schedule sometime during the RMA Convention.

Carried.

ADMINISTRATION

County Council 2018 Organizational Meeting

612-18 **MOVED BY** Councillor Vaughan that County Council approve the 2018 Organizational Meeting to be scheduled for Tuesday October 23rd, 2018, commencing at 9:30 a.m. with the regular County Council meeting to follow.

Carried.




- 613-18 **Agriculture Sector Study**
 MOVED BY Councillor Bohnet that County Council receive the Agricultural Sector Study as information, and further that County Council

Carried.

BYLAWS & POLICIES

- 614-18 **Bylaw 24-2014-07-18**
 MOVED BY Councillor Olsvik that County Council give Bylaw 24-2014-07-18 for Redistricting first reading and schedule the Public Hearing for November 7, 2018, at 11:00 a.m.

Carried.

- 615-18 **Bylaw 24-2014-05-18 - Amendment to Land Use Bylaw re: Cannabis related uses**
 MOVED BY Councillor Vaughan that County Council give Second Reading to Bylaw 24-2014-05-18 Cannabis Related Use.

Carried.

- 616-18 MOVED BY Councillor Bohnet that County Council give Third Reading to Bylaw 24-2014-05-18 Cannabis Related Use.

Carried.

- 617-18 **Bylaw 19-2018 Safety Codes Fee**
 MOVED BY Councillor Hoyda that County Council direct Administration to make amendments to Bylaw 19-2018 Safety Codes Fee as discussed and bring back to Council.

Carried.

- 618-18 **Bylaw 22-2018 Sewer Bylaw**
 MOVED BY Councillor Vaughan that County Council direct Administration to make amendments to Bylaw 22-2018 Sewer Bylaw as directed and bring back to Council for second reading.

Carried.

- 619-18 **Policy 06-04-30- Bareland Condominium/ Campground Development - Road Surfacing**
 MOVED BY Councillor Hoyda that County Council defer Policy decision on 06-04-30- Bareland Condominium/ Campground Development - Road Surfacing pending review by Legal Council.

Carried.

- 620-18 **Cancellation of Existing Planning Policies**
 MOVED BY Councillor Olsvik that County Council cancel the following Policies:
 Policy 313-08 - Road Upgrades Regarding Natural Resource Extraction & Processing Dev. Permits
 Policy 240-04 – Position on Dissolution and Amalgamation
 Policy 260 – Cancellation and Closure of Roads Policy
 Policy 601-03- Environmental Conservation Area Assessment
 Policy 601-04 – Multi parcel Country Residential Subdivision Design Reserve Allocations
 Policy 662 – Appeal Hearing Attendance
 Policy 662-3- Community Bulletin Boards
 Policy 662-4 – Environmentally Significant Areas Conservation Policy
 Policy 664-3 – Private Sewage System Standards
 Policy 666 – Right-of-way Gained through Subdivision Process
 Policy 667 – Security and Policy – Re: moving structures
 Policy 673 – Certificate of Compliance Policy

Carried.

- 621-18 **Policy Updates**
 MOVED BY Councillor Giebelhaus that County Council adopt the following Policies:
 Policy 04-30-001: Encroachment Agreement
 Policy 04-30-002: Certificate of Compliance
 Policy 04-30-003: Road Upgrades re: Natural Resource Extraction and Processing Dev. Permits
 Policy 04-30-004: Position on Dissolution and Amalgamation
 Policy 04-30-005: Cancellation and Closure of Road(s)
 Policy 04-30-007: Environmental Conservation Area Assessment
 Policy 04-30-008: Multi Parcel Country Residential Subdivision Design Reserve Allocations
 Policy 04-30-009: Development Appeal Hearing Attendance

Policy 04-30-010: Community Bulletin Boards – Construction, Installation and Maintenance Stds.
Policy 04-30-011: Environmentally Significant Areas
Policy 04-30-012: Private Sewage System Standards
Policy 04-30-013: Right -of-Way Gained Through Subdivision Process
Policy 04-30-014: Security and Policy Re: Moving Structures

Carried.

622-18


Strategic Plan Amendment

MOVED BY Councillor Giebelhaus that the County Council amend timeline for Lac Ste. Anne County Strategic Plan Item 3.2 (Mayerthorpe IDP) from Q3 2018 to have a completion date Q4 of 2018.


Carried.

Adjournment of County Council Meeting 12:20 p.m.

Approved on November 7, 2018.



CAO



Reeve