1. **CALL TO ORDER**

   The Council for Planning and Economic Development meeting for the County of Wetaskiwin No. 10 was called to order by Reeve T. Van de Kraats in the Council Chambers of the County of Wetaskiwin Administration Office, commencing at 9:00 a.m. on Thursday, January 9, 2020.

2. **APPROVAL OF AGENDA**

   Resolution PD20200109.001

   MOVED: by Councillor L. Seely

   that the agenda be accepted as presented.

   **Carried Unanimously**

3. **CONSENT AGENDA**

   Resolution PD20200109.002

   MOVED: by Councillor J. Bishop

   that Council approve the items listed on the Consent Agenda as follows:

   - Minutes – Council Planning and Economic Development Meeting, Thursday, December 5, 2019; and
   - December 2019 Development Report

   **Carried Unanimously**

4. **RECESS/RECONVENE**

   The meeting recessed at 9:02 a.m.

   The meeting reconvened at 9:16 a.m.

5. **9:15 A.M. PUBLIC HEARING**

   Reeve T. Van de Kraats declared the Public Hearing open at 9:16 a.m. and a delegation consisting of Michael Black and Carl Primus entered the meeting.
5.1 Proposed Spot Rezoning – Agricultural (AG) to Watershed Protection (WP) – Carl Primus – NW 29-46-1-W5M, Roll #3002.00 – Report

Mr. Primus addressed the following:

- That the intent of applying for the Watershed Protection district is to protect the environmentally sensitive area as it is not suitable for future development; and
- The topological features of the area proposed for rezoning, including wetlands, tree cover and water courses.

Reeve T. Van de Kraats declared the Hearing closed at 9:24 a.m. and Council thanked the delegation for attending and they left the hearing.

By-law 2020/01 is a By-law in the County of Wetaskiwin No. 10, in the Province of Alberta, for the purpose of amending the Land Use By-law by reclassifying approximately 41.11 acres (16.64 hectares) within NW 29-46-1-W5M from Agricultural (AG) to Watershed Protection (WP) for Carl Primus.

Resolution PD20200109.003
MOVED: by Councillor L. Seely
that By-law 2020/01 be given First Reading.

Carried Unanimously

Resolution PD20200109.004
MOVED: by Councillor B. Krahn
that By-law 2020/01 be given Second Reading.

Carried Unanimously

Resolution PD20200109.005
MOVED: by Councillor D. Woitt
that By-law 2020/01 be presented for Third Reading.

Carried Unanimously

Resolution PD20200109.006
MOVED: by Councillor K. Adair
that By-law 2020/01 be given Third Reading and it be declared finally passed and the Reeve and Chief Administrative Officer be authorized to sign and affix thereto the corporate seal of the County of Wetaskiwin No. 10.

Carried Unanimously

6. RECESS/RECONVENE

The meeting recessed at 9:24 a.m.

The meeting reconvened at 9:45 a.m.

7. 9:45 A.M. PUBLIC HEARING

Reeve T. Van de Kraats declared the Public Hearing open at 9:45 a.m. and a delegation consisting of Michael Black, Rudy Brzus and Mike Zajac entered the meeting.

7.1 Proposed Area Structure Plan – Buck Lake/Alder Flats Fire Hall – NW 33-45-6-W5M, Roll #4413.00 – Report

Council asked for clarification regarding the existing purchase agreement of the lands included within the Area Structure Plan.

Administration clarified that the purchase agreement, including sale of the property, cannot be completed until redistricting is completed and the subdivision is registered.
Reeve T. Van de Kraats declared the Hearing closed at 9:51 a.m. and Council thanked the delegation for attending and they left the hearing.

By-law 2020/02 is a By-law in the County of Wetaskiwin No. 10 in the Province of Alberta, to authorize the adoption of an Area Structure Plan for the purpose of providing a framework for an Area Structure Plan for Expansion of the Buck Lake/Alder Flats Firehall, for the property within NW 33-45-6-W5M in accordance with Section 633 of the Municipal Government Act, Chapter M-26, Revised Statutes of Alberta 2000.

Resolution PD20200109.007
MOVED: by Councillor L. Seely
that By-law 2020/02 be given First Reading. Carried Unanimously

Resolution PD20200109.008
MOVED: by Councillor B. Krahn
that By-law 2020/02 be given Second Reading. Carried Unanimously

Resolution PD20200109.009
MOVED: by Councillor D. Woitt
that By-law 2020/02 be presented for Third Reading. Carried Unanimously

Resolution PD20200109.010
MOVED: by Councillor K. Adair
that By-law 2020/02 be given Third Reading and it be declared finally passed and the Reeve and Chief Administrative Officer be authorized to sign and affix thereto the corporate seal of the County of Wetaskiwin No. 10. Carried Unanimously

8. RECESS/RECONVENE
The meeting recessed at 9:51 a.m.
The meeting reconvened at 10:00 a.m.

9. 10:00 A.M. PUBLIC HEARING
Reeve T. Van de Kraats declared the Public Hearing open at 10:00 a.m. and a delegation consisting of Michael Black and Laura Graff entered the meeting.

9.1 Proposed Rezoning – Country Residential (CR) to Recreational (R) – Laura Graff – Lot 6, Block 1, Plan 1623340, SE 31-44-22-W4M, Roll #1230.7 – Report
Council questioned the following:
- The tree coverage of the lot;
- The quality of the lands;
- The length of time the neighbours had resided to the south of the lot; and
- The existing accesses to the property.
Administration provided clarification for the following:
- The tree coverage is located on the north and west perimeters;
- Access to the property and the neighbouring lots may be reconfigured to restrict access on the southern point of the lot; and
The potential development permit conditions if redistricting is approved.

Mrs. Graff discussed the following:

- The family is considering the installation of a privacy fence and trees along the south boundary of the lot;
- That removal of the south approach is an option, there may be a need to apply for an additional approach on the north portion of the lot; and
- The potential uses for the event centre including weddings, yoga retreats and community events.

Reeve T. Van de Kraats declared the Hearing closed at 10:14 a.m. and Council thanked the delegation for attending and they left the hearing.

By-law 2020/03 is a By-law in the County of Wetaskiwin No. 10, in the Province of Alberta, for the purpose of amending the Land Use By-law by reclassifying approximately 7.29 acres (2.95 hectares) within Lot 6, Block 1, Plan 1623340, SE 31-44-22-W4M from Country Residential (CR) to Recreational (R) for Laura Graff.

**Resolution PD20200109.011**

MOVED: by Councillor B. Krahn

that By-law 2020/03 be given First Reading.

Carried Unanimously

**Resolution PD20200109.012**

MOVED: by Councillor K. Adair

that By-law 2020/03 be given Second Reading.

Carried Unanimously

**Resolution PD20200109.013**

MOVED: by Councillor J. Bishop

that By-law 2020/03 be presented for Third Reading.

Carried Unanimously

**Resolution PD20200109.014**

MOVED: by Councillor D. Woitt

that By-law 2020/03 be given Third Reading and it be declared finally passed and the Reeve and Chief Administrative Officer be authorized to sign and affix thereto the corporate seal of the County of Wetaskiwin No. 10.

Carried Unanimously

10. **RECESS/RECONVENE**

The meeting recessed at 10:15 a.m.

The meeting reconvened at 10:31 a.m. and Naomi Finseth, Municipal Intern, entered the meeting.

11. **10:30 A.M. PUBLIC HEARING**

Reeve T. Van de Kraats declared the Public Hearing open at 10:31 a.m. and a delegation consisting of Jerome Geiger and Rose Marie Sackela entered the meeting.

11.1 **Brazeau County/County of Wetaskiwin No. 10 Intermunicipal Development Plan (IDP) – Report**

Ms. Sackela questioned if proposed the amendments to the notification distance will affect the overall scope of the IDP.

Administration stated the County of Wetaskiwin will continue to follow the existing protocols and the intent of the IDP has not been affected.
Reeve T. Van de Kraats declared the Hearing closed at 10:36 a.m. and Council thanked the delegation for attending and they left the hearing.

**Resolution PD20200109.015**
MOVED: by Councillor J. Bishop

that By-law 2019/45 be given Second Reading with the following amendment:
- Reduction of the notification area from 1.6 km to 0.8 km

Carried Unanimously

**Resolution PD20200109.016**
MOVED: by Councillor D. Woitt

that By-law 2019/45 be given Third Reading and it be declared finally passed and the Reeve and Chief Administrative Officer be authorized to sign and affix thereto the corporate seal of the County of Wetaskiwin No. 10.

Carried Unanimously

18. **NEW BUSINESS**

18.1 **Brazeau County/County of Wetaskiwin No. 10 Intermunicipal Collaboration Framework (ICF) – Report**

Bylaw 2019/46 is a Bylaw in the County of Wetaskiwin No. 10 in the Province of Alberta, to authorize the adoption of the Brazeau County/County of Wetaskiwin No. 10 Intermunicipal Collaboration Framework.

**Resolution PD20200109.017**
MOVED: by Councillor K. Rooyakkers

Carried Unanimously

**Resolution PD20200109.018**
MOVED: by Councillor K. Adair

that By-law 2019/46 be given Second Reading.

Carried Unanimously

**Resolution PD20200109.019**
MOVED: by Councillor D. Woitt

that By-law 2019/46 be presented for Third Reading.

Carried Unanimously

**Resolution PD20200109.020**
MOVED: by Councillor J. Bishop

that By-law 2019/46 be given Third Reading and it be declared finally passed and the Reeve and Chief Administrative Officer be authorized to sign and affix thereto the corporate seal of the County of Wetaskiwin No. 10.

Carried Unanimously

12. **RECESS/RECONVENE**

The meeting recessed at 10:38 a.m. and Naomi Finseth, Municipal Intern, exited the meeting.

The meeting reconvened at 10:47 a.m.

13. **10:45 A.M. PUBLIC HEARING**

Reeve T. Van de Kraats declared the Public Hearing open at 10:47 a.m. and a delegation consisting of Tress Gibson and Ken Taylor entered the meeting.
13.1 Application for Road Allowance Closure & Sale – Gian & Tress Gibson – Report


Council discussed the following:

- The potential future development of the road allowance;
- The different options which may include closing a smaller portion of the road allowance to create compliance of the residence;
- The possible future precedence of closing a road allowance due to unauthorized development; and
- The responsibility of all developers to ensure setbacks are met for future development.

Administration addressed the following:

- The existing portions of the road allowance which are currently closed;
- That all documentation and concerns must be provided to the Minister of Transportation for review which include all letters of concerns and from previous discussion related to the matter;
- The possible future development of the road allowance for public/pedestrian access and utility rights of way; and
- That Council does have the ability to amend the area to be closed and sold to a smaller size once approval is received from the Minister of Transportation.

Mrs. Gibson addressed the following:

- The precedence which may be set for the future; and
- That this application be reviewed individually as a special individual case.

Reeve T. Van de Kraats declared the Hearing closed at 11:10 a.m. and Council thanked the delegation for attending and they left the hearing.

Resolution PD20200109.021

MOVED: by Councillor L. Seely

that Council provide first reading of Bylaw 2020/04 and direct Administration to forward the application to the Minister of Transportation for approval from the Government of Alberta prior to final ratification by Council of the County of Wetaskiwin.

<table>
<thead>
<tr>
<th></th>
<th>In Favour</th>
<th>Opposed</th>
</tr>
</thead>
<tbody>
<tr>
<td>Reeve T. Van de Kraats</td>
<td>X</td>
<td></td>
</tr>
<tr>
<td>Councillor J. Bishop</td>
<td>X</td>
<td></td>
</tr>
<tr>
<td>Councillor B. Krahn</td>
<td>X</td>
<td></td>
</tr>
<tr>
<td>Councillor D. Woitt</td>
<td>X</td>
<td></td>
</tr>
<tr>
<td>Councillor K. Adair</td>
<td>X</td>
<td></td>
</tr>
<tr>
<td>Councillor K. Rooyakkers</td>
<td>X</td>
<td></td>
</tr>
<tr>
<td>Councillor L. Seely</td>
<td>X</td>
<td></td>
</tr>
</tbody>
</table>

Results 

6 1
Carried (6 to 1)
20. **ADJOURN**

Resolution PD20200109.022
MOVED: by Councillor K. Adair

that the Council for Planning & Economic Development meeting be adjourned at 11:11 a.m.

Carried Unanimously

_________________________
REEVE

_________________________
CHIEF ADMINISTRATIVE OFFICER

MINUTES APPROVED:

Ref: Resolution #