



# Parkland County

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## Meeting Minutes Council

*Mayor Rod Shaigec*  
*Council Member AnnLisa Jensen*  
*Council Member Jackie McCuaig*  
*Council Member Phyllis Kobasiuk*  
*Council Member Darrell Hollands*  
*Council Member John McNab*  
*Council Member Tracey Melnyk*

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Tuesday, September 23, 2014

9:00 AM

Council Chambers

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### CALL TO ORDER

Mayor Shaigec called the meeting to order at 9:02 a.m.

**Present:** 6 - Council Member AnnLisa Jensen, Council Member Jackie McCuaig, Council Member John McNab, Mayor Rod Shaigec, Council Member Phyllis Kobasiuk and Council Member Tracey Melnyk

**Absent:** 1 - Council Member Darrell Hollands

#### Administration:

Pat Vincent, Chief Administrative Officer

Ken Van Buul, General Manager, Community Services (in part)

Peter Vana, General Manager, Development Services

Paul Hanlan, Manager, Planning & Development Services (in part)

Stephen Fegyverneki, Senior Planner-Current Planning, Planning &

Development Services (in part)

Tracy Kibblewhite, General Manager, Corporate Services (in part)

Doug Tymchyshyn, Manager, Legislative & Administrative Services

Jackie Ostashek, Manager Communications & Strategic Planning

Darlene Bezeau, Municipal Intern

Barb Williams, Legislative & Administrative Services Administrator (Recording Secretary)

### OPENING PRAYER

Council Member Tracey Melnyk offered a short prayer.

### ADOPTION OF AGENDA

A motion was made by Council Member AnnLisa Jensen that the September 23, 2014 regular Council meeting agenda be adopted with the following amendment:

Delete Item B.1 - RFD 14-149, Sale and Disposal of Unclaimed Property on Tax Recovery Land.

The motion carried unanimously.

## ADOPTION OF MINUTES

### [MIN 14-021](#)

Adoption of the September 9, 2014 regular Council meeting minutes

#### **Proposed Motion**

That the regular Council meeting minutes of September 9, 2014 be adopted, as presented.

**A motion was made by Council Member Phyllis Kobasiuk that the September 9, 2014 regular Council meeting minutes be adopted, as presented. The motion carried unanimously.**

## BUSINESS ARISING

*There were no Business Arising items presented at this meeting.*

## NEW BUSINESS

### **Legislative Matters**

*There were no Legislative Matters items presented at this meeting.*

### **Corporate Services Matters**

*There were no Corporate Services items presented at this meeting.*

### **Infrastructure Services Matters**

*There were no Infrastructure Services items presented at this meeting.*

### **Community Services Matters**

#### [RFD 14-159](#)

Town of Stony Plain - 2015 Capital Cost Share Request

#### **Proposed Motion(s)**

That Council approve up to \$5,600 from the Recreation Facilities Restricted Surplus for the Town of Stony Plain's 2015 Capital Cost Share Request as presented.

**A motion was made by Council Member John McNab that up to \$5,600 from the Recreation Facilities Restricted Surplus be approved for the Town of Stony Plain's 2015 Capital Cost Share request, as presented. The motion carried unanimously.**

#### [RFD 14-160](#)

City of Spruce Grove - 2015 Capital Cost Share Request (Agrena)

#### **Proposed Motion(s)**

That Council approve up to \$22,800 from the Recreation Facilities Restricted Surplus for the City of Spruce Grove's 2015 Capital Cost Share Request, for the Agrena, as presented.

**A motion was made by Council Member Jackie McCuaig that up to \$22,800 from the Recreation Facilities Restricted Surplus be approved for the City of Spruce Grove's 2015 Capital Cost Share request, as presented. The motion carried unanimously.**

[RFD 14-161](#)

Town of Drayton Valley - 2015 Capital Cost Share Request

**Proposed Motion(s)**

That Council approve up to \$7,866 from the Recreation Facilities Restricted Surplus for the Town of Drayton Valley's 2015 Capital Cost Share Request

**A motion was made by Council Member Tracey Melnyk that up to \$7,866 from the Recreation Facilities Restricted Surplus be approved for the Town of Drayton Valley's 2015 Capital Cost Share request, as presented. The motion carried unanimously.**

**SCHEDULED MATTERS**

[App 14-067](#)

**Public Input - 9:15 a.m. (10 mins.)**

Mayor Shaigec asked the gallery if there were any issues that the public wishes to bring to the attention of Parkland County. No one came forward.

**NEW BUSINESS**

**Community Services Matters**

[RFD 14-164](#)

Stony Plain and Parkland Pioneer Museum Society - Capital Cost Share Request

**Proposed Motion(s)**

That Council approve up to \$74,500 from Recreation Facilities Restricted Surplus for the Stony Plain and Parkland Pioneer Museum Society's capital cost share request.

**A motion was made by Council Member John McNab that up to \$74,500 from Recreation Facilities Restricted Surplus be approved for the Stony Plain and Parkland Pioneer Museum Society's Capital Cost Share request, as presented. The motion carried unanimously.**

[RFD 14-168](#)

City of Spruce Grove - 2015 Capital Cost Share Request (Horizon Stage)

**Proposed Motion(s)**

That Council approve up to \$18,500 from the Recreation Facilities Restricted

Surplus for the City of Spruce Grove's 2015 Capital Cost Share Request, for Horizon Stage, as presented.

**A motion was made by Council Member Jackie McCuaig that up to \$18,500 from the Recreation Facilities Restricted Surplus be approved for the City of Spruce Grove's 2015 Capital Cost Share request, as presented. The motion carried unanimously.**

### **Development Services Matters**

*There were no Development Services items presented at this meeting.*

## **SCHEDULED MATTERS**

### **BL 14-041**

#### **PUBLIC HEARING - 9:30 a.m. (30 mins.)**

Bylaw No. 2014-23

Proposed amendment to Land Use Bylaw No. 20-2009 to amend Section 10.3 - Atim Creek / Big Lake Floodplain Overlay, Schedule 6 - Atim Creek / Big Lake Floodplain Map and Section 16.4 - Application for a Development Permit.

#### **Proposed Motions**

1. That Bylaw No. 2014-23: Amendment to Land Use Bylaw No. 20-2009 as presented and given first reading on July 8, 2014 be amended to read Bylaw No. 2014-26: Amendment to Land Use Bylaw No. 20-2009 to correct a clerical numbering error prior to receiving second reading; and
2. That amended Bylaw No. 2014-26 be given second reading; and
3. That Bylaw No. 2014-26 receive third and final reading.

*Mayor Shaigec called the public hearing to order at 9:32 a.m., in accordance with the provisions of the Municipal Government Act, to provide an opportunity for public input and comment regarding proposed Bylaw No. 2014-23, and explained to procedure of the public hearing.*

*Administration presented proposed Bylaw No. 2014-23.*

#### *Verbal Submissions*

1. *Harold Jahn, President of the Consultants Ltd. representing Edmonton Springs Golf Resort, referred a written presentation in support of proposed Bylaw No. 2014-23.*
2. *Doug Slavik, adjacent landowner, supports Bylaw No. 2014-23 that may allow the Edmonton Springs Golf Resort to develop, but presented concern regarding traffic volume, traffic safety, traffic impact, additional water and sewage usage, and drainage; and, presented alternatives to be considered regarding his concerns.*
3. *Galina Slavik, adjacent landowner, presented the same concerns as Doug Slavik with an additional concern of the affect to wildlife and the safety of the community regarding the proposed deveopment.*
4. *Harold Jahn, on behalf of the applicant, summarized support for proposed Bylaw No. 2014-23 and proposed alternatives for traffic safety prior to development of the Edmonton Springs Golf Resort, and briefly explained future development intended. The applicant advised that community engagement will be conducted as part of the development permit process.*

*Written Submissions*

1. Letter from thirteen (13) adjacent landowners from Grandview Estates, in support of proposed Bylaw No. 2014-23, and presented considerations that the applicant consider in their development for a safe community.
2. Letter from Grandview Estates resident, not in support of proposed Bylaw No. 2014-23 because the proposed development will increase traffic and unsafe conditions for the community.
3. Letter from Grandview Estates resident, not in support of proposed Bylaw No. 2014-23 because no consideration for the proposed development to relocate the facility access is provided.
4. Alberta Tourism, Parks & Recreation supports proposed Bylaw No. 2014-23.
5. Alberta Environment and Sustainable Resource Development supports proposed Bylaw No. 2014-23.
6. City of Spruce Grove supports proposed Bylaw No. 2014-23.

*Mayor Shaigec closed the public hearing at 10:12 a.m.*

**A motion was made by Council Member Tracey Melnyk that Bylaw No. 2014-23, an amendment to Land Use Bylaw No. 20-20009 as presented and given first reading on July 8, 2014 be amended to now read Bylaw No. 2014-26, an amendment to correct a clerical numbering error prior to receiving second reading. The motion carried unanimously.**

**A motion was made by Council Member Phyllis Kobasiuk that amended Bylaw No. 2014-26 receive second reading. The motion carried unanimously.**

**A motion was made by Council Member Jackie McCuaig that Bylaw No. 2014-26 receive third and final reading, and that it be declared finally passed. The motion carried unanimously.**

## **Recess**

*Mayor Shaigec recessed the meeting at 10:16 a.m. and reconvened the meeting at 10:26 a.m.*

## **BL 14-038**

### **PUBLIC HEARING 10:00 a.m. (30 mins)**

Bylaw 2014-27

Proposed amendment to Land Use Bylaw No. 20-2009 to redistrict the 'Beach Corner Businesses' from the CR - Country Residential District to the LC - Local Commercial District in Land Use District Map 7.

### **Proposed Motion(s)**

1. That Bylaw No. 2014-27 receive second reading; and
2. That Bylaw No. 2014-27 receive third and final reading.

*Mayor Shaigec called the public hearing to order at 10:26 a.m., in accordance with the provisions of the Municipal Government Act, to provide an opportunity for public input and comment regarding proposed Bylaw No. 2014-27, and explained the procedure of the public hearing.*

*Administration presented Bylaw No. 2014-27.*

### *Verbal Submissions*

*There were no verbal submissions made at this public hearing.*

*Written Submissions*

*No written submissions were presented at this public hearing.*

*Mayor Shaigec closed the public hearing at 10:30 a.m.*

**A motion was made by Council Member John McNab that Bylaw No. 2014-27 receive second reading. The motion carried unanimously.**

**A motion was made by Council Member AnnLisa Jensen that Bylaw No. 2014-27 receive third and final reading, and that it be declared finally passed. The motion carried unanimously.**

[BL 14-039](#)**PUBLIC HEARING 10:30 a.m. (60 mins)**

Bylaw 2014-24

Proposed amendment to Map 2 of Municipal Development Plan Bylaw No. 37-2007 to redesignate approximately 120 ha (297 ac) of land within W5-04-52-10-NW & SW from Agriculture to Industrial/Commercial

**Proposed Motion(s)**

Upon closing the Public Hearing:

1. That Bylaw No. 2014-24 receive second reading.
2. That Administration be directed to forward proposed Bylaw No. 2014-24 to the Capital Region Board for approval.

*Mayor Shaigec called a public hearing to order at 10:32 a.m., in accordance with the provisions of the Municipal Government Act, to provide an opportunity for public input and comment regarding proposed Bylaw No. 2014-24, an amendment to Map 2 of the Municipal Development Plan Bylaw No. 37-2007 to redesignate approximately 120 ha (297 ac) of land within NW and SW 10-52-04-W5M from Agriculture to Industrial/Commercial; and, Bylaw No. 2014-25, an amendment to Figure 1 of the Highvale End Land Use Plan Bylaw No. 28-97 to redesignate approximately 120 ha (297 ac) of land within NW and SW 10-52-04-W5M from Agriculture/Nature Conservation District to Direct Control District, and explained the procedure of the public hearing.*

*Administration presented Bylaws No. 2014-24 and 2014-25.*

*Verbal Submissions*

1. Keith Yasinski, Alex McNichol, Rick Robinson, and Brian Novak, TransAlta Corporation representatives, presented support for proposed Bylaws No. 2014-24 and 2014-25 and addressed accommodation strategies to address concern regarding anticipated increased traffic, parking, and noise related to the proposed development of the power generating structure. Mr. Yasinski confirmed that risk management and emergency management plans are in place for the proposed development. Representatives explained the process to determine the site of the proposed power generating facility. TransAlta further confirmed that an Alberta Transportation Traffic Impact Assessment relative to the intersection at Range Road 42 & Hwy 627 was completed, a Detailed Traffic Management Strategy will be conducted; and, that findings of the Traffic Impact Assessment will be addressed through the Development Permit process.

2. Garry MacDougall, representing Community on Keephills Environment (COKE), not in support of proposed Bylaw No. 2014-25 as the proposed Terms of Reference for the Highvale Area Structure Plan have not been approved.

*Written Submissions*

*No written submissions were received for the public hearing regarding Bylaws No. 2014-24 and 2014-25.*

*Mayor Shaigec closed the public hearing at 11:12 a.m.*

**A motion was made by Council Member Tracey Melnyk that Bylaw No. 2014-24 receive second reading. The motion carried unanimously.**

**A motion was made by Council Member John McNab that administration be directed to forward proposed Bylaw No. 2014-24 to the Capital Region Board for approval. The motion carried unanimously.**

#### BL 14-040

#### **PUBLIC HEARING 10:30 a.m. (60 mins)**

Bylaw 2014-25

An amendment to Figure 1, of the Highvale End Land Use Plan Bylaw No. 28-97 to redesignate approximately 120 ha (297 ac) of land within W5-04-52-10-NW & SW from Agriculture/Nature Conservation District to Direct Control District

#### **Proposed Motion(s)**

Upon closing the Public Hearing:

1. That Bylaw No. 2014-25 receive second reading.

**A motion was made by Council Member Phyllis Kobasiuk that Bylaw No. 2014-25 receive second reading. The motion carried unanimously.**

### **COMMUNICATIONS**

#### COM 14-063

AAMDC Contact Newsletter

#### **Proposed Motion**

That the AAMDC Contact Newsletter be received for information, as presented.

**A motion was made by Council Member AnnLisa Jensen that the September 10, 2014 AAMDC Contact Newsletter be received for information, as presented. The motion carried unanimously.**

#### COM 14-064

Committee Reports

#### **Proposed Motion**

That the Committee Reports be received for information, as presented.

**A motion was made by Council Member Jackie McCuaig that the following Committee Reports be received for information as follows:**

1. Council Member AnnLisa Jensen reported on the Sturgeon Watershed Alliance Steering Committee.
2. Council Member Jackie McCuaig reported on her attendance at the Rotary Run For Life, City Slickers, and the Harvest Festival events.
3. Council Member Phyllis Kobasiuk reported on her attendance at the September 19, 2014 event with Honourable Rona Ambrose at Tri-Municipal Leisure Centre who received five new fibrillators; and, her attendance at the Capital Region Board Governance, Priorities Finance Committee meeting.
4. Council Member Tracey Melnyk reported on the Wabamun Mayor/CAO

meeting on behalf of Mayor Shaigec, Tri-Mayor Leadership Breakfast, EDTAC Strategic Plan, and the 50th Anniversary Firefighters event at Tomahawk.  
5. Council Member John McNab reported on his attendance at the 50th Anniversary Firefighters event, Wabamun Watershed Management Council and the Tri-Mayor Leadership Breakfast.

The motion carried unanimously.

## IN-CAMERA SESSION

*There were no In-Camera Session items presented at this meeting.*

## ADJOURNMENT

*Mayor Shaigec closed the meeting at 11:26 a.m.*

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Mayor

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Manager, Legislative & Administrative Services