

ATTACHMENT – CHRONOLOGY OF CONTACT PARKLAND COUNTY / VISIONARY CONCEPTS

Contact made and date	Contact with	Details
<ul style="list-style-type: none"> Prior contact untracked - 		
<ul style="list-style-type: none"> Friday, June 28-2013 E-mail 	Martin Frigo – to David Plante	<ul style="list-style-type: none"> Discussed with Mr. Plante the purpose / role of Environmental Reserve / Reserve lands – and that the County does not allow construction on our ER lands. Informed Mr. Plante if he was interested in purchasing land, to contact Parkland County.
<ul style="list-style-type: none"> Friday, June 28 – 2013 E-mail 	David Plante – to Martin Frigo	<ul style="list-style-type: none"> Stating Mr. Plante was interested in meeting in –person to discuss ER regulations as they pertain to Jackfish Lake.
<ul style="list-style-type: none"> Wednesday, July 3-2013 E-mail 	David Plante – to Martin Frigo	<ul style="list-style-type: none"> E-mail to set up an in-person meeting for Friday, July 5, 2014.
<ul style="list-style-type: none"> Wednesday, July 3-2013 E-mail 	Martin Frigo – to David Plante (cc – Ruth Sider)	<ul style="list-style-type: none"> E-mail to confirm Friday, July 5, 2014 meeting at Parkland County Offices. Informed Mr. Plante we will also be meeting with Ruth Sider – Development Officer with Parkland County.
<ul style="list-style-type: none"> Wednesday, July 3-2013 E-mail 	David Plante – to Martin Frigo	<ul style="list-style-type: none"> Mr. Plante confirmed time for in-person meeting.
<ul style="list-style-type: none"> Thursday, July 4-2013 E-mail 	Martin Frigo – to David Plante	<ul style="list-style-type: none"> Confirmed time for in-person meeting.
<ul style="list-style-type: none"> Friday, July 5-2013 IN PERSON Meeting 	Attended: Mr. / Mrs. Plante Martin Frigo Ruth Sider Janna Widmer (joined part way through),	<ul style="list-style-type: none"> Mr. / Mrs. Plante discussed intention to potentially purchase lot / lots in Jackfish Lake. Planning discussed the purpose or ER – and that any such access through ER would need to comply with Jackfish Lake ASP policies. Mr. / Mrs. Plante, and Planning staff also discussed potential size / scope of potential pathways allowed through ER lands. Discussed potential need for a License of Occupation (LOO) to allow any access onto ER lands. Discuss Policy # 2 which discussed pathway width – discussion also focused what potential pathway configurations may be allowed. Development Officer stated we would like to see something further (i.e. drawing) in regards to the proposed access. Development Officer also stated with access pathways, the County would (where possible) want to see access pathways from lots combined.

		<ul style="list-style-type: none"> Plante's stated they wanted to know all aspects related to access prior to purchase. Planning informed Mr. / Mrs. Plante that they (Planning) must discuss the LOO issue prior to providing any further direction.
<ul style="list-style-type: none"> Friday, July 5-2013 	Martin Frigo – to David Plante (cc Ruth Sider)	<ul style="list-style-type: none"> Follow-up e-mail. Mr. Plante requested dimension information for one of the lots located in Jackfish Lake that they were potentially looking at purchasing.
<ul style="list-style-type: none"> Friday, July 5-2013 E-mail 	David Plante – to Martin Frigo	<ul style="list-style-type: none"> E-mail stating that Plantes will be making an offer on a lakefront lots in Jackfish Lake – (Lots 41, 42, 43). Plantes calculated "maximum widths" for access foot paths for each lot and provided in e-mail. Stated that the next steps was for Parkland County to discuss with staff on Monday (and to provide a letter) stating that a lake access via foot path has been granted.
<ul style="list-style-type: none"> Saturday, July 6-2013 E-mail 	David Plante – to Martin Frigo	<ul style="list-style-type: none"> E-mail from Mr. Plante stating they are "only asking for acknowledgement" of what is outlined as acceptable in the Jackfish Lake Development Plan". E-mail also stated that they (Plante's) can reduce the access slope on the property to remove any issues of safety.
<ul style="list-style-type: none"> Monday, July 8-2013 E-mail 	Martin Frigo – to David Plante	<ul style="list-style-type: none"> Stating that Martin, Ruth and Janna will be discussing Jackfish Lake ASP Policy # 2 with Paul Hanlan, upon Paul's return. Also stated that Planning will look into the potential need for a license of occupation (LOO) as they pertain to the situation with the ASP. Informed Mr. Plante that staff will forward him a draft template of a former LOO done for a prior access into an ER site. Informed Mr. Plante that Martin will contact him once we receive further direction from Planning Manager and Senior Management.
<ul style="list-style-type: none"> July 17 – 2013 E-mail and attached Letter 	Martin Frigo – to David Plante	<ul style="list-style-type: none"> Informed Mr. Plante that he will not require an LOO with the County, however, he will require to submit a site plan of the proposed access pathway as well as details on how he plans to alter the pathway through the ER.

		<ul style="list-style-type: none"> Discussed that the County has the authority under the MGA to regulate use on the ER, and that we can require a site plan to be submitted prior to any development on our property. Letter was attached to previous e-mail and sent to Mr. Plante
<ul style="list-style-type: none"> July 17-2013 (Attached Letter) 	<p>Martin Frigo – to David Plante (cc: Paul Hanlan, Ruth Sider and Janna Widmer).</p>	<ul style="list-style-type: none"> Restated that Parkland County does not require a License of Occupation (LOO) for an access pathway across County owned ER lands to access Jackfish Lake. Restated that the County will require a site plan of the proposed access pathway to be approved by Planning & Development Services <u>prior to allowing any significant disturbance being allowed</u> on our (ER) property. Outlined site plan requirements: <ul style="list-style-type: none"> Identifying how wide the proposed access pathway shall be, and the location; Estimate how many tress as well as deadfall or other obstructions will be removed; and, Identify any other improvements for the pathway, including grass mowing or additional (gravel or sand) surface applications which are proposed Letter also stated that the County may undertake a site inspection to determine the feasibility of the site chosen, and if (Mr. Plante) requires any more information on requirements for the site plan- he could contact Ruth Sider, Development Officer.
<ul style="list-style-type: none"> July 17 – 2013 E-mail 	<p>David Plante – to Martin Frigo</p>	<ul style="list-style-type: none"> E-mail stating thank-you, and that he will discuss with Teresa Plante.
<ul style="list-style-type: none"> July 17 – 2013 E-mail 	<p>David Plante – to Martin Frigo</p>	<ul style="list-style-type: none"> E-mail asking for information about parking concerns with parking in front Jackfish Lake properties.
<ul style="list-style-type: none"> July 17 – 2013 E-mail 	<p>Martin Frigo – David Plante</p>	<ul style="list-style-type: none"> Responded to concerns (re Parking).
<ul style="list-style-type: none"> July 24-2013 E-mail 	<p>David Plante –Martin Frigo</p>	<ul style="list-style-type: none"> Stated he is in process of finalizing purchase of lake property. Requested a copy of the Jackfish Lake ASP.
<ul style="list-style-type: none"> July 24-2013 	<p>Martin Frigo – David Plante</p>	<ul style="list-style-type: none"> Copy of Jackfish Lake ASP sent digitally to Mr.

E-mail (2 e-mails sent)	Deanna Cambridge – David Plante	Plante.
<ul style="list-style-type: none"> July 25-2013 E-mail 	David Plante –Martin Frigo, Deanna Cambridge	<ul style="list-style-type: none"> Thank-you e-mail.
<ul style="list-style-type: none"> October 10, 2013 E-mail 	David Plante – Martin Frigo, Randy Shermack	<ul style="list-style-type: none"> Stating that they were advised (by County) that they could follow the Jackfish Lake ASP in regards to (providing) lake access. Stated he met with Planning staff (Martin) several times – and that if he wasn't provided the rights of other owners on Jackfish Lake, they would not have purchased the Jackfish Lake properties. Restated that Planning staff said they were not required to enter a Licence of Occupation (LOO) agreement with Parkland County. Re-highlighted parts of the Jackfish Lake ASP stating he has similar rights / abilities to clear a path through ER as other owners. Attached (to the e-mail) two estimates to replant up to 100 trees on Lots 41, 42, and 42. Also discussed how he (Plante) retained services of company to remove trees. Stated that in (regards to access) they chose sites which retained live vegetation – and large spruce trees were retained.
<ul style="list-style-type: none"> October 11, 2013 E-mail 	Paul Hanlan – David Plante (cc: Pat Vincent, Ken Van Buul, David Cross, Lenny Richer, Peter Morris, Randy Shermack, Martin Frigo)	<ul style="list-style-type: none"> E-mail to Mr. Plante informing him (and contractor) to undertake no further activity (i.e. clearing) of land on County owned ER lands adjacent to Jackfish Lake properties. Stated that Alberta Environment and Sustainable Resources (AESRD) has issued a remediation order to Parkland County to undertake immediate repairs to the ER lot to address possible erosion and sedimentation issues that may impact Jackfish Lake. Re-attached letter sent to Mr. Plante sent by Martin Frigo on July 17, 2013 stating that he (Plante) was instructed to provide "...a site plan of the proposed access pathway to be approved by Planning & Development Services <u>prior to allowing any significant disturbance being allowed</u> on our property".

		<ul style="list-style-type: none"> • Stating that written authorization was not granted to undertake any clearing activities. • Stated that the last line of Policy # 2 of the Jackfish Lake ASP exempts any such “pathway clearing” from this (the boat launch lot) County owned parcel of land occur. • Stated a letter from Parkland County will be submitted shortly to confirm this e-mail.
<ul style="list-style-type: none"> • October 17, 2013 Letter 	Planning & Development Services – Pretzlaff Construction Lt.d	<ul style="list-style-type: none"> • Letter stating unauthorized tree clearing has occurred on Lots 41, 42, 43 in Jackfish Lake, and that no further activities are to occur. • Re-stated that Alberta Environment and Sustainable Resources (AESRD) has issued a remediation order to Parkland County to undertake immediate repairs to the ER lot. • Re-attached original letter sent to Mr. Plante from Martin Frigo (July 17, 2013 letter), and stated that no site plan was submitted to Planning & Development, and that no permission was granted to undertake any clearing activities.
<ul style="list-style-type: none"> • October 22, 2013 E-mail 	David Plante – Paul Hanlan, Martin Frigo	<ul style="list-style-type: none"> • Stated they had numerous meetings and phone calls with Martin Frigo and others. • Stated they showed the “acreage lay-out” of the three lots they were interested in, and that it was clear they were beside the boat launch. • Restated that final answer was that they did not require an LOO, and that they could go ahead to provide lake access according to the Jackfish Lake ASP. • Stated they followed the Jackfish Lake ASP – specifically page 16. • Stated that they were aware of other potential steps that (they) were advised in a meeting that they could undertake steps to reduce the slope on their property owned to minimize the potential for erosion.
<ul style="list-style-type: none"> • January 21, 2014 	Parkland County – to 170970	<ul style="list-style-type: none"> • Order to Remedy Letter sent to both 170970

Letter – Order to Remedy Contravention	Alberta Ltd., and Visionary Concepts Ltd.	<p>Alberta Ltd., and Visionary Concepts Ltd. By Parkland County.</p> <ul style="list-style-type: none"> • Order to Remedy letter stated February 28, 2014 as the date as to when a qualified Landscape Architect, as well as details on how boat launch lot will be returned to its original condition is due to Parkland County. • Total remediation date of site set as August 29, 2014. • Letter also stated that information must be submitted to Parkland County, and shall be to the satisfaction of Parkland County.
<ul style="list-style-type: none"> • January 30, 2014 E-mail and attached Letter 	David Plante – Ruth Sider, Martin Frigo, Paul Hanlan	<ul style="list-style-type: none"> • E-mail stating a letter in response to the Order to Remedy Contravention is attached. Letter from Mr. Plante is summarized below.
<ul style="list-style-type: none"> • January 30, 2014 Attached Letter 	David Plante – Ruth Sider, Martin Frigo, Paul Hanlan	<ul style="list-style-type: none"> • Letter states that 1709790 Alberta Ltd. And Visionary Concepts Ltd. Both received (via mail) a letter in regards to the Order to Remedy Contravention. • Stated that they (both companies) are providing written notice (as per this letter) for Council to review the Order to Remedy placed on both companies. • Requested staff to provide a date, and any additional information to be submitted prior to the Council Hearing. • Asked whether he (Plante) will require to have a Landscape Architect retained prior to the Council Review (as required in the Parkland County Order to Remedy). • Stated that some site remediation could have been done in fall of 2013, but that he was advised to stop all activity on the site(s) by Parkland County.
<ul style="list-style-type: none"> • January 31, 2014 E- mail 	Paul Hanlan – to Martin Frigo (cc: Visionary Concepts Ltd.)	<ul style="list-style-type: none"> • E-mail requesting Martin to contact Mr. Plante to discuss his letter and requests.
<ul style="list-style-type: none"> • February 2, 2014 	David Plante – to Martin Frigo	<ul style="list-style-type: none"> • Provided some information at how (Mr.

E-mail		<p>Plante) feels there have been mis-communication as to what was / was not allowed to occur adjacent to Lots 41, 42, 43.</p> <ul style="list-style-type: none"> Stated he (Mr. Plante) is available to meet for a phone call on Thursday, February 6, 2014 with County staff to discuss issue resolution.
<ul style="list-style-type: none"> February 3 or 4th, 2014 Phone call? 	Martin Frigo – David Plante	<ul style="list-style-type: none"> Phoned Mr. Plante to discuss potential for phone meeting with County staff. Unknown if provided phone message, or spoke to Mr. Plante in person.
<ul style="list-style-type: none"> February 4, 2014 E-mail 	Martin Frigo – David Plante	<ul style="list-style-type: none"> E-mail confirming the meeting time for February 4, 2014 phone meeting. <p>E-mail confirming County staff who would be in attendance on February 4, 2014 phone meeting.</p>
<ul style="list-style-type: none"> February 4 or 5, 2014 Phone call - 	Martin Frigo – David Plante	<ul style="list-style-type: none"> Phone call to confirm meeting time and County staff attending phone meeting with Mr. Plante on February 6, 2014. Mr. Plante informed that he was nervous about possibly meeting with six staff members at once over the phone. Martin informed Mr. Plante that it was important to all have all impacted departments / divisions attending the phone meeting to discuss all matters related to the clearing issue.
<ul style="list-style-type: none"> February 6, 2014 Phone meeting 	<p>Martin Frigo Ruth Sider Lenny Richer David Cross Peter Morris</p> <p>David Plante</p>	<ul style="list-style-type: none"> Discussed damaged to boat launch property. Discussed the Order to Remedy. Confirmed that no landscape plan will be accepted by Parkland County that included any type of formalized path through the boat launch parcel. Discussed Parkland County's willingness to adjust extension dates only if the conditions in the Order to Remedy was agreed upon by Mr. Plante. Confirmed the process for Mr. Plante to appeal the Order to Remedy to Council.

<ul style="list-style-type: none"> February 6, 2014 E-mail (sent after Phone meeting) 	David Plante – Paul Hanlan, Martin Frigo	<ul style="list-style-type: none"> Mr. Plante stated to Paul that (he felt) very nervous having so many people on the phone meeting. Requested a separate meeting with Paul to discuss his views. Requested Martin to provide the names of all members in attendance at the phone meeting.
<ul style="list-style-type: none"> February 6, 2014 E-mail 	David Plante – Martin Frigo, Paul Hanlan	<ul style="list-style-type: none"> Sent information in regards to the credentials of the landscape professional he was retaining to begin remediation work. Stated that landscape professional has begin to do some design work – but that it was best advisable to wait until the snow was gone to provide a detailed landscape plan. Stated that he requested a date extension from the February 28, 2014 deadline Order to Remedy date to May 22, 2014 to provide a satisfactory landscape plan, but that he was agreeable to meeting the remediation completion date of August 29, 2014. Requested an opportunity to meet with Council.
<ul style="list-style-type: none"> February 11, 2014 E-mail 	Barb Williams – to David Plante	<ul style="list-style-type: none"> E-mail confirming a Council appointment (meeting time) for February 25, 2014.
<ul style="list-style-type: none"> February 12, 2014 E-mail 	David Plante – to Barb Williams, Martin Frigo, Paul Hanlan	<ul style="list-style-type: none"> Requested a meeting with Paul Hanlan. Stating he may not be able to make the February 25, 2014 Council appointment.
<ul style="list-style-type: none"> February 22, 2014 E-mail 	David Plante – to Paul Hanlan	<ul style="list-style-type: none"> Received e-mail stating a request to meet with Paul.
<ul style="list-style-type: none"> February 26, 2014 E-mail 	David Plante – to Paul Hanlan	<ul style="list-style-type: none"> E-mail trying to confirm a meeting date with Paul Hanlan for March 3, 2014/
<ul style="list-style-type: none"> February 27, 2014 E-mail 	David Plante – to Paul Hanlan	<ul style="list-style-type: none"> E-mail requesting a confirmation time to meet with Paul Hanlan. Requested future meetings if required. Confirmed no issues with reseeding of grass, and August timeline for the order to remedy. Stated that staff were aggressive in the

		<p>February 6, 2014 conference call.</p> <ul style="list-style-type: none"> • Stated that staff was not interested in providing flexibility with the February deadline as outlined in the Order to Remedy letter. • Made reference to e-mail sent to Mr. Plante from David Cross (sent February 6, 2014) referring that staff were not willing to extend the original February deadline date identified in the Order to Remedy.
<ul style="list-style-type: none"> • March 12, 2014 E-mail 	Paul Hanlan – to David Plante	<ul style="list-style-type: none"> • E-mail summarizing their in-person meeting on March 10, 2014. • Paul confirmed initial performance date extended to May 30, 2014. • Directed Mr. Plante’s landscape architect to make contact with Lenny Richer to submit a landscaping plan. • Confirmed process to appeal the Order to Remedy.
<ul style="list-style-type: none"> • March 12, 2014 E-mail 	David Plante – to Paul Hanlan	<ul style="list-style-type: none"> • Mr. Plante inquired as to dates in May to make a Council presentation. • Confirmed that his landscape consultant will be going to the site in early May or sooner for her assessment of the damage.
<ul style="list-style-type: none"> • March 12, 2014 Letter – to Mr. Plante 	Planning & Development Services – to 170970 Alberta Ltd., and Visionary Concepts Ltd.	<ul style="list-style-type: none"> • Revised Order to Remedy Contravention Letter. • Letter extends date as to when a qualified Landscape Architect, as well as details on how boat launch lot will be returned to its original condition is extended to May 30, 2014. • Total remediation date of site 9maintained as August 29, 2014.
<ul style="list-style-type: none"> • April 9, 2014 E-mail 	Doug Tymchysyn – to David Plante (cc: Barb Williams, David Cross, Paul Hanlan)	<ul style="list-style-type: none"> • E-mail confirming Council appointment on May 27, 2014. <p><i>David Plante responded to this e-mail on May 12, 2014.</i></p>
<ul style="list-style-type: none"> • April 28, 2014 E-mail 	David Plante – to Paul Hanlan, Doug Tymchyshyn, Barb	<ul style="list-style-type: none"> • Confirmed outline of his (Plante’s) presentation to Council.

	Williams, David Cross	
<ul style="list-style-type: none"> May 1, 2014 E-mail 	Paul Hanlan – to David Plante	<ul style="list-style-type: none"> E-mail requesting a copy of his presentation be sent to LAS by May 12, 2014. Confirms that the appointment is scheduled for May 27, 2014.
<ul style="list-style-type: none"> May 6, 2014 E-mail 	David Plante – to Barb Williams, Doug Tymchyshyn, David Cross, Paul Hanlan	<ul style="list-style-type: none"> Acknowledging the deadline to have his presentation to LAS, and that presentation will be forwarded asap.
<ul style="list-style-type: none"> May 7, 2014 E-mail 	David Plante – to Paul Hanlan	<ul style="list-style-type: none"> Requested clarity around “order to remedy is proceeding” statement made by Paul in May 1 e-mail. Questioned whether or not Parkland County was proceeding with legal action. Willing to resolve issues without legal involvement (resolve issues internally).
<ul style="list-style-type: none"> May 7, 2014 E-mail 	Paul Hanlan – to David Plante (cc: David Cross, Lenny Richer)	<ul style="list-style-type: none"> Paul confirmed Order to Remedy remains in effect pending Council presentation, and that the County is still awaiting the landscape plan. Also confirmed dates stated in the revised Order to Remedy order remain unchanged.
<ul style="list-style-type: none"> May 8, 2014 E-mail 	David Plante – to Paul Hanlan	<ul style="list-style-type: none"> Stated wants to work with Parkland County to resolve issues.
<ul style="list-style-type: none"> May 12, 2014 E-mail 	David Plante – to Paul Hanlan, Doug Tymchyshyn, Martin Frigo	<ul style="list-style-type: none"> Stating that he (Plante) is in the process of arranging for the mulch to be cleared from fire pit area at the Jackfish Lake Boat Launch site. Stated he would have mulch from fire pit area removed and placed on the property owned by Visionary Concepts Ltd. Stated that he is willing to commence work once the landscape plan is approved by Parkland County.
<ul style="list-style-type: none"> May 13, 2014 E-mail 	Paul Hanlan – to David Plante	<ul style="list-style-type: none"> Stating that Plante’s landscape consultant is to contact Parkland County (Lenny Richer) prior to developing the landscape plan. Stating that if landscape consultant does not contact Parkland County, any work they may have already taken (on the landscape plan) may not be acceptable to Parkland County.

		<ul style="list-style-type: none"> Reinforced the need for communication between the landscape consultant and Parkland County to occur immediately before any further work is undertaken on the landscape remediation plan. Reconfirmed information related to May 27, 2014 Council meeting. Reconfirmed that the Current Order to Remedy date (May 27, 2014) will not be extended by Council.
<ul style="list-style-type: none"> May 20, 2014 E-mail 	Paul Hanlan – to David Plante (cc: Doug Tymchyshyn, Barb Williams)	<ul style="list-style-type: none"> Paul advised Council's request to move Mr. Plante's Council appointment from 11:00 AM to 10:30 AM. Mr. Plante responded on May 20, 2014 in an e-mail, stating no issues with time change, and attached his Council presentation outline to Paul Hanlan (cc'd Doug Tymchyshyn, Barb Williams).
<ul style="list-style-type: none"> May 20, 2014 E-mail 	David Plante – to Barb Williams (cc: Doug Tymchyshyn, Paul Hanlan)	<ul style="list-style-type: none"> E-mail from Mr. Plante confirming receipt of finalized Council appointment time for May 27, 2014.
<ul style="list-style-type: none"> May 20, 2014 E-mail 	David Plante – Paul Hanlan, Doug Tymchyshyn, Martin Frigo	<ul style="list-style-type: none"> Stated that he (Plante) will have landscape consultant forward Lenny Richer the landscape plan asap. Stating that cleanup of the boat launch site could have occurred in fall of 2013, and week prior to May 20, 2014. Requested Council to have open mind when reviewing process taken and in outcomes.
<ul style="list-style-type: none"> May 25, 2014 E-mail (2 emails sent) 	David Plante – to Paul Hanlan, Martin Frigo, Lenny Richer	<ul style="list-style-type: none"> Attached landscape plans for the remediation of damage.
<ul style="list-style-type: none"> May 28, 2014 Letter 	David Plante – Lenny Richer	<ul style="list-style-type: none"> Requested access to the reserve land to commence removal of mulch and to repair the fire pit
<ul style="list-style-type: none"> May 29, 2014 Phone Call 	Lenny Richer – David Plante	<ul style="list-style-type: none"> Advised that no access was permitted and no work was to be done until Council provided formal direction at their June 10 meeting.