



April 12, 2021

Re: Camp Health, Hope & Happiness Road Closure Application

Dear Mayor Shagiec and Parkland County Council members,

In response to the March 9<sup>th</sup>, 2021 meeting regarding the proposed road closure on Range Road 55 entering the Camp He Ho Ha lease property I would like to submit the following items for discussion and consideration by council.

I want to thank Parkland County representatives (Linda Murtha/Jody Hancock) for visiting the proposed road closure site as well as the Camp Health, Hope & Happiness on Lake facilities and infrastructure since the March 9<sup>th</sup>, 2021 meeting. As well I thank them for providing documentation outlining the South West lease boundaries as they pertain to the road allowance on the North side of RR55 and lease boundary adjacent to the purchase road allowance and private land on the South side of RR55.

(see Page 6 of DWG 210325 drawing package for site visits.pdf) – provided by Parkland County.

### **Road Closure Safety Concerns**

The existing turn around outlined in the road closure application has proven suitable to accommodate most of the light traffic in the area (cars, trucks, etc.). It has also been deemed suitable by the various Parkland County departments including Parkland County road maintenance (plough trucks, sanders, etc.) as well as Parkland Fire (Firetrucks, ambulances, etc.). Both departments were on-site to evaluate the existing approach prior to the March 9<sup>th</sup>, 2021 meeting.

I clearly heard the concerns of the 2 neighbours (Mr. Cameron/Mr. Doherty) who own the private lakefront lots adjacent to the Camp He Ho Ha leased parcel. I do agree with both property owners that a safe, and functional turn around needs to be available for any operators of oversized lost vehicles that enter the area of the proposed road closure.

To list Mr. Cameron and Mr. Doherty's personal concerns regarding the absence of a larger turn around, as I understood them when presented in the March 9<sup>th</sup>, 2021 meeting with council:

1. Vehicles are choosing to not enter the camp lease on RR 55 because of the "No Exit" signage and a "blind corner". They are instead choosing to turn around prior to the boundary between the road allowance and the Camp Health, Hope & Happiness leased parcel of land. – Mr. Cameron
2. The existing turn around outlined in the application is not large enough for anything larger than a pickup truck. – Mr. Cameron
3. As a result of the above two observances vehicles are therefore using Mr. Cameron's and Mr. Doherty's approaches to turn around. – Mr. Cameron/Mr. Doherty
4. There is a concern for pedestrian safety with the oversized vehicles that are choosing to continue past the "No Exit" signage and "blind corner". These vehicles are having to back up into the proximity of the private driveways causing a public safety issue. – Mr. Doherty
5. The oversized vehicles are causing damage to Mr. Cameron's private driveway when using it as a turn around. – Mr. Cameron

I am completely in agreement that the above concerns brought forth by Mr. Cameron and Mr. Doherty need to be addressed. The necessary solution is to clearly establish a larger turn around for those vehicles venturing past any cautionary signage. This with the addition of increased signage ensure public safety and eliminate further damages to adjacent private property.

Please consider the following two proposals to find a safe, responsible solution.

### **Proposal A**

To address the concerns brought forth in the March 9<sup>th</sup>, 2021 meeting this proposal would address the immediate need for a safer, larger turn around to accommodate oversized lost traffic in the area.

This proposal requires the construction of an approach on the North side of RR55 somewhere between the existing turn around and the South West lease boundary. The most suitable location based on the rising elevation away from RR55 would be approximately 150' South West of the existing turn around.

See Camp Lease Approach Construction 1.jpg

See Camp Lease Approach Construction 2.jpg

See Camp Lease Approach Construction 3.jpg

This solution to the current concerns would require approval from the Alberta government to clear this parcel of land, the construction of an approach (complete with culvert, fill and gravel), as well as clearing, grading, and graveling of a suitable turn around area.

Depending on the depth of turn around engineered by Parkland County it quite possibly could connect with an existing cleared storage area in use by Camp He Ho Ha. This would undoubtedly create an additional security issue offering the public another access point resulting in possible theft of property.

This construction of an approach in the designated area is certainly possible and would address the concerns outlined above. The downside to this proposal would be the **substantial costs associated with the construction of the turn around to either Camp Health, Hope & Happiness, Parkland County taxpayers or both.**

### **Proposal B**

Through the survey process performed by Parkland County a viable solution came to light which would certainly address the concerns brought forth in the March 9<sup>th</sup>, 2021 meeting.

As outlined on **Page 6** there is an existing approach leading into a portion of the Camp He Ho Ha leased land (South West boundary) that is flat, hard packed and suitable for a safe, and spacious turn around. **(DWG 210325 drawing package for site visits.pdf)** – provided by Parkland County.

The existing apron is 45' wide where it meets RR55 offering an oversized entrance into the turn around. The depth of the turn around is more than 100' and will accommodate any length of lost vehicles that may enter the road closure area. **See Camp Lease Existing Approach – 1.jpg**

The red line marked on the photo is an indication of the approximate dividing line between the land leased by Camp He Ho Ha and the adjacent purchased road allowance and private land to the South West belonging to Mr. Horst Witzler. **See Camp Lease Existing Approach – 1.jpg**

Mr. Hancock proposed additional positive signage in various locations along RR55 to raise awareness of the road closure and ensure public safety as they approach the area from the South West.

The proposed turn around area from the South West is clearly visible and could be easily posted as a designated turn around area. **See Camp Lease Existing Approach – 2.jpg**

As part of this proposal, it would be recommended that additional signage be considered to ensure authorized guests leaving the Camp Health, Hope & Happiness facilities are safe. The approach from the East can be seen from a safe distance of approximately 220'. Moving the existing 25km/hr sign further East of its current location and possibly adding an additional cautionary sign of the turn around ahead would ensure public safety when leaving the Camp Health, Hope & Happiness facility.

See **Camp Lease Existing Approach – 3.jpg**

This proposed turn around location would ensure no costs are incurred by **the taxpayers of Parkland County, or Camp Health, Hope & Happiness.**

**Additional Information**

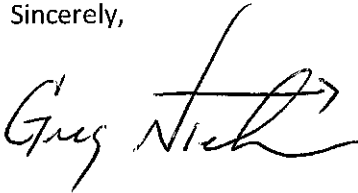
On April 12<sup>th</sup>, 2021, a site visit was conducted by Elise Neumann from Alberta Environment and Parks to discuss the lease access issues as well as the proposed lease development options listed above. Each option would require approval from the Government of Alberta to accommodate use of the lands as requested and accommodate a turn around. From the Government of Alberta's perspective using the existing cleared land in Proposal B would be preferred to minimize impact on the leased parcel (clearing additional land on the lease).

**Conclusion**

In conclusion I am confident that one of these 2 proposals for a larger turn around will address the public safety concerns brought forth by Mr. Cameron and Mr. Doherty, allow council to make an informed decision, and therefore allow the road closure application to move forward.

I look forward to any further discussion that may be required.

Sincerely,

A handwritten signature in black ink, appearing to read "Greg Nielsen", with a stylized flourish at the end.

Greg Nielsen  
Camp Health, Hope & Happiness on Lake Isle



Camp Lease Approach Construction - 1













Camp Lease Existing Approach - 1









Camp Lease Existing Approach - 3





