



# MINUTES

County Council  
Regular Meeting

## County of Grande Prairie No. 1

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### **April 20, 2015 Council Meeting**

Meeting Type : Regular Council Meeting

Date : Monday, April 20, 2015

Start time : 10:00 AM

Location : County of Grande Prairie No. 1 Administration Building

### **Minutes**

#### **ATTENDANCE**

Present were:

##### **1. Reeve**

- Leanne Beaupre

##### **2. Deputy Reeve**

- Ross Sutherland

##### **3. Council**

- Corey Beck
- Daryl Beeston
- Harold Bulford
- Richard Harpe
- Peter Harris
- Bob Marshall
- Brock Smith

##### **4. Chief Administrative Officer**

- Bill Rogan

##### **5. Directors**

- Arlen Miller
- Steve Madden (Acting Director of Public Works)
- Nick Lapp
- Dawn Sauvé

##### **6. Manager of Legislative Services**

- Sheryle Runhart

**7. Recording Secretary**

- Tatiana Catana

Absent:

**5. Directors**

- Dale Van Volkingburgh

**CALL TO ORDER  
AND QUORUM**

The meeting was called to order at 9:59 a.m. with the singing of O'Canada.

**Economic  
Developers  
Alberta Award of  
Excellence**

(RECOGNITIONS AND  
INTRODUCTIONS)  
(Issue #20150415006)

CAO, Bill Rogan noted that on April 9th, 2015, the County of Grande Prairie received an Economic Developers of Alberta Award of Excellence for Best Business and Investment Attraction strategy in the small community/region category for County's "Middle of Everywhere" Economic Development campaign.

Council congratulated the Economic Development team for a job well done and for the received award.

**Staff Introduction  
- Information  
Systems**

(RECOGNITIONS AND  
INTRODUCTIONS)  
(Issue #20150326001)

Item 4.2 - Staff Introduction - Information Systems was deferred to the April 27, 2015 Regular Council Meeting.

**Staff Introduction  
- Krystal Bush**

(RECOGNITIONS AND  
INTRODUCTIONS)  
(Issue #20150330011)

Jody Evans, School Liaison Worker, introduced Krystal Bush as the new Community School Liaison Counsellor. Ms. Bush joined the FCSS team on March 30, 2015.

Council welcomed Ms. Bush to the County.

**ADOPTION OF  
AGENDA**

**Resolution #CM20150420.1001**

**MOVED by B. MARSHALL** that the agenda for the April 20, 2015 Council Meeting (2015/04/20) be approved with one amendment:

- by CAO, Bill Rogan - to defer Item 11.9 - Road Ban Change - Township Road #710, West of Range Road #82 to April 27, 2015 Regular Council Meeting.

**Carried**

**MINUTES  
APPROVAL**

**Resolution #CM20150420.1002**

**MOVED by P. HARRIS** that the minutes for March 23, 2015 Council Meeting (2015/03/23) be approved as presented.

**Carried**

**Resolution #CM20150420.1003**

**MOVED by H. BULFORD** that the minutes for March 30, 2015 Council Meeting (2015/03/30) be approved as presented.

**Carried**

**BYLAW  
2680-15-017 / PT.  
SE-23-72-09-W6M  
/ BEIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / WALKER**

(PUBLIC HEARINGS)  
(Issue #20150407015)

**Resolution #CM20150420.1004**

**MOVED BY D. BEESTON** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SE-23-72-09-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District. The Public Hearing commenced at *10:08 a.m.*

**Carried**

Cate Porterfield, Planner, noted that this application is to amend the County Land Use Bylaw by redesignating 4.05 hectares (10 acres) of part of SE-23-72-09-W6M from Agricultural (AG) District to Country Residential (CR-5) District to allow for subdivision of one lot for residential use, located 7.5 miles north of The Hamlet of Huallen, adjacent to Range Road #91.

The purpose of this application is to allow for country residential development, and would facilitate the development of one new lot for this use. This lot is the second parcel out of the quarter section. The site has been given a Farmland Assessment Rating of 17% and has a high stone cover. The site is characteristic of new tree regrowth.

The existing pumpout is currently located outside the proposed lot lines and must be abandoned. If approved, the applicant will have to provide a sewage disposal system within the proposed lot as a condition of subdivision.

In the context of the Municipal Development Plan (MDP), the policies set forth in section 7.3 are most applicable. The application is consistent with the MDP.

Bruce Beirsto, Beirsto & Associates Engineering Ltd., and the applicant were present to speak to the application.

**Resolution #CM20150420.1005**

**MOVED BY B. MARSHALL** that the meeting come out of Public Hearing at *10:11 a.m.*

**Carried**

**Resolution #CM20150420.1006**

**MOVED BY P. HARRIS** that Bylaw 2680-15-017 to re-designate PT. SE-23-72-09-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District to be read a first time.

**Carried**

**Resolution #CM20150420.1007**

**MOVED BY B. MARSHALL** that Bylaw 2680-15-017 be read a second time.

**Carried**

**Resolution #CM20150420.1008**

**MOVED BY H. BULFORD** that Bylaw 2680-15-017 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1009**

**MOVED BY D. BEESTON** that Bylaw 2680-15-017 to re-designate PT. SE-23-72-09-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-018 / LOT  
1, PLAN 002 3827;  
PT.  
NW-10-72-6-W6M /  
BEIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / PERRY**

**(PUBLIC HEARINGS)  
(Issue #20150407016)**

**Resolution #CM20150420.1010**

**MOVED BY D. BEESTON** that a Public Hearing be held to hear comments regarding the application to re-designate Lot 1, Plan 002 3827; PT. NW-10-72-6-W6M from a Country Residential (CR-4) District to a Limited Rural Industrial (RM) District.

The Public Hearing commenced at *10:12 a.m.*

**Carried**

Cate Porterfield, Planner, noted that this application is to amend the County Land Use Bylaw by redesignating 3.44 hectares (8.49 acres) at Lot 1, Plan 177 6200; Pt. NW-10-72-06-W6M from a Country Residential (CR-4) District to a Limited Rural Industrial (RM) District to allow for Limited Rural Industrial use, located in the Hamlet of Clairmont, adjacent to Range Road #63 and Highway #43X West.

On January 9, 2009, a Development Permit was issued for a Single Family Dwelling with Detached Garage (28'x26') and a Home Occupation Major for Bert's Bobcat Service Ltd. The Development Permit was issued on a temporary basis for five years for the Home Occupation Major.

On November 6, 2013, a letter was sent to the landowners informing them that their permit for the Home Occupation Major will expire on January 9, 2014. The letter also informed the landowners that as per a visual inspection of the lands and review of our records, it has been identified that there is no single family dwelling on the site as per the development permit issued in 2009, and therefore the current use does not qualify as a "home occupation".

In response to this, the landowners applied for a development permit for a Manufactured Home and for a Home Occupation Major (Bert's Bobcat Service) which would include no employees, one gravel truck, two bobcats, one trackhoe plus attachment and outdoor storage. This application was brought forward to the Municipal Planning Commission on January 13, 2015. The Municipal Planning Commission tabled the application to allow the landowners time to apply for rezoning to accommodate the proposed uses.

The site currently has two access points; access is provided on the east side of the property by the service road, and on the west side of the

property on Range Road #63. It is recommended that the approach providing access from Range Road #63 be removed as a condition of future development permit approval.

In the context of the Municipal Development Plan (MDP), the policies set forth in Section 5 (Urban Areas) are most applicable. Specifically, Map 3 in the Municipal Development Plan outlines future land use in the Clairmont Urban Area. This application is consistent the MDP.

Bruce Beairsto and the applicant were present to speak to the application.

**Resolution #CM20150420.1011**

**MOVED BY C. BECK** that the meeting come out of Public Hearing at 10:16 a.m.

**Carried**

**Resolution #CM20150420.1012**

**MOVED BY D. BEESTON** that Bylaw 2680-15-018 to re-designate Lot 1, Plan 002 3827; PT. NW-10-72-6-W6M from a Country Residential (CR-4) District to a Limited Rural Industrial (RM) District to be read a first time.

**Carried**

**Resolution #CM20150420.1013**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-018 be read a second time.

**Carried**

**Resolution #CM20150420.1014**

**MOVED BY P. HARRIS** that Bylaw 2680-15-018 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1015**

**MOVED BY D. BEESTON** that Bylaw 2680-15-018 to re-designate Lot 1, Plan 002 3827; PT. NW-10-72-6-W6M from a Country Residential (CR-4) District to a Limited Rural Industrial (RM) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-019 / PT.  
SE-17-72-8-W6M /  
BEAIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. /  
SCHAMEHORN  
(PUBLIC HEARINGS)  
(Issue #20150408001)**

**Resolution #CM20150420.1016**

**MOVED BY H. BULFORD** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SE-17-72-8-W6M from an Agricultural (AG) District to a Country Residential (CR-3) District.

The Public Hearing commenced at 10:18 a.m.

**Carried**

Cate Porterfield, Planner, noted that this application is to amend the County Land Use Bylaw by redesignating 4.79 hectares (11.83 acres) of PT. SE-17-72-8-W6M from Agricultural (AG) District to Country Residential (CR-3) District to allow for subdivision of one lot for residential use, located 5 miles north west of the Town of Wembley, adjacent to Township Road #722 and Range Road #84.

The purpose of this application is to allow for country residential development, and would facilitate the development of one new lot for this use. This would be the fifth lot out of the quarter section. The site does not have a Farmland Assessment Rating as it is covered by brush.

In accordance with the Municipal Government Act (MGA) water testing was conducted by Matrix Solutions Inc. Environment & Engineering and the results were supplied by the applicant. The groundwater supply assessment confirms that SE-17-72-8-W6M has an adequate aquifer and groundwater supply potential to meet the needs of existing development and the additional domestic water requirements of the proposed unserviced residential subdivision.

Access to the proposed parcel is to be provided by a stub road to be constructed by the applicant.

In the context of the Municipal Development Plan (MDP), the policies set forth in section 7.3 are most applicable. The application is consistent with the MDP.

Bruce Beirsto was present to speak to the application.

**Resolution #CM20150420.1017**

**MOVED BY B. MARSHALL** that the meeting come out of Public Hearing at 10:21 a.m.

**Carried**

**Resolution #CM20150420.1018**

**MOVED BY H. BULFORD** that Bylaw 2680-15-019 to re-designate PT. SE-17-72-8-W6M from an Agricultural (AG) District to a Country Residential (CR-3) district to be read a first time.

**Carried**

**Resolution #CM20150420.1019**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-019 be read a second time.

**Carried**

**Resolution #CM20150420.1020**

**MOVED BY B. MARSHALL** that Bylaw 2680-15-019 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1021**

**MOVED BY P. HARRIS** that Bylaw 2680-15-019 to re-designate PT. SE-17-72-8-W6M from an Agricultural (AG) District to a Country Residential (CR-3) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-020 / LOT  
2, BLOCK 1,  
PLAN 142 5133;  
PT.  
SW-23-72-06-W6M  
& PT.  
SW-23-72-06-W6M  
/ BEAIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / 1279501  
ALBERTA LTD.  
(PUBLIC HEARINGS)  
(Issue #20150409003)**

**Resolution #CM20150420.1022**

**MOVED BY H. BULFORD** that a Public Hearing be held to hear comments regarding the application to re-designate Lot 2, Block 1, Plan 142 5133; PT. SW-23-72-06-W6M & PT. SW-23-72-06-W6M from a Comprehensive Commercial (CC) District to Rural Medium Industrial (RM-2) District.

The Public Hearing commenced at *10:24 a.m.*

**Carried**

Baily Nagy, Planner, noted that this application is to amend the County Land Use Bylaw by redesignating 2.58 hectares (6.36 acres) of Lot 2, Block 1, Plan 142 5133; PT. SW-23-72-06-W6M & PT. SW-23-72-06-W6M from Comprehensive Commercial (CC) District to Rural Medium Industrial (RM-2) District to allow for one lot for Industrial use, located within the Hamlet of Clairmont in Westmount North Industrial Park, adjacent to 84 Avenue.

The purpose of this application is to allow for Rural Medium Industrial development.

In the context of the Municipal Development Plan (MDP), the policies set forth in section 5.0 (Urban Areas) and section 8.0 (Industrial) are most applicable. The application is consistent with the MDP.

The application site is situated within the West Clairmont Area Structure Plan area, and this application is generally in keeping with the zoning of this plan.

Bruce Beairsto was present to speak to the application.

**Resolution #CM20150420.1023**

**MOVED BY B. MARSHALL** that the meeting come out of Public Hearing at *10:28 a.m.*

**Carried**

**Resolution #CM20150420.1024**

**MOVED BY P. HARRIS** that Bylaw 2680-15-020 to re-designate Lot 2, Block 1, Plan 142 5133; PT. SW-23-72-06-W6M & PT. SW-23-72-06-W6M from a Comprehensive Commercial (CC) District to a Rural Medium Industrial (RM-2) District to be read a first time.

**Carried**

**Resolution #CM20150420.1025**

**MOVED BY D. BEESTON** that Bylaw 2680-15-020 be read a second time.

**Carried**

**Resolution #CM20150420.1026**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-020 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1027**

**MOVED BY H. BULFORD** that Bylaw 2680-15-020 to re-designate Lot 2, Block 1, Plan 142 5133; PT. SW-23-72-06-W6M & PT. SW-23-72-06-W6M from a Comprehensive Commercial (CC) District to a Rural Medium Industrial (RM-2) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-021 / PT.  
SW-23-72-06-W6M  
/ BEAIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / 1279501  
ALBERTA LTD.**

(PUBLIC HEARINGS)  
(Issue #20150409004)

**Resolution #CM20150420.1028**

**MOVED BY H. BULFORD** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SW-23-72-06-W6M from an Agricultural (AG) District to a Rural Medium Industrial (RM-2) District.

The Public Hearing commenced at *10:30 a.m.*

**Carried**

Baily Nagy, Planner, noted that this application is to amend the County Land Use Bylaw by redesignating 2.73 hectares (6.76 acres) of PT. SW-23-72-06-W6M from an Agricultural (AG) District to Rural Medium Industrial (RM-2) District to allow for subdivision of two lots for Industrial use, located within the Hamlet of Clairmont in Westmount North Industrial Park, adjacent to Range Road #62.

The purpose of this application is to allow for Rural Medium Industrial development, and would facilitate the development of 2 new lots for this use. These lots would be the thirteenth and fourteenth parcels out of the quarter, and has a Farmland Assessment rating of about 69%.

In the context of the Municipal Development Plan (MDP), the policies set forth in section 5.0 (Urban Areas) and section 8.0 (Industrial) are most applicable. The application is consistent with the MDP.

The application site is situated within the West Clairmont Area Structure Plan area, and this application is consistent with the Area Structure Plan. Bruce Beairsto was present to speak to the application.

**Resolution #CM20150420.1029**

**MOVED BY P. HARRIS** that the meeting come out of Public Hearing at *10:33 a.m.*

**Carried**



**Resolution #CM20150420.1030**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-021 to re-designate PT. SW-23-72-06-W6M from an Agricultural (AG) District to a Rural Medium Industrial (RM-2) District to be read a first time.

**Carried**

**Resolution #CM20150420.1031**

**MOVED BY H. BULFORD** that Bylaw 2680-15-021 be read a second time.

**Carried**

**Resolution #CM20150420.1032**

**MOVED BY D. BEESTON** that Bylaw 2680-15-021 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1033**

**MOVED BY D. BEESTON** that Bylaw 2680-15-021 to re-designate PT. SW-23-72-06-W6M from an Agricultural (AG) District to a Rural Medium Industrial (RM-2) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-022 / PT.  
SE-21-72-10-W6M  
/ BEAIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / DYRKACH**

**(PUBLIC HEARINGS)  
(Issue #20150410004)**

**Resolution #CM20150420.1034**

**MOVED BY D. BEESTON** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SE-21-72-10 from an Agricultural (AG) District to a Country Residential (CR-5) District. The Public Hearing commenced at *10:35 a.m.*

**Carried**

Jeremy Dela Cruz, Planner, noted that this application is to amend the County Land Use Bylaw by redesignating 4.71 hectares (11.63 acres) of PT. SE-21-72-10-W6M from Agricultural (AG) District to Country Residential (CR-5) District to allow for one lot for residential use, located 2 miles northwest of the Town of Beaverlodge, adjacent to Highway #43 and Range Road #103.

The purpose of this application is to allow for country residential development, and would facilitate the development of one new lot for this use. This lot is the first parcel out of the quarter section. The site has been given a Farmland Assessment Rating of 56% and the nature of the topography of the land is flat with the characteristics of an open field with some brush. Administration does not anticipate any land use conflicts with this application and the surrounding uses.

Further, the Municipal Development Plan (MDP), the policies set forth in section 6.0 are most applicable. The application is consistent with the MDP.

Bruce Beairsto was present to speak to the application.

**Resolution #CM20150420.1035**

**MOVED BY R. SUTHERLAND** that the meeting come out of Public Hearing at 10:38 a.m.

**Carried**

**Resolution #CM20150420.1036**

**MOVED BY B. MARSHALL** that Bylaw 2680-15-022 to re-designate PT. SE-21-72-10-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District to be read a first time.

**Carried**

**Resolution #CM20150420.1037**

**MOVED BY D. BEESTON** that Bylaw 2680-15-022 be read a second time.

**Carried**

**Resolution #CM20150420.1038**

**MOVED BY P. HARRIS** that Bylaw 2680-15-022 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1039**

**MOVED BY H. BULFORD** that Bylaw 2680-15-022 to re-designate Pt. SE-21-72-10-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-023/ PT.  
SE-09-73-06-W6M  
/ BEAIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. /  
BIENDARRA**

**(PUBLIC HEARINGS)  
(Issue #20150410005)**

**Resolution #CM20150420.1040**

**MOVED BY H. BULFORD** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SE-09-73-06-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District.

The Public Hearing commenced at 10:39 a.m.

**Carried**

Jeremy Dela Cruz, Planner, noted that this application is to amend the County Land Use Bylaw by redesignating 4.04 hectares (9.98 acres) of PT. SE-09-73-06-W6M from Agricultural (AG) District to Country Residential (CR-5) District to allow for one lot for residential use, located 1/2 mile northwest of the Hamlet of Clairmont, adjacent to Range Road #63.

The purpose of this application is to allow for country residential development, and would facilitate the development of one new lot for this use. This lot is the first parcel out of the quarter section. The site has been given a Farmland Assessment Rating of 68% and the nature of the topography of the land is flat with the characteristics of an open field.

Administration doesn't anticipate any land use conflicts with this application and the surrounding uses.

Further, the Municipal Development Plan (MDP), the policies set forth in section 6.0 are most applicable. The application is consistent with the MDP.

Bruce Beirsto was present to speak to the application.

**Resolution #CM20150420.1041**

**MOVED BY H. BULFORD** that the meeting come out of Public Hearing at 10:42 a.m.

**Carried**

**Resolution #CM20150420.1042**

**MOVED BY H. BULFORD** that Bylaw 2680-15-023 to re-designate PT. SE-09-73-06-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District to be read a first time.

**Carried**

**Resolution #CM20150420.1043**

**MOVED BY D. BEESTON** that Bylaw 2680-15-023 be read a second time.

**Carried**

**Resolution #CM20150420.1044**

**MOVED BY P. HARRIS** that Bylaw 2680-15-023 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1045**

**MOVED BY H. BULFORD** that Bylaw 2680-15-023 to re-designate PT. SE-09-73-06-W6M from an Agricultural (AG) District to a Country Residential (CR-5) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-024 / PT.  
NW-14-72-05-W6M  
/ BEIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / 824506  
ALBERTA LTD.  
(PUBLIC HEARINGS)  
(Issue #20150413012)**

**Resolution #CM20150420.1046**

**MOVED BY P. HARRIS** that a Public Hearing be held to hear comments regarding the application to re-designate PT. NW-14-72-05-W6M from an Agricultural (AG) District to a Rural Medium Industrial (RM-2) District. The Public Hearing commenced at 10:44 a.m.

**Carried**

Matthew Konowalchuk, Senior Planner, noted that this application is to amend the County Land Use Bylaw by redesignating approximately 7.082 hectares (17.5 acres) of part of NW-14-72-05-W6M from Agricultural (AG) District to Rural Medium Industrial (RM-2) District to allow for subdivision of one lot for industrial use, located 1.5 miles east of the Hamlet of Clairmont, adjacent to Range Road #52.

The purpose of this application is to allow for rural medium industrial development, and would facilitate the development of 1 new lot for this

use. The Municipal Development Plan (MDP) identifies future land use in this area as industrial (refer to Map 6 as attachment with this summary). In a broad policy context (Section 8 – Industrial) the proposed application is generally consistent with the MDP while the creation of this parcel would sever the access from the proposed lot and the existing right-of-way (Range Road #52). Administration is concerned with supporting a proposed application with no direct access to a County road. Further, in order to be consistent with Section 8 an access agreement must be put in place to ensure continued road use is available for the proposed lot and Range Road #52. Should this application proceed, administration recommends the MPC support an easement agreement be registered authorizing access from Range Road #52 onto the proposed parcel. Alberta Transportation indicates the intersection of Highway #43 and Range Road #52 will close in the unforeseen future. A proposed road network would reroute east / west traffic from the proposed site to Township Road #722A (Bauman Road) while it should be noted, no direct access onto Bauman Road shall be permitted for the proposed parcel. Cody Beairsto, Beairsto & Associates Engineering Ltd., and the applicant were present to speak to the application.

**Resolution #CM20150420.1047**

**MOVED BY B. SMITH** that the meeting come out of Public Hearing at 10:49 a.m.

**Carried**

**Resolution #CM20150420.1048**

**MOVED BY H. BULFORD** that Bylaw 2680-15-024 to re-designate PT. NW-14-72-05-W6M from an Agricultural (AG) District to a Rural Medium Industrial (RM-2) District to be read a first time.

**Carried**

**Resolution #CM20150420.1049**

**MOVED BY D. BEESTON** that Bylaw 2680-15-024 be read a second time.

**Carried**

**Resolution #CM20150420.1050**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-024 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1051**

**MOVED BY P. HARRIS** that Bylaw 2680-15-024 to re-designate PT. NW-14-72-05-W6M from an Agricultural (AG) District to a Rural Medium Industrial (RM-2) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-025 / PT.  
SE-14-72-05-W6M  
/ BEAIRSTO  
ASSOCIATES  
ENGINEERING  
LTD. / GROUND  
LEVEL LAND  
CORP.**

(PUBLIC HEARINGS)  
(Issue #20150413013)

**Resolution #CM20150420.1052**

**MOVED BY D. BEESTON** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SE-14-72-05-W6M from an Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District. The Public Hearing commenced at *10:50 a.m.*

**Carried**

Matthew Konowalchuk, Senior Planner, noted that this application is to amend the County Land Use Bylaw by redesignating approximately 59.8 hectares (147.7 acres) of PT. SE-14-72-05-W6M from Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District to allow for the subdivision of seventeen (17) lots for industrial use, located 2 miles east of the Hamlet of Clairmont, adjacent to Highway #43 and Range Road #51.

The purpose of this application is to allow for highway industrial and rural medium industrial, to facilitate the development of seventeen (17) new lots for this use. The Municipal Development Plan (MDP) identifies future land use in this area as industrial (refer to Map 6 - attachment with this summary). Therefore, in a broad policy context (Section 8 – Industrial) the proposed application is consistent with the MDP. The land use pattern, within this proposed ASP indicates lands adjacent Highway #43 to be designated as highway industrial, with the remaining industrial being proposed for rural medium industrial uses. Further, the size of the lots and their configuration is aligned with the geometry and dimensions of the proposed lots within the proposed Balderston ASP. The Farmland Assessment Rating indicates the land within the proposed application is between 49-57%; while the site is characteristic of stripped open field.

No major concerns have been identified by Administration when evaluating the criteria in Section 8 (MDP) and the proposed application. In the broader context, the primary use of the land remains agricultural, while adjacent lands (south and southwest) consist of RM-1, RM-2 and RM-4 Districts. Therefore, the proposed application is a suitable fit with the surrounding land uses and no land use conflicts have been identified with the proposed rezoning.

This application is being brought forward for rezoning while Council should be aware it is necessary for the proposed ASP to be adopted by Council prior to the subdivision of the proposed lots.

The Department of Alberta Transportation indicates a response from their department regarding the subdivision component will be provided once the ASP is endorsed.

Cody Beairsto and the applicant were present to speak to the application.

**Resolution #CM20150420.1053**

**MOVED BY D. BEESTON** that the meeting come out of Public Hearing at *10:54 a.m.*

**Carried**

**Resolution #CM20150420.1054**

**MOVED BY D. BEESTON** that Bylaw 2680-15-025 to re-designate PT. SE-14-72-05-W6M from an Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District to be read a first time.

**Carried**

**Resolution #CM20150420.1055**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-025 be read a second time.

**Carried**

**Resolution #CM20150420.1056**

**MOVED BY P. HARRIS** that Bylaw 2680-15-025 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1057**

**MOVED BY D. BEESTON** that Bylaw 2680-15-025 to re-designate PT. SE-14-72-05-W6M from an Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District to be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-026 / PT.  
SW-14-72-05-W6M  
/ BAIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / GROUND  
LEVEL LAND  
CORP.**

**(PUBLIC HEARINGS)  
(Issue #20150413014)**

**Resolution #CM20150420.1058**

**MOVED BY D. BEESTON** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SW-14-72-05-W6M from an Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District. The Public Hearing commenced at *10:56 a.m.*

**Carried**

Matthew Konowalchuk, Senior Planner, noted that this application is to amend the County Land Use Bylaw by redesignating approximately 51.6 hectares (127.5 acres) of PT. SW-14-72-05-W6M from Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District to allow for the subdivision of sixteen (16) lots for industrial use, located 1.5 miles east of the Hamlet of Clairmont, adjacent to Highway #43 and Range Road #52.

The purpose of this application is to allow for highway industrial and rural medium industrial uses, to facilitate the development of sixteen (16) new lots for this use. The Municipal Development Plan (MDP) identifies future land use in this area as industrial (refer to Map 6 - attachment with this summary). Therefore, in a broad policy context (Section 8 – Industrial) the proposed application is consistent with the MDP. The land use pattern, within this proposed ASP indicates lands adjacent Highway #3 to be designated as highway industrial, with the remaining industrial being

proposed for rural medium industrial uses. Further, the size of the lots and their configuration is aligned with the geometry and dimensions of the proposed lots within the proposed Balderston ASP.

The Farmland Assessment Rating indicates the land within the proposed application is between 53-57%; while the site is characteristic of stripped open field. No major concerns have been identified by Administration when evaluating the criteria in Section 8 (MDP) and the proposed application. In the broader context, the primary use of the land remains agricultural, while lands in close proximity (south, west) consist of RM-1, RM-2 and RM-4 Districts. Therefore, the proposed application is a suitable fit with the surrounding land uses and no land use conflicts have been identified with the proposed rezoning.

This application is being brought forward for rezoning while Council should be aware it is necessary for the proposed ASP to be adopted by Council prior to the subdivision of the proposed lots.

Alberta Transportation indicates a response from their department will be provided once the ASP is endorsed.

Cody Beairsto and the applicant were present to speak to the application.

**Resolution #CM20150420.1059**

**MOVED BY H. BULFORD** that the meeting come out of Public Hearing at 10:59 a.m.

**Carried**

**Resolution #CM20150420.1060**

**MOVED BY D. BEESTON** that Bylaw 2680-15-026 to re-designate PT. SW-14-72-05-W6M from an Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District to be read a first time.

**Carried**

**Resolution #CM20150420.1061**

**MOVED BY P. HARRIS** that Bylaw 2680-15-026 be read a second time.

**Carried**

**Resolution #CM20150420.1062**

**MOVED BY D. BEESTON** that Bylaw 2680-15-026 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1063**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-026 to re-designate PT. SW-14-72-05-W6M from an Agricultural (AG) District to Highway Industrial (RM-4) District and Agricultural (AG) District to Rural Medium Industrial (RM-2) District be read a third time and finally passed.

**Carried**

**BYLAW  
2680-15-027 / PT.  
SW-28-71-07-W6M  
/ BEAIRSTO &  
ASSOCIATES  
ENGINEERING  
LTD. / 725698  
ALBERTA LTD &  
MCNALLY,  
DANNY ROBERT**

(PUBLIC HEARINGS)  
(Issue #20150413015)

**Resolution #CM20150420.1064**

**MOVED BY D. BEESTON** that a Public Hearing be held to hear comments regarding the application to re-designate PT. SW-28-71-07-W6M from an Agricultural (AG) District to Country Residential (CR-5) District and a part of Country Residential (CR-2) District to Country Residential (CR-5) District.

The Public Hearing commenced at *11:01 a.m.*

**Carried**

Matthew Konowalchuk, Senior Planner, noted that this application is to amend the County Land Use Bylaw by redesignating approximately 0.35 hectares (.85 acres) of PT. SW-28-71-07-W6M from Agricultural (AG) District to Country Residential (CR-5) District and approximately 0.66 hectares (1.62 acres) of PT. SW-28-71-07-W6M from Country Residential (CR-2) District to Country Residential (CR-5) District as a prerequisite to facilitate a boundary adjustment, located 5 miles west of the City of Grande Prairie adjacent to Highway #43 and Range Road #74 from Agricultural (AG) District to Country Residential (CR-5) District and a part of Country Residential (CR-2) District to Country Residential (CR-5) District to facilitate a boundary adjustment for an existing country residential use.

The purpose of this application is a prerequisite for a boundary adjustment to increase the parcel size of the existing Lot 3, Plan 982 1022; SW-28-71-07-W6M to approximately 2.40 ha (5.94 ac) for a country residential use.

The site characteristics within the application are identified as flat with a combination of open field with brush. The Farmland Assessment Rating has been identified as 62% and considered better agricultural land. The existing CR-5 lot is the third parcel subdivided from the quarter.

The application straddles between Rural and County Residential as indicated on Map 6 of the Municipal Development Plan (MDP). As such, in the context of the MDP, it is essential that a balance of policies is maintained between Rural (Section 6) and County Residential (Section 7) to allow this application to be consistent with the MDP. The application is to increase the size of an existing country residential lot therefore criteria within Section 7 shall be regarded more pertinent for this application; Section 7 is fulfilled when evaluating requirements for site suitability. Further, the potential for conflict is low between the existing uses and the proposed application.

Bruce Beairsto was present to speak to the application.

**Resolution #CM20150420.1065**

**MOVED BY B. MARSHALL** that the meeting come out of Public Hearing at *11:07 a.m.*

**Carried**



**Resolution #CM20150420.1066**

**MOVED BY R. SUTHERLAND** that Bylaw 2680-15-027 to re-designate PT. SW-28-71-07-W6M from an Agricultural (AG) District to Country Residential (CR-5) District and a part of Country Residential (CR-2) District to Country Residential (CR-5) District to be read a first time.

**Carried**

**Resolution #CM20150420.1067**

**MOVED BY H. BULFORD** that Bylaw 2680-15-027 be read a second time.

**Carried**

**Resolution #CM20150420.1068**

**MOVED BY B. MARSHALL** that Bylaw 2680-15-027 be given consent for third and final reading.

**Carried**

**Resolution #CM20150420.1069**

**MOVED BY P. HARRIS** that Bylaw 2680-15-027 to re-designate PT. SW-28-71-07-W6M from an Agricultural (AG) District to Country Residential (CR-5) District and a part of Country Residential (CR-2) District to Country Residential (CR-5) District be read a third time and finally passed.

**Carried**

**PT. SW  
19-72-5-W6M &  
SECTION  
24-72-6-W6M -  
LAKESIDE AREA  
STRUCTURE  
PLAN -  
PROPOSED  
AMENDMENTS -  
ISL  
ENGINEERING &  
HELIX  
ENGINEERING  
LTD. (FILE NO.  
PLOPA20141002)  
BYLAW 3009**

**(BYLAWS)  
(Issue #20150326009)**

**Resolution #CM20150420.1070**

**MOVED BY R. HARPE** that the meeting be recessed at 11:09 a.m. and to reconvene at 11:15 a.m.

**Carried**

The meeting was reconvened at 11:22 a.m.

Cate Porterfield, Planner, noted that this application is to amend the Lakeside Area Structure Plan which provides a framework for the subdivision and development of SW-19-72-5-W6M and Section 24-72-6-W6M.

This application was brought forward for Public Hearing on September 15, 2014. At this meeting, the application received first and second reading. Subsequent to this, the application was forwarded to Alberta Transportation for Ministerial approval. On March 25, 2015, the County received notification from Alberta Transportation that the Lakeside Area Structure Plan meets the requirements of Section 14 of the Subdivision and Development Regulation. As such, Administration is bringing forward this application for third reading.

**Resolution #CM20150420.1071**

**MOVED BY P. HARRIS** that Bylaw 3009 to amend the Lakeside Area Structure Plan for PT. SW 19-72-5-W6M and Section 24-72-6-W6M be read a third time and finally passed.

**Carried**

**Request for Sponsorship - Hospital Bed Races**

(NEW BUSINESS)  
(Issue #20150320001)

Mr. Arlen Miller, Director of Community Services, noted that the County of Grande Prairie No. 1 received a request for sponsorship from the QE II Hospital Foundation for the 2015 Hospital Bed Races. Funds raised will go towards purchasing beds for new Grande Prairie Regional Hospital. The event will be held on July 1, 2015 in Downtown Grande Prairie.

Sponsorship Opportunities:

- Hospital Cup - \$2500
- Start Line - \$2500
- Finish Line - \$2500
- Pit Crew - \$1500

The County sponsored this event for \$1500 in 2014.

There is \$29,500 remaining in Community Assistance as of April 13, 2015.

**Resolution #CM20150420.1072**

**MOVED BY B. MARSHALL** that the County of Grande Prairie sponsor the event for \$1500 to come from the Community Assistance Fund.

**Carried**

**Ronald McDonald House Northern Alberta Grande Prairie Charity Golf Classic - June 19, 2015**

(NEW BUSINESS)  
(Issue #20150414005)

CAO, Bill Rogan noted that a request was received from Dale Bond, Development Officer for the Ronald McDonald House Northern Alberta inviting Reeve Beaupre and a guest (or an alternate & guest) to join them at the 3rd Annual Ronald McDonald House Northern Alberta Grande Prairie Charity Golf Classic on June 19, 2015.

The 3rd Annual Charity Golf Classic will be held at the Bear Creek Golf Course. Dinner will be served after golf and a request to bring greetings to the guests on behalf of the County of Grande Prairie is requested.

On May 1st, 2012, The Ronald McDonald House® Northern Alberta opened an office in Grande Prairie, AB to service the Peace Region, including supporting the 25% of families who are from the Peace Country, creating awareness and funds for the House as well as looking to the future with the new hospital being built in Grande Prairie.

**Resolution #CM20150420.1073**

**MOVED BY R. SUTHERLAND** that Councillor Beeston and a guest attend 3rd Annual Ronald McDonald House Northern Alberta Grande Prairie Charity Golf Classic on June 19, 2015 and bring greeting on behalf of the County of Grande Prairie.

**Carried**

**2015 Manse Grants**

(NEW BUSINESS)  
(Issue #20150330003)

Ms. Dawn Sauv , Director of Corporate Services, noted that it has been determined that the residence on the 2 tax roll's for Bethel Pentecostal Church and St. Johns Evangelical church are used as a manse (clergy house) therefore would qualify for the 2015 manse grant.

Each year County Council may approve a manse grant for the qualifying

churches for 50% of the taxable residential assessment as long as the residence is being used as a manse (clergy house).

**Resolution #CM20150420.1074**

**MOVED BY P. HARRIS** to approve of the 2015 Manse Grants for Bethel Pentecostal Church and St. Johns Evangelical Church.

**Carried**

**Earth Day Peace  
Region**

**Proclamation**

(NEW BUSINESS)

(Issue #20150410003)

Steve Madden, Environment Manager, has noted that Earth Day is on April 22, 2015 and requested County Council to proclaim April 22, 2015 as Earth Day in the County of Grande Prairie No.1. This year at Clairmont Centre for Recycling and Waste Management, Public Works in support of Earth Day, will be giving out reusable water bottles to the first 100 residents to celebrate this day with our community.

Each year millions of Canadians celebrate Earth Day in recognition of our Environment. The Clairmont Centre for Recycling and Waste Management currently offers a wide variety of recycling programs for residents to use. Everyone is encourage to drop off their recyclable materials on this date in support of Earth Day.

**Resolution #CM20150420.1075**

**MOVED BY B. MARSHALL** to proclaim April 22, 2015 as Earth Day in the County of Grande Prairie No. 1.

**Carried**

**Tender Award -  
98A Avenue**

(NEW BUSINESS)

(Issue #20150323003)

Steve Madden, Acting Director of Public Works, noted that tenders were opened on April 9th, 2015 for the 98A Street Project.

The following bids were received:

1. Knelsen Sand & Gravel
2. Wapiti Gravel
3. Reco Construction

It is recommended to award the contract to Knelsen Sand & Gravel for their bid amount of \$613,282.67. The estimated costs including contract, engineering and contingency are \$831,077.94. This comes within the 2015 budget amount.

There was general discussion on:

- budget;
- other street construction;
- other bidders.

**Resolution #CM20150420.1076**

**MOVED BY C. BECK** to award the contract to Knelsen Sand & Gravel for their bid amount of \$ 613,282.67 for the 98A Street construction.

**Carried**

**Tender Award -  
Township Road  
#710**

(NEW BUSINESS)  
(Issue #20150323002)

Steve Madden, Acting Director of Public Works, noted that tenders were opened on March 27, 2015 for the paving of Township Road #710 from Range Road #72 to Range Road #73A. This project is funded in partnership with the Building Canada Program.

The following bids were received:

- Knelsen Sand & Gravel
- Wapiti Gravel Suppliers

It is recommended to award the tender to Knelsen Sand & Gravel for their bid amount of \$ 1,600,460.93. The total estimated costs including contract, engineering and contingency is \$ 2,057,125.02. These costs come within the 2015 budget amount.

**Resolution #CM20150420.1077**

**MOVED BY R. SUTHERLAND** to award the contract to Knelsen Sand & Gravel for their bid amount of \$1,600,460.93 for for the paving of Township Road #710 from Range Road #72 to Range Road #73A.

**Carried**

**Tender Award -  
Bridge File 9100**

(NEW BUSINESS)  
(Issue #20150330010)

Kurt Birnie Brown, Special Projects Coordinator and Clint Diederich, Operations Manager noted that the tender is to replace the bridge with a culvert. Bridge file #9100, built in the late 1950's, is located in the vicinity of Valhalla and has served the County well. Due to its age and failure to pass inspection it is due to replacement.

MPA Engineering has been contracted to engineer and tender this project on behalf of the County of Grande Prairie.

This bridge will be replaced in the summer of 2015 pending award of contract. This bridge replacement has been budgeted for in this current year.

**Resolution #CM20150420.1078**

**MOVED BY R. HARPE** to award contract to Petrowest Construction LP as recommended by MPA Engineering in the amount of \$327,777.77.

**Carried**

**Tender Award -  
Contract No.  
151-02803-00**

(NEW BUSINESS)  
(Issue #20150414006)

Steve Madden, Acting Director of Public Works, noted that the tenders were opened on Friday, April 10, 2015 for the Township #712 Overlay, Range Road #51 Overlay, 102 Street Clairmont Overlay, Crosslink County Sportsplex Pond Trail Overlay and Other Work.

The following three bids were received:

- Knelsen Sand and Gravel - \$1,465,826.40
- Wapiti Gravel Suppliers - \$1,599,028.58
- Reco Construction - \$2,669,890.00

Administration recommends awarding the contract to the low bid in the amount of \$1,465,826.40 received from Knelsen Sand and Gravel. The total estimated cost for the project including engineering, contract and contingency is \$1,715, 935.73. These costs come within the 2015 budget amount.

**Resolution #CM20150420.1079**

**MOVED BY C. BECK** to award the contract to Knelsen Sand and Gravel for their bid amount of \$1,465,826.40.

**Carried**

**Road Ban Change  
- Township Road  
#710, West of  
Range Road #82**

(NEW BUSINESS)  
(Issue #20150312008)

Item 11.9 Road Ban Change - Township Road #710, West of Range Road #82 was deferred to April 27, 2015 Regular Council Meeting.

**Council  
promotional item  
donations  
expenditure -  
January 1, 2015  
to March 26, 2015**

(INFORMATION ITEMS)  
(Issue #20150326008)

Council has given out a total of \$2,535 in promotional items/gifts from January 1, 2015 to March 26, 2015.

The following items were donated on Council's behalf to community groups in the region for fundraising/door prizes/silent auctions:

- \$150 promotional gift basket donated to the Grande Prairie Live Theatre door prize
- \$150 promotional gift basket donated to the Grande Prairie Heritage Foundation 6th annual fundraiser for the Grande Prairie Stompede Dash for Cash event
- \$150 promotional gift basket donated to the Pomeroy Inn and Suites Prairie Showdown World Curling Event prize
- \$150 promotional gift basket donated to the Clairmont Participarent silent auction fundraiser
- \$150 promotional gift basket donated to the Teepee Creek Stampede Diamond Dinner silent auction
- \$150 promotional items donated to Grande Prairie Legion Shuffleboard tournament gift bag items
- \$150 promotional gift basket donated to the Sexsmith Viper Novice Hockey Tournament door prize
- \$150 promotional items donated to the Alberta CARE Recycling spring seminar door prize
- \$150 promotional gift basket donated to the North American Occupational Health and Safety Week (NAOSH) door prize
- Two \$150 promotional gift baskets donated to the South Peace Rural Community Learning dialogue events door prizes
- \$150 promotional gift basket donated to the South Peace Area Rural Kids Early Development (SPARKED) "Look at me - I am 3!" door prize
- \$150 promotional items donated to the Local Government Administration Association (LGAA) conference door prize

- \$150 promotional gift basket donated to the Swan Festival silent auction fundraiser for the Friends of Saskatoon Island Swan Festival
- \$150 promotional gift basket donated to the Grande Prairie Minor Hockey silent auction fundraiser
- \$150 promotional gift basket donated to the Sexsmith Curling Club 15th Annual CPS Men's and Ladies bonspiel silent auction club fundraiser
- \$135 promotional items (pictorial book and 2 County history books) donated to the Saskatoon Lake Agricultural Society Fundraiser.

**Monthly Statement - January 1, 2015**

(INFORMATION ITEMS)  
(Issue #20150330007)

Monthly Statement - January 1, 2015 - the report includes year to date financial operations & capital, monthly cash flows, investments and accounts paid for January 2015.

**Resolution #CM20150420.1080**

**MOVED BY R. SUTHERLAND** that Council accept the Monthly Statement - January 1, 2015 report as presented.

**Carried**

**Letter from Minister McQueen - Re: MSI Allocation**

(INFORMATION ITEMS)  
(Issue #20150331002)

CAO, Bill Rogan noted that additional funding allocation to the 2014 Municipal Sustainability Initiative (MSI) Capital program was announced on March 6, 2015. The County's additional 2014 MSI Capital funding is \$3,049,915.

MSI allocations for all municipalities are also posted on the Municipal Affairs MSI website at [municipalaffairs.alberta.ca/MSI.cfm](http://municipalaffairs.alberta.ca/MSI.cfm).

**Letter from Municipal Affairs Re: Grant application under the Intermunicipal Collaboration component**

(INFORMATION ITEMS)  
(Issue #20150331003)

CAO, Bill Rogan noted that on March 26, 2015 County of Grande Prairie received a letter from Alberta Municipal Affairs in regards to the partnership application for a grant under the Intermunicipal Collaboration component of the 2014/15 Alberta Community Partnership (ACP) program. The letter is to inform that the County of Grande Prairie has been approved for a grant of \$350,000 in support of County's project: Phillip J. Currie Dinosaur Museum Displays.

The conditional grant agreement will be mailed to the County's CAO to obtain the appropriate signatures.

**Letter from Municipal Affairs - Re: Regional Recreation Master Plan**

(INFORMATION ITEMS)  
(Issue #20150407003)

CAO, Bill Rogan noted that on March 30, 2015 County of Grande Prairie received a letter from Alberta Municipal Affairs in regards to the partnership application for a grant under the Intermunicipal Collaboration component of the 2014/15 Alberta Community Partnership (ACP) program. Letter is to inform that the County of Grande Prairie has been declined for a grant for the Regional Recreation Master Plan in the amount of \$303,700.

The Alberta Community Partnership (ACP) program launched in July 2014 and has received an unprecedented number of application for grant funding across all program components.

**Action List - Up to  
March 23, 21015**

(INFORMATION ITEMS)  
(Issue #20150416001)

**COUNCIL  
MEMBER  
REPORTS**

Action list up to and including March 23, 2015.

Councillor Smith attended:

- Peace Library System Executive Meeting in Grimshaw;
- Doctor Recruitment Meeting with the new representative as member at large - Sandra Baker.

Councillor Harpe attended:

- CPAA Conference in Red Deer;
- Economic Development Conference.

Councillor Harpe commented on the County roads conditions and existing road bans and road bonding.

Councillor Smith noted that there is a lack of communication between the Area Foreman and the Council in regards to the emitted road permits.

Councillor Beck attended:

- Economic Development Conference;
- CPAA Conference;
- Bezanson School Grade 5 mini Bezanson ASP presentation;
- Volunteer Lunch and Leaders of Tomorrow Award;
- Bezanson Fireman Ball.

Councillor Sutherland attended:

- Evergreen Park Annual Meeting;
- County's Photo Contest;
- Philip J. Currie Dinosaur Museum Building Committee Meeting;
- Alberta Association of Police Governance Conference in Calgary;
- Bezanson Fireman Ball.

Councillor Sutherland also commented on the County roads condition and road bonding.

Councillor Beeston attended:

- Economic Development Conference;
- Alberta Police Association Conference in Calgary;
- CPAA Conference in Red Deer;
- Bezanson School Grade 5 mini Bezanson ASP presentation;
- Volunteer Lunch and Leaders of Tomorrow Award;
- Bezanson Fireman Ball.

Councillor Beeston also commented on the County roads condition.

Councillor Bulford attended:

- Economic Development Conference;
- Alberta Police Association Conference in Calgary;

- CPAA Conference in Red Deer;
- Bezanson School Grade 5 mini Bezanson ASP presentation;
- Municipal Affairs information session.

Councillor Harris attended:

- County's Photo Contest;
- Phillip J. Currie Dinosaur Museum Building Committee Meeting;
- State of the City Address Luncheon.

Councillor Harris commented on the condition of County roads and bridges, road bans and road bonding.

Councillor Marshall attended:

- ASB Meeting;
- Phillip J. Currie Museum Building Committee Meeting;
- FCSS Meeting;
- Purchasing Law Conference in Valleyview;
- CPAA Conference in Red Deer;
- Municipal Affairs Information Session;
- Volunteer Lunch and Leaders of Tomorrow Award.

Reeve Beaupre attended:

- County's Photo Contest;
- CPAA Conference in Red Deer;
- Community Futures Monthly Meeting;
- Bezanson School Grade 5 mini Bezanson ASP presentation;
- Volunteer Lunch and Leaders of Tomorrow Award;
- Bezanson Fireman Ball.

Reeve Beaupre noted that she received a letter from Bill Given, Mayor of the City of Grande Prairie, inviting County Council to attend the 2nd Annual Mayor's Inter-Faith Breakfast on May 14, 2015 at the Revolution Place.

**Resolution #CM20150420.1081**

**MOVED BY P. HARRIS** that the meeting be recessed at 12:20 p.m. for lunch and to reconvene at 1:00 p.m.

**Carried**

**1:00 p.m. - Ipsos  
Reid - Residential  
Satisfaction  
Survey**

(DELEGATIONS AND  
APPOINTMENTS)  
(Issue #20150212001)

The meeting was reconvened at 1:05 p.m.

Lesley Nielsen-Bjerke, Communications Manager, introduced Jamie Duncan with Ipsos Reid. In 2014, the County of Grande Prairie contracted Ipsos Reid to conduct a Residential Satisfaction Survey. This is the second Residential Satisfaction survey conducted by the County.



The first survey was conducted in 2011. The survey shows that residents are happy to live in the County. They feel the quality of life is high, and overall, they are satisfied with their municipal government's performance. Mr. Duncan presented Council with a short summary of the results of the survey. Mr. Duncan noted that the three main factors residents feel are positively impacting their quality of life are roads (36%), a new sports facility (22%), and increased attention being paid to youth (12%). Aging facilities/infrastructure (26%) and crime (25%) were the two main issues impacting quality of life.

Overall, perceptions of quality of life remained virtually unchanged since 2011, with 95% of residents rating the County's quality of life as very good (42%) or good (53%). Optimism about the future of the County among residents has increased: 97% of residents agree that the County has a vibrant local economy, 95% agree that the County is a great place to raise a family and 94% agree that the County has a bright future.

Road conditions (55%), annexation/merger (8%,) and infrastructure maintenance/improvements/development (7%) continue to be top priorities for County residents. Annexation/merger saw the greatest change, with a 7% increase from 2011. If this survey was conducted today, the increase would probably be a lot higher.

There was general discussion on:

- demographics;
- age of the population.

**Resolution #CM20150420.1082**

**MOVED BY D. BEESTON** that the meeting be recessed at 1:45 p.m. for a short break and to reconvene at 1:50 p.m.

**Carried**

**2:00 p.m. -  
Funding Request  
for Construction  
of Water Line to  
Service the  
Hawker Business  
Park (Balderston  
ASP Area)**

(DELEGATIONS AND  
APPOINTMENTS)  
(Issue #20150413008)

The meeting was reconvened at 1:53 p.m.

Nick Lapp, Director of Planning & Development, noted that the County has received a request from Ground Level Land Corp., the Developer of the Balderston ASP area, for assistance in funding construction of a pressurized water line from within the Hamlet of Clairmont to their development site east of Clairmont along Highway #43 and Range Road #51 & #52.

Council has given the Balderston ASP Second Reading and the Plan has been forwarded to Alberta Transportation for Ministerial approval. The Developer has applied to rezone and subdivide two quarter sections of the Plan area for industrial use; these applications are currently in circulation. One of the concerns raised through the public consultation process was the adequacy of groundwater to supply water to the proposed industrial park. They have provided a number of options in terms of alignments and funding requests.

Administration is recommending that Council defer the funding request to

2015 Final Budget deliberations and direct Administration to provide further information on potential funding sources, and a recommendation on cost recovery.

Cody Beairsto, Beairsto & Associates Engineering Ltd., Chris Balderson, the Developer and John Simpson, Consultant, were present to speak to the request.

Mr. Simpson noted that he would like to see this project to be included into Final Budget Meeting for Council consideration.

Mr. Beairsto presented Council with the available options for funding and the total cost of the project.

Mr. Balderson mentioned that Ground Level Land Corp. will cover 55% of the total cost of the project and are asking from the County for \$2.5 million funding that will cover the remaining 45% of the cost and also touched on the County's benefits from the completion of this project.

CAO, Bill Rogan noted that this project is to get the water line to the site, from there the cost will be the responsibility of the developer.

There was general discussion on:

- getting water to Benzanson and other areas;
- transmission and distribution lines;
- sewer;
- fire flows;
- oversize capacity lines;
- future development.

**Resolution #CM20150420.1083**

**MOVED BY C. BECK** to defer the funding request for construction of water line to service the Hawker Business Park (Balderson ASP Area) in the amount of \$2,5 million to 2015 Final Budget deliberations and direct Administration to provide further information on potential funding sources, and a recommendation on cost recovery.

**Carried**

**2:20 p.m. -  
Funding Request  
for Construction  
of the Mercer Hill  
Water Reservoir**

(DELEGATIONS AND  
APPOINTMENTS)  
(Issue #20150413006)

Nick Lapp, Director of Planning and Development noted that the County received a request from the Developer of Hidden Hills located within the Hamlet of Clairmont (Clairmont Heights ASP area) for assistance in funding the construction of the Mercer Hill Water Reservoir. The reservoir is required to service the lands approved for development within the Hidden Hills area.

The Aquatera Clairmont Water Master Plan provides the framework for the future municipal water servicing of Clairmont. Identified within, the Mercer Hill Reservoir is a key component of the ultimate servicing requirements for the area particularly as development moves north of the existing development. The reservoir would serve somewhat of a regional benefit as areas within the Emerson Trail Industrial Park as well as the north half of Clairmont Heights and the north west Clairmont ASP areas would benefit from the construction of the reservoir. The facility is planned for

construction in or around 2020 by Aquatera however a developer within the Hidden Hills area (Clairmont Heights) has chosen to proceed with phasing of their development that requires the construction of the reservoir to service their new proposed lots at the present time. Through their design process the developer has identified that 1.7 megalitres (ML) of storage in the reservoir is required to service their entire development (3 quarter sections). Aquatera requires the reservoir to be oversized to a minimum of 3.0 ML which creates an additional capacity of 1.3 ML. Some additional infrastructure is also required to make the reservoir operational. The developer is requesting some financial assistance from the County for the construction of the 3.0 ML reservoir and infrastructure.

Aquatera has provided comment with respect to the proposal outlined by the developer. Firstly, Aquatera is not considering investing in the project (as in the Regional Lift Station) as the reservoir is not identified as needed in Aquatera's capital plan until 2020. Secondly, cost recovery options for both the County and the developer are outlined; Aquatera has agreed to repay the investment of the developer over time through their infrastructure charge policy. In terms of the County's cost recovery, two options are available. The first would see Aquatera issue shares for any direct cash investment by the County as per the USA. The second would see the County recover its costs from others as they connect to the reservoir and benefit. The second option would not attract shares in Aquatera.

There was general discussion on:

- reservoir capacity;
- timelines for development - spring 2016;
- lift station and sewage;
- pressure zones for the reservoir;
- oversize capacity.

**Resolution #CM20150420.1084**

**MOVED BY D. BEESTON** to defer the funding request for construction of the Mercer Hill Water Reservoir for \$3,786,311 to 2015 Final Budget deliberations and direct Administration to provide further information on potential funding sources, and a recommendation on cost recovery.

**Carried**

**ADMINISTRATIVE  
REPORTS**

CAO, Bill Rogan attended:

- Economic Development Conference;
- Aquatera Meeting.

Steve Madden, Acting Director of Public Works commented on;

- the roads conditions;
- dust control;
- scheduled roads construction for 2015.

Mr. Lapp attended:

- CPAA Conference;
- Bezanson School Grade 5 mini Bezanson ASP presentation;

Mr. Lapp mentioned that the next Open House for the Bezanson ASP will be held on June 16, 2015 at the Bezanson Fire Hall.

Ms. Sauvé commented on:

- Procurement training;
- Final budget;
- Information System is hosting the MISA Prairie's Annual Conference in Banff May 20-22, 2015.

Mr. Miller commented on:

- RCMP Detachment planning process;
- Horse Lake Mutual Aid Agreement;
- FCSS update.

**In Camera - Land**

(IN CAMERA)  
(Issue #20150413007)

**Resolution #CM20150420.1085**

**MOVED BY R. HARPE** that the meeting be recessed at 3:20 p.m. for a short break to reconvene at 3:25 p.m.

**Carried**

The meeting was reconvened at 3:35 p.m.

**Resolution #CM20150420.1086**

**MOVED by P. HARRIS** that the meeting go in to In-Camera, at 3:35 p.m., pursuant to Section 197 of the Municipal Government Act, 2000, Chapter M-26 and amendments thereto, and Division 2 of Part 1 of the Freedom of Information and Protection of Privacy Act, Revised Statutes of Alberta 2000, Chapter F-25 and amendments thereto, to discuss Privileged Information with regards to the In Camera - Land.

**Carried**

**Resolution #CM20150420.1087**

**MOVED by P. HARRIS** that the meeting come out of In Camera at 4:00 p.m.

**Carried**

**Resolution #CM20150420.1088**

**MOVED by P. HARRIS** to enter into a sales agreement with the Grande Spirit Foundation to provide part of the NE-25-72-06-W6M to the Grande Spirit Foundation for the sum of \$1 to be consolidated with the proposed seniors housing site in the SE-36-72-06-W6M and conditional on an agreement between the County and Grande Spirit Foundation to be entered into for use of the balance of the proposed site within the SE-36-72-06-W6M by the County.

**Carried**

**ADJOURNMENT**

**Resolution #CM20150420.1089**

**MOVED by P. HARRIS** that the meeting adjourn at 4:04 p.m.

**Carried**

These minutes approved the \_\_\_\_\_ day of \_\_\_\_\_ 2015.

Reference # \_\_\_\_\_

\_\_\_\_\_  
REEVE

\_\_\_\_\_  
COUNTY ADMINISTRATOR