



County of Grande Prairie No. 1

June 13, 2017 Municipal Planning Commission

Tuesday, June 13, 2017

Start time 10:00 AM

County of Grande Prairie No. 1 Administration Building

AGENDA

1. **CALL TO ORDER**

2. **Attendance**

3. **Adoption Of Agenda**

4. **Minutes Approval**

4.1 **May 23, 2017 Municipal Planning Commission (2017/05/23)**

5. **SUBDIVISION APPLICATIONS**

5.1. **Pt. NW-23-70-10-W6/ OWEN LEE/ BEAIRSTO & ASSOCIATES ENGINEERING LTD./ FILE NO. PLSUB20170158**

Jeremy Dela Cruz

Summary:

[Pt. NW-23-70-10-W6](#): located approximately 6 miles southeast from the Halcourt area, adjacent to Range Road 102. Application is proposing a subdivision of one (1) lot of 7.92 ha (19.5 acres) within NW-23-70-10-W6. The portion of land is currently zoned as an Agricultural (AG) District. This is to facilitate a farmstead separation. Council District 6.

5.2. **PLAN 0523781; BLOCK 1; LOT 1A; PT. SW-34-70-6-W6/ JAMES & MICHELLE CASE/ BEAIRSTO & ASSOCIATES ENGINEERING LTD./ FILE NO. PLSUB20170090**

Jeremy Dela Cruz

Summary:

[Plan 0523781; Block 1; Lot 1A; Pt. SW-34-70-6-W6](#): located approximately 2.5 miles south from the City of Grande Prairie, adjacent to 112 Street. Adjacent to Sunrise 2 Estates Subdivision. The Application is proposing a subdivision for a lot split. One (1) lot (proposed Lot 1B) will be 2.53 ha (6.25 acre) and the other lot (proposed Lot 1A) will be 7.05 ha (17.42 acre) within Plan 0523781, Block 1, Lot 1A, within SW-34-70-6-W6. The portion of land is currently zoned as a Country Residential (CR-5) District. Proposed Lot 1B will potentially be sold to Alberta Transportation for the future bypass. Council District 3.

5.3. **PLAN 9020902; LOT 9; PT. NE-25-70-6-W6/ ANTHONY & SANDRA BAUER/ BEAIRSTO & ASSOCIATES ENGINEERING LTD./ FILE NO. PLSUB20170203** Yasmin Aidun

Summary:

[Plan 9020902; Lot 9; PT. NE-25-70-6-W6](#): located within the Dunes subdivision, 2.5 miles south of

the City of Grande Prairie. Council District 3.

Application is to split Plan 9020902; Lot 9 into one 0.99 hectare (2.46 acres) and one 0.88 hectare (2.18 acre) lot within Pt. NE-25-70-6-W6. The portion of land is currently zoned as a Country Residential (CR-1) District.

6. DEVELOPMENT PERMIT APPLICATIONS

- 6.1. **PT. NW-11-72-3-W6/ HELIX ENGINEERING LTD./TWO ADDITIONS TO COMMUNITY HALL AND FIRE POND/PLDEV20170228** Yasmin Aidun

Summary:

[Pt. NW-11-72-3-W6](#): located within the Hamlet of Bezanson, adjacent to 100 Avenue. Council District 1.

Application is for two Additions (13,912 sqft and 2584 sqft) to existing Bezanson Agricultural Society Building (Memorial Hall) and Fire Pond.

- 6.2. **PLAN 8820489; BLOCK A; Pt. NW-3-72-6-W6/ OMEGA DIGITAL CORP./ SIGN (DIGITAL BILLBOARD)/ PLDEV20170179**

Jeremy Dela Cruz

Summary:

[Plan 8820489; Block A; Pt. NW-3-72-6-W6](#) located adjacent to the City of Grande Prairie, and adjacent to Range Road 63 (116 Street). Development Permit Application for a Sign (freestanding digital billboard 20' x 24') and a Front Yard Variance (from 30 metres to 0 metres).

7. INFORMATION ITEMS

- 7.1. **Municipal Cannabis Strategy**

Nick Lapp, Director of Planning; Alex Lader, Planner V3 Consultants

Summary:

Material sent under separate cover. Presentation to be provided.

- 7.2. **Municipal Development Plan Review**

Planning Staff

Summary:

Administration has developed recommendations for the Municipal Development Plan (MDP) review following a MDP Workshop with Council and investigation into possible alternatives and best practices in comparable Counties.

Between June 19 and June 22, 2017, County staff will be engaging residents in a series of open houses across the County. If approved by the Municipal Planning Commission, the MDP recommendations will be presented to County ratepayers in order to gain feedback and refine the proposed changes to the MDP.

8. ADJOURNMENT