



WHEATLAND COUNTY

Regular Council Meeting Minutes

September 15, 2020, 9:00 a.m.

Councillors Present: Reeve A. Link, Division 2
Deputy Reeve S. Klassen, Division 5
J. Wilson, Division 1
D. Biggar, Division 3
T. Ikert, Division 4
G. Koester, Division 6
B. Armstrong, Division 7

Administration: B. Henderson, Chief Administrative Officer
M. Boscariol, GM of Community and Development Services
M. Ziehr, GM of Transportation and Agriculture
M. Maier, Communications Specialist
M. Desaulniers, Recording Secretary
T. Buteau, GM of Corporate and Financial Services

1. CALL TO ORDER AND RELATED BUSINESS

1.1 Call To Order

Note: meetings are recorded and may be posted on the official Wheatland County website and/or via social media.

REEVE LINK called the meeting to order - time 9:00 A.M. [Note: Reeve Link, Deputy Reeve Klassen, and Councillors Wilson, Ikert, and Armstrong participated in person. Councillors Biggar and Koester participated remotely.]

Reeve Link informed that the September 15, 2020 Regular Wheatland County Council meeting will be conducted in person and via conference call in accordance with the Municipal Government Act, Section 199. Note: Public attendance at Council meetings will be facilitated through virtual means (conference call). Reeve Link reviewed the process for the meeting. [Note: a 'notice of meeting' was posted on the County website.]

1.2 Adoption of Agenda

RESOLUTION CM-2020-09-28

Moved by IKERT

APPROVAL of the September 15th, 2020 Regular Council Meeting Agenda, as presented and further amended to include the following addition:

Under Agenda Item 3.1 - Correspondence / Information Items
Lynx Energy ULC Correspondence (dated Aug. 26/20) - Re: Municipal Property Taxes

• Carried

1.3 Adoption of Minutes

1.3.1 Public Hearing Minutes (Aug. 18, 2020) - Re: Bylaw 2020-21, Bylaw 2020-25, Bylaw 2020-28

RESOLUTION CM-2020-09-29

Moved by WILSON

APPROVAL of the August 18, 2020 Wheatland County Public Hearing minutes, as presented, for Bylaws 2020-21, 2020-25, & 2020-28.

• Carried

1.3.2 Special Council Meeting Minutes - August 25, 2020

RESOLUTION CM-2020-09-30

Moved by ARMSTRONG

APPROVAL of the August 25, 2020 Wheatland County Special Council meeting minutes, as presented.

• Carried

1.3.3 Public Hearing Minutes (Aug. 25, 2020) - Re: Bylaw 2020-03

RESOLUTION CM-2020-09-31

Moved by KOESTER

APPROVAL of the August 25, 2020 Wheatland County Public Hearing minutes, as presented, for Bylaw 2020-03.

• Carried

1.3.4 Regular Council Meeting Minutes - September 1, 2020

RESOLUTION CM-2020-09-32

Moved by IKERT

APPROVAL of the September 1, 2020 Wheatland County Regular Council meeting minutes, as presented.

• Carried

1.3.5 Public Hearing Minutes (Sept. 1, 2020) - Re: Bylaw 2020-26, Bylaw 2020-36

RESOLUTION CM-2020-09-33

Moved by KLASSEN

APPROVAL of the September 1, 2020 Wheatland County Public Hearing minutes, as presented, for Bylaw 2020-26 and Bylaw 2020-36.

• Carried

2. ITEMS FOR DISCUSSION AND RELATED BUSINESS

2.1 Bylaw Readings and Public Hearings

RESOLUTION CM-2020-09-34

Moved by LINK

THAT the process for the Wheatland County Council meeting, as it pertains to the scheduled Public Hearing(s), will be as follows: Public Hearing; First Reading (if required); consideration for further readings of bylaw for those Public Hearings that have been closed. Further moved,

that the above process will take place with the absence of resolutions to go into and out of Council before and after each public hearing.

• Carried

2.1.1 Bylaw 2020-31 - Municipal Reserve Disposal

Public Hearing - Bylaw 2020-31 (Municipal Reserve Disposal)

A bylaw to dispose of +/- 0.70 acres of Municipal Reserve (MR) for the purpose of constructing a storm water pond to service the conditionally approved Rosebud River Ridge subdivision. A copy of the request for decision and supporting documentation was included in the agenda information package for Council review.

Note: following the public hearing, a motion for 2nd reading of the bylaw was presented. At the recommendation of staff, a motion for third reading of the bylaw was not forthcoming.

RESOLUTION CM-2020-09-35

Moved by KOESTER

Second Reading of Bylaw 2020-31, this being a bylaw for the purpose of disposing of Municipal Reserve in Lot 1MR, Block 8, Plan 011 2812 comprising of +/- 0.282 hectares (+/-0.70 acres) in accordance with Sections 674 and 675 of the *Municipal Government Act Chapter M-26* revised statutes of Alberta 2000, as amended as shown on the attached Schedule 'A'.

• Carried

RESOLUTION CM-2020-09-36

Moved by WILSON

THAT Council approve a subdivision time extension request for conditionally approved subdivision SD2016-17 for a period of 6 days, extending the expiry of the conditionally approved subdivision to October 7, 2020.

• Carried

2.1.2 Bylaw 2020-32 - Land Redesignation Bylaw

Public Hearing - Bylaw 2020-32 (LU2020-16)

A bylaw to redesignate 17.48 acres from Agricultural General District to Parks and Recreation District to bring this parcel into alignment with the recreational uses that exist on site. A copy of the request for decision and supporting documentation was included in the agenda information package for Council review.

RESOLUTION CM-2020-09-37

Moved by WILSON

Second Reading of Bylaw 2020-32, this being a bylaw for the purpose of amending Land Use Bylaw No. 2016-01 to redesignate 17.48 acres within NW-12-26-22-W4M from Agricultural General (AG) District to Parks and Recreation (PR) District as shown on the attached schedule 'A' forming part of this bylaw.

• Carried

RESOLUTION CM-2020-09-38

Moved by IKERT

Third Reading of Bylaw 2020-32, this being a bylaw for the purpose of amending Land Use Bylaw No. 2016-01 to redesignate 17.48 acres within NW-12-26-22-W4M from Agricultural General (AG) District to Parks and Recreation (PR) District as shown on the attached schedule 'A' forming part of this bylaw.

• Carried

2.1.3 Bylaw 2020-35 - Land Redesignation Bylaw

Re: First Reading & Scheduling of Public Hearing

RESOLUTION CM-2020-09-39

Moved by ARMSTRONG

First Reading of Bylaw 2020-35, this being a bylaw for the purpose of amending Land Use Bylaw No. 2016-01 to redesignate 4.00 acres of SE-21-24-26-W4M from Agricultural General District to Country Residential District as shown on the attached Schedule 'A'.

• Carried

RESOLUTION CM-2020-09-40

Moved by IKERT

THAT a Public Hearing for Bylaw 2020-35 be scheduled for October 6, 2020 at 9:00 AM in Wheatland County Council Chambers. If the office remains closed to the public due to COVID-19, the Public Hearing will be held by conference call in accordance with the Municipal Government Act, Section 199.

• Carried

2.2 Unfinished Business or Business Arising

Note: no unfinished business or business arising was forthcoming.

2.3 New Business

2.3.1 SD2019-010 - Subdivision Extension

RESOLUTION CM-2020-09-41

Moved by KLASSEN

THAT Council approve the subdivision time extension request for conditionally approved subdivision SD2019-010 for a period of twelve months, extending the expiry of the conditionally approved subdivision to October 1, 2021.

• Carried

RESOLUTION CM-2020-09-42

Moved by IKERT

THAT Council refund the applicant the \$250 subdivision extension application fee pertaining to SD2019-010.

• Carried

2.3.2 SD2019-020 - Subdivision Extension

RESOLUTION CM-2020-09-43

Moved by WILSON

THAT Council approve a subdivision time extension request for Subdivision Application SD2019-020 for a period of 12 months. extending the expiry of the conditionally approved subdivision to November 19, 2021.

• Carried

RESOLUTION CM-2020-09-44

Moved by WILSON

THAT Council refund the applicant the \$250 subdivision extension application fee pertaining to SD2020-020.

• Carried

2.3.3 Planning Policies

RESOLUTION CM-2020-09-45

Moved by ARMSTRONG

THAT Council approve Dormant Application/Files Planning Policy Section 7.16 as presented.

• Carried

RESOLUTION CM-2020-09-46

Moved by KLASSEN

THAT Council approve Water Servicing Planning Policy Section 7.17 as presented, and further amended as follows: under Ptn. 3 - add 'communal' to the identified development applications.

• Carried

2.3.4 Wheatland Regional Corporation - Firefighting Water

Note: during discussion, several members of Council recommended that the approval of bulk water costs associated with firefighting and firefighter training not be limited to an annual maximum of \$5,000.

RESOLUTION CM-2020-09-47

Moved by KLASSEN

THAT Wheatland County assume bulk water costs associated with firefighting and firefighter training from the Wheatland Regional Corporation (WRC) south truck fill station with any use exceeding \$5,000 would be reported to Council and further,

THAT all fire departments be given a unique passcode to appropriately track and record the amount of water utilized in firefighting and training operations.

• Carried

2.3.5 Hammer Hill Radio Tower

RESOLUTION CM-2020-09-48

Moved by WILSON

THAT Council award the contract and sole source to Bearcom for the upgrade of the local radio system and the supply and install of the Radio Tower at the Hammer Hill site and further,

THAT Council approve Bearcom as the project manager for the upgrade of the local radio system and install of the Hammer Hill radio tower.

• Carried

2.3.6 Community Profile

Note: During presentation, several members of Council presented recommended textual amendments for consideration. As information, staff informed that the Community Profile Document is a 'living' document therefore may be amended/revised at any time for clarity and new information.

RESOLUTION CM-2020-09-49

Moved by WILSON

THAT Council approve the Community Profile Document and supplemental condensed Community Profile documents.

• Carried

2.3.7 Western Irrigation District Commercial Conveyance Agreement

Note: prior to agenda item 2.3.7, the Council meeting recessed at 10:29 A.M. and resumed at 10:35 A.M.

RESOLUTION CM-2020-09-50

Moved by KLASSEN

THAT Wheatland County Council approve entering into the Commercial Water Conveyance agreement with Western Irrigation District for the purpose of diverting water from the Bow River within SE 13-21-01 W5 through the Works for Municipal Subdivision Water Supply purposes within NE 8-25-26 W4 (The Lakes of Muirfield).

• Carried

RESOLUTION CM-2020-09-51

Moved by KOESTER

THAT Council direct County Administration to investigate with the Western Irrigation District the current conveyance charges with Gleichen in comparison to the Lakes of Muirfield. Further that this be monitored on a yearly basis.

• Carried

2.3.8 Council Resolution Tracker - Report

RESOLUTION CM-2020-09-52

Moved by BIGGAR

THAT Council accept the attached 2020 Council Resolution Tracker, dated September 15th, 2020, as information.

• Carried

2.3.9 Credit Refund - Property Tax Roll #8445040

RESOLUTION CM-2020-09-53

Moved by ARMSTRONG

That Council approve the refund of a credit in the amount of \$4,497.41 on account for property tax roll 8445040 due to a duplicate payment.

• Carried

2.3.10 Assessment Review Board - Joint Regional Agreement

RESOLUTION CM-2020-09-54

Moved by IKERT

THAT Council approve the Village of Acme's written request to join the Joint Regional Agreement for the sharing of Assessment Review Board members.

• Carried

2.3.11 Welcome from Wheatland County Letter

RESOLUTION CM-2020-09-55

Moved by BIGGAR

THAT Council approve the 'Welcome from Wheatland County' letter to be used by the Strathmore Wheatland Chamber of Commerce in welcoming new businesses to the area and promoting the Chamber of Commerce.

• Carried

3. CORRESPONDENCE / INFORMATION

3.1 Correspondence & Information Items

Note: In addition to the correspondence/information items provided under 3.1, correspondence received from Lynx Energy was circulated to Council. Council reviewed the correspondence/information items provided; discussion ensued.

RESOLUTION CM-2020-09-56

Moved by KLASSEN

THAT the Wheatland County Reeve send a letter in response to the correspondence received from EarthRenew Inc. (Aug. 18/20) to invite EarthRenew to continue working with County Administration regarding taxation issues and development/planning projects. Further that Administration bring back a request for decision to Council, if required.

• Carried

RESOLUTION CM-2020-09-57

Moved by LINK

THAT Wheatland County declare September 21st - 27th, 2020 as 'Rail Safety Week'.

• Carried

RESOLUTION CM-2020-09-58

Moved by ARMSTRONG

THAT the Lynx Energy ULC (Aug. 26/20) correspondence be included for discussion during the closed (in-camera) session [FOIP Act - Sec. 16].

• Carried

RESOLUTION CM-2020-09-59

Moved by ARMSTRONG

THAT Council accept the following items as information, as provided in the request for decision:

- EarthRenew Correspondence (dated Aug. 18, 2020) – Re: Linear Tax Assessment.
- Village of Hussar Correspondence (dated Aug. 27, 2020) – Re: 2019 Regional Infrastructure Services Program (CRISP) Funding.
- CP Rail Correspondence (dated Sept. 4, 2020) – Re: Rail Safety Week 2020

• Carried

4. CLOSED SESSION (IN CAMERA)

Note: The following participated in the closed session pertaining to the following:

- [FOIP Act - Sec. 16] - Re: Lynx Energy Correspondence
 - All Members of Council; Chief Administrative officer; General Manager of Corporate & Financial Services; General Manager of Community & Development Services; General Manager of Transportation & Agriculture (11:15 A.M. to 11:45 A.M.)
- [FOIP Act - Sec. 17] - Re: CAO Performance Evaluation
 - All Members of Council; Chief Administrative Officer. (Note: Councillor Biggar left meeting at 11:47 A.M. during the closed session.)

RESOLUTION CM-2020-09-60

Moved by LINK

THAT the meeting go into 'closed session' (in camera) - time 11:15 A.M., pertaining to the following:

[FOIP Act - Sec. 16] - Re: Lynx Energy Correspondence
[FOIP Act - Sec. 17] - Re: CAO Performance Evaluation

• Carried

RESOLUTION CM-2020-09-61

Moved by WILSON

THAT the meeting come out of 'closed session' - time 12:08 P.M.

• Carried

4.1 Business Arising from Closed Session

4.1.1 Advocacy Letter to Premier of Alberta

RESOLUTION CM-2020-09-62

Moved by WILSON

THAT Wheatland County send a letter to the Premier of Alberta (cc to the Minister of Municipal Affairs, Minister of Energy, Minister of Agriculture & Forestry; Minister of Jobs Economy & Innovation, Associate Minister of Natural Gas & Electricity, & four local MLA's) asking for the means to collect unpaid linear taxes. Further to include the Lynx Energy correspondence (dated Aug. 26/20) as information.

• Carried

4.1.2 Lynx Energy Correspondence

RESOLUTION CM-2020-09-63

Moved by ARMSTRONG

THAT Wheatland County send a letter in response to the Lynx Energy (Aug. 26/20) correspondence in followup to Council discussion held during closed session.

• Carried

5. **ADJOURNMENT**

Reeve Link adjourned the meeting - time 12:10 P.M.

Reeve

Chief Administrative Officer

Recording Secretary