



# WHEATLAND COUNTY

Where There's Room to Grow

## Request for Decision

March 24, 2020

Resolution No. \_\_\_\_\_

Date Prepared March 2, 2020

### Subject

Decision-making topic title

**First Reading Bylaw 2020-11** - to redesignate +/- 4.20 acres from Agricultural General (AG) District to Country Residential (C-R) District within NE-5-23-22-W4M.

### Recommendation

Clear resolution answering – what/who/how/when

**Option #1: THAT First Reading of Bylaw 2020-11 be granted.**

**Resolution 1: That Council move First Reading of Bylaw 2020-11, this being a bylaw to redesignate +/- 4.20 acres of NE-5-23-22-W4M from Agricultural General District to Country Residential District.**

**Resolution 2: That Council move that a Public Hearing for Bylaw 2020-11 be scheduled for April 21<sup>st</sup>, 2020 at 9:00 AM in Wheatland County Council Chambers.**

### GM Comments

Any additional comments regarding the reason for the recommendation

### RECOMMENDATION

Report/Document: Attached ☐ Available ☐ None ☒

### Key Issue(s) / Concepts Defined

Define the topic, reference background material and state question to be answered

The purpose of this application is to redesignate +/-4.20 acres from Agricultural General (A-G) District to Country Residential (C-R) District within NE-5-23-22-W4M with the intent to subdivide when the parcel is redesignated. The area to be redesignated contains a private dwelling that is serviced by a private well and an open discharge septic system. The balance of the parcel is undeveloped cropland and will remain Agricultural General (A-G) District.

### Relevant Policy / Practices / Legislation

Cite existing policies, practices and/or legislation

SSRP- Agriculture, land use efficiency, and community development

RGMS- Community development and agriculture  
MDP- Section 3.1 Agriculture, Section 3.6 Residential Development, Section 3.11 Utilities  
LUB- Section 9.3 Country Residential

### Strategic Relevance

Reference to goals or priorities of current work program

N/A

### Response Options and Desired Outcome(s)

Main result, along with highlighted requisites and benefits

#### OPTIONS:

Option #1: THAT First Reading of Bylaw 2020-11 be granted.

Resolution 1: That Council move First Reading of Bylaw 2020-11, this being a bylaw to redesignate +/- 4.20 acres of NE-5-23-22-W4M from Agricultural General District to Country Residential District.

Resolution 2: That Council move that a Public Hearing for Bylaw 2020-11 be scheduled for April 21<sup>st</sup>, 2020 at 9:00 AM in Wheatland County Council Chambers.

Option #2: THAT Bylaw 2020-11 be refused.

Resolution 1: That Council refuse Bylaw 2020-11, this being a bylaw to redesignate +/- 4.20 acres of NE-5-23-22-W4M from Agricultural General District to Country Residential District.

Option #3 THAT Council approve an alternate recommendation.

#### RECOMMENDATION

**Staff is recommending Option #1 – Approval for the following reasons:**

- The proposal generally aligns with the SSRP, RGMS and MDP in terms of what is proposed.
- The proposal aligns with LUB Country Residential District goals, rules and regulations.

### IMPLICATIONS OF RECOMMENDATION

#### General

Consequences to community, overall organization and/or other agencies

N/A

#### Organizational

Policy change or staff workload requirements

N/A

#### Financial

Current and/or future budget impact

N/A

#### Environmental, Staff and Public Safety

Consequences for the environment, consideration of effects on the safety of staff and the public

N/A

## Follow-up Action / Communications

Timelines, decision-making milestones and key products

If given first reading, staff will schedule a public hearing for April 21, 2020 and advertise it in the paper for two consecutive weeks.

Submitted  
by:



Graham Allison  
Planner 1

Reviewed  
by:



Matthew Boscariol, MES, MCIP, RPP  
General Manager of Community &  
Development Services



Brian Henderson, CPA, CA  
CAO



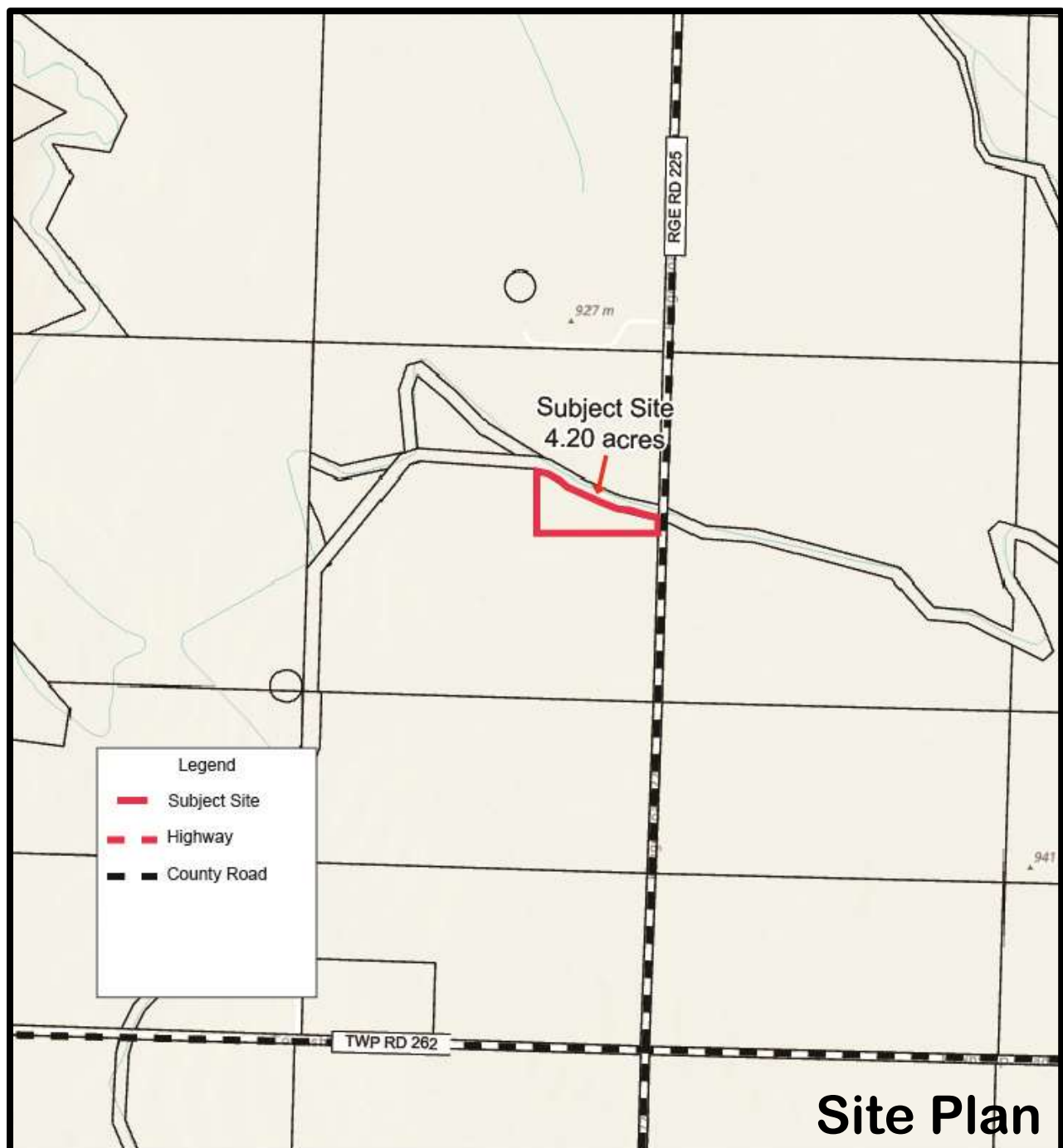
## LOCATION PLAN



**NE-5-23-22-W4M**

Date: March 24<sup>th</sup>, 2020

File: LU2020-05



**NE-5-23-22-W4M**

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