

**MINUTES OF THE REGULAR COUNCIL MEETING OF BRAZEAU COUNTY, HELD IN THE COUNTY ADMINISTRATION BUILDING, COUNCIL CHAMBERS IN BRAZEAU COUNTY ON TUESDAY, 2013 09 17**

**CALL TO ORDER**

Reeve W. Tweedle called the meeting to order at 9:00 am.

**PRESENT**

W. Tweedle, Reeve  
R. Kitching, Councillor  
P. Monteith, Councillor  
D. Konelsky, Councillor  
A. Heinrich, Councillor  
S. Mahan, Councillor  
K. Westerlund, Councillor  
M. Schoeninger, Chief Administrative Officer  
K. Robinson, Executive Assistant  
R. Ennis, Director of Community Services  
J. Evasiuk, Director of Public Works and Infrastructure  
B. Christie, Director of Corporate Services  
K. Lasik, Drayton/Brazeau Fire Department

**OTHERS**

L. Allan, Western Review

**ADDITION TO AND ADOPTION OF AGENDA**

**Addition to and Adoption of Agenda**

**671/13** Moved by A. Heinrich to approve the agenda with the following additions:

- 5. Delegations/Appointments**  
**1:00 pm** In Private Session – Staff Sgt. Brian Jones
  
- 9. General Matters**
  - a) Councillor Code of Ethics (Delete)
  - b) Constituent Letter
  - d) Regional Cooperation Work Program
  - e) Drayton Valley Thunder

**CARRIED UNANIMOUSLY**

**ADOPTION OF MINUTES**

**Adoption of Minutes**

**672/13** Moved by K. Westerlund to approve the minutes of the September 3, 2013 Council meeting amended as follows:

Page 13 – under Regional Sharing Strategy Committee - remove Councillor D. Konelsky

**CARRIED UNANIMOUSLY**

**BUSINESS ARISING**

**Business Arising**

None

**URGENT ITEMS**

**Urgent Items**

There were no urgent items however, Reeve Wes Tweedle gave a thank you to the Brazeau County staff for the wine and cheese event for the Community Investment Committee.

**DELEGATIONS/ APPOINTMENTS**

**Delegations/Appointments**

**CORPORATE SERVICES**

**Corporate Services**

**TD Bank Reconciliation as at August 31, 2013**

Council reviewed the report presented.

**673/13** Moved by P. Monteith to approve the TD Bank Reconciliation as at August 31, 2013.

**CARRIED UNANIMOUSLY**

**Investment Summary as at August 31, 2013**

Council reviewed the report presented.

**674/13** Moved by D. Konelsky to approve the Investment Summary as at August 31, 2013.

**CARRIED UNANIMOUSLY**

**Statement of Financial Position as at August 31, 2013**

Council reviewed the report presented.

**675/13** Moved by A. Heinrich to approve the Statement of Financial Position as at August 31, 2013.

**CARRIED UNANIMOUSLY**

**Special Ballot**

Council reviewed the report presented.

**676/13** Moved by P. Monteith to approve the staff recommendation and not accept special ballots for the 2013 general election.

**CARRIED UNANIMOUSLY**

**Election Services for School Division**

Council reviewed the report presented.

**677/13** Moved by S. Mahan to provide election services to Wild Rose School Division and St. Thomas Aquinas Roman Catholic Separate Regional School Division for the 2013 general election.

**CARRIED UNANIMOUSLY**

**PUBLIC WORKS**

**Public Works and Infrastructure**

**Snow Removal Equipment**

Council reviewed the report presented.

**678/13** Moved by P. Monteith to direct Administration to research the snow removal standards in other subdivisions and hamlets and bring a report back to Council for review during the 2014 Budget discussions.

**IN FAVOUR:** S. Mahan  
D. Konelsky  
W. Tweedle  
K. Westerlund  
P. Monteith  
R. Kitching

**OPPOSED:** A. Heinrich

**CARRIED**

**River Ravine Approach Construction**

Council reviewed the report presented.

Councillor D. Konelsky declared a pecuniary interest under Section 172(1)(a) & (b) of the *Municipal Government Act* and left her Council seat at 9:09 am and proceeded to the gallery section. Councillor Konelsky asked that the letter she submitted be taken into consideration during this discussion.

**679/13** Moved by P. Monteith that Council maintains the standards stated in the County's "Minimum Design Standards for Development" and restrict the approach widths in the River Ravine subdivision in Phase IV and V to 6 metres and for the approaches that reported verbal approval from the County, they remain as they are.

**IN FAVOUR:** P. Monteith  
A. Heinrich

**OPPOSED:** S. Mahan  
W. Tweedle  
K. Westerlund  
R. Kitching

**DEFEATED**

**680/13** Moved by K. Westerlund to table further discussion regarding the River Ravine Approach Construction until later in the meeting.

**CARRIED UNANIMOUSLY**

Councillor D. Konelsky returned to her Council seat at 10:15 am.

Reeve W. Tweedle called for a five minute break at 10:15 am and the meeting resumed at 10:20 am.

**DELEGATIONS/  
APPOINTMENTS****Delegations/Appointments****Public Hearing: Bylaw 819-13 – D. V. Oilfield File 13A-008**

**681/13** Moved by P. Monteith that the regular Council meeting of September 17, 2013 proceed into 'public hearing' at 10:24 am for the purpose of receiving public input regarding Bylaw 819-13.

**CARRIED UNANIMOUSLY**

682/13 Moved by P. Monteith that the regular Council meeting of September 17, 2013 come out of 'public hearing' at 10:30 am.

CARRIED UNANIMOUSLY

**PLANNING AND DEVELOPMENT**

Planning and Development

Land Use Bylaw Amendment - Bylaw 819-13  
Redistrict Pt. of NE 30-49-7-W5M (approx.. 2.13 ha/5.27 acres) from  
Agriculture District (AG) to Rural Industrial District (RI)

683/13 Moved by D. Konelsky to give 2<sup>nd</sup> reading to Bylaw 819-13.

CARRIED UNANIMOUSLY

684/13 Moved by K. Westerlund to give 3<sup>rd</sup> and final reading to Bylaw 819-13.

CARRIED UNANIMOUSLY

**DELEGATIONS/ APPOINTMENTS**

Delegations/Appointments

Bob Landers – Request for a Third Dwelling

Bob Landers attended the Council meeting to request a third dwelling on his land.

685/13 Moved by A. Heinrich to refer the request to Administration.

CARRIED UNANIMOUSLY

**PUBLIC WORKS**

Public Works and Infrastructure

River Ravine Estates

Councillor D. Konelsky declared a pecuniary interest under Section 172(1)(a) & (b) of the *Municipal Government Act* and left her Council seat at 10:40 am and proceeded to the gallery section.

Councillor R. Kitching declared that he had voted incorrectly on motion 679/13 and his vote should be recorded as 'in favour'.

The vote on motion 679/13 should read:

**IN FAVOUR:** P. Monteith  
A. Heinrich  
R. Kitching

**OPPOSED:** S. Mahan  
W. Tweedle  
K. Westerlund

**DEFEATED**

**686/13** Moved by K. Westerlund to leave the current driveways as is and any future driveways must be constructed to the standards stated in the County's "Minimum Design Standards for Development" and restrict the approach widths in the River Ravine subdivision in Phase IV and V to 6 metres.

**IN FAVOUR:** S. Mahan  
W. Tweedle  
K. Westerlund  
R. Kitching

**OPPOSED:** A. Heinrich  
P. Monteith

**CARRIED**

Councillor D. Konelsky returned to her Council seat at 10:55 am.

**Range Road 75 Between Hwy 621 and Town Limits – Request for Signage**

Council reviewed the report presented.

**687/13** Moved by P. Monteith to refer the request for signage on RR75 to Administration for a "Request for Council Decision" Report for the October 17, 2013 Council Meeting.

**CARRIED UNANIMOUSLY**

**DELEGATIONS/  
APPOINTMENTS****Delegations/Appointments****Ratepayer Concerns**

Bart Guyon attended the meeting to speak about joint cost/revenue sharing and he provided a written copy of his comments.

**PLANNING &  
DEVELOPMENT****Planning and Development****Development Permit Application 13D-132**

**Applicant/Owner: Lindale Truck Service Ltd./Khaled El Aawar**

**Proposed Development: Oilfield Support Services**

Council reviewed the report presented

- 688/13** Moved by K. Westerlund that the Development Permit for Oilfield Support Services – Oil & Produced Water Business, Business Support Services, and Accessories – Shop (10,000 ft<sup>2</sup>) with variance to rear yard setback, Office (12' x 40' x 12' high) & Fuel Tanks (13,200 L) on Lot 3 Block 2 Plan 032 1351 within NE 35-48-4-W5M be accepted with the following conditions and that condition #5 be amended to include the approval of an access to the west of the property and condition # 26 be amended to read "business" not "residential" :
1. Approval is granted based on the information provided by the applicant/owner for the proposed Oilfield Support Services – Oil & Produced Water Business, Business Support Services, and Accessories – Shop (10,000 ft<sup>2</sup>) with variance to rear yard setback, Office (12' x 40' x 12' high) & Fuel Tanks (13,200 L) only and no other development.
  2. The Oilfield Support Services – Oil & Produced Water Business, Business Support Services, and Accessories – Shop (10,000 ft<sup>2</sup>) with variance to rear yard setback, Office (12' x 40' x 12' high) & Fuel Tanks (13,200 L) shall be located as shown on the site plan provided by the applicant/owner and identified as Schedule 'A' attached hereto.
  3. The proposed Oilfield Support Services – Oil & Produced Water Business, Business Support Services, and Accessories – Shop (10,000 ft<sup>2</sup>) with variance to rear yard setback, Office (12' x 40' x 12' high) & Fuel Tanks (13,200 L) shall be operated in accordance with the business information submitted by the applicant/owner on August 8<sup>th</sup>, 2013.

4. A variance to the rear yard setback from 8 m (26 ft.) to 3.962 m (13 ft.) is granted from the Accessory – Shop (10,000 ft<sup>2</sup>) to the rear (north) property line.
5. Access to the lot shall be permitted from both accesses as long as they are constructed to County standards. Prior to the construction of new approaches or the upgrade of existing approaches, the applicant/owner shall contact Public Works & Infrastructure at 780-542-7711 to arrange for an inspection prior to construction.
6. The applicant/owner shall enter into a road use agreement with Brazeau County for use of municipal roads. This agreement will include, but shall not be limited to, regular road maintenance requirements and the provision of effective dust control along the haul route. Effective dust control will be deemed to be the proper application of dust control product satisfactory to Brazeau County, to be applied as required by Brazeau County, at the sole cost of the applicant/owner. The development cannot commence until a road use agreement has been entered into with Public Works & Infrastructure.
7. Prior to occupancy of the Accessories – Shop (10,000 ft<sup>2</sup>) and Office (12' x 40' x 12' high), the applicant/owner shall contact Drayton Valley Brazeau County Fire Services at 780-542-2200 to conduct an inspection of the Accessories – Shop (10,000 ft<sup>2</sup>) and Office (12' x 40' x 12' high) and dry hydrant (if required). Any improvements or upgrades that may be required as a result of the fire and safety inspection shall be completed by the applicant/owner.
8. Parking facilities shall be adequately lit and light must be directed in a manner that will not negatively impact neighboring lands or interfere with traffic.
9. Parking shall be provided in accordance with the provisions of Section 4.3 of the Brazeau County Land Use Bylaw 782-12: minimum parking space of 3 m (10 ft.) in width and 6 m (20 ft.) in length. Parking spaces for persons with physical disabilities must be provided as per Provincial requirements.
10. One parking space per employee in attendance shall be provided.
11. No clearing, grading, construction or development of any kind shall occur until an approved Alberta Environment and Sustainable Resource Development stormwater management plan has been submitted and reviewed to the satisfaction of Brazeau County.



12. The applicant/owner shall not prevent, disrupt or redirect the flow of surface water on a lot without approval from the County and/or Alberta Environment and Sustainable Resource Development and shown within a storm water management plan prepared by an Engineer. The applicant/owner shall contain additional surface drainage created by a development within the lot. Run off shall not be redirected to a County right-of-way or natural drainage course without approval from the County and/or Alberta Environment and Sustainable Resource Development. Any changes required to be made to the lot shall be carried out by the applicant/owner at his/her own expense.
13. The applicant/owner shall ensure the post-development surface drainage rate does not exceed the pre-development surface drainage rate.
14. The grassing and landscaping to the curb, sidewalk, or roadway shall be the responsibility of the applicant/owner.
15. Landscaping shall not impede sight triangles of intersections of roads and approaches.
16. The development shall not cause any adverse drainage impact on adjacent properties or flooding of nearby ditches in excess of their capabilities.
17. The applicant/owner shall ensure the development is not located within or over a Right of Way or Easement.
18. The applicant/owner shall ensure all construction materials are contained on the site and disposed of accordingly.
19. The applicant/owner shall be responsible for the control of any weeds on the lands in accordance with the applicable provincial regulations.
20. The outside storage of materials, commodities or finished products shall be contained within the storage yard areas identified on the site plan identified as Schedule 'A' attached hereto, and carried out in an orderly and aesthetically pleasing manner.
21. The site shall be maintained in a neat and orderly manner to the satisfaction of the Development Officer.
22. Any storage and disposal of oils, fluids or other hazardous substances shall be in accordance with provincial regulations and requirements set out by Alberta Environment and Sustainable Resource Development for Containers and Above Ground Storage Tanks, and the *Environmental Protection and Enhancement Act* Release Reporting Guideline.

- 23. No further development, expansion or change in use is permitted unless approved by Brazeau County.
- 24. The Accessories – Shop (10,000 ft<sup>2</sup>) and Office (12' x 40' x 12' high) shall not be used as a dwelling unit.
- 25. The exterior of the Accessories – Shop (10,000 ft<sup>2</sup>) and Office (12' x 40' x 12' high) shall be finished to a reasonable standard that is consistent and compatible with neighboring developments and shall not be unsightly or untidy.
- 26. The applicant/owner shall ensure that the business has a rural address. Contact the Brazeau County office at 780-542-7777 to obtain a rural address.

**CARRIED UNANIMOUSLY**

Reeve W. Tweedle called for a break at 11:29 am and the meeting resumed at 11:41 am.

**Regional Cooperation Work Program**

**689/13** Moved by R. Kitching to endorse the Regional Collaboration Work Program.

**IN FAVOUR:** R. Kitching  
S. Mahan  
D. Konelsky  
W. Tweedle  
K. Westerlund

**OPPOSED:** A. Heinrich  
P. Monteith

**CARRIED**

**690/13** Moved K. Westerlund to add Councillor Code of Ethics to the agenda.

**IN FAVOUR:** K. Westerlund  
S. Mahan  
D. Konelsk

**OPPOSED:** A. Heinrich  
W. Tweedle  
P. Monteith  
R. Kitching

**DEFEATED**

**RECESS FOR  
LUNCH****Recess for Lunch**

**691/13** Moved by K. Westerlund that the regular Council meeting of September 17, 2013 recess for lunch at 11:59 am.

**CARRIED UNANIMOUSLY****CALL TO ORDER**

Reeve W. Tweedle called the meeting to order at 12:45 pm.

**PRESENT**

W. Tweedle, Reeve  
R. Kitching, Councillor  
P. Monteith, Councillor  
D. Konelsky, Councillor  
A. Heinrich, Councillor  
S. Mahan, Councillor  
K. Westerlund, Councillor  
M. Schoeninger, Chief Administrative Officer  
K. Robinson, Executive Assistant

**ABSENT**

R. Kitching, Councillor

**OTHERS**

L. Allan, Western Review

**GENERAL  
MATTERS****General Matters**

**Council-4 Policy – Presentation of Item of Recognition by Brazeau County Councillors**  
Council reviewed the report presented.

**692/13** Moved by K. Westerlund to approve the updated Council-4 Policy amended as follows:

- (8) Recognition of retiring or defeated Councillors – maximum expenditure is as follows:
- a. \$100.00 for completion of 3-7 years in office
  - b. \$200.00 for completion of 8-11 years in office
  - c. \$300.00 for completion of 12-15 years in office
  - d. \$400.00 for completion of 16-19 years in office
  - e. \$500.00 for completion of 20-24 years in office
  - f. Council shall determine the maximum value for those individuals completing more than 24 years in office at the time the Councillor has retired and/or has been defeated.

**IN FAVOUR:** K. Westerlund  
A. Heinrich

**OPPOSED:** S. Mahan  
D. Konelsky  
W. Tweedle  
P. Monteith

**DEFEATED**

**693/13** Moved by D. Konelsky to approve the time schedule as recommended, but not the monetary amounts.

**IN FAVOUR:** S. Mahan  
D. Konelsky  
W. Tweedle

**OPPOSED:** K. Westerlund  
P. Monteith  
A. Heinrich

**DEFEATED**

**694/13** Moved by D. Konelsky to approve the monetary and timeframe amendments as recommended by Administration.

**IN FAVOUR:** D. Konelsky  
S. Mahan  
W. Tweedle  
K. Westerlund  
A. Heinrich

**OPPOSED:** P. Monteith

**CARRIED**

**IN PRIVATE  
SESSION**

**In Private Session**

**695/13** Moved by K. Westerlund that the regular Council meeting of September 17, 2013 proceed into 'in private' at 12:58 pm for the purpose of a legal policing discussion with Staff Sgt. Brian Jones.

**CARRIED UNANIMOUSLY**

**696/13** Moved by P. Monteith that the regular Council meeting of September 17, 2013 come out of 'in private' at 1:36 pm.

**CARRIED UNANIMOUSLY**

**GENERAL  
MATTERS****General Matters****Drayton Valley Thunder**

Council reviewed the information received.

**697/13** Moved by K. Westerlund to defer the funding request from the Drayton Valley Thunder to the 2014 Budget discussions.

**IN FAVOUR:** K. Westerlund  
S. Mahan  
W. Tweedle  
D. Konelsky

**OPPOSED:** P. Monteith  
A. Heinrich

**CARRIED**

**QUESTIONS FROM  
THE MEDIA****Questions from the Media**

None

**CORRESPONDENCE  
ITEMS****Correspondence/Items for Information**

- a) Correspondence from Alberta Municipal Affairs regarding the Municipal Dispute Resolution Training Program
- b) Correspondence from the Drayton Valley & District Historical Society regarding the operation of the museum
- c) Correspondence from the RCMP District Commander regarding the 2012 - 2013 RCMP "K" Division Year in Review report
- d) Correspondence from Canadian Red Cross – Letter of Appreciation

**698/13** Moved by D. Konelsky to receive the correspondence items for information.

**CARRIED UNANIMOUSLY**

**COUNCILLOR  
REPORTS**

**Councillor Reports**

Not available at this time

**REEVE'S REPORT**

**Reeve's Report**

Reeve W. Tweedle reported that he attended: Land Use Open House; STARS presentation; Multi-plex meeting; Strategic Planning Workshop; and Wine and Cheese event.

**699/13** Moved by P. Monteith to receive the Reeve's report for information.

**CARRIED UNANIMOUSLY**

**COMMITTEE  
REPORTS**

**Committee Reports**

**ASB Member's Report**

Councillor D. Konelsky provided a report regarding the Agricultural Service Board.

**MPC Chairman's Report**

Councillor S. Mahan provided a report regarding the Municipal Planning Commission.

**Brazeau Seniors Foundation Report**

Councillor D. Konelsky provided a report regarding the Brazeau Seniors Foundation.

**Eagle Point/Blue Rapids Parks Council**

Councillor S. Mahan provided a report regarding the Parks Council.

**Drayton Valley & District Chamber of Commerce**

Councillor D. Konelsky provided a report regarding the Drayton Valley Chamber of Commerce.

**Agricultural Complex Feasibility Committee**

Reeve W. Tweedle provided a report regarding the Agricultural Complex Feasibility Committee.

**Physician Recruitment and Retention Committee**

Councillor S. Mahan provided a report regarding the Community Physician Recruitment and Retention Committee.

**Aquatics Facility Fund Development Strategy Committee**

Councillor K. Westerlund provided a report regarding the Aquatics Facility Feasibility Study Committee.

**700/13** Moved by P. Monteith to receive the Councillor Reports for information.

**CARRIED UNANIMOUSLY**

**MEETING  
DATES**

**Meeting Dates**

**Funding Announcement at the Brazeau Seniors Foundation – September 20, 2013**

**701/13** Moved by A. Heinrich to approve Council’s attendance at the Brazeau Seniors Foundation funding announcement on September 20, 2013.

**CARRIED UNANIMOUSLY**

**Ratify any Meetings Attended Since September 3, 2013**

None

**Brazeau County & Senior Management Strategy Session – January 27 & 28, 2014  
EOC Room**

**702/13** Moved by P. Monteith to reconfirm the Strategy Session dates of January 27 & 28, 2014 as previously scheduled.

**CARRIED UNANIMOUSLY**

**SHORT TERM  
ACTION CHART**

**Short Term Action Chart**

**703/13** Moved by K. Westerlund to receive for information.

**CARRIED UNANIMOUSLY**

**ADJOURNMENT**

**704/13**

Moved by P. Monteith that the regular Council Meeting of September 17, 2013 adjourn at 2:06 pm.

**CARRIED UNANIMOUSLY**

  
\_\_\_\_\_  
Reeve

  
\_\_\_\_\_  
Chief Administrative Officer