

MINUTES OF THE COUNCIL LAND USE BYLAW MEETING OF BRAZEAU COUNTY, HELD IN THE COUNTY ADMINISTRATION BUILDING, COUNCIL CHAMBERS IN BRAZEAU COUNTY ON FRIDAY, 2013 02 15

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
L. Johnson, Planning and Development Manager
J. Evasiuk, Director of Public Works and Infrastructure

ADDITION TO AND ADOPTION OF AGENDA

Addition to and Adoption of Agenda

82/13 Moved by K. Westerlund to approve the agenda as presented.

CARRIED UNANIMOUSLY

Land Use Bylaw Review

L. Johnson presented a review of the Land Use Bylaw and the Municipal Development Plan Policies.

Major Home Occupation

83/13 Moved by D. Konelsky to amend motion 820/12 to add that "if the business is compliant with current conditions/standards, a development permit shall not be unreasonably withheld."

CARRIED UNANIMOUSLY

84/13 Moved by P. Monteith to accept Section 4.10 (5) (d) (i) and (ii) on page 7 of the Land Use Bylaw Review report as presented.

CARRIED UNANIMOUSLY

WT

85/13 Moved by R. Kitching to remove Section 4.10 (5) (d)(iii) on page 7 of the Land Use Bylaw Review report which reads "Vehicles in excess of six and one-half (6.5) metric tons GVW shall not have more than four axles, including trailer axles".

CARRIED UNANIMOUSLY

86/13 Moved by K. Westerlund to add Section 4.10 (5)(d)(iii) "Vehicles shall not exceed their axle weights as per the Commercial Transportation regulations."

CARRIED UNANIMOUSLY

Reeve Wes Tweedle called for a break at 10:30 am and the meeting resumed at 10:40 am.

87/13 Moved by P. Monteith to accept Section 4.10 (5) (d) (iv) on page 7 of the Land Use Bylaw Review report as presented.

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

OPPOSED: A. Heinrich
CARRIED

88/13 Moved by K. Westerlund to accept Section 4.10 (5) (d) (v) on page 7 of the Land Use Bylaw Review report as presented.

CARRIED UNANIMOUSLY

89/13 Moved by K. Westerlund to accept Section 4.10 (5) (d)(vi) on page 7 of the Land Use Bylaw Review report as presented.

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

OPPOSED: A. Heinrich
CARRIED

wt

90/13 Moved by S. Mahan to amend Section 4.10 (5)(f) of the Land Use Bylaw Review report by deleting "may not exceed one tank less than 2500 (660.43 US gallons) and..."

CARRIED UNANIMOUSLY

91/13 Moved by A. Heinrich to accept Section 4.10 (5) (g) of the Land Use Bylaw Review report as presented.

CARRIED UNANIMOUSLY

92/13 Moved by P. Monteith to accept the recommendation that the "Home Occupation, Major" be amended to increase the vehicle weight limit from 1 ton GVW to 6.5 metric tons GVW.

CARRIED UNANIMOUSLY

93/13 Moved by R. Kitching to accept the recommendation that the "Home Occupation, Major" be removed from the Country Residential District as a discretionary use.

CARRIED UNANIMOUSLY

Councillor R. Kitching left the meeting at 11: 16 am.

Industrial Land Supply Strategy

94/13 Moved by D. Konelsky that Administration prepare a report for Council for the first meeting in April to include a cost estimate and time frame for a study regarding an industrial park in the County.

CARRIED UNANIMOUSLY

Creation of a New Highway Commercial District

95/13 Moved by S. Mahan that the Land Use Bylaw Review meeting of February 15, 2013 recess for lunch at 11:51 am.

CARRIED UNANIMOUSLY

WT

CALL TO ORDER

Reeve W. Tweedle called the meeting to order at 1:34 pm.

PRESENT

W. Tweedle, Reeve
P. Monteith, Councillor
D. Konelsky, Councillor
A. Heinrich, Councillor
S. Mahan, Councillor
K. Westerlund, Councillor
M. Schoeninger, Chief Administrative Officer
K. Robinson, Executive Assistant
L. Johnson, Planning and Development Manager
J. Evasiuk, Director of Public Works and Infrastructure

ABSENT

R. Kitching, Councillor

Creation of New Highway Commercial District

96/13 Moved by P. Monteith to add a new Highway Commercial District to the Land Use Bylaw.

CARRIED UNANIMOUSLY

97/13 Moved by S. Mahan that Administration research the highway commercial district and rural industrial district as they apply to the businesses in Poplar Ridge.

CARRIED UNANIMOUSLY

Definition of Uses – Review Existing and Provide New Ones

98/13 Moved by D. Konelsky that Administration proceed with amending several definitions in the Land Use Bylaw for Council's review.

CARRIED UNANIMOUSLY

Review General Format and Grammar of the LUB

99/13 Moved by K. Westerlund that Administration review the general format and grammar of the Land Use Bylaw.

CARRIED UNANIMOUSLY

WT

Review Accessory Use Controls

100/13 Moved by P. Monteith to retain the phrase "AG district is exempt" under Accessory Development.

IN FAVOUR: A. Heinrich
W. Tweedle
K. Westerlund
P. Monteith

OPPOSED: S. Mahan
D. Konelsky

CARRIED

101/13 Moved by A. Heinrich to leave in Section 4.2 (9) on page 25 of the Land Use Bylaw Review report as is.

CARRIED UNANIMOUSLY

102/13 Moved by D. Konelsky to accept Section 4.2 (10) on page 25 of the Land Use Bylaw Review report as presented.

CARRIED UNANIMOUSLY

Review Regulation of Telecommunications

103/13 Moved by D. Konelsky that Administration research the regulations for private communication structures with Transport Canada.

CARRIED UNANIMOUSLY

Review Permissions and Requirements for Items in Yards

Discussion took place but no direction given.

104/13 Moved by P. Monteith to continue the Land Use Bylaw review at the regular Council meeting of February 19, 2013.

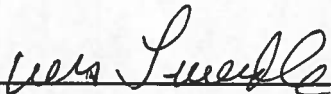
CARRIED UNANIMOUSLY

ADJOURNMENT

105/13

Moved by K. Westerlund that the Council Land Use Bylaw Review Meeting of February 15, 2013 adjourn at 3:35 pm.

CARRIED UNANIMOUSLY



Reeve



Chief Administrative Officer