

**MINUTES OF THE REGULAR COUNCIL MEETING OF BRAZEAU COUNTY, HELD IN THE COUNTY ADMINISTRATION BUILDING, COUNCIL CHAMBERS IN BRAZEAU COUNTY ON TUESDAY, 2017 04 05**

**CALL TO ORDER**

Reeve B. Guyon called the meeting to order at 9:02 am.

**PRESENT**

B. Guyon, Reeve  
S. Mahan, Councillor  
R. Moir, Councillor  
M. Thompson, Councillor  
M. Gressler, Councillor  
A. Heinrich, Councillor  
K. Westerlund, Councillor  
M. Verhaeghe, Director of Planning and Development  
B. Misener, Manager Land & Environment  
J. Karpo, Planning Intern  
M. Reimer, Planning & Development Administrative Assistant  
N. Dodds, Planning Assistant  
A. Spice, GIS Technician

**ADDITION TO AND ADOPTION OF AGENDA**

**Addition to and Adoption of Agenda**

**0361/17** Moved by S. Mahan to approve the agenda with the following Addition's:  
3 a. Land Use Bylaw Misprint and 3 b. River Ravine Phase 8 Zoning.

**CARRIED UNANIMOUSLY**

**PLANNING & DEVELOPMENT**

**2. Update Report Motion 0144/17**

**0362/17** Moved by M. Gressler to explore the combination of programs like ALUS, Green Acres and environmental reserve to consider a resolution to take forward to AAMDC Regional Meeting.

A. Heinrich asked for a friendly amendment to also add "conservation reserve"

M. Gressler accepted this friendly amendment

**CARRIED UNANIMOUSLY**

Reeve, B. Guyon called for a recess at 10:24 am and the meeting resumed at 10:35 am

**3b. River Ravine Phase 8 Zoning**

**0363/17** Moved by M. Gressler to direct Administration prepare a bylaw amendment for Lot F Plan 1445 RS that would change the zoning back to Compact Country Residential (CCR) from Country Residential (CR).

**CARRIED UNANIMOUSLY**

**3. Land Use Bylaw Update Report**

**0364/17** Moved by K. Westerlund to direct Administration to prepare a bylaw amendment to change the zoning for a tax roll 011584 from Rural Industrial (RI) to Crown Land (CL).

**CARRIED UNANIMOUSLY**

The Reeve B. Guyon removed himself from the meeting due to conflict of interest. M. Thompson took the chair.

**0365/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 003109 from Agricultural (AG) to Institutional (I).

**CARRIED UNANIMOUSLY**

**0366/17** Moved by R. Moir to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 992000 from Agricultural Holdings (AGH) to Crown Land (CL).

**CARRIED UNANIMOUSLY**

Reeve, B. Guyon returned to the chair.

**0367/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 007837 from Country Residential (CR) to Agricultural (AG).

**INFAVOR:**     **B. Guyon**  
                  **M. Thompson**  
                  **K. Westerlund**  
                  **S. Mahan**  
                  **M. Gressler**

**OPPOSED:**    **A. Heinrich**  
                  **R. Moir**

**CARRIED**

**0368/17** Moved M Gressler by to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 005703 from Agricultural (AG)/Direct Control (DC) to Agricultural (AG).

**CARRIED UNANIMOUSLY**

**0369/17** Moved by R. Moir to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 833201 from Agricultural Holdings (AGH) to Urban Reserve (UR).

**CARRIED UNANIMOUSLY**

**0370/17** Moved by M. Thompson to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 007458 from Agricultural Holdings (AGH) to Institutional (I).

**CARRIED UNANIMOUSLY**

**0371/17** Moved by A. Heinrich to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 000304 from Direct Control (DC) to Commercial (C).

**CARRIED UNANIMOUSLY**

**0372/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 007350 from Agricultural Holdings (AGH) back to Country Residential (CR).

**IN FAVOR:** B. Guyon  
M. Thompson  
A. Heinrich  
S. Mahan

**OPPOSED:** M. Gressler  
R. Moir  
K. Westerlund

**CARRIED**

**0373/17** Moved by R. Moir to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 000309 from Rural Industrial (RI) back to Agricultural (AG).

**CARRIED UNANIMOUSLY**

**0374/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 000399 from Agricultural (AG) to Institutional (I).

M. Gressler requested a friendly amendment for a letter to be sent to the town letting them know about the rezoning.

Friendly amendment accepted by S. Mahan.

**CARRIED UNANIMOUSLY**

**0375/17** Moved by R. Moir to receive for information the request to rezone SE 18-49-7-W5M as Urban (UR) and direct Administration to contact the landowner with regards to this property and bring recommendations back to council.

**CARRIED UNANIMOUSLY**

K. Westerlund declared pecuniary interest and left the meeting.

Clarity was given on the land location and pecuniary interest declaration was not required.

K. Westerlund rejoined the meeting.

**0376/17** Moved by K. Westerlund to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 006756 from Country Residential (CR) to Agricultural Holdings (AGH).

**CARRIED UNANIMOUSLY**

**RECESS FOR  
LUNCH**

**377/17** Moved by K. Westerlund that the Special Council Meeting of April 5, 2017 recess for lunch at 12:07 pm for 30 minutes.

**CARRIED UNANIMOUSLY**

**CALL TO  
ORDER**

Reeve B. Guyon called the meeting to order at 12:37 pm.

**PRESENT**

B. Guyon, Reeve  
S. Mahan, Councillor  
R. Moir, Councillor  
M. Thompson, Councillor  
M. Gressler, Councillor  
A. Heinrich, Councillor  
K. Westerlund, Councillor  
M. Verhaeghe, Director of Planning and Development  
B. Misener, Manager Land & Environment  
J. Karpo, Planning Intern  
M. Reimer, Planning & Development Administrative Assistant  
N. Dodds, Planning Assistant  
A. Spice, GIS Technician

**0378/17** Moved by S. Mahan if there are any other rezoning requests that should be on this list be added to the end.

**CARRIED UNANIMOUSLY**

**0379/17** Moved by R. Moir to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 000367 from Light Industrial (LI) to Rural Industrial (RI) and to send a letter immediately to the landowner to advise them.

**CARRIED UNANIMOUSLY**

**0380/17** Moved by M. Thompson to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 006319 from Country Residential (CR) back to Agricultural (AG).

**CARRIED UNANIMOUSLY**

**0381/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 000684 from Country Residential (CR) back to Agricultural (AG).

**CARRIED UNANIMOUSLY**

Reeve, B. Guyon declared pecuniary interest and left the meeting, giving the chair to M. Thompson.

**0382/17** Moved by K Westerlund to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 000805 from Crown Land (CL) to Country Residential (CR).

**CARRIED UNANIMOUSLY**

Reeve, B. Guyon returned to the meeting and assumed the chair.

**0383/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 007315 from Country Residential (CR) to Agricultural (AG).

**IN FAVOR:** A. Heinrich  
R. Moir  
M. Thompson  
B. Guyon  
K. Westerlund  
S. Mahan

**OPPOSED:** M. Gressler

**CARRIED**

**0384/17** Moved by K. Westerlund to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 010430 from Direct Control to Agricultural Holdings (AGH).

**CARRIED UNANIMOUSLY**

**0385/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 012355 from Agricultural (AG) to Agricultural Holdings (AGH).

**IN FAVOR:** A. Heinrich  
R. Moir  
M. Thompson  
M. Gressler  
K. Westerlund  
S. Mahan

**OPPOSED: B. Guyon**

**CARRIED**

Anthony Heinrich declared pecuniary interest and left the meeting.

**0386/17** Moved by R. Moir to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 006619 from Agricultural (AG)/Rural Industrial (RI) to Rural Industrial (RI).

**CARRIED UNANIMOUSLY**

Anthony Heinrich returned to the meeting.

**0387/17** Moved by M. Thompson to direct Administration to prepare a bylaw amendment to change the zoning for OT 2687 KS from Agricultural (AG) to Urban Reserve (UR).

**CARRIED UNANIMOUSLY**

**0388/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 012348 from Agricultural Holdings (AGH) to Agricultural (AG).

**CARRIED UNANIMOUSLY**

**0389/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 012356 from Agricultural Holdings (AGH) to Agricultural (AG).

S. Mahan requested to withdraw the motion

Moved by M. Gressler to authorize S. Mahan to withdraw the motion

**CARRIED UNANIMOUSLY**

**0390/17** Moved by R. Moir to receive for information the zoning recommendation for tax roll 012356.

**CARRIED UNANIMOUSLY**

**0391/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 012349 from Agricultural (AG) to Institutional (I).

**CARRIED UNANIMOUSLY**

**0392/17** Moved by M. Gressler to receive for information the zoning change request for tax roll 012352.

**CARRIED UNANIMOUSLY**

**0393/17** Moved by M. Gressler to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 012350 from Agricultural Holdings (AGH) to Agricultural (AG).

**CARRIED UNANIMOUSLY**

**0394/17** Moved by R. Moir to receive for information tax roll 012354.  
**CARRIED UNANIMOUSLY**

K. Westerlund declared pecuniary and conflict of interest and left the meeting.

**0395/17** Moved by S. Mahan to direct Administration to prepare a bylaw amendment to change the zoning for tax roll 000583 from Country Residential (CR) to Agricultural Holdings (AGH).

**CARRIED UNANIMOUSLY**

K. Westerlund returned to the meeting.

**2. Update Report – Motion 0144/17**

**0396/17** Moved by R. Moir to receive for information the report on the subdivision of parcels and the policy that requires the new parcels to touch.

**IN FAVOR: R. Moir**

**A. Heinrich**

**M. Thompson**

**K. Westerlund**

**S. Mahan**

**M. Gressler**

**OPPOSED: G. Guyon**

**CARRIED**

**0397/17** Moved by A. Heinrich to authorize Administration to vary setbacks on an application for compliance up to 20%.

**CARRIED UNANIMOUSLY**

Reeve, B. Guyon called for a recess at 1:47 pm and the meeting resumed at 2:01 pm

**0398/17** Moved by A. Heinrich to allow a legible hand drawn tentative plan.

K. Westerlund offered a friendly amendment to add “at a minimum hand drawn tentative plan.”

A. Heinrich accepted the friendly amendment

M. Thompson offered a friendly amendment “to replace 3.4.7(b)”

A. Heinrich accepted the friendly amendment.

**CARRIED UNANIMOUSLY**

**3a. Land Use Bylaw Misprint**

**0399/17** Moved by A. Heinrich to change the wording in 11.4.6 from “geotechnical study” to “a letter from a qualified engineer.”

**CARRIED UNANIMOUSLY**

**4. MDP Update Report**

J. Karpo updated Council on the MDP project.

**3. Land Use Bylaw Update**

**0400/17** Moved by S. Mahan to approve the Land Use Bylaw updates presented in Appendix B, as amended.

**IN FAVOR: R. Moir**

**A. Heinrich**

**M. Thompson**

**K. Westerlund**

**S. Mahan**

**M. Gressler**

**OPPOSED: B. Guyon**

**CARRIED**

**ADJOURNMENT**

**401/17** Moved by Kara Westerlund that the Special Council Meeting of April 5, 2017 adjourn at 3:13 pm.

**CARRIED UNANIMOUSLY**



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**Reeve**

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**Chief Administrative Officer**