

**MUNICIPAL DISTRICT OF MACKENZIE NO. 23
REGULAR COUNCIL MEETING**

**Wednesday, October 15, 2003
10:00 a.m.**

**Council Chambers, Municipal District of Mackenzie Office
Fort Vermilion, Alberta**

PRESENT:

Bill Neufeld	Reeve
Betty Bateman	Councillor
John W. Driedger	Councillor
Pat Kulscar	Councillor
Greg Newman	Councillor
Joe Peters	Councillor
Willie Wieler	Councillor
Wayne Thiessen	Councillor

ABSENT:

Walter Sarapuk	Deputy Reeve
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ALSO PRESENT:

Harvey Prockiw	Chief Administrative Officer
Barb Spurgeon	Executive Assistant
Bill Landiuk	Director of Corporate Services
Paul Driedger	Director of Planning and Emergency Services
Michel Savard	Director of Operational Services
Grant Smith	Agricultural Fieldman

Minutes of the regular Council meeting for the Municipal District of Mackenzie No. 23 held on Wednesday, October 15, 2003 in the Council Chambers of the Municipal District of Mackenzie office, Fort Vermilion, Alberta.

CALL TO ORDER: 1. a) **Call to Order**

Reeve Neufeld called the meeting to order at 10:04 a.m.

AGENDA: 2. a) **Adoption of Agenda**

MOTION 03-576 MOVED by Councillor Wieler

That the agenda be adopted as amended by deleting Item 5 a).

CARRIED

**ADOPTION OF
THE PREVIOUS
MINUTES:**

3. a) **Minutes of the September 30, 2003
Regular Council Meeting**

MOTION 03-577 MOVED by Councillor Driedger

That the minutes of the September 30, 2003 Regular Council meeting be adopted as amended by changing motion 03-566 to read "That the registered Owner Notification Program be implemented with proper signage on the Zama Access Road and major oil companies be notified."

CARRIED

**BUSINESS ARISING
OUT OF THE
MINUTES:**

4. a)

There were no items under this heading.

DELEGATIONS: 5. b) **Heliport Road Residents**

Reeve Neufeld welcomed the Heliport Road Residents at 10:08 a.m.

The Heliport Road Residents individually presented their concerns regarding the state of the Heliport Road and requesting the Municipal District of Mackenzie consider paving the road.

Reeve Neufeld thanked the Heliport Road Residents, who left the meeting at 10:30 a.m.

MOTION 03-578 MOVED by Councillor Peters

That the paving of Heliport Road be tabled until such time as a petition is brought forward and Administration researches the options for this road.

CARRIED

**PUBLIC
HEARINGS:**

6. a) **Bylaw 382/03 – Land Use Bylaw Amendment
Pt. NE 8-111-19-W5M; Forestry District “F”
To Agricultural District “AG1”**

Reeve Neufeld called the public hearing for Bylaw 382/03 to order at 10:31 a.m.

Reeve Neufeld asked if the public hearing for proposed Bylaw 382/03 was properly advertised. Paul Driedger answered that the bylaw was advertised in accordance with the Municipal Government Act.

Reeve Neufeld asked the Development Authority to outline the proposed Road Closure Bylaw. Paul Driedger presented the Development Authority's submission.

Reeve Neufeld asked if a submission was received from the Mackenzie Municipal Services Agency. Paul Driedger proceeded to summarize the submission from the Subdivision Authority.

Reeve Neufeld asked if Council had any questions of the proposed Road Closure Bylaw. Councillor Bateman asked where the residents are on the property in question? Paul Driedger indicated the residences on the map of the property.

Reeve Neufeld asked if any submissions were received in regards to proposed Bylaw 382/03. Paul Driedger answered that there were none.

Reeve Neufeld asked if there was anyone present who would like to speak in regards of the proposed Bylaw 382/03. There was no indication that anyone present wished to speak.

Reeve Neufeld closed the public hearing for Bylaw 382/03 at 10:37 a.m.

MOTION 03-379
Bylaw 382/03
Second Reading

MOVED by Councillor Driedger

That second reading be given to Bylaw 382/03 to re-zone Part of NE 8-111-19-W5M from Forestry District "F" to Agricultural District 1 "A1".

CARRIED

MOTION 03-380
Bylaw 382/03
Third Reading

MOVED by Councillor Thiessen

That third reading be given to Bylaw 382/03 to re-zone Part of NE 8-111-19-W5M from Forestry District "F" to Agricultural District 1 "A1".

CARRIED

**COUNCIL
COMMITTEE AND
CAO REPORTS:**

7. a) Council Committee Reports

Councillors provided verbal reports on meetings attended since previous reporting.

Councillor Driedger reported on the Emergency Preparedness table top exercise in Worsley.

Councillor Bateman reported on table top exercise in Rainbow Lake, Emergency Preparedness table top exercise in Worsley, and the Mackenzie Regional Library Board meeting.

Councillor Peters reported on the Hay-Zama Meeting.

Councillor Kulscar reported on the Finance Committee meetings.

Councillor Thiessen reported on the Hay-Zama meeting.

Reeve Neufeld reported on the Finance Committee and the Emergency Preparedness table top exercise in Worsley,

Councillor Wieler reported no meetings.

Councillor Newman reported no meetings

MOTION 03-381

MOVED by Councillor Peters

That the Council Committee verbal reports be received as information.

CARRIED

7. b) CAO Report

MOTION 03-382 **MOVED** by Councillor Thiessen

That the written report submitted by the Chief Administrative Officer be accepted as presented.

CARRIED

**GENERAL
REPORTS:**

8. a) Action List on Council Motions

MOTION 03-383 **MOVED** by Councillor Bateman

That the Action List be accepted for information.

CARRIED

**AGRICULTURAL
SERVICES:**

9. a)

There were no items under this heading.

**OPERATIONAL
SERVICES:**

10. a) Revision to Policy ADM040 – Service Levels of MD Campgrounds and Playgrounds

MOTION 03-384 **MOVED** by Councillor Newman

That the Municipal District of Mackenzie request the Alberta Government to establish a campground on Highway 35 north of High Level.

CARRIED

Councillor Kulscar identified a concern with maintenance of the Fort Vermilion Bridge Campsite.

Administration will revise the policy to reflect playground equipment replacement.

Administration will bring forward this issue during the budget process.

11. c) Bylaw 384/03 – Land Use Bylaw Amendment to Rezone From Hamlet Residential District 1 “HR1” to Hamlet Public Plan 509 RS; Block 1; Lots 12 and 13 in La Crete.

Reeve Neufeld called the public hearing for Bylaw 384/03 to order at 11:03 a.m.

Reeve Neufeld asked if the public hearing for proposed Bylaw 384/03 was properly advertised. Paul Driedger answered that the bylaw was advertised in accordance with the Municipal Government Act.

Reeve Neufeld asked the Development Authority to outline the proposed Land Use Bylaw. Paul Driedger presented the Development Authority's submission.

Reeve Neufeld asked if a submission was received from the Mackenzie Municipal Services Agency. Paul Driedger proceeded to summarize the submission from the Subdivision Authority.

Reeve Neufeld asked if Council had any questions of the proposed Land Use Bylaw.

Reeve Neufeld asked if any submissions were received in regards to proposed Bylaw 384/03. Paul Driedger answered that there was one. Paul Driedger read the written submission.

Reeve Neufeld asked if there was anyone present who would like to speak in regards of the proposed Bylaw 384/03. Raymond Knelson, an adjacent landowner, spoke against the proposed land use bylaw change. He stated noise and privacy concerns regarding the proposed rezoning of the residential area.

Mr. Peter Knelson and John Siemens, members of the Church, spoke in favor of the proposed bylaw.

Reeve Neufeld asked if Council had any questions of the presenters. Councillor Newman asked what the projected rate of growth of Church membership is? Mr. Knelson and Mr. Siemens explained that in twenty years they expect that expansion to the church will be needed, therefore they wish to secure the parking before other development takes place on the lot available.

Reeve Neufeld closed the public hearing for Bylaw 384/03 at 11:30 a.m.

Reeve Neufeld recessed the meeting at 11:31 a.m.
Reeve Neufeld reconvened the meeting at 11:40 a.m.

MOTION 03-385

Bylaw 384/03
Second reading

MOVED by Councillor Driedger

That second reading be given to Bylaw 384/03 to re-zone Plan 509 RS, Block 01; Lots 12 and 13 in La Crete from Hamlet Residential District 1 "HR1" to Hamlet Public "HP".

CARRIED

MOTION 03-386

Bylaw 384/03
Third reading

MOVED by Councillor Thiessen

That third reading be given to Bylaw 384/03 to re-zone Plan 509 RS, Block 01; Lots 12 and 13 in La Crete from Hamlet Residential District 1 "HR1" to Hamlet Public "HP".

CARRIED

MOTION 03-387

MOVED by Councillor Wieler

That Development Authority consider the concerns of Adjacent Landowners and to advise Council when approving the development permit.

CARRIED

Reeve Neufeld recessed the meeting at 12:05 p.m.

Reeve Neufeld reconvened the meeting at 12:50 p.m.

10. b) License Agreement – Road Right-of-way

MOTION 03-388

MOVED by Councillor Driedger

That the correspondence from Larry and Faye Patmore be received as information.

CARRIED

10. c) **Zama City Water Treatment Plant
Engineering Services**

MOTION 03-389 **MOVED** by Councillor Bateman

That engineering proposals be solicited from Associated engineering and DCL Siemens Engineering for the purpose of preparing a Zama Water System Study.

CARRIED

10. d) **La Crete Water Treatment Plant**

MOTION 03-390 **MOVED** by Councillor Wieler

That Administration be authorized to explore the feasibility of water sewer lines to the north of the new La Crete water treatment plant.

CARRIED

10. e) **Gravel Crushing – 2003**

MOTION 03-391 **MOVED** by Councillor Wieler

Requires two-third
Majority

That an overage be permitted for the 2003 re-gravelling operating budget (2-32-534) for the purpose of gravel crushing in the West La Crete and Tompkins gravel pits and that the funding for this overage be from the General Operating Reserve (4-12-711)

CARRIED

**PLANNING, EMERGENCY,
AND ENFORCEMENT
SERVICES:**

11. b) La Crete Expansion Project

MOTION 03-392 **MOVED** by Councillor Kulscar

That the Hamlet of La Crete Expansion Concept be adopted as presented and attached.

CARRIED

**11. a) Bylaw 379//03 – Land Use Bylaw Amendment
Pt. SE 16-106-15-W5M From Agricultural District
“A1” to Highway Development “HD”.**

MOTION 03-393 **MOVED** by Councillor Wieler

Bylaw 379/03
Second reading

That second reading be given to Bylaw 379/03 being a bylaw to rezone Part of SE-16-106-15-W5M from Agricultural District “A1” to Highway Development “HD” until the La Crete Community Development Plan has been amended to include SE 16-106-15-W5M.

CARRIED

MOTION 03-394 **MOVED** by Councillor Wieler

Bylaw 379/03
Third reading

That third reading be given to Bylaw 379/03 being a bylaw to rezone Part of SE-16-106-15-W5M from Agricultural District “A1” to Highway Development “HD” until the La Crete Community Development Plan has been amended to include SE 16-106-15-W5M.

CARRIED

Reeve Neufeld recessed the meeting at 2:05 p.m.

Reeve Neufeld reconvened the meeting at 2:16 p.m.

**11. f) Development Permit #205-DP-03
Convenience & Liquor Store Direct Control District
NW 31-109-13-W5M**

MOTION 03-395 **MOVED** by Councillor Bateman

That Development Permit # 205-DP-03 be approved for the following conditions:

1. Development Permit #205-DP-03 expires on the 26th day of June 2004, to be brought back to Council for review prior to expiration.
2. Building setbacks as existing, prior to any additions or relocations another permit will be required.
3. Provide parking as follows: The minimum parking standards are 1 stall per 45 sq. m. of gross floor area with an adequate turn around area.
4. The access and egress to and from the Convenience and Liquor store is to be a minimum 8 meter road top graveled to the MD standards.
5. Sufficient lighting to light up the parking area and Convenience & Liquor store.
6. Only the existing house is to be used for residential purpose.
7. The proposed store as indicated on the Real Property Report to be used for the proposed Convenience and Liquor store.
8. The hours of operation will be from 10:00 a.m. to 10:00 p.m. from Sunday to Thursday and from 10:00 a.m. to 12:00 a.m. Friday and Saturday.
9. Obtain all other approvals from other Government Agencies as required. (Agriculture, Environment, Housing and Consumer Affairs Division, **Alberta Gaming and Liquor Commission**, PTMMA, etc.)
10. Comply to applicable legislation under the Public Health Act and obtain the appropriate approvals prior to commencement of development. Contact the Health Inspector at (780)-926-7000.

DEFEATED

MOTION 03-396 MOVED by Councillor Newman

That Development Permit # 205-DP-03 be approved for the following conditions:

1. Development Permit #205-DP-03 expires on the 26th day of June 2004, to be brought back to Council for review prior to expiration.
2. Building setbacks as existing, prior to any additions or relocations another permit will be required.
3. Provide parking as follows: The minimum parking standards are 1 stall per 45 sq. m. of gross floor area with an adequate turn around area.
4. The access and egress to and from the Convenience and Liquor store is to be a minimum 8 meter road top graveled to the MD standards.
5. Sufficient lighting to light up the parking area and Convenience & Liquor store.
6. Only the existing house is to be used for residential purpose.
7. The proposed store as indicated on the Real Property Report to be used for the proposed Convenience and Liquor store.
8. The hours of operation be from 10:00 a.m. to 10:00 p.m. seven days a week.
9. Obtain all other approvals from other Government Agencies as required. (Agriculture, Environment, Housing and Consumer Affairs Division, **Alberta Gaming and Liquor Commission**, PTMMA, etc.)
10. Comply to applicable legislation under the Public Health Act and obtain the appropriate approvals prior to commencement of development. Contact the Health Inspector at (780)-926-7000.

DEFEATED

MOTION 03-397 MOVED by Councillor Bateman

That Development Permit # 205-DP-03 be approved for the following conditions:

1. Development Permit #205-DP-03 expires on the 26th day of June 2004, to be brought back to Council for review prior to expiration.
2. Building setbacks as existing, prior to any additions or relocations another permit will be required.
3. Provide parking as follows: The minimum parking standards are 1 stall per 45 sq. m. of gross floor area with an adequate turn around area.
4. The access and egress to and from the Convenience and Liquor store is to be a minimum 8 meter road top graveled to the MD standards.
5. Sufficient lighting to light up the parking area and Convenience & Liquor store.
6. Only the existing house is to be used for residential purpose.
7. The proposed store as indicated on the Real Property Report to be used for the proposed Convenience and Liquor store.
8. The hours of operation be from 10:00 a.m. to 11:00 p.m. seven days a week.
9. Obtain all other approvals from other Government Agencies as required. (Agriculture, Environment, Housing and Consumer Affairs Division, **Alberta Gaming and Liquor Commission**, PTMMA, etc.)
10. Comply to applicable legislation under the Public Health Act and obtain the appropriate approvals prior to commencement of development. Contact the Health Inspector at (780)-926-7000.

MOTION 03-398 MOVED by Councillor Newman

That Motion 03-397 consideration of Development Permit #205-DP-03 be tabled until the Councillor whose ward is affected is present.

CARRIED

11. d) **Bylaw 387/03 – Fire Services Bylaw
Amending Bylaw 199/00**

MOTION 03-399 MOVED by Councillor Bateman

Bylaw 387/03
First Reading

That first reading be given to Bylaw 387/03, being a bylaw for providing fire services within the Municipal District of Mackenzie No. 23.

CARRIED

MOTION 03-400 MOVED by Councillor Newman

Bylaw 387/03
Second Reading

That second reading be given to Bylaw 387/03, being a bylaw for providing fire services within the Municipal District of Mackenzie No. 23.

CARRIED

MOTION 03-401 MOVED by Councillor Bateman

Requires
Unanimous
Consent

That consideration be given to go to third reading.

CARRIED

MOTION 03-402 MOVED by Councillor Wieler

Bylaw 387/03
Third Reading

That third reading be given to Bylaw 387/03, being a bylaw for providing fire services within the Municipal District of Mackenzie No. 23.

CARRIED

**11. e) Purchase of Thermal Imager Camera
La Crete Fire and Rescue**

MOTION 03-403 **MOVED** by Councillor Wieler
Requires 2/3
majority

That the 2003 capital budget be amended as follows:
Thermal Imager Camera \$17,000
Fundraising \$10,000
Contribution to Capital \$ 7,000

With the condition that \$7000.00 be paid back within 12 months.

DEFEATED

11. g) Urban Development Costs

MOTION 03- 404 **MOVED** by Councillor Kulscar

That the 2002 Capital budget be amended by adding the following 2 projects and to be funded from the general Capital Reserve (04-97-760):

Quality Investment Corporation - \$30,405.17
Vanguard Realty Ltd. - \$30,528.43.

CARRIED

**CORPORATE
SERVICES:**

12. a) 2004 Operating and Capital Budget Review

Administration will send out a calendar for Councillors to identify dates for reviewing the 2004 budget.

12. b) Cost Sharing Negotiations

MOTION 03-405 **MOVED** by Councillor Thiessen

That negotiations for cost-sharing agreements with Little Red River Cree First Nation, the TallCree and Beaver First Nation's bands be referred to the Finance Committee.

CARRIED

12. c) High Level Medical Clinic

MOTION 03-406 **MOVED** by Councillor Wieler

That the correspondence from the High Level Medical Clinic be received as information.

CARRIED

12. d) Basic Emergency Preparedness Course

MOTION 03-407 **MOVED** by Councillor Wieler

That correspondence from the town of Fairview be received for information.

CARRIED

12. e) The Alberta Foundation for the Arts (AFA)

MOTION 03-408 **MOVED** by Councillor Wieler

That correspondence from the Alberta Foundation for the Arts be received as information.

CARRIED

MOTION 03-409 **MOVED** by Councillor Newman

That consideration be given to go in camera to discuss issues under the Freedom of Information and Protection of Privacy, Alberta Regulation 200/95.

CARRIED

Reeve Neufeld recessed the meeting at 3:10 p.m.

Reeve Neufeld reconvened the meeting at 3:17 p.m.

**IN CAMERA
SESSION:**

13. a) **DELEGATION:
Zama Emergency Medical Services**

Freedom of Information and Protection of Privacy Act,
Section 16(1)(c)(i)

Councillor Wieler left the meeting at 3:33 p.m.

MOTION 03-410 **MOVED** by Councillor Thiessen

That Council come out of camera. (3:57 p.m.).

CARRIED

MOTION 03-411 **MOVED** by Councillor Bateman
Requires 2/3
Majority

That Municipal District of Mackenzie enter into a contract with
Aeromedical with a five-year term including a clause that if
Alberta Health assumes responsibility for ambulance services
that this contract is null and void.

CARRIED

**DATE OF NEXT
MEETING:**

14. a) **Special Council Meeting
Growth Management Plan**
10:00 a.m.
October 16, 2003.
MD Council Chambers – Fort Vermilion

b) **Council Organizational Meeting**
10:00 a.m.
October 22, 2003
MD Council Chambers - Fort Vermilion

ADJOURNMENT: 15. a) **Adjournment**

MOTION 03-412 **MOVED** by Councillor Newman

That the Regular Council meeting be adjourned (4:05 p.m.)

CARRIED

These minutes were adopted this 28th day of, October, 2003.

"B. Neufeld" (signed)
Bill Neufeld, Reeve

"B. Spurgeon" (signed)
Barbara Spurgeon,
Executive Assistant