



**Mackenzie County**

# **REGULAR COUNCIL MEETING AGENDA**

**FEBRUARY 22, 2016**

**11:00 A.M.**

**COUNCIL CHAMBERS  
FORT VERMILION, AB**



# STRATEGIC PRIORITIES CHART

## COUNCIL PRIORITIES (Council/CAO)

NOW		ADVOCACY
1. RATEPAYER ENGAGEMENT 2. REGIONAL RELATIONSHIPS 3. FISCAL RESPONSIBILITY 4. POTABLE WATER: Availability & Infrastructure 5. CAMPGROUNDS: Expansion and New Boat Docks 6. RECREATION CENTRES & ARENA UPGRADES 7. MASTER FLOOD CONTROL PLAN & FLOOD CONTROL SYSTEMS 8. TRANSPORTATION DEVELOPMENT 9. ECONOMIC DEVELOPMENT 10. INDUSTRY RELATIONS		<input type="checkbox"/> <i>Provincial Government Relationships</i> <input type="checkbox"/> <i>Land Use</i> <input type="checkbox"/> <i>Health Services</i> <input type="checkbox"/> <i>La Crete Postal Service</i> <input type="checkbox"/> <i>Transportation Development</i>
		Codes: <b>BOLD CAPITALS</b> – Council NOW Priorities CAPITALS – Council NEXT Priorities <i>Italics</i> – Advocacy Regular Title Case – Operational Strategies * See Monthly Capital Projects Progress Report

## OPERATIONAL STRATEGIES (CAO/Staff)

CHIEF ADMINISTRATIVE OFFICER (Joulia)			
1. RATEPAYER ENGAGEMENT – Citizen Engagement Policy	Sept.	<input type="checkbox"/> <i>La Crete Library – Lease Agreement</i>	Oct.
2. REGIONAL RELATIONSHIPS – Regional Sustainability Plan Phase II (RFP)	Oct.	<input type="checkbox"/> <i>AUPE Negotiations – internal review of the agreement</i>	Dec.
3. REGIONAL RELATIONSHIPS – Rainbow Lake Agreement	Nov.	<input type="checkbox"/> Regional Emergency Planning – Risk & Self-Assessment	Nov.
4. FISCAL RESPONSIBILITY – non-traditional municipal revenue streams	Nov.	<input type="checkbox"/> Municipal Climate Resilience Workshop <input type="checkbox"/> <i>Connectivity with NPTC</i>	Nov. Nov.
ECONOMIC DEVELOPMENT (Joulia/Byron)		AGRICULTURAL SERVICES (Grant)	
1. ECONOMIC DEVELOPMENT – Establish Action Plan (Award RFP)	Sept.	1. <b>MASTER FLOOD CONTROL PLAN – Provincial Endorsement</b>	Oct.
2. TRANSPORTATION DEVELOPMENT – Meet Ministers (P5/Zama, RBLK/Hwy 58)	Nov.	2. Emergency Livestock Response Plan	Oct.
3. INDUSTRY RELATIONS – Meet Industry Partners		3. _____ <input type="checkbox"/> Easements for Existing Drainage Channel	
COMMUNITY SERVICES (Ron/Len)		PUBLIC WORKS* (Ron/Len)	
1. CAMPGROUNDS – build roads in expansion area	Nov.	1. Review Alternate Dust Control Products	Dec.
2. RECREATION CENTRES & ARENA UPGRADES – Assessment	Dec.	2. Review 105 St. Closure (LC)	Dec.
3. COR Certificate – Self Audit Review	Dec.	3. Finalize Meander River Gravel Pit Transfer	Dec.
<input type="checkbox"/> Dock expansion plan for campgrounds		<input type="checkbox"/> Hamlet 3 Year Upgrading Plan – Review & Update	
		<input type="checkbox"/> Engineering Services Procurement RFP	Dec.
		<input type="checkbox"/> Utility Laneway/Back Alley Policy	Dec.
PLANNING & DEVELOPMENT (Byron)		LEGISLATIVE SERVICES (Carol)	
1. Infrastructure Master Plans	Oct.	1. Website “Content” Review & Update	Dec
2. LC & FV Design Guide – Award RFP	Sept.	2. Filing/Records Management Procedures	Dec
3. _____		3. _____	
<input type="checkbox"/> Land Use Framework	2016	<input type="checkbox"/> Human Resource Policy Review	
<input type="checkbox"/> LC & FV Airports – Infrastructure Review		<input type="checkbox"/> Communication Plan	
FINANCE (Mark)		ENVIRONMENTAL (Fred)	
1. FISCAL RESPONSIBILITY – Mill Rate Discussion & Policy	Nov.	1. FV Frozen Services Plan	Nov.
2. AUPE Negotiations (calculations)	Nov.	2. Hamlet Easement Strategy	Dec.
3. Multi-year capital plan	Dec.	3. _____	

**MACKENZIE COUNTY  
REGULAR COUNCIL MEETING**

**Tuesday February 22, 2016  
11:00 a.m.**

**Fort Vermilion Council Chambers  
Fort Vermilion, Alberta**

**AGENDA**

			Page
<b>CALL TO ORDER:</b>	1.	a) Call to Order	
<b>AGENDA:</b>	2.	a) Adoption of Agenda	
<b>ADOPTION OF PREVIOUS MINUTES:</b>	3.	a) Minutes of the February 9, 2016 Regular Council Meeting	7
		b)	
<b>DELEGATIONS:</b>	4.	a) O2 Design – Economic Development Streetscape Design Project (2:00 p.m.)	
		b) Al Toews – Old Bay House Restoration Progress (2:30 p.m.)	
		c) Marilee Toews – Office Building on the Experimental Farm Grounds (3:00 p.m.)	
		d)	
<b>COUNCIL COMMITTEE REPORTS:</b>	5.	a) Council Committee Reports (verbal)	
		b) Tompkins Crossing Committee Meeting Minutes	17
<b>GENERAL REPORTS:</b>	6.	a)	
		b)	
<b>TENDERS:</b>	7.	a) Request for Proposal Opening – Hutch Lake Campground Caretaker (12:00 p.m.)	21

- b) Request for Proposal Opening – Machesis Lake Campground Caretaker (12:00 p.m.) 23
- c) Rural Potable Water Infrastructure Contract 1 (2:00 pm) 25
- d) Wooden Post Frame Sand Shed – La Crete 27
- e)
- f)

**PUBLIC HEARINGS:** Public hearings are scheduled for 1:15 p.m.

- 8. a) Bylaw 1014-16 Land Use Bylaw Amendment to Rezone SE 08-106-15-W5M from Urban Fringe “UF” to Hamlet Residential District 1B “HR1B”(La Crete) 29
- b) Bylaw 1015-16 Land Use Bylaw Amendment to Rezone Lot 2 Block 1 Plan 042 0507 from Public/Institutional “P” to Rural Country Residential “RC1” 43
- c) Bylaw 1016-16 Land Use Bylaw Amendment to Rezone Lot 1 Block 3 Plan 580KS from Hamlet Residential “HR1” to Residential Condominium District “RCD” 51
- d)
- e)

**COMMUNITY SERVICES:**

- 9. a)
- b)

**UTILITIES:**

- 10. a) Frozen Water Service Repairs 57
- b) Rural Potable Water Contract 2 Expression of Interest & Pre-qualification 63
- c)
- d)



<b>OPERATIONS:</b>	11.	a)	Right Of Ways (30 Meter vs 20 Meter)	73
		b)		
		c)		
<b>PLANNING &amp; DEVELOPMENT:</b>	12.	a)	Bylaw 1019-16 Land Use Bylaw Amendment to Rezone Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) from Agricultural "A" to Rural County Residential District "RC"(La Crete Rural)	75
		b)	Bylaw 1020-16 Land Use Bylaw Amendment to Rezone Part of NE 26-106-15-W5M from Agricultural "A" to Rural County Residential District "RC3"(La Crete Rural)	87
		c)	Bylaw 1021-16 Land Use Bylaw Amendment to Rezone Plan 142 5001, Block 3, Lot 5 & 6 from Hamlet Country Residential "HRC1" to Public/Institutional "P"(La Crete)	101
		d)	Bylaw 1022-16 Service Road Closure	123
		e)	Surveyor Cost Sharing request for Plan 5999CL, Lot E(Fort Vermilion)	131
		f)		
		g)		
		h)		
<b>FINANCE:</b>	13.	a)	Request to Waive Minimum Tax	141
		b)	Land Titles Download Error	143
		c)		
<b>ADMINISTRATION:</b>	14.	a)	Appointment of Member-at-Large to Assessment Review Board	147
		b)	Lithium Formations Discovery	153

	c)	2016 Growing the North Conference	165
	d)	Mackenzie County Public Land Sale	167
	e)	Nomination Information for Consultation Working Groups – Enhanced Protections for Farm and Workers Act	173
	f)		
	g)		
<b>INFORMATION / CORRESPONDENCE:</b>	15.	a) Information/Correspondence	177
<b>IN CAMERA SESSION:</b>	16.	a) Legal	
		b) Labour	
		c) Land	
		• Buffalo Head Prairie Rural Truckfill Land Purchase	
		• Option to Purchase Mackenzie County Lands (near High Level)	
<b>NOTICE OF MOTION:</b>	17.	Notices of Motion	
<b>NEXT MEETING DATES:</b>	18.	a) Regular Council Meeting March 8, 2016 10:00 a.m. Fort Vermilion Council Chambers	
		b) Committee of the Whole Meeting March 22, 2016 10:00 a.m. Fort Vermilion Council Chambers	
		c) Regular Council Meeting March 23, 2016 10:00 a.m. Fort Vermilion Council Chambers	
<b>ADJOURNMENT:</b>	19.	a) Adjournment	



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Joulia Whittleton, Chief Administrative Officer</b>
<b>Title:</b>	<b>Minutes of the February 9, 2016 Regular Council Meeting</b>

## **BACKGROUND / PROPOSAL:**

Minutes of the February 9, 2016, Regular Council Meeting are attached.

## **OPTIONS & BENEFITS:**

## **COSTS & SOURCE OF FUNDING:**

## **SUSTAINABILITY PLAN:**

## **COMMUNICATION:**

Approved Council Meetings are posted on the County website.

## **RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That the minutes of the February 9, 2016, Regular Council Meeting be adopted as presented.

**MACKENZIE COUNTY  
REGULAR COUNCIL MEETING**

**Tuesday, February 09, 2016  
10:00 a.m.**

**Fort Vermilion Council Chambers  
Fort Vermilion, Alberta**

**PRESENT:**

Bill Neufeld	Reeve
Walter Sarapuk	Deputy Reeve
Jacque Bateman	Councillor
Peter F. Braun	Councillor
Elmer Derksen	Councillor
John W. Driedger	Councillor
Eric Jorgensen	Councillor
Josh Knelsen	Councillor
Ricky Paul	Councillor
Lisa Wardley	Councillor

**REGRETS:**

**ADMINISTRATION:**

Len Racher	Director of Facilities & Operations (South) (Acting CAO)
Byron Peters	Director of Planning & Development
Mark Schonken	Interim Director of Finance
Fred Wiebe	Manager of Utilities
Jennifer Batt	Public Works Administrative Officer
Carol Gabriel	Director of Legislative and Support Services
Carrie Simpson	Executive Assistant to the CAO/Recording Secretary

**ALSO PRESENT:**

Minutes of the Regular Council meeting for Mackenzie County held on February 9, 2016 in the Fort Vermilion Council Chambers.

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

Reeve Neufeld called the meeting to order at 10:00 a.m.

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

**MOTION 16-02-078 MOVED** by Councillor Braun

That the agenda be approved with the following additions/revisions:

14. f) Tri-Council Meeting

**CARRIED**

**ADOPTION OF  
PREVIOUS MINUTES:**

**3. a) Minutes of the January 29, 2016 Regular Council Meeting**

**MOTION 16-02-079**

**MOVED** by Councillor Wardley

That the minutes of the January 29, 2016 Regular Council Meeting be adopted as presented.

**CARRIED**

**3. b) Minutes of the February 1, 2016 Special Council Meeting**

**MOTION 16-02-080**

**MOVED** by Deputy Reeve Sarapuk

That the minutes of the February 1, 2016 Special Council Meeting be adopted as presented.

**CARRIED**

**DELEGATIONS:**

**4. a) None**

**14. d) Agricultural Fair & Tradeshow – Draft Terms of Reference**

**MOTION 16-02-081**

**MOVED** by Councillor Knelsen

That the Terms of Reference for the Agricultural Fair & Tradeshow Committee be APPROVED as presented.

**CARRIED**

**COUNCIL  
COMMITTEE  
REPORTS:**

**5. a) Council Committee Reports**

**MOTION 16-02-082**

**MOVED** by Councillor Knelsen

That the Council Committee verbal reports be received for information.

**CARRIED**

**GENERAL REPORTS: 6. a) CAO Report**

**MOTION 16-02-083** **MOVED** by Councillor Jorgensen

That the CAO and Directors report for January 2016 be received for information.

**CARRIED**

**TENDERS: 7. a) None**

**COMMUNITY SERVICES: 9. a) Peace Officer Vehicle**

**MOTION 16-02-084** **MOVED** by Deputy Reeve Sarapuk

That administration proceed with purchasing the 2014 Ford Interceptor from the Municipal District of Bonnyville at a cost of \$16,000 and an additional \$5,300 for the installation of the computer and radio.

**CARRIED**

**UTILITIES: 10. a) La Crete Lift Station Emergency Repairs**

**MOTION 16-02-085** **MOVED** by Councillor Bateman

Requires 2/3

That the 2016 Operating Budget be amended to include an additional \$45,000 to the La Crete Sewer Operating Budget to cover costs for emergency repairs with funds coming from the General Operating Reserve.

**CARRIED**

**10. b) Application to Purchase SE 15-106-15-W5M (PLS 120200) La Crete Sewage Lagoon and Future Lagoon Expansion**

**MOTION 16-02-086** **MOVED** by Councillor Wardley

That administration negotiate with Alberta Environment and Parks to allow Mackenzie County to purchase the entire 160 acres, SE 15-106-15-W5M, similar to the County's purchase of two quarters within the W ½ 14-106-15-W5M.

**CARRIED**

**OPERATIONS:** 11. a) None

**PLANNING & DEVELOPMENT:** 12. a) **Bylaw 1018-16 – Hawkers and Peddlers**

**MOTION 16-02-087** **MOVED** by Councillor Wardley

That first reading be given to Bylaw 1018-16 being the Hawkers and Peddlers Bylaw as AMENDED and that administration research the Town of High Level's Hawkers and Peddlers Bylaw.

**CARRIED**

Reeve Neufeld recessed the meeting at 11:01 and reconvened the meeting at 11:11 a.m.

**MOTION 16-02-088** **MOVED** by Councillor Paul

That the Fee Schedule Bylaw be brought back to Council after the third reading of the Hawkers and Peddlers Bylaw.

**CARRIED**

12. b) **Addressing for Hamlet Country Residential “HCR”**

**MOTION 16-02-089** **MOVED** by Councillor Wardley

That administration investigate the compliance of Hamlet addressing in all three Hamlets.

**CARRIED**

**FINANCE:** 13. a) **Financial Reports – January 1 to December 31, 2015**

**MOTION 16-02-090** **MOVED** by Councillor Braun

That the financial reports for the period January 1 – December 31 2015, be accepted for information.

**CARRIED**

**ADMINISTRATION:** 14. a) **Notice of Motion – MOTION 15-05-373**

**MOTION 16-02-091** **MOVED** by Councillor Wardley

That the Notice of Motion - MOTION 15-05-373 be TABLED until the after the Council self-evaluation in April 2016.

**CARRIED**

**14. b) Mackenzie Housing Management Board – Public Member Appointment**

**MOTION 16-02-092**      **MOVED** by Councillor Bateman

That administration be authorized to advertise one public member position for the Mackenzie Housing Management Board.

**CARRIED**

**MOTION 16-02-093**      **MOVED** by Councillor Wardley

That administration draft a policy for the appointment of Members at Large.

**CARRIED**

**14. c) Regular Council Meeting Times**

**MOTION 16-02-094**      **MOVED** by Councillor Bateman  
Require Unanimous

That the following Regular Council meetings be rescheduled to begin at 10:00 a.m.

- March 23, 2016
- May 25, 2016
- September 28, 2016
- November 23, 2016

**CARRIED UNANIMOUSLY**

**14. e) 2016 Municipal Census**

**MOTION 16-02-095**      **MOVED** by Councillor Bateman

That Mackenzie County does not complete a municipal census in 2016 and that administration contact Statistics Canada regarding potential enumerators (ie. non-profit groups).

**CARRIED**

**14. f) Tri-Council Meeting (ADDITION)**



**MOTION 16-02-096**

**MOVED** by Deputy Reeve Sarapuk

That Council recommends March 10 or 11, 2016 as potential Tri-Council meeting dates.

**CARRIED**

Reeve Neufeld recessed the meeting at 11:57 and reconvened the meeting at 12:53 p.m.

**INFORMATION/  
CORRESPONDENCE:**

**15. a) Information/Correspondence**

**MOTION 16-02-097**

**MOVED** by Councillor Jorgensen

That all Councillors attending the Growing the North Conference be authorized to attend the Mighty Peace Watershed Alliance Wetlands Workshop on February 19, 2016, in Grande Prairie, AB.

**CARRIED**

**MOTION 16-02-098**

**MOVED** by Councillor Wardley

That the information/correspondence items be received for information.

**CARRIED**

Councillor Jorgensen stepped out of the meeting at 1:06 p.m.

**PUBLIC HEARINGS:**

**8. a) Bylaw 1012-16 Land Use Bylaw Amendment to Amend the Definition of Garden Suite and Add Provisions**

Reeve Neufeld called the public hearing for Bylaw 1012-16 to order at 1:07 p.m.

Reeve Neufeld asked if the public hearing for proposed Bylaw 1012-16 was properly advertised. Byron Peters, Director of Planning & Development, 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 Amendment. Byron Peters, Director of Planning & Development, presented the Development Authority's submission and indicated that first reading was given on January 12, 2016.

Reeve Neufeld asked if Council has any questions of the proposed land Use Bylaw Amendment. There were no questions.

Reeve Neufeld asked if any submissions were received in regards to proposed Bylaw 1012-16. No submissions were received.

Reeve Neufeld asked if there was anyone present who would like to speak in regards to the proposed Bylaw 1012-16. There was no one present to speak to the proposed Bylaw.

Reeve Neufeld closed the public hearing for Bylaw 1012-16 at 1:10 p.m.

**MOTION 16-02-099**

**MOVED** by Councillor Braun

That second reading be given to Bylaw 1012-16, being a Land Use Bylaw amendment to clarify the use of garden suites.

**CARRIED**

**MOTION 16-02-100**

**MOVED** by Deputy Reeve Sarapuk

That third reading be given to Bylaw 1012-16, being a Land Use Bylaw amendment to clarify the use of garden suites.

**CARRIED**

Councillor Jorgensen rejoined the meeting at 1:11 p.m.

**8. b) Bylaw 1013-16 Land Use Bylaw Amendment to add Park Models to the Country Recreational District**

Reeve Neufeld called the public hearing for Bylaw 1013-16 to order at 1:11 p.m.

Reeve Neufeld asked if the public hearing for proposed Bylaw 1013-16 was properly advertised. Byron Peters, Director of Planning & Development, 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 Amendment. Byron Peters, Director of Planning & Development, presented the Development Authority's submission and indicated that first reading was given on January 12, 2016.

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

- Would these be allowed in Wadlin Lake as well? If Wadlin Lake is re-zoned, it would be allowed. Currently only Hutch Lake is zoned Country Recreational.
- Are we heading towards summer villages, is that how they start? In the long term they may develop into Hamlets.
- Country Recreational is seasonal, so it cannot be a Hamlet.
- Can they leave it there all year? Yes, essentially these are mini-mobile homes.

Reeve Neufeld asked if any submissions were received in regards to proposed Bylaw 1013-16. No submissions were received.

Reeve Neufeld asked if there was anyone present who would like to speak in regards to the proposed Bylaw 1013-16. There was no one present to speak to the proposed Bylaw.

Reeve Neufeld closed the public hearing for Bylaw 1013-16 at 1:16 p.m.

**MOTION 16-02-101**

**MOVED** by Councillor Bateman

That second reading be given to Bylaw 1013-16, being a Land Use Bylaw amendment to add Park Models to the Country Recreational district.

**CARRIED**

**MOTION 16-02-102**

**MOVED** by Councillor Wardley

Reeve Neufeld recessed the meeting at 1:31 p.m. and reconvened the meeting at 1:43 p.m.

That third reading be given to Bylaw 1013-16, being a Land Use Bylaw amendment to add Park Models to the Country Recreational district as AMENDED to include the following:

**C. DISTRICT REGULATIONS**

(a) Dwelling Density (maximum)

1 RECREATIONAL VEHICLE and 1 COTTAGE/PARK MODEL or

2 RECREATIONAL VEHICLES per LOT

**CARRIED**

**IN-CAMERA  
SESSION:**

**16. In-Camera Session**

**NOTICE OF MOTION:**

**17. a) Notice of Motion**

**NEXT MEETING  
DATES:**

- 18. a)** Regular Council Meeting  
Monday, February 22, 2016  
11:00 a.m.  
Fort Vermilion Council Chambers
- b)** Regular Council Meeting  
Tuesday, March 8, 2016  
10:00 a.m.  
Fort Vermilion Council Chambers

**ADJOURNMENT:**

**19. a) Adjournment**

**MOTION 16-02-103**

**MOVED** by Councillor Jorgensen

That the council meeting be adjourned at 1:45 p.m.

**CARRIED**

These minutes will be presented to Council for approval on February 22, 2016.

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Bill Neufeld  
Reeve

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Joulia Whittleton  
Chief Administrative Officer



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Len Racher, Director of Facilities &amp; Operations (South)</b>
<b>Title:</b>	<b>Tompkins Crossing Committee Meeting Minutes</b>

## **BACKGROUND / PROPOSAL:**

An impromptu meeting was held on February 8, 2016, regarding the lack of effort that is being put into the Tompkins Ice Bridge by PHK Herefords throughout the season. Please see the attached meeting notes.

## **OPTIONS & BENEFITS:**

N/A

## **COSTS & SOURCE OF FUNDING:**

N/A

## **SUSTAINABILITY PLAN:**

N/A

## **COMMUNICATION:**

A formal letter was written and sent to Phillip Krahn of PHK Herefords regarding the committee's concerns.

## **RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That the Tompkins Crossing Committee meeting minutes of February 8, 2016 be received for information.

MACKENZIE COUNTY  
Tompkins Crossing Committee  
(Impromptu Meeting - Len's Office)

February 8<sup>th</sup>, 2016 10:00 a.m.

PRESENT: Bill Neufeld Reeve  
Josh Knelsen Councillor  
John W. Driedger Councillor  
Peter Braun Councillor

ADMINISTRATION: Len Racher Acting CAO

- Discussion took place regarding the lack of effort being put into the Tompkins Ice Bridge by PHK Herefords throughout this season.
- Action plan was developed by Committee
- A formal letter was written, signed, and hand delivered to Phillip Krahn of PHK Herefords stating the Committee's concerns.

ADJOURNMENT: 12:00 p.m.







Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Ron Pelensky, Director of Community Services &amp; Operations</b>
<b>Title:</b>	<b>Request for Proposal Opening – Hutch Lake Campground Caretaker (12:00 p.m.)</b>

## **BACKGROUND / PROPOSAL:**

At the January 29, 2016 Regular Council Meeting the following motion was made:

**MOTION 16-01-054**      *That the request for proposals for Hutch Lake & Machesis Lake campground caretakers be advertised as amended and be subject to the clarifications from Jubilee Insurance.*

**CARRIED**

Administration prepared and advertised the Request for Proposal for the Hutch Lake Campground Caretaker with a closing date of February 22, 2016 12:00 pm, to be opened that same day during the Council meeting.

## **OPTIONS & BENEFITS:**

### **Option #1**

Recommend that the Community Services Committee review all proposals, and provide a recommendation to Council for awarding.

### **Option #2**

That Council award to best qualified proponent.

## **COSTS & SOURCE OF FUNDING:**

In 2015 the caretaker was paid \$24,500 in caretaking fees, and \$4,397 in caretaker bonus.

**SUSTAINABILITY PLAN:**

This coincides with the sustainability plan, as we provide an enjoyable camping experience for the residents of Mackenzie County and tourists.

**COMMUNICATION:**

Inform all proponents of Councils decision.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

**Motion 1:**

That the Request for Proposal for the Hutch Lake Campground Caretaker be opened.

Simple Majority       Requires 2/3       Requires Unanimous

**Option 1**

Recommend that the Community Services Committee review all proposals, and provide a recommendation to Council for awarding.

**Option 2**

That Council award the Hutch Lake Campground Caretaker position to best qualified proponent.



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Ron Pelensky, Director of Community Services &amp; Operations</b>
<b>Title:</b>	<b>Request for Proposal Opening – Machesis Lake Campground Caretaker (12:00 p.m.)</b>

## **BACKGROUND / PROPOSAL:**

At the January 29, 2016 Regular Council Meeting the following motion was made:

**MOTION 16-01-054**      *That the request for proposals for Hutch Lake & Machesis Lake campground caretakers be advertised as amended and be subject to the clarifications from Jubilee Insurance.*

**CARRIED**

Administration prepared and advertised the Request for Proposal for the Machesis Lake Campground Caretaker with a closing date of February 22, 2016 12:00 pm, to be opened that same day during the Council meeting.

## **OPTIONS & BENEFITS:**

### **Option #1**

Recommend that the Community Services Committee review all proposals, and provide a recommendation to Council for awarding.

### **Option #2**

That Council award to best qualified proponent.

## **COSTS & SOURCE OF FUNDING:**

In 2015 the caretaker was paid \$21,150 in caretaking fees, and \$950 in caretaker bonus.

**SUSTAINABILITY PLAN:**

This coincides with the sustainability plan, as we provide an enjoyable camping experience for the residents of Mackenzie County and tourists.

**COMMUNICATION:**

Inform all proponents of Councils decision.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

**Motion 1:**

That the Request for Proposal for the Machesis Lake Campground Caretaker be opened.

Simple Majority       Requires 2/3       Requires Unanimous

**Option #1**

Recommend that the Community Services Committee review all proposals, and provide a recommendation to Council for awarding.

**Option #2**

That Council award the Machesis Campground Caretaker position to the best qualified proponent.



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Fred Wiebe, Manager of Utilities</b>
<b>Title:</b>	<b>Rural Potable Water Infrastructure Contract 1 – Clearing (2:00 p.m.)</b>

## **BACKGROUND / PROPOSAL:**

At the January 29, 2016 regular council meeting, the following motion was made:

### **MOTION 16-02-056**

**MOVED** by Councillor Bateman

That administration be authorized to proceed with the rural water line and truckfills project as follows:

- Three separate tenders be issued (clearing and grubbing, waterline, truckfills);
- Waterline tender to include pricing for an 8 and 10 inch line;
- Pre-qualification process be followed for the waterline and truckfills tenders.

**CARRIED**

## **OPTIONS & BENEFITS:**

NA

## **COSTS & SOURCE OF FUNDING:**

Capital budget - \$6,125,350 with \$3,528,066 coming from Provincial and Federal funding through the Small Communities Fund.

**SUSTAINABILITY PLAN:**

NA

**COMMUNICATION:**

The clearing contract was advertised in the local paper starting February 10, 2016 with closing on February 22, 2016.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That the tenders for the Rural Potable Water Infrastructure Contract 1 – Clearing be opened.

Simple Majority       Requires 2/3       Requires Unanimous

That the Rural Potable Water Infrastructure Contract 1 – Clearing tender be awarded to the lowest qualified bidder.



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Len Racher, Director of Facilities &amp; Operations (South)</b>
<b>Title:</b>	<b>Wooden Post Frame Sand Shed – La Crete</b>

## **BACKGROUND / PROPOSAL:**

Administration advertised a Notice of Tender for the “Supply and Construct Wooden Post Frame Sand Shed”, with a closing date of February 22, 2016 at 2:00 p.m on Alberta Purchasing Connection, the Big Deal Bulletin and in the Echo / Pioneer.

## **OPTIONS & BENEFITS:**

## **COSTS & SOURCE OF FUNDING:**

2016 Capital Budget - \$300,000.

## **SUSTAINABILITY PLAN:**

## **COMMUNICATION:**

Inform all proponents of Council’s decision.

## **RECOMMENDED ACTION:**

- Simple Majority
  Requires 2/3
  Requires Unanimous

## **Motion 1:**

That the tenders for the Wooden Post Frame Sand Shed be opened.

Simple Majority       Requires 2/3       Requires Unanimous

**Motion 2:**

That Administration be given time to review the tender bids with respect to qualifications and cost and bring the Wooden Post Frame Sand Shed back to Council on March 8, 2016 to be awarded to the most qualified proponent.





Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of Planning &amp; Development</b>
<b>Title:</b>	<b>PUBLIC HEARING Bylaw 1014-16 Land Use Bylaw Amendment to Rezone SE 08-106-15-W5M from Urban Fringe “UF” to Hamlet Residential District 1B “HR1B”(La Crete)</b>

## **BACKGROUND / PROPOSAL:**

On January 29, 2016, first reading was given to Bylaw 1014-16; being a Plan Land Use Bylaw amendment to rezone Part of SE 08-106-15-W5M from Urban Fringe “UF” to Hamlet Residential District 1B “HR1B” for the purpose of developing Hamlet Residential Lots.

On March 26, 2015 the MPC made the motion to Table this application until further information had been received concerning the municipal servicing. The applicant submitted a revised drawing showing the placement of a small lift station at the lowest location on the quarter section to assist in the push of effluence up and into the existing nearest line. As well as changing their request from Hamlet Country Residential to Hamlet Residential District 1B.

The applicant has asked that we re-present this new proposal for consideration.

## **Key points from the La Crete Area Structure plan.**

### **Objectives for Hamlet Growth**

Expanding the role of Hamlets as service centres for surrounding rural areas is a common theme throughout the MDP and is a sound objective to achieving the overall vision for the County and a long term growth strategy for La Crete.

Key objectives expressed in the MDP that provide a foundation for growth in La Crete include:

- Plan for a positive growth rate;
- Promote orderly and economic growth;
- Provide a variety of housing types;
- Plan for future subdivision and development of residential areas;
- Facilitate growth of commercial and industrial areas;
- Provide institutional, recreational, and cultural opportunities;
- Optimize the use of existing services and infrastructure; and,
- Strengthen the long term viability of La Crete.

### **Policies for Hamlet of La Crete**

Key policies in the MDP that outline a long term growth strategy for La Crete include:

- Review and update the existing Hamlet of La Crete Area Structure Plan;
- Establishment of designated growth areas;
- Support contiguous development;
- Require Neighbourhood Structure Plans or Outline Plans for multi-lot subdivision applications;
- Promote the growth of a compact central business district;
- Encourage industrial uses to be located within industrial parks and buffered from incompatible uses;
- Encourage the grouping of major community facilities to create a focal point for the community;
- Support initiatives that promote La Crete’s culture and heritage;
- Identify multi-family sites that accommodate a range of densities; and,
- Ensure sufficient supply of zoned and serviced commercial and industrial lands in close proximity to the aerodrome.
- Expand residential development primarily to the west and south, integrating with existing recreational opportunities and providing key connections to commercial areas of town.

HR1B allows Single family dwellings, attached garages and detached garages as permitted uses, and allows duplexes and secondary suites as discretionary uses. This will allow for some variability of single family housing types within the proposed development without the need for multiple residential zoning districts.

Sewer servicing and the subdivision plan for this property still need to be finalized. To properly service the quarter section a roughly \$5 million investment is needed in a sanitary trunk main and lift stations. The developer has proposed in his concept plan to tie into the existing sanitary system in a location that is already at or near capacity.

## **OPTIONS & BENEFITS:**

The Planning and Development Department supports this rezoning request of Hamlet Residential lots as this does comply with the La Crete Area Structure Plan and the Municipal Development Plan.

Prior Community Concept Plan's (Schedule "A") have shown the entire area on the west side of La Crete as Hamlet Residential lots (most all current developers are following this concept plan with only slight variations).

The question of municipal services does not need to be finalized in order to allow the rezoning; however, it will be a major theme of the discussion as the project moves forward.

## **OPTIONS**

### **Option 1:**

That second reading of Bylaw 1014-16 being the rezoning of Part of SE 08-106-15-W5M and Plan 102 2263, Block 1, Lot 3 from Urban Fringe "UF" to Hamlet Residential District 1B "HR1B" for the purpose of hamlet residential lots, subject to a public hearing.

### **Option 2:**

That second reading of Bylaw 1014-16 being the rezoning of Part of SE 08-106-15-W5M and Plan 102 2263, Block 1, Lot 3 from Urban Fringe "UF" to Hamlet Residential District 1B "HR1B" for the purpose of Hamlet residential lots be refused.

## **COSTS & SOURCE OF FUNDING:**

All costs will be borne by the applicant

## **SUSTAINABILITY PLAN:**

The Sustainability Plan does not directly address re-zoning of districts within the County. As such, the proposed re-zoning neither supports nor contradicts the Sustainability Plan.

## **COMMUNICATION:**

The bylaw amendment was advertised as per MGA requirements; this includes all adjacent landowners and the local papers.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

**Motion 1:**

That second reading be given to Bylaw 1014-16 being the rezoning of Part of SE 08-106-15-W5M and Plan 102 2263, Block 1, Lot 3 from Urban Fringe “UF” to Hamlet Residential District 1B “HR1B” for the purpose of hamlet residential lots, subject to public hearing.

**Motion 2:**

That third reading be given to Bylaw 1014-16 being the rezoning of Part of SE 08-106-15-W5M and Plan 102 2263, Block 1, Lot 3 from Urban Fringe “UF” to Hamlet Residential District 1B “HR1B” for the purpose of hamlet residential lots.

**BYLAW NO. 1014-16**  
**BEING A BYLAW OF**  
**MACKENZIE COUNTY**  
**IN THE PROVINCE OF ALBERTA**

**TO AMEND THE**  
**MACKENZIE COUNTY LAND USE BYLAW**

**WHEREAS**, Mackenzie County has a Municipal Development Plan adopted in 2009, and

**WHEREAS**, Mackenzie County has adopted the Mackenzie County Land Use Bylaw in 2011, and

**WHEREAS**, the Council of Mackenzie County, in the Province of Alberta, has deemed it desirable to amend the Mackenzie County Land Use Bylaw to accommodate a multi-lot development.

**NOW THEREFORE**, THE COUNCIL OF THE MACKENZIE COUNTY, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. That the land use designation of the subject parcel known as:

Part of SE 8-106-17-W5M and Plan 102 2263, Block 1, Lot 3

within Mackenzie County, be rezoned from Urban Fringe “UF” to Hamlet Residential District 1B “HR1B” as outlined in Schedule “A” hereto attached.

READ a first time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a second time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a third time and finally passed this \_\_\_ day of \_\_\_\_\_, 2016.

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Bill Neufeld  
Reeve

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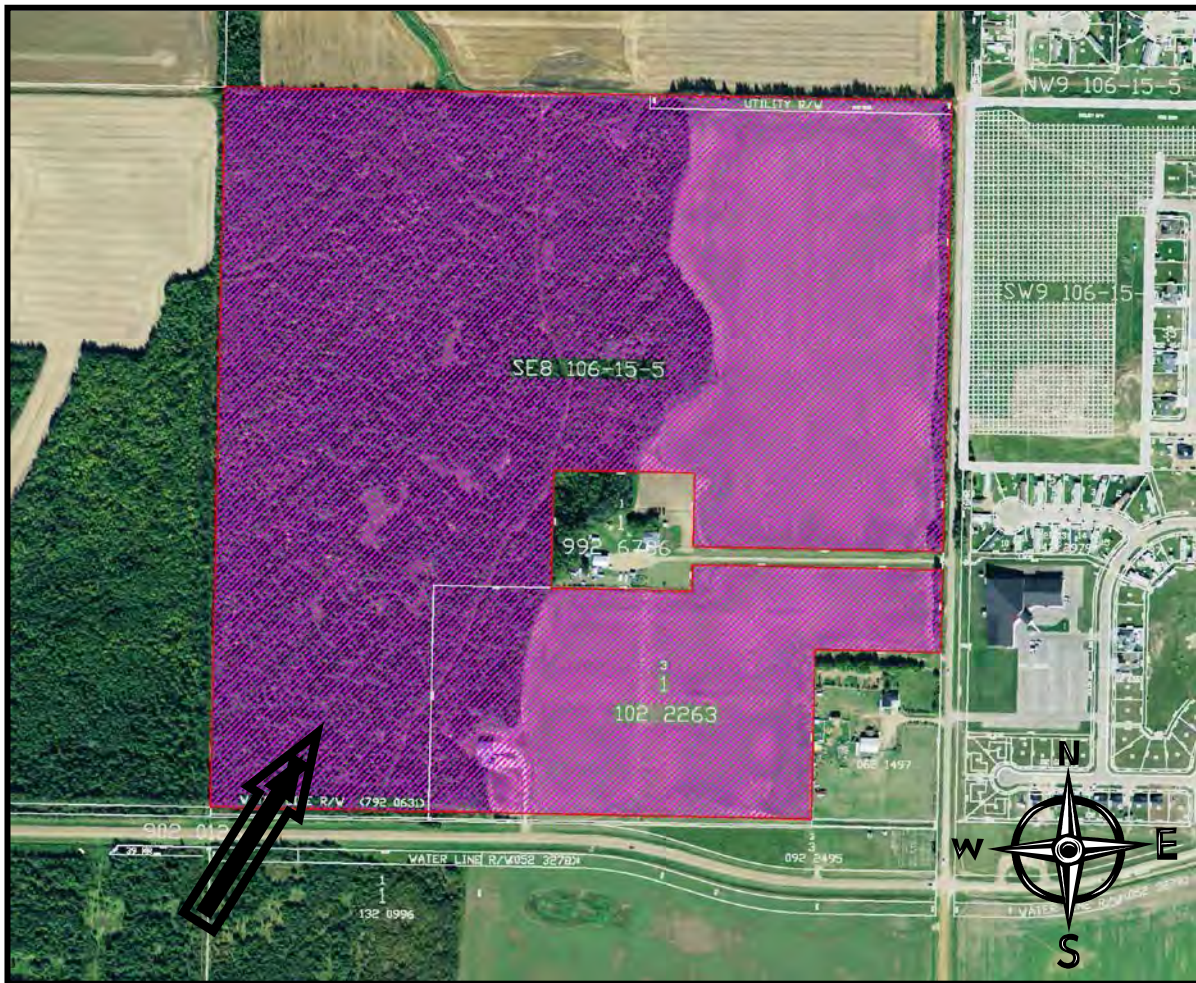
Joulia Whittleton  
Chief Administrative Officer

**BYLAW No. 1014-16**

**SCHEDULE "A"**

1. That the land use designation of the following property known as:

Part of SE 8-106-17-W5M and Plan 102 2263, Block 1, Lot 3 within Mackenzie County; be rezoned from Urban Fringe "UF" to Hamlet Residential District 1B "HR1B"



FROM: Urban Fringe "UF"

TO: Hamlet Residential District 1B "HR1B"

**Mackenzie County**

**PUBLIC HEARING FOR LAND USE BYLAW AMENDMENT**

**BYLAW 1014-16**

**Order of Presentation**

\_\_\_\_\_ This Public Hearing will now come to order at \_\_\_\_\_.

\_\_\_\_\_ Was the Public Hearing properly advertised?

\_\_\_\_\_ Will the Development Authority \_\_\_\_\_, please outline the proposed Land Use Bylaw Amendment and present his submission.

\_\_\_\_\_ Does the Council have any questions of the proposed Land Use Bylaw Amendment?

\_\_\_\_\_ Were any submissions received in regards to the proposed Land Use Bylaw Amendment? *If yes, please read them.*

\_\_\_\_\_ Is there anyone present who would like to speak in regards of the proposed Land Use Bylaw Amendment?

\_\_\_\_\_ If YES: Does the Council have any questions of the person(s) making their presentation?

\_\_\_\_\_ This Hearing is now closed at \_\_\_\_\_.

**REMARKS/COMMENTS:**





# LAND USE BYLAW AMENDMENT APPLICATION

APPLICATION NO. \_\_\_\_\_

NAME OF APPLICANT 1809043 AB Ltd		
ADDRESS Box 56		
TOWN Buffalo Head Prairie, AB		
POSTAL CODE T0H 4A0	PHONE (RES.) 780-841-9282	BUS. 780-841-9282

COMPLETE IF DIFFERENT FROM APPLICANT NAME OF REGISTER OWNER Reuben Derksen		
ADDRESS Box 386		
TOWN La Crete, AB		
POSTAL CODE T0H 2H0	PHONE (RES.) 780-928-3985	BUS. 780-841-9419

LEGAL DESCRIPTION OF THE LAND AFFECTED BY THE PROPOSED AMENDMENT

QTR./LS. SE	SEC. 8	TWP. 106	RANGE 15	M. W5	OR	PLAN	BLK	LOT
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LAND USE CLASSIFICATION AMENDMENT PROPOSED:

FROM: Urban Reserve TO: Country Residential

REASONS SUPPORTING PROPOSED AMENDMENT:

Developer wants to develop the land as per attached plan. We believe the proposed development would provide a pleasing transition from town lots to development already completed west of La Crete. This development will make great use of the existing land which may otherwise prove undevelopable. The developer desires to build an aesthetically pleasing community and wants to enforce this concept with covenants restricting both size and type of individual home.

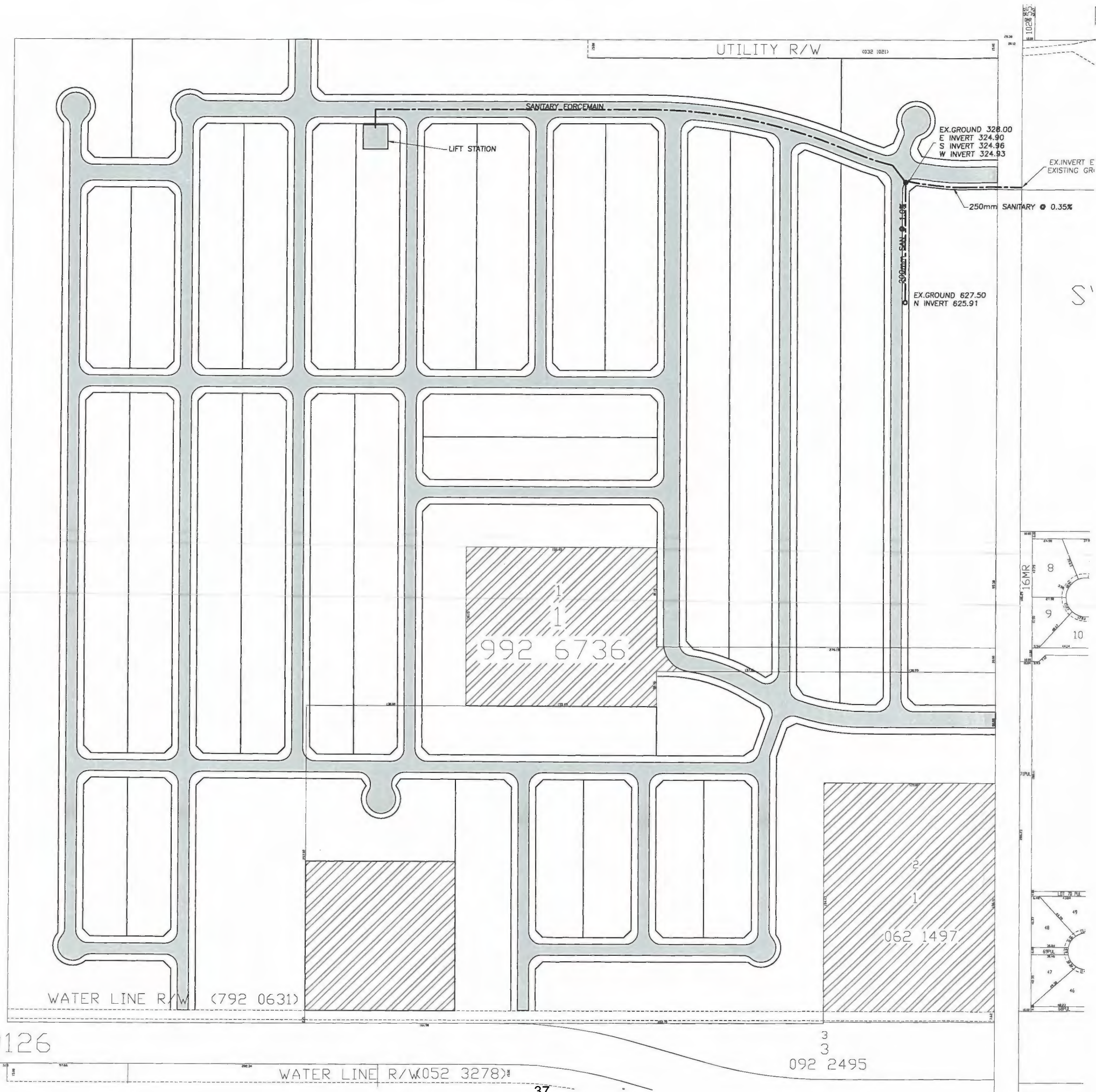
I/WE HAVE ENCLOSED THE REQUIRED APPLICATION FEE OF \$ 400.00 RECEIPT NO. 184031

Allan Derksen  Jan 30/15  
 APPLICANT DATE

NOTE: REGISTERED OWNER'S SIGNATURE REQUIRED IF DIFFERENT FROM APPLICANT.

Reuben Derksen  Jan 30/15  
 REGISTERED OWNER DATE





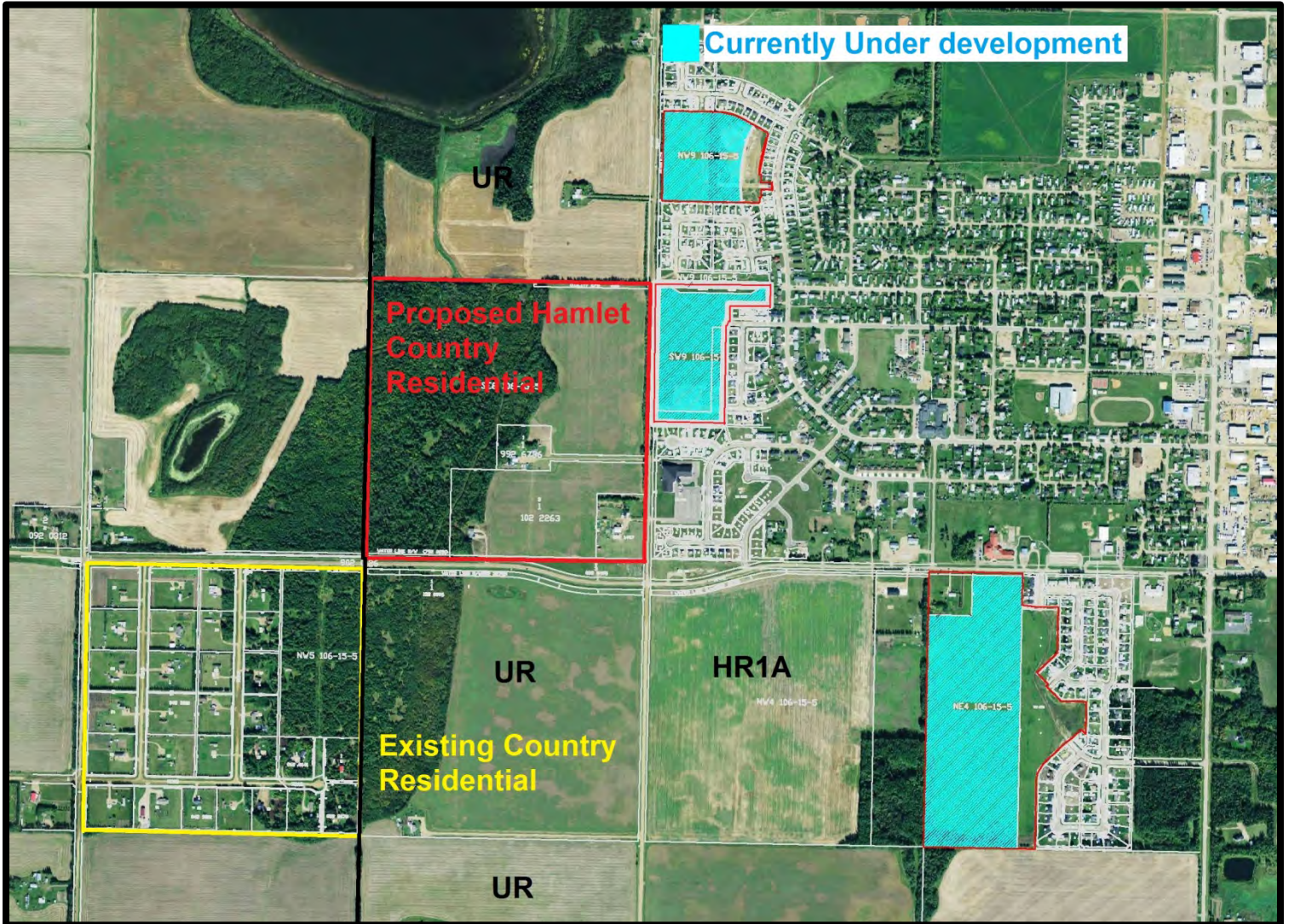
0126







# BYLAW AMENDMENT APPLICATION



**NOT TO SCALE**

File No. Bylaw 1014-16

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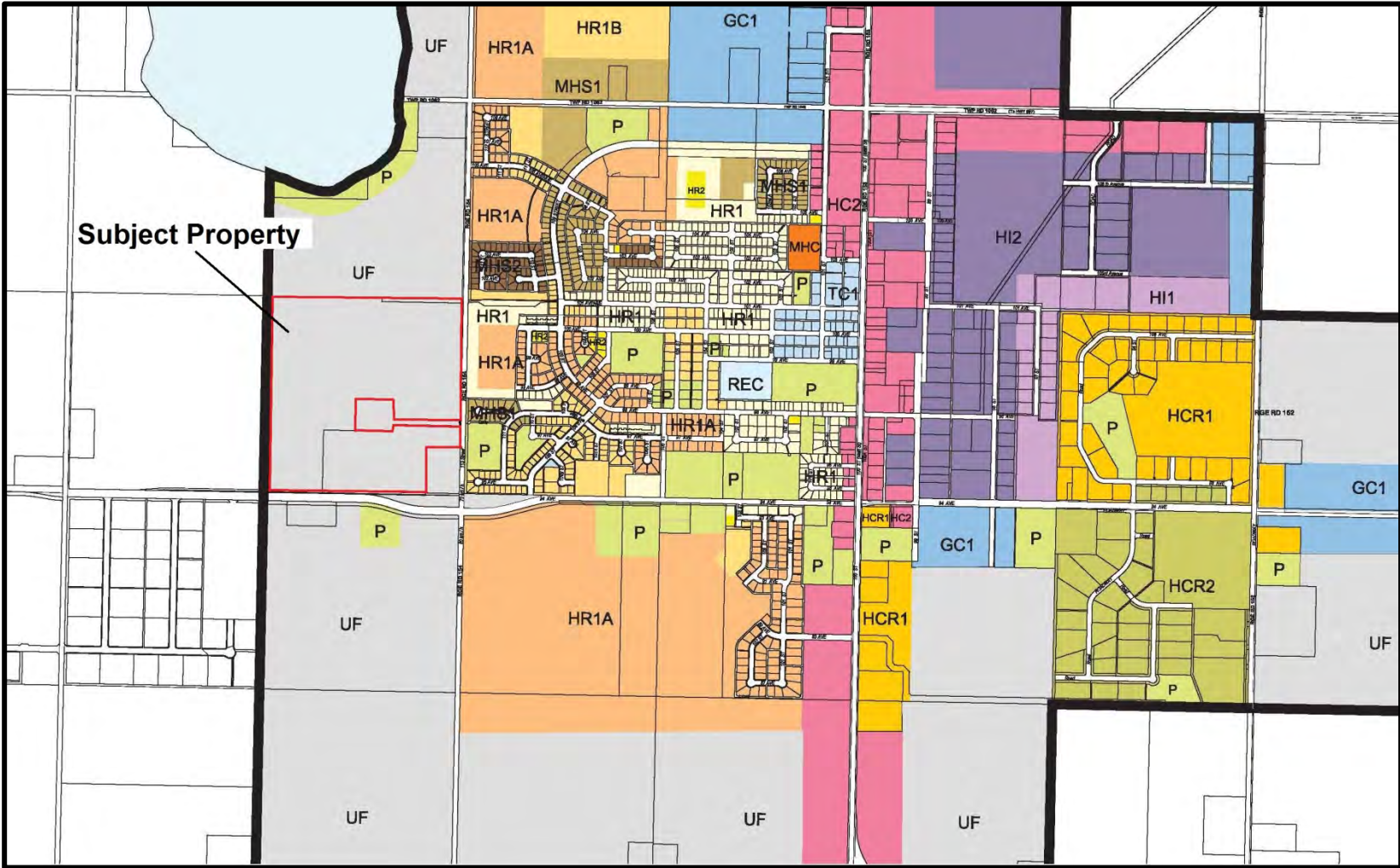


**Mackenzie County**





# BYLAW AMENDMENT APPLICATION



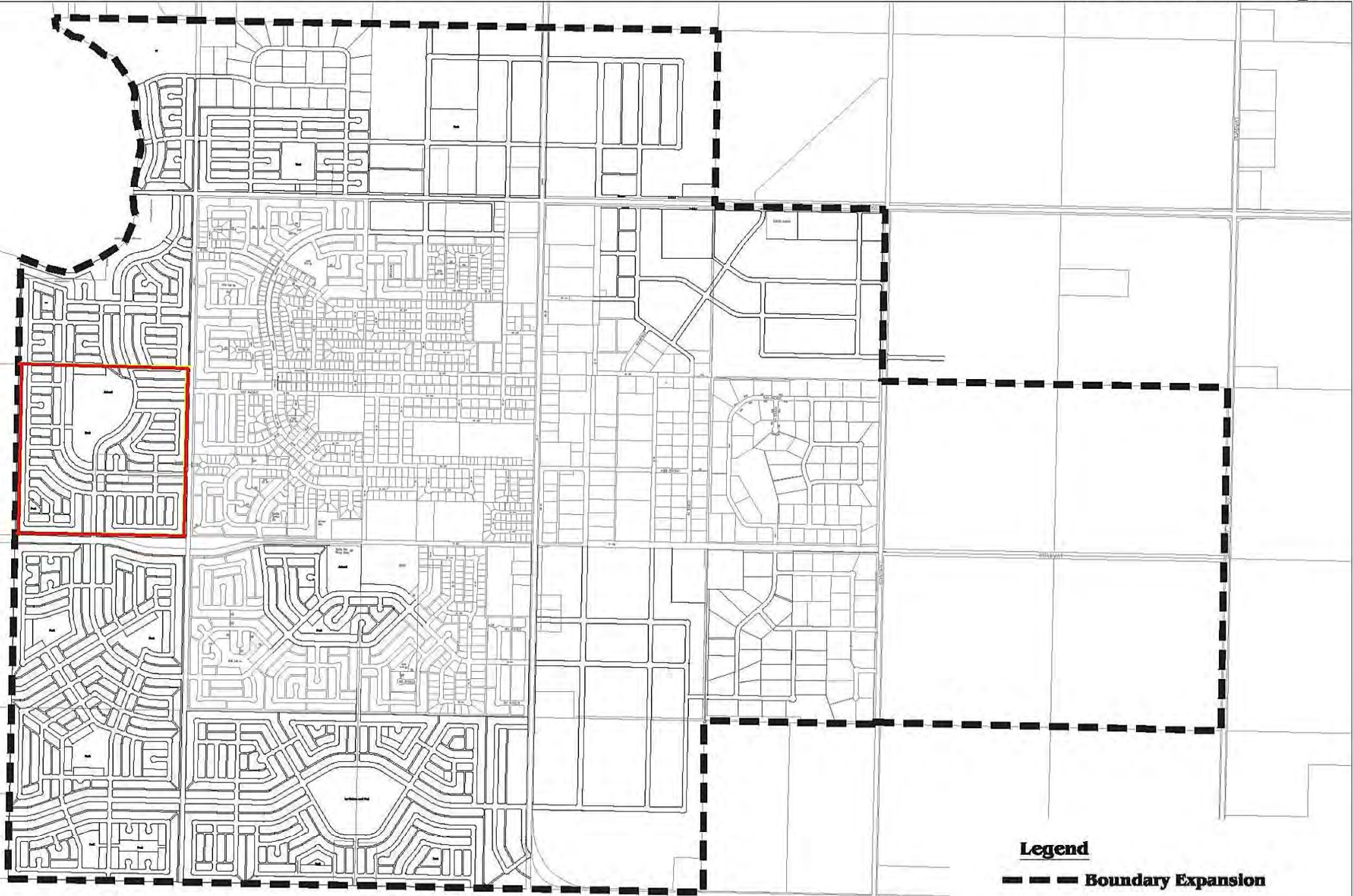
File No. Bylaw 1014-16

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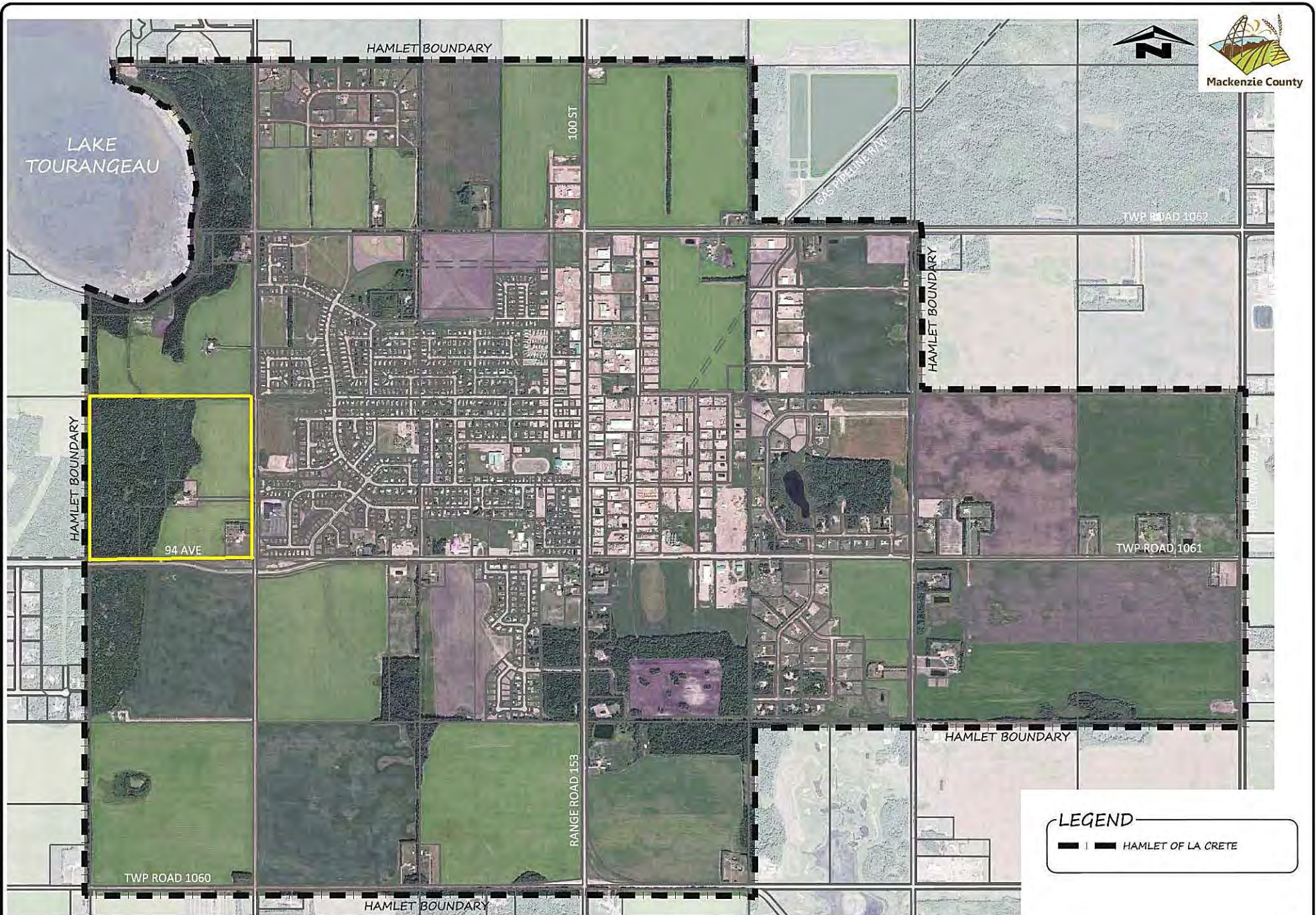


Mackenzie County



**Legend**  
- - - - - Boundary Expansion





**LEGEND**

— | — HAMLET OF LA CRETE





Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of Planning &amp; Development</b>
<b>Title:</b>	<b>PUBLIC HEARING Bylaw 1015-16 Land Use Bylaw Amendment to Rezone Lot 2 Block 1 Plan 042 0507 from Public/Institutional “P” to Rural Country Residential “RC1”</b>

## **BACKGROUND / PROPOSAL:**

On January 29, 2016, first reading was given to Bylaw 1015-16; being a Plan Land Use Bylaw amendment to rezone Lot 2 Block 1 Plan 042 0507 from Public/Institutional “P” to Rural Country Residential “RC1” for the purpose of developing a residential lot.

An application has been received requesting to rezone Lot 2 Block 1 Plan 042 0507 from Public/Institutional “P” to Rural Country Residential “RC1” as the original intentions for the Public/Institutional (Church) rezoning never commenced. The current owner would like to rezone it back to its original zoning to accommodate residential development.

The majority of land surrounding this piece is Country Residential.

## **OPTIONS & BENEFITS:**

Rezoning this back to residential will relieve any future stress of increased traffic on the local road that the proposed Church would have produced.

## **COSTS & SOURCE OF FUNDING:**

All costs will be borne by the applicant.

## **SUSTAINABILITY PLAN:**

The Sustainability Plan does not directly address re-zoning of districts within the County. As such, the proposed re-zoning neither supports nor contradicts the Sustainability Plan.

**COMMUNICATION:**

The bylaw amendment was advertised as per MGA requirements which included all adjacent landowners.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

**Motion 1:**

That second reading be given to Bylaw 1015-16 being a Land Use Bylaw Amendment to rezone Lot 2 Block 1 Plan 042 0507 from Public/Institutional “P” to Rural Country Residential “RC1” for the purpose of residential development, subject to public input.

**Motion 2:**

That third reading be given to Bylaw 1015-16 being a Land Use Bylaw Amendment to rezone Lot 2 Block 1 Plan 042 0507 from Public/Institutional “P” to Rural Country Residential “RC1” for the purpose of residential development.



**BYLAW NO. 1015-16**  
**BEING A BYLAW OF**  
**MACKENZIE COUNTY**  
**IN THE PROVINCE OF ALBERTA**

**TO AMEND THE**  
**MACKENZIE COUNTY LAND USE BYLAW**

**WHEREAS**, Mackenzie County has a Municipal Development Plan adopted in 2009, and

**WHEREAS**, Mackenzie County has adopted the Mackenzie County Land Use Bylaw in 2011, and

**WHEREAS**, the Council of Mackenzie County, in the Province of Alberta, has deemed it desirable to amend the Mackenzie County Land Use Bylaw to accommodate an Industrial subdivision.

**NOW THEREFORE**, THE COUNCIL OF THE MACKENZIE COUNTY, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. That the land use designation of the subject parcel known as:

Plan 0420507, Block 1, Lot 2

within the Hamlet of La Crete, be rezoned from Public/Institutional “P” to Rural country Residential “RC1” as outlined in Schedule “A” hereto attached.

READ a first time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a second time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a third time and finally passed this \_\_\_ day of \_\_\_\_\_, 2016.

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Bill Neufeld  
Reeve

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Joulia Whittleton  
Chief Administrative Officer



# LAND USE BYLAW AMENDMENT APPLICATION

APPLICATION NO. \_\_\_\_\_

NAME OF APPLICANT <u>David Wiebe</u>		
ADDRESS <u>7550 STURGESS RD.</u>		
TOWN <u>BLACK CREEK RC</u>		
POSTAL CODE <u>V9J-1G7</u>	PHONE (RES.) <u>250 650-2366</u>	BUS. <u>04621</u>

COMPLETE IF DIFFERENT FROM APPLICANT

NAME OF REGISTER OWNER <u>0811389 BC LTD.</u>		
ADDRESS <u>7550 STURGESS RD.</u>		
TOWN <u>BLACK CREEK BC</u>		
POSTAL CODE <u>V9J-1G7</u>	PHONE (RES.) <u>250)650-2366</u>	BUS. <u>04621</u>

LEGAL DESCRIPTION OF THE LAND AFFECTED BY THE PROPOSED AMENDMENT

QTR./LS. <u>NE</u>	SEC. <u>17</u>	TWP. <u>106</u>	RANGE <u>15</u>	M. <u>S</u>	OR	PLAN <u>0420507</u>	BLK <u>1</u>	LOT <u>2</u>
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LAND USE CLASSIFICATION AMENDMENT PROPOSED:

FROM: (P) Public Institutional TO: RC-1 Residential

REASONS SUPPORTING PROPOSED AMENDMENT:

Rezone for Residential use RC-1

I/WE HAVE ENCLOSED THE REQUIRED APPLICATION FEE OF \$ 400.00

RECEIPT NO. Chg in Mail

David Wiebe  
APPLICANT

January 7 2016  
DATE

NOTE: REGISTERED OWNER'S SIGNATURE REQUIRED IF DIFFERENT FROM APPLICANT.

David Wiebe for 0811389 BC Ltd.  
REGISTERED OWNER

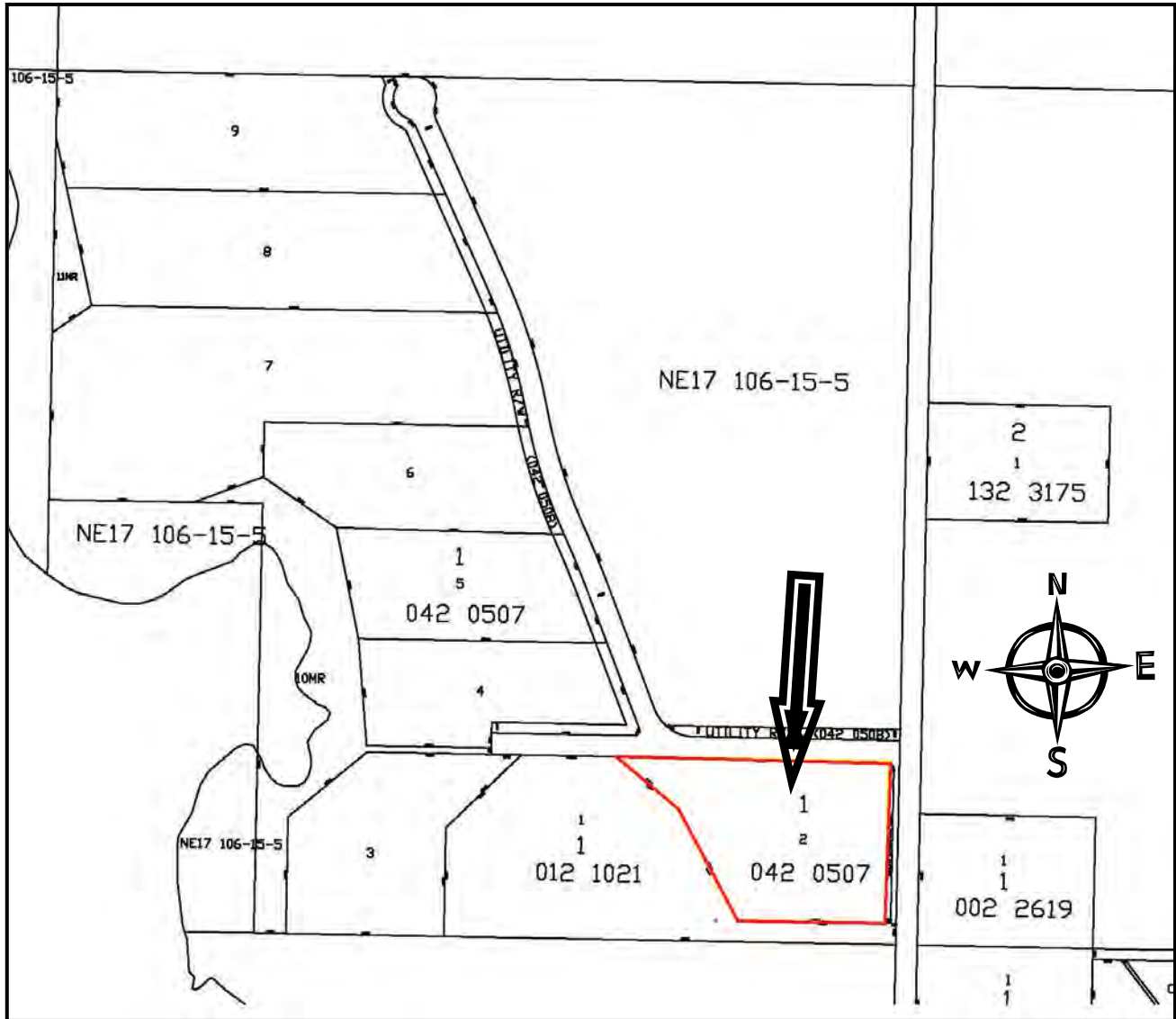
January 7 2016  
DATE

**BYLAW No. 1015-16**

**SCHEDULE "A"**

1. That the land use designation of the following property known as:

Plan 0420507, Block 1, Lot 2 within the Hamlet of La Crete, be rezoned from Public/Institutional "P" to Rural Country Residential "RC1"



FROM: Public/Institutional "P"

TO: Rural Country Residential "RC1"

**Mackenzie County**

**PUBLIC HEARING FOR LAND USE BYLAW AMENDMENT**

**BYLAW 1015-16**

**Order of Presentation**

\_\_\_\_\_ This Public Hearing will now come to order at \_\_\_\_\_.

\_\_\_\_\_ Was the Public Hearing properly advertised?

\_\_\_\_\_ Will the Development Authority \_\_\_\_\_, please outline the proposed Land Use Bylaw Amendment and present his submission.

\_\_\_\_\_ Does the Council have any questions of the proposed Land Use Bylaw Amendment?

\_\_\_\_\_ Were any submissions received in regards to the proposed Land Use Bylaw Amendment? *If yes, please read them.*

\_\_\_\_\_ Is there anyone present who would like to speak in regards of the proposed Land Use Bylaw Amendment?

\_\_\_\_\_ If YES: Does the Council have any questions of the person(s) making their presentation?

\_\_\_\_\_ This Hearing is now closed at \_\_\_\_\_.

**REMARKS/COMMENTS:**



# BYLAW AMENDMENT APPLICATION



**NOT TO SCALE**

File No. Bylaw 1015-16

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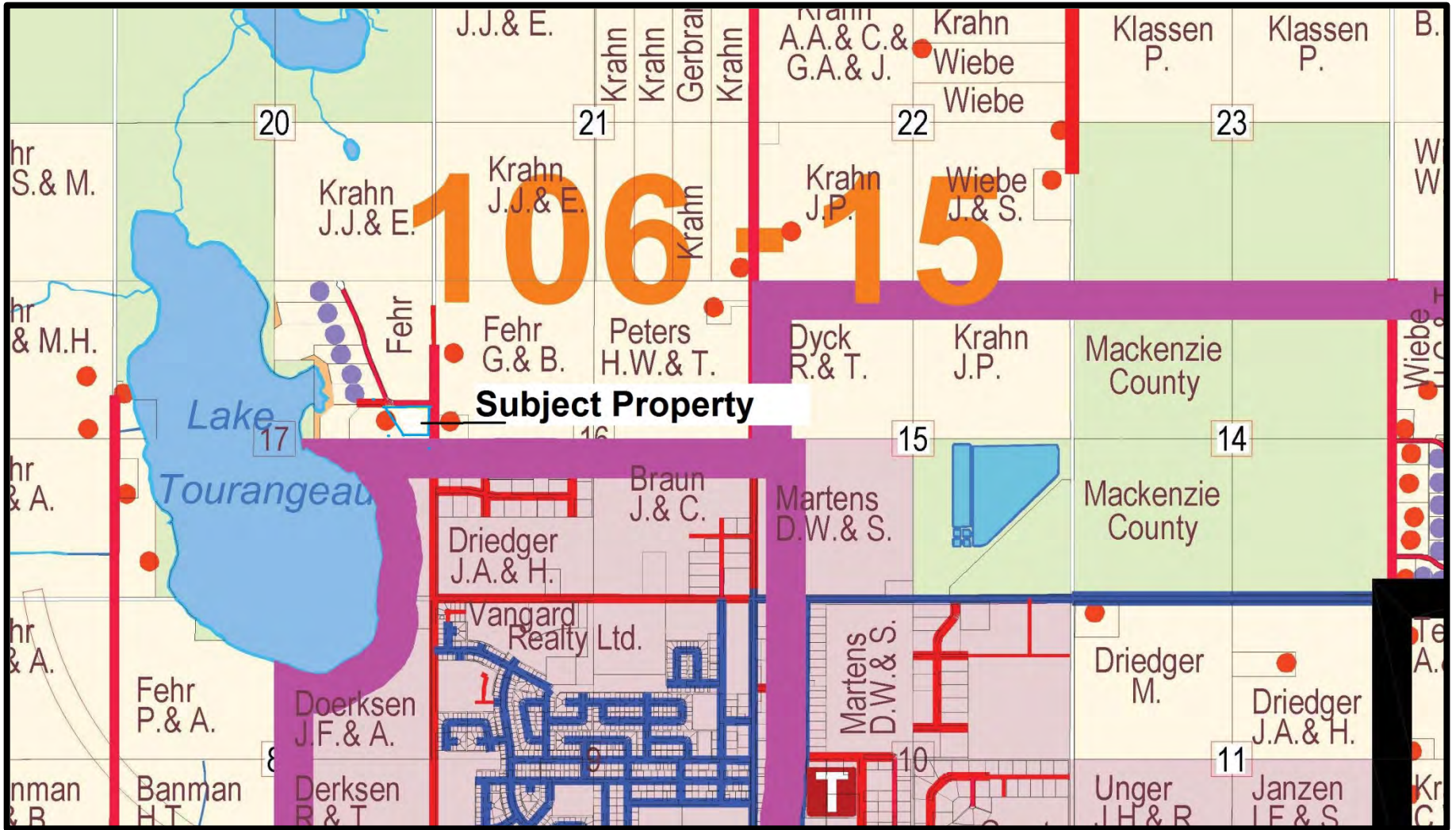
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**Mackenzie County**



# BYLAW AMENDMENT APPLICATION



File No. Bylaw 1015-16

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**NOT TO SCALE**



**Mackenzie County**





Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of Planning &amp; Development</b>
<b>Title:</b>	<b>PUBLIC HEARING Bylaw 1016-16 Land Use Bylaw Amendment to Rezone Lot 1 Block 3 Plan 580KS from Hamlet Residential “HR1” to Residential Condominium District “RCD”</b>

## **BACKGROUND / PROPOSAL:**

On January 29, 2016 first reading was given to Bylaw 1016-16 being a Land Use Bylaw amendment to rezone Lot 1 Block 3 Plan 580KS from Hamlet Residential “HR1” to Residential Condominium District “RCD” in order to accommodate six individual rental units on this property.

The applicant intends to implement detached condominium units and rent them to adults. Currently, there is only a single dwelling on the property which the applicant will be removing as the unit is condemned.

## **OPTIONS & BENEFITS:**

Allowing condominium units to exist in order to provide rental units in Fort Vermilion supports the potential development of the hamlet and encourages people to reside in region due to increased housing opportunities.

Bylaw 1016-16 was presented to the Municipal Planning Commission at their January 14, 2016 meeting and the following motion was made:

**MPC-16-01-008      MOVED** by Jacquie Bateman

*That the Municipal Planning Commission recommendation to Council be to approve Bylaw 1016-16 being a Land Use Bylaw Amendment to rezone Lot 1 Block 3 Plan 580KS from Hamlet Residential “HR1” to Residential Condominium District “RCD” for the purpose of creating rental units, subject to public hearing input.*

**COSTS & SOURCE OF FUNDING:**

All costs will be borne by the applicant.

**SUSTAINABILITY PLAN:**

The Sustainability Plan does not directly address re-zoning of districts within the County. As such, the proposed re-zoning neither supports nor contradicts the Sustainability Plan.

**COMMUNICATION:**

The bylaw amendment was advertised as per MGA requirements which included all adjacent landowners.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

**MOTION 1:**

That second reading be given to Bylaw 1016-16, being a Land Use Bylaw amendment to rezone Lot 1 Block 3 Plan 580KS from Hamlet Residential “HR1” to Residential Condominium District “RCD” for the purpose of creating rental units, subject to public hearing input.

**MOTION 2:**

That third reading be given to Bylaw 1016-16, being a Land Use Bylaw amendment to rezone Lot 1 Block 3 Plan 580KS from Hamlet Residential “HR1” to Residential Condominium District “RCD” for the purpose of creating rental units.



**BYLAW NO. 1016-16**  
**BEING A BYLAW OF**  
**MACKENZIE COUNTY**  
**IN THE PROVINCE OF ALBERTA**

**TO AMEND THE**  
**MACKENZIE COUNTY LAND USE BYLAW**

**WHEREAS**, Mackenzie County has a Municipal Development Plan adopted in 2009, and

**WHEREAS**, Mackenzie County has adopted the Mackenzie County Land Use Bylaw in 2011, and

**WHEREAS**, the Council of Mackenzie County, in the Province of Alberta, has deemed it desirable to amend the Mackenzie County Land Use Bylaw to accommodate an Industrial subdivision.

**NOW THEREFORE**, THE COUNCIL OF THE MACKENZIE COUNTY, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. That the land use designation of the subject parcel known as:

Plan 580KS, Block 3, Lot 1

within the Hamlet of Fort Vermilion, be rezoned from Hamlet Residential 1 “HR1” to Residential Condominium District “RCD” as outlined in Schedule “A” hereto attached.

READ a first time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a second time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a third time and finally passed this \_\_\_ day of \_\_\_\_\_, 2016.

---

Bill Neufeld  
Reeve

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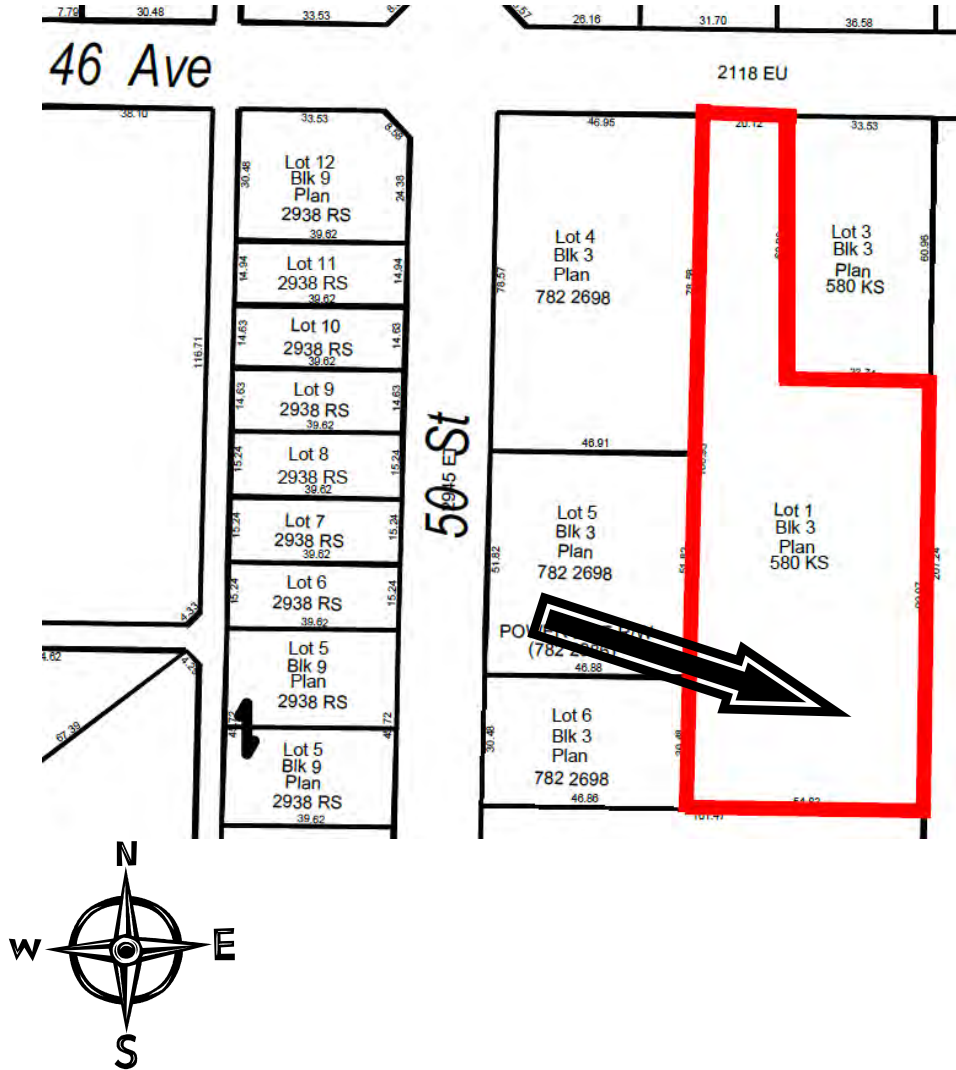
Joulia Whittleton  
Chief Administrative Officer

BYLAW No. 1016-16

SCHEDULE "A"

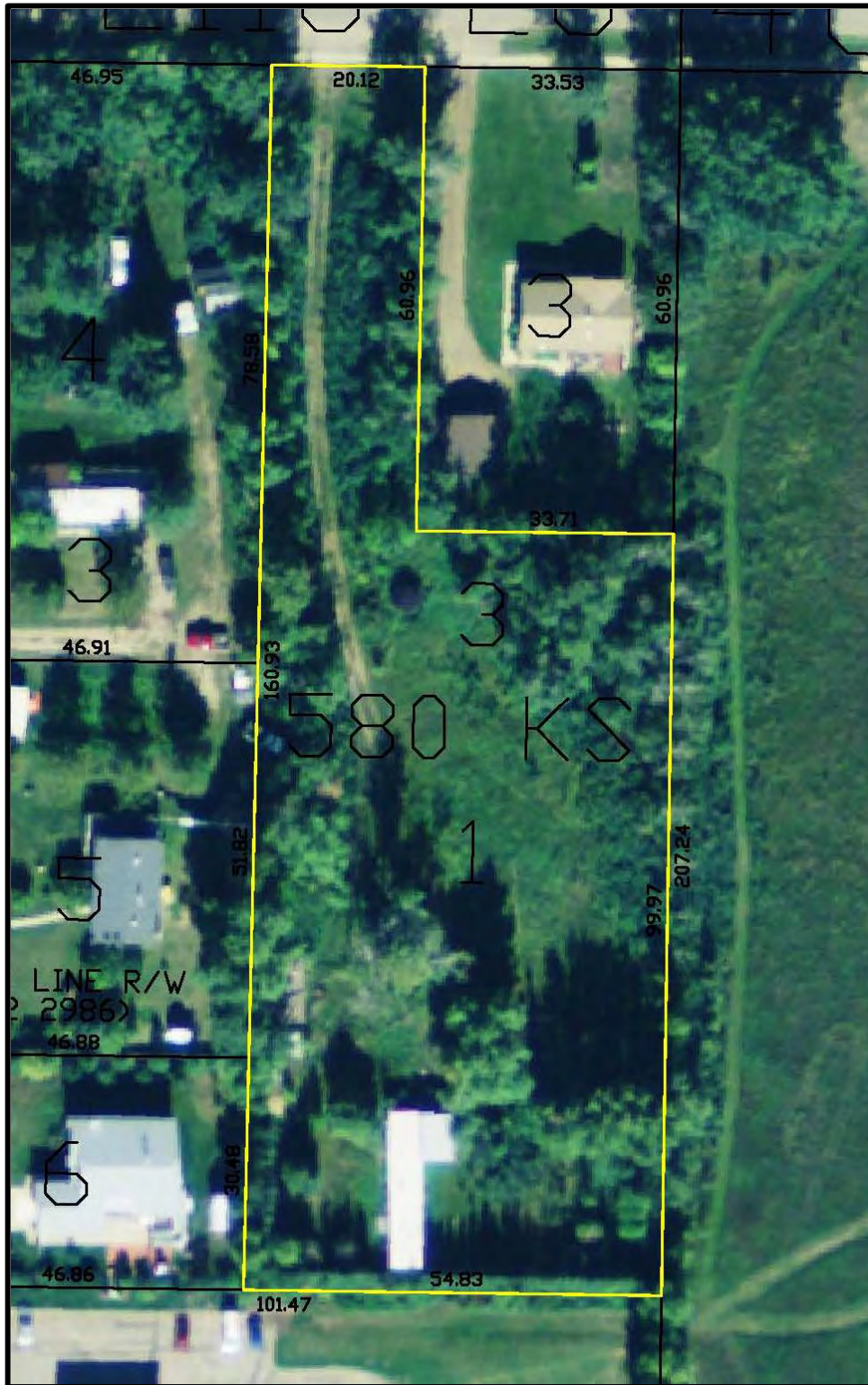
1. That the land use designation of the following property known as:

within the Hamlet of Fort Vermilion, be rezoned from Hamlet Residential 1 "HR1" to Residential Condominium District "RCD" as shown



FROM: Hamlet Residential 1 "HR1"  
TO: Residential Condominium District "RCD"

# BYLAW AMENDMENT APPLICATION



**NOT TO SCALE**

File No. Bylaw 1016-16

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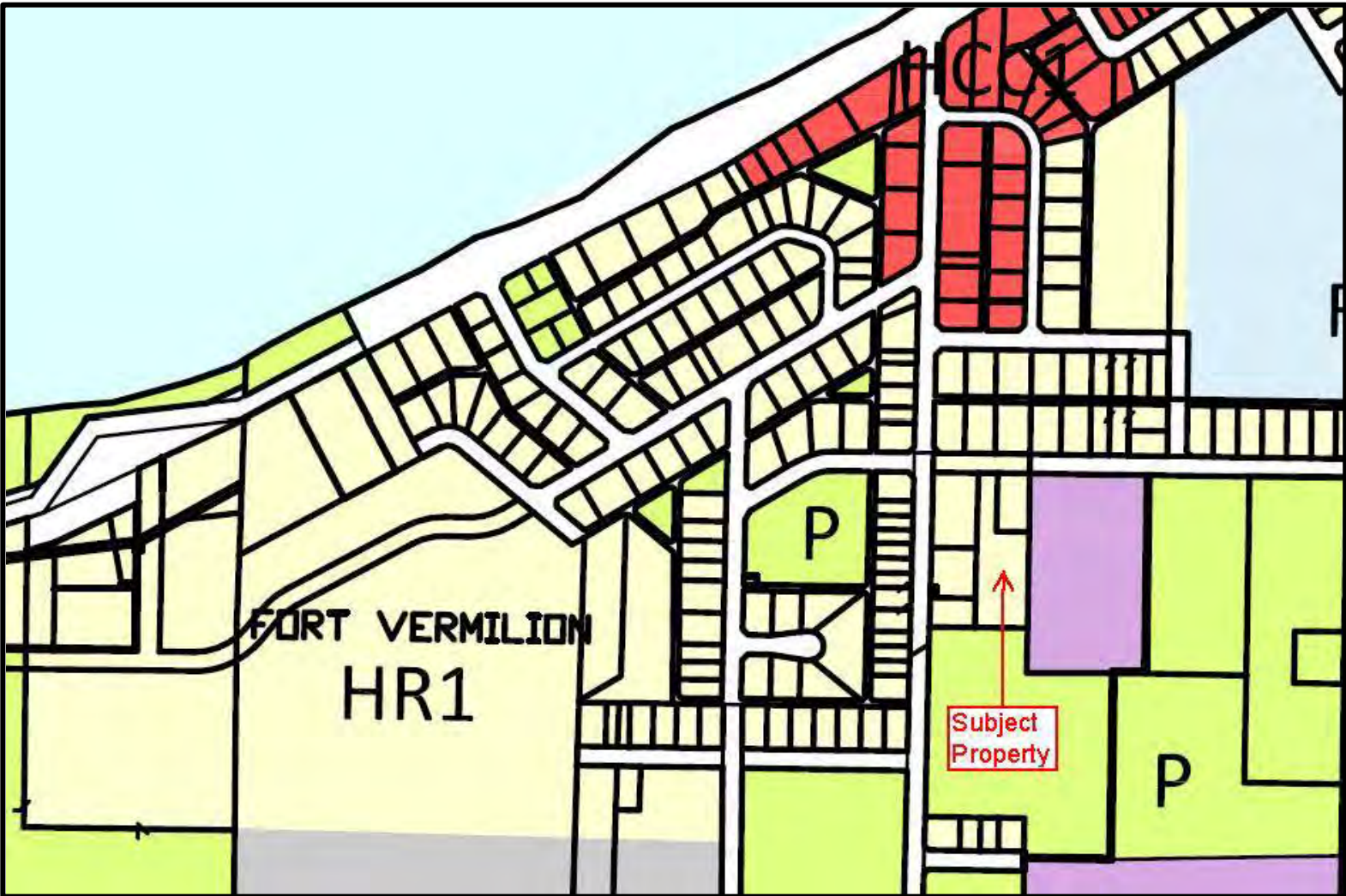
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**Mackenzie County**



# BYLAW AMENDMENT APPLICATION



NOT TO SCALE

File No. Bylaw 1016-16

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**Mackenzie County**





Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Fred Wiebe, Manager of Utilities</b>
<b>Title:</b>	<b>Frozen Water Service Repairs</b>

## **BACKGROUND / PROPOSAL:**

Mackenzie County administration had an information night regarding Frozen Water Service Repairs on February 1, 2016 for effected residents who are currently using a trickle system or aqua-flo box to prevent frozen lines. Due to low attendance at the information night a letter will be sent out to all effected residents explaining what was discussed at the information night and how Mackenzie County plans to proceed with the Frozen Water Service Repairs. This letter is being brought forward to Council for review prior to being sent out to residents.

## **OPTIONS & BENEFITS:**

N/A

## **COSTS & SOURCE OF FUNDING:**

N/A

## **SUSTAINABILITY PLAN:**

N/A

## **COMMUNICATION:**

Administration will send out approved letter to all effected landowners.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That administration send the letter to residents affected by frozen water services as presented.

February 23, 2016



Dear Sir or Madam:

**RE: FROZEN WATER SERVICE REPAIRS  
HAMLET OF FORT VERMILION**

This letter is to inform you of what was discussed at the Frozen Water Service Repairs information session that took place on February 1, 2016, which you were invited to.

As you are aware, your property is one of many that seems to have or has had the water service freezing. Mackenzie County currently is using trickle and aqua-flo systems to try to avoid the services from getting frozen. These systems however, have their challenges and still do not provide a permanent reliable solution to the problem.

Our goal is to provide all the affected residents with continuous, uninterrupted access to potable water which aligns with the provincial Water for Life Strategy. Our council has approved to proceed with a project phased over the next 3 years to entirely eliminate every water service that has a history of freezing without a freeze protection system in place.

The project will be aimed at using two main repair methods including excavation or directional drilling to re-install a service a greater depth to avoid the frost zone; or insulating the water service lines to protect from the frost. Mackenzie County did hire a consultant to do some basic preliminary investigation on some of the services and concluded that the majority of the problematic services seem to stem from lack of frost protection on public property (within the road right of way).

Although our basic preliminary investigations suggest that majority of the service issues may be on public property, there may also be some properties where the

frost issues continue onto private property. In accordance with the Municipal Government Act (MGA), a municipality is only responsible for portion of utility that is on public property and the landowner is responsible for the portion on private property. Mackenzie County intends to show its commitment to the ratepayers by proceeding with repairs of the services on the public property. There may however be some costs to the land owner depending on the service depths on private property. Further investigations on the services should provide information on whether further repairs will be recommended on private property or not. However, these investigations will be taking place on public property and recommendations will be provided to the property owners based on the best information available.

Mackenzie County envisions for the project to proceed as follows:

1. Complete further investigations on depth of our water mains and the services through measuring the depths at curb stops, valves and hydrants.
2. Communicate investigation findings with affected residents.
3. Complete request for proposals which will provide cost quotations on each individual service for both the public and private portions of the project.
4. Start the project repairs on services where our investigations show repairs on private property shouldn't be necessary and/or also those where the residents would show interest in theirs being repaired even if there may be repairs on private property required.
5. Provide the opportunity for the property owner to use the same contractor to continue repairs on private property where applicable under their own direction and costs. There would be cost savings here to the resident as Mackenzie County would already be paying the contractors equipment mobilization and de-mobilization.
6. Upon the completion of each service repair, Mackenzie County will no longer be providing refunds for the use of trickle system or will be removing the aqua-flo system. Where applicable, if the property owner chooses not to invest in the completion of the repairs on their property, all future associated costs of those frozen services would become the costs of the property owner.

Although accurate costs are hard to provide at this point, we estimate the repairs for private property will range from \$0 - \$6000. The cost range depends on if repairs are needed at all to the possibility of replacing parking lot and other landscaping features in combination with distance from the property line that would bring the cost higher. This is why steps 1 through 3 above will aid in providing cost estimates to those who the investigations may find to have issues with their service on private property.

In summary, Mackenzie County's goal is to eliminate the long standing freezing water services to provide continuous reliable water to all of its residents. We trust you will be excited that this project is moving forward to eliminate the continuous waste of water and problematic freeze protection systems.

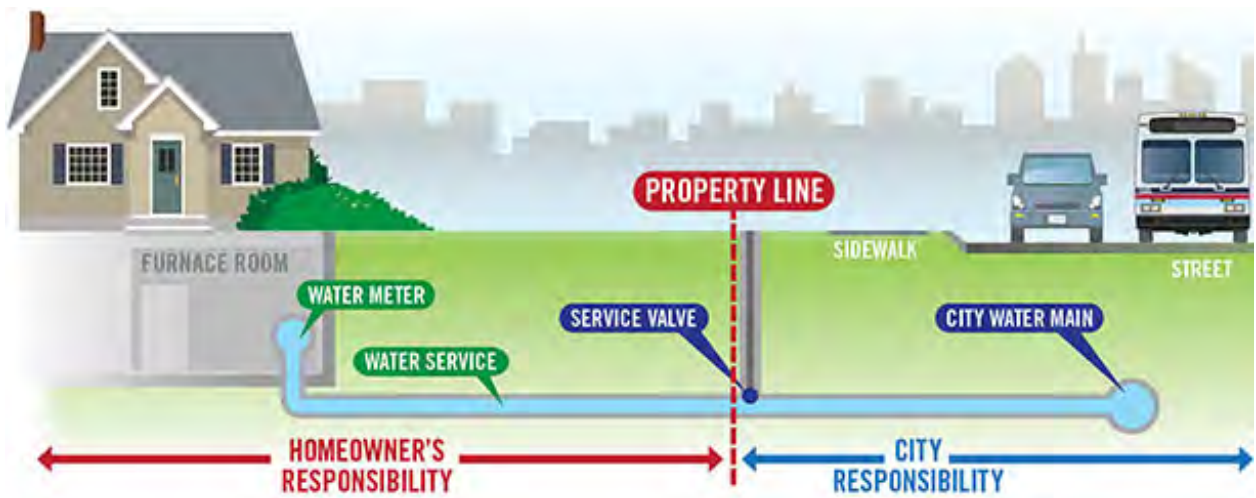


If you would like any further information or have more questions or concerns, please feel free to contact the undersigned at 780-928-3983.

Regards,

Fred Wiebe  
Manager of Utilities  
FW/sm

Cc: Joulia Whittleton, CAO







Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Fred Wiebe, Manager of Utilities</b>
<b>Title:</b>	<b>Rural Potable Water Contract 2 Expression of Interest &amp; Pre-qualification</b>

## **BACKGROUND / PROPOSAL:**

At the January 29, 2016 regular council meeting, council made the following motion:

### **MOTION 16-02-056**

**MOVED** by Councillor Bateman

That administration be authorized to proceed with the rural water line and truckfills project as follows:

- Three separate tenders be issued (clearing and grubbing, waterline, truckfills);
- Waterline tender to include pricing for an 8 and 10 inch line;
- Pre-qualification process be followed for the waterline and truckfills tenders.

### **CARRIED**

We have attached the Expression of Interest and Pre-Qualification document which we would like to advertise publicly in order to pre-qualify a list of contractors to bid on the installation of the waterline.

## **OPTIONS & BENEFITS:**

N/A

## **COSTS & SOURCE OF FUNDING:**

N/A

**SUSTAINABILITY PLAN:**

N/A

**COMMUNICATION:**

The document will be advertised publicly for the expression of interest after approval from council.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That administration proceed with advertising with the Expression of Interest (eoi) document as presented.

**DATE:** February 23, 2016

**TO:** ALL INTERESTED CONTRACTORS

**SUBJECT: EXPRESSION OF INTEREST (EOI) & PRE-QUALIFICATION  
INSTALLATION, TESTING AND COMMISSIONING  
WATER DISTRIBUTION PIPELINE  
SOUTH OF LA CRETE TO BUFFALO HEAD PRAIRIE**

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## **Introduction**

Mackenzie County is seeking Expressions of Interests and Pre-Qualifications (EOI's) from contractors with the ability to undertake the installation of approximately 15 kilometres of 200 mm waterline within the right-of-way of Range Road 150, the location of which is shown on the following page and its location with the road right-of-way is shown at the top of Page 3. EOI's clearly marked on the envelope as to contents will be received at the **Mackenzie County Corporate Office, front reception desk, 4511–46 Avenue, Fort Vermilion, AB** before **2:00:00 p.m.** local time, **Thursday, March 3, 2016.**

The intent of the EOI's will be to short list a minimum of 5 and a maximum of 10 contractors to participate in the submission of tenders for this project.

Mackenzie County reserves the right to waive informalities in, or reject any or all EOI's or accept the EOI's deemed most favourable to the interest of the County.

EOI's will not be opened in public but all participants will be entitled to receive copies of the ratings and a debriefing on the submissions. All questions can be forwarded to:

**Mackenzie County**  
4511–46 Avenue  
Box 640  
Fort Vermilion, Alberta T0H 1N0

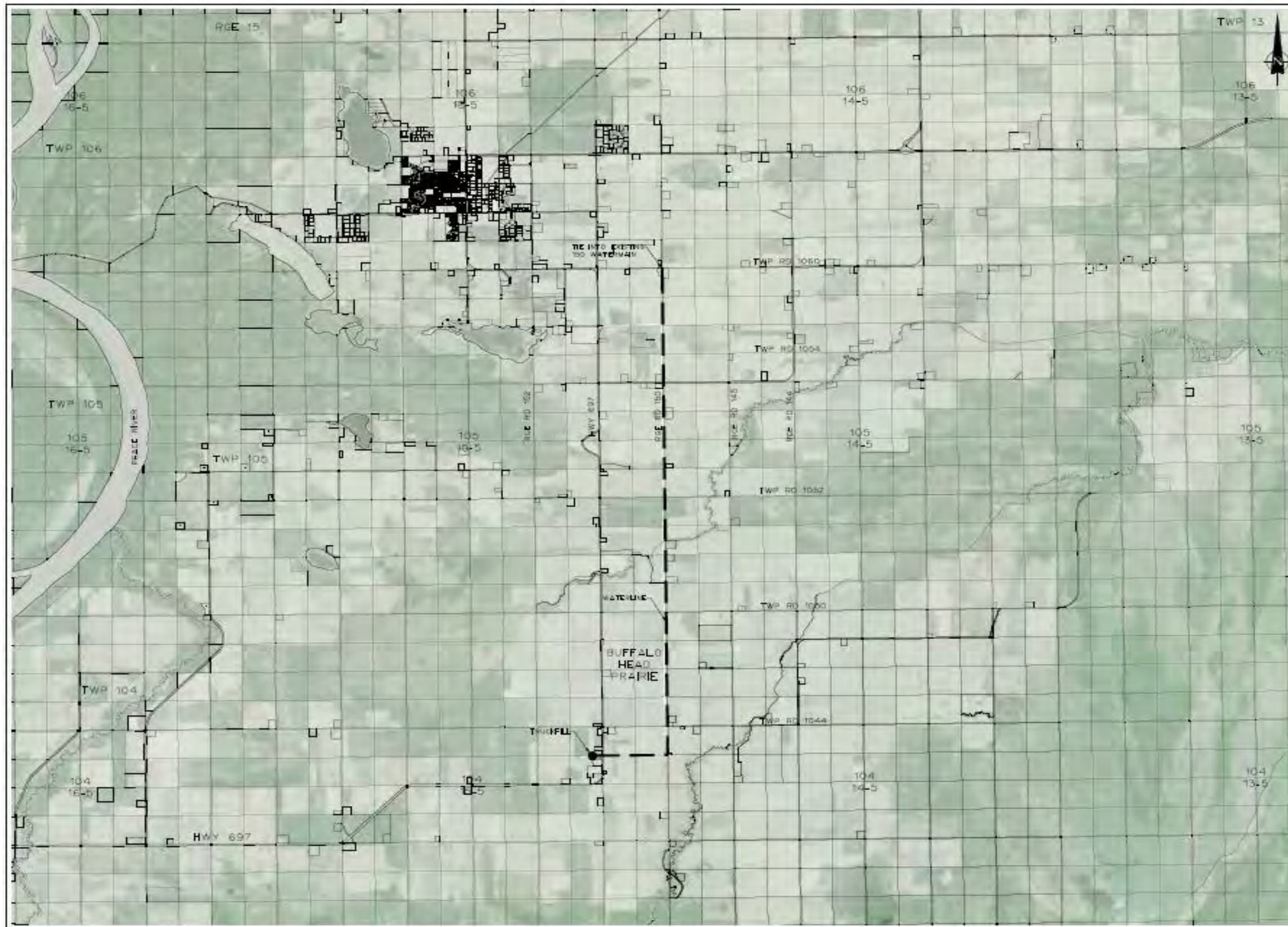
**MPE Engineering Ltd.**  
#101, 10630–172 Street  
Edmonton, Alberta T5S 1H8

Telephone: 780-927-3718

Telephone: 780-486-2000

Answers to all questions and any required clarifications will be shared with all participants.





THIS DRAWING MAY HAVE BEEN MODIFIED FROM ITS ORIGINAL SIZE. ALL SCALE NOTATIONS INDICATED (I.e. 1:1000 etc) ARE BASED ON 22"x34" FORMAT DRAWINGS

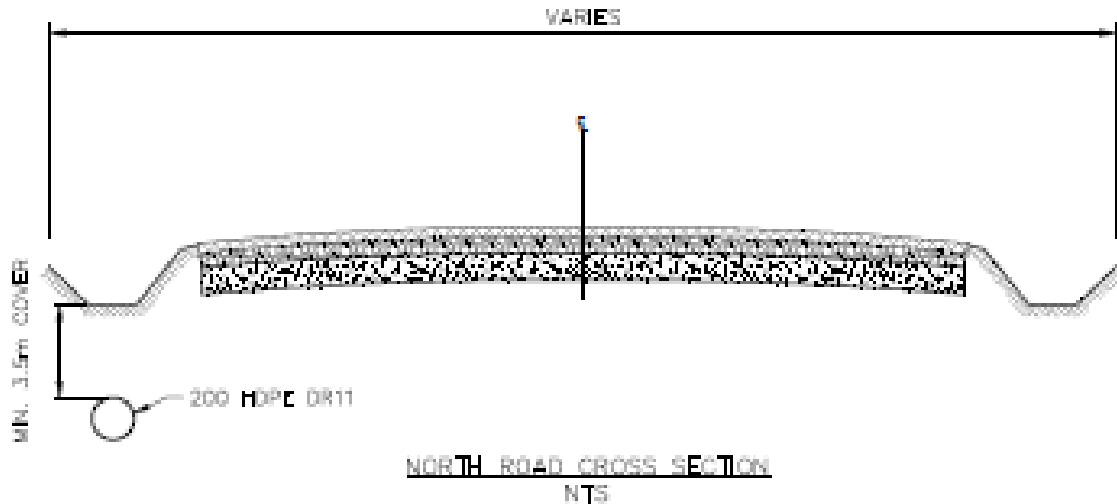
ISSUE	YY-MM-DD	REVISION
1	15-12-16	FOR PRELIMINARY APPROVAL



MACKENZIE COUNTY

RURAL POTABLE WATER  
 INFRASTRUCTURE  
 OVERALL AND INDEX PLAN

DESIGNED	ILL.	JOB	5223-062-00
DRAWN	J.P. A.E.	SCALE	5100000
DATE	DECEMBER 2015	DRAWING	C/1



Major work items are as follows:

- |                     |        |        |
|---------------------|--------|--------|
| 1. 200 mm HDPE DR11 | 15,655 | metres |
|---------------------|--------|--------|

Includes:

- |  |  |  |
|--|--|--|
| a. two Class “C” crossings which must be installed by directional drilling and in accordance with Alberta Environment “Code of Practice”;  |  |  |
| b. a crossing of Highway 697 which must be installed by directional drilling;  |  |  |
| c. installation of the east/west portion of the waterline near Buffalo Head Prairie by directional drilling, which shall be installed early in the construction schedule to minimize disruption to farming operations; |  |  |
| d. traffic accommodation on existing roads and the maintenance of all roads and accesses; and,   |  |  |
| e. all testing and commissioning.  |  |  |
- 
- |  |    |       |
|--|----|-------|
| 2. 200 mm Gate Valve   | 20 | units |
| 3. Tie into an existing 150 mm waterline at the north limits | 1  | L.S.  |
| 4. Air Release Assembly                                      | 6  | units |
| 5. Water Service (Provisional)                               | 37 | units |

## Pre-Qualification

Consideration for pre-qualification will only be given to those contractors who have the following:

1. Experience with a similar type of projects.
2. Experience with projects of a similar value.
3. A demonstrated ability to provide the qualified staff necessary to successfully install the potable water infrastructure.
4. A demonstrated ability to consistently meet or exceed the specifications for this work.
5. References from municipalities, preferably in Alberta, of a similar project undertaken by the contractor.

Only those contractors who have all the above requirements will be given consideration.

**Keep information to no more than 20 pages in length.**

If you require further information, please contact Brian Locher, Project Manager, at (780) 719-2866.

**Mackenzie County reserves the right to accept or reject any or all Expressions of Interest at its sole discretion.**

## Schedule

The following are the proposed overall schedule for this project.

1. The short list of qualified contractors approved by March 8, 2016.
2. Project issued for bids by qualified contractors on March 9, 2016.
3. Construction completed by August 30, 2016.
4. Testing and commissioning by September 30, 2016.

Only those contractors with the ability to comply with the schedule shall be considered.



## CHECKLIST

The following checklist is provided for the convenience of the participants.

1. Profile/experience on similar projects of the same size, type and climatic conditions.
2. Lead person/staff experience on similar projects of the same size and type.
3. Ability to comply with proposed schedule.
4. Reference from a municipality, preferably in Alberta, pertaining to a project of similar size and type.
5. Ability to perform waterline installation using directional drilling technology.
7. Response limited to 20 pages or less.

**Contractor Name:** \_\_\_\_\_

**Signature:** \_\_\_\_\_

“I have the authority to bind the Contractor.”

## Rating Criteria

Submissions shall be rated in accordance with the following criteria:

Criteria	Maximum Points	Awarded Points
Experience in similar climate	20	
Experience with similar types of projects	20	
Experience with similar size of projects	15	
Demonstrated ability to complete projects successfully	15	
Experience of personnel	10	
Acceptable references	20	
<b>TOTALS</b>	<b>100</b>	

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### REFERENCES FORM

A minimum of three references must be provided.

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Municipality Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Contact Name: \_\_\_\_\_  
Telephone: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: \_\_\_\_\_  
Date of Project: \_\_\_\_\_ Cost: \_\_\_\_\_

---

Municipality Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Contact Name: \_\_\_\_\_  
Telephone: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: \_\_\_\_\_  
Date of Project: \_\_\_\_\_ Cost: \_\_\_\_\_

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Municipality Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Contact Name: \_\_\_\_\_  
Telephone: \_\_\_\_\_ Fax: \_\_\_\_\_  
Email: \_\_\_\_\_  
Date of Project: \_\_\_\_\_ Cost: \_\_\_\_\_

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**Contractor Name:** \_\_\_\_\_

**Signature:** \_\_\_\_\_  
"I have the authority to bind the Contractor"





Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Ron Pelensky, Director of Community Services &amp; Operations</b>
<b>Title:</b>	<b>Road Right-of-Ways (30 Meter vs. 20 Meter)</b>

## **BACKGROUND / PROPOSAL:**

To properly construct a road to County standards the right of way should measure 30 meter. That said, many existing County roads are constructed on a 20 meter right-of-way. This creates issues when the road is due for reconstruction.

## **OPTIONS & BENEFITS:**

### Option 1:

For new road construction, an applicant would be responsible for all the land purchase to make a 30 meter right-of-way. Mackenzie County would then claim ownership of the right of way.

### Option 2:

Mackenzie County would purchase the extra land to make 30 meter right-of-ways.

### Option 3:

Leave the existing right-of-way at 20 meters.

PW039 policy will require an amendment as per council's preferred option.

## **COSTS & SOURCE OF FUNDING:**

Depending on a selected option, County could be incurring land acquisition costs.

An appropriate amount would need to be budgeted for.

**SUSTAINABILITY PLAN:**

The 30 meter right-of-way would support future growth if required.

**COMMUNICATION:**

Depending on the selected option, an appropriate communication to the road applicants will be issued.

**RECOMMENDED ACTION:**

- Simple Majority       Requires 2/3       Requires Unanimous

For discussion.



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of Planning &amp; Development</b>
<b>Title:</b>	<b>Bylaw 1019-16 Land Use Bylaw Amendment to Rezone Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) from Agricultural “A” to Rural County Residential District “RC”(La Crete Rural)</b>

## **BACKGROUND / PROPOSAL:**

Mackenzie County has received a request to rezone Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) from Agricultural “A” to Rural Country Residential “RC3” to allow for the development of multiple residential lots in the rural area.

This parcel of land is located approximately 3.5 miles west of the Buffalo Head School adjacent to Highway 697 in the middle of agricultural land. This places the proposed development fairly close to one of our rural communities which includes a K-9 school, post office and proposed potable water truck fill, but at a significant distance to a hamlet. The distance from the hamlet helps to alleviate some concerns within the Municipal Development Plan, but also further exacerbates some other concerns.

The applicant is proposing to develop 16 - 2.5 to 5 acre parcels on an 80 acre parcel that is currently treed.

Country Residential development has multiple challenges for the planning department and the future of agricultural land within Mackenzie County. In order to protect agricultural lands, the Municipal Development Plan has developed objectives and policies to follow.

### **5.1 Country Residential Objectives**

- ' Recognize agriculture, its related activities and industries as the predominant land use in the rural area.
- ' Recognize country residential development as a legitimate land use in the rural area, while minimizing potential conflicts with non-residential uses.

- ' Provide for the establishment of attractive, well-planned and properly serviced country residential development.
- ' Maintain the rural character of the County and to allow for growth of the established urban areas.

## 5.2 Country Residential Policies

- 5.2.1 To reduce conflicts with Hamlet growth and industrial and agricultural operations, and to minimize the cost of maintaining roads and other municipal services, country residential communities shall be located in a well-defined area, as shown on the maps within the Hamlet and Industrial Area Structure Plans, leaving the rest of the County primarily agricultural or Crown Land. These country residential areas are located in accordance with the following principles:
- a) have poor soils (CLI Class 5), except where the use of better soils may be justified because the land is adjacent to urban areas, recreational lakes or river valleys;
  - b) do not limit the logical expansion of the Town of High Level, or the Hamlet's of Fort Vermillion, La Crete or Zama City;
  - c) located near existing or proposed recreation areas;
  - d) have potable water supply and are adequately serviced or where municipal servicing can be provided in an efficient and economical manner;
  - e) have simple and direct access to paved roads and highways; and
  - f) will maintain the minimum separation distance from sour gas facilities, gas and oil wells, wastewater treatment plant, landfills, existing CFOs and existing sand and gravel extraction sites as defined by Municipal Government Act, AOPA, or any other relevant legislation.
  - g) Do not create potential land use conflicts by locating adjacent to areas which have existing or are proposed for heavy industrial uses.

Mackenzie County may consider locations outside of the designated areas provided they meet the conditions of Policy 5.2.1.

Wherever possible, a landscaped or treed buffer should be provided along the boundaries of country residential lots that are located adjacent to non-residential uses.

If a quarter section being subdivided contains significant areas of Better Agricultural Land, those areas must normally be left as a single large parcel, with the residential lots concentrated on the poorer soil.



Mackenzie County shall discourage the expansion of rural agricultural settlements as these communities are not intended as nodes for future Hamlet locations or future intensive residential developments.

Any future subdivisions located adjacent to a highway shall take place in a manner that protects the integrity of the highway corridor and may require a service road, subject to the requirements of Alberta Transportation.

This application will require the approval of Alberta Transportation as it is within 800 meter of highway 697 and will create an increase in the amount of traffic entering and exiting into the highway.

### **OPTIONS & BENEFITS:**

The Planning and Development Department is not in support of this rezoning request to develop a multi lot subdivision in the heart of agricultural land. Consideration should be given to the surrounding farmers and the impact that an additional 16 new residences would have on the area and how that will affect traditional farming practices. Allowing this request will also encourage and create little mini suburbs throughout the county which could in the future cause an increased burden on the county. It also goes against the MDP's plan to protect agricultural lands and cause many negative challenges to the local farmers surrounding these proposed rezoning's.

Multi-lot country residential subdivisions are problematic in nature due to the requirements and the locations in which they are created. These are some of the issues previously noted on the debate of multi-lot subdivision applications:

- The requirement for conducting expensive studies such as Area Structure Plans, Traffic Impact Assessments, soil testing, engineered road and drainage plans, etc.
- The need to meet Alberta Transportation and Infrastructure requirements such as intersection upgrades and comprehensive Area Structure Plans which include adjacent quarter sections. These requirements can greatly impede the subdivision process and make the subdivision very expensive. AIT has informed us that whenever there is a subdivision constructed close to one of their highways that create more than eight lots, intersection upgrades are required.
- Request for dust control from adjacent property owners, residents of the subdivision, and in some cases from the developers themselves after the development is complete.
- Request for reduced speed zones, usually after subdivision completion as well.
- Concentrated private sewage disposal.
- Increase in municipal road infrastructure placing a strain on municipal operations. All internal subdivision roads become the responsibility of the municipality once the two year warranty period has passed.

- Increased traffic on rural roads.
- Increased assessment is not enough to offset the cost of increased road maintenance.
- Reduction in the quantity of better agricultural land.
- Conflict with adjacent landowners who don't want their country life style altered by high density rural residential districts.
- Potential acreage/farm issues such as spraying, noise, smells, etc.
- Urban sprawl. Rural country residential subdivisions close to Hamlet or Town boundaries have the potential of eventually being absorbed into the urban areas creating a new set of problem due to the size of the lots. La Crete especially is in danger of being "boxed in" by multi-lot acreages, both Hamlet Country Residential and Rural Country Residential.

Additional concerns that need to be considered are:

- Challenges providing adequate/timely fire protection
- Ensuring FireSmart practices are incorporated into the development (ie. requirement for non-flammable exterior cladding & roofing, tree thinning, etc.)
- Level of service 'creep' that will occur for the maintenance and surfacing of the roads, water supply, site drainage, etc.
- Rural large lot development is likely the single least sustainable form of development. Standard convention says that residents can have space/land, or services. Hence in cities people have no space but many services. Residents of large lot country residential tend to expect both. They feel they don't have the space that their rural neighbors do, and therefore want the increased services. Providing increased services for such a low density development is not economically feasible; however.

Several years ago a substantial amount of better agricultural land was rezoned for multi-lot country residential uses, reducing the amount of suitable agriculture land. Since the recent land auctions, more agricultural land has become available, however in allowing multi-lot subdivisions, agricultural land is removed from the agricultural production. According the Municipal Development Plan, it is the County's intent to not only retain but to increase and protect the amount of agricultural land within its boundaries. Therefore, the preferred development of higher density residential dwellings should remain within the hamlet boundaries.

Allowing new and/or additional country residential developments does add to the diversity of housing and lifestyle types available in our region, and this is a definite positive. The thing to consider is whether this is a form of diversity that the County can afford to accommodate over the long term. There is a need to balance the long term financial implications of development with the desires of residents for a diversity of housing options.

Bylaw 1019-16 was presented to the Municipal Planning Commission at their February 4, 2016 meeting and the following motion was made:

**MPC-16-02-017      MOVED** by Jacquie Bateman

*That the Municipal Planning Commission recommend to Council for the approval of Bylaw 1019-16 being the rezoning of Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) from Agricultural “A” to Rural Country Residential “RC3” to allow for the development of multiple residential lots in the rural area*

**OPTIONS**

**Motion 1**

That first reading is given to Bylaw 1019-16 being the rezoning of Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) from Agricultural “A” to Rural Country Residential “RC3” to allow for the development of multiple residential lots in the rural area subject to public hearing input.

**Motion 2**

That first reading for Bylaw 1019-16 being the rezoning of Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) from Agricultural “A” to Rural Country Residential “RC3” to allow for the development of multiple residential lots in the rural area be refused.

**COSTS & SOURCE OF FUNDING:**

All costs will be borne by the applicant

**SUSTAINABILITY PLAN:**

The Sustainability Plan does not directly address re-zoning of districts within the County, but has several references to housing options and sustainability of community lands and infrastructure:

*Goal E24 Mackenzie County is an attractive destination for non-residents to visit or to decide to relocate, and remains an attractive home for County residents at all stages of their lives.*

*Goal E26 That Mackenzie County is prepared with infrastructure and services for a continually growing population*

*Strategy E26.1 Infrastructure is adequate and there are plans in place to manage additional growth*

*Strategy E26.2 Provide exceptional services that enhance the quality of life in County hamlets and existing rural areas as a means to dissuade residents and newcomers from moving to undeveloped areas to establish small lots or acreages.*

*Goal N3 Optimal use is made of County farm land.*

*Strategy N3.1 Ensure that the County's Land-Use Bylaw and Municipal Development Plan limit urban or non-agricultural development in unused lands that are best-suited for agriculture.*

*Goal C1 The capacity of infrastructure in County hamlets and rural communities keeps pace with their growth and is planned in a way that ensures their sustainability.*

**COMMUNICATION:**

The bylaw amendment will be advertised as per MGA requirements; this includes all adjacent landowners and the local papers.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That first reading be given to Bylaw 1019-16 being the rezoning of Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) from Agricultural "A" to Rural Country Residential "RC3" to allow for the development of multiple residential lots in the rural area subject to public hearing input.

**BYLAW NO. 1019-16**  
**BEING A BYLAW OF**  
**MACKENZIE COUNTY**  
**IN THE PROVINCE OF ALBERTA**

**TO AMEND THE**  
**MACKENZIE COUNTY LAND USE BYLAW**

**WHEREAS**, Mackenzie County has a Municipal Development Plan adopted in 2009, and

**WHEREAS**, Mackenzie County has adopted the Mackenzie County Land Use Bylaw in 2011, and

**WHEREAS**, the Council of Mackenzie County, in the Province of Alberta, has deemed it desirable to amend the Mackenzie County Land Use Bylaw to accommodate an Industrial subdivision.

**NOW THEREFORE**, THE COUNCIL OF THE MACKENZIE COUNTY, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. That the land use designation of the subject parcel known as:

Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M)

within Mackenzie County, be rezoned from Agricultural "A" to Rural County Residential "RC3" as outlined in Schedule "A" hereto attached.

READ a first time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a second time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a third time and finally passed this \_\_\_ day of \_\_\_\_\_, 2016.

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Bill Neufeld  
Reeve

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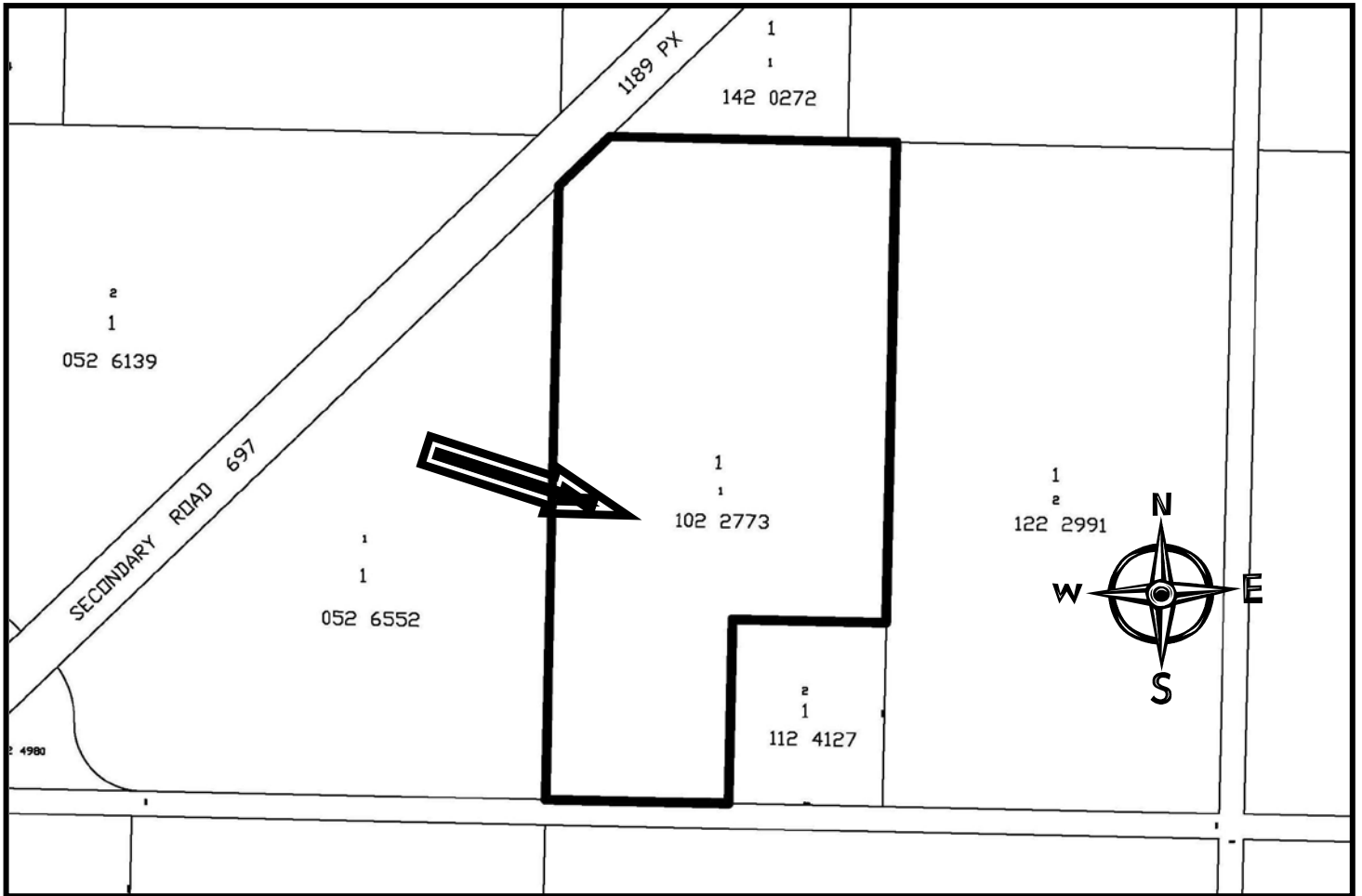
Joulia Whittleton  
Chief Administrative Officer

**BYLAW No. 1019-16**

**SCHEDULE "A"**

1. That the land use designation of the following property known as:

Plan 102 2773, Block 1, Lot 1 (Part of SE 17-104-15-W5M) within Mackenzie County;  
be rezoned from Agricultural "A" to Rural County Residential "RC3".



FROM: Agricultural "A"

TO: Rural Country Residential "RC3"



# LAND USE BYLAW AMENDMENT APPLICATION

APPLICATION NO. \_\_\_\_\_

NAME OF APPLICANT <u>Allan Derksen</u>		
ADDRESS <u>P.O. Box 56</u>		
TOWN <u>B.H.D. AB</u>		
POSTAL CODE <u>T0H 4A0</u>	PHONE (RES.) <u>780-841-9282</u>	BUS.

COMPLETE IF DIFFERENT FROM APPLICANT

NAME OF REGISTER OWNER		
ADDRESS		
TOWN		
POSTAL CODE	PHONE (RES.)	BUS.

LEGAL DESCRIPTION OF THE LAND AFFECTED BY THE PROPOSED AMENDMENT

QTR./1/4 <u>SE</u>	SEC. <u>17</u>	TWP. <u>104</u>	RANGE <u>15</u>	MS <u>S</u>	OR	PLAN <u>102 2773</u>	BLK <u>1</u>	LOT <u>1</u>
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LAND USE CLASSIFICATION AMENDMENT PROPOSED:

FROM: Agriculture TO: RC-3

REASONS SUPPORTING PROPOSED AMENDMENT:

To provide multiple Acreage's to the area.

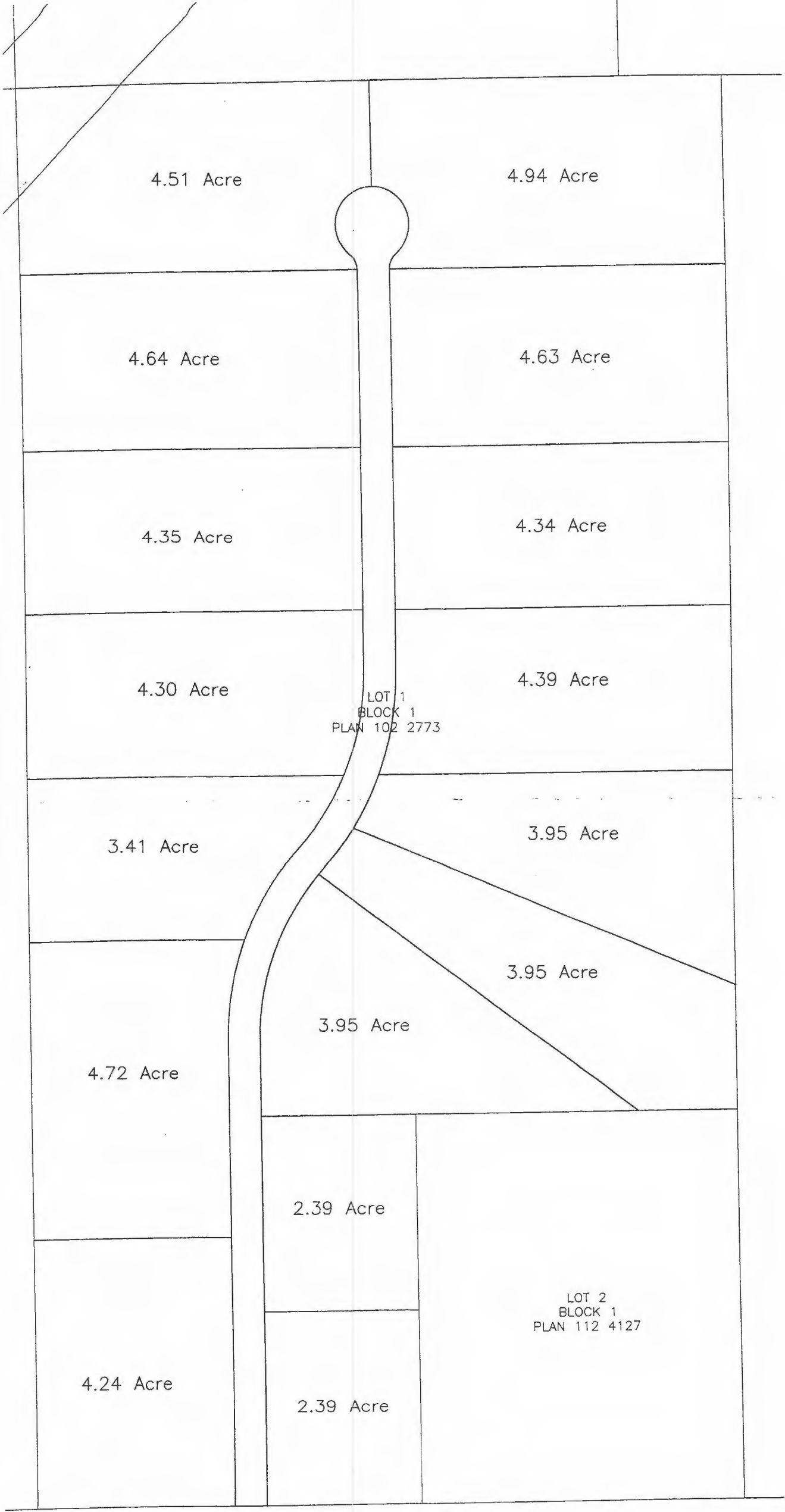
I/WE HAVE ENCLOSED THE REQUIRED APPLICATION FEE OF \$ 4100.00 RECEIPT NO. A7366

Allan Derksen APPLICANT DATE Jan 8/16

NOTE: REGISTERED OWNER'S SIGNATURE REQUIRED IF DIFFERENT FROM APPLICANT.

[Signature] REGISTERED OWNER DATE \_\_\_\_\_





4.51 Acre

4.94 Acre

4.64 Acre

4.63 Acre

4.35 Acre

4.34 Acre

4.30 Acre

4.39 Acre

LOT 1  
BLOCK 1  
PLAN 102 2773

3.41 Acre

3.95 Acre

3.95 Acre

4.72 Acre

3.95 Acre

2.39 Acre

LOT 2  
BLOCK 1  
PLAN 112 4127

4.24 Acre

2.39 Acre

# BYLAW AMENDMENT APPLICATION



**NOT TO SCALE**

File No. Bylaw 1019-16

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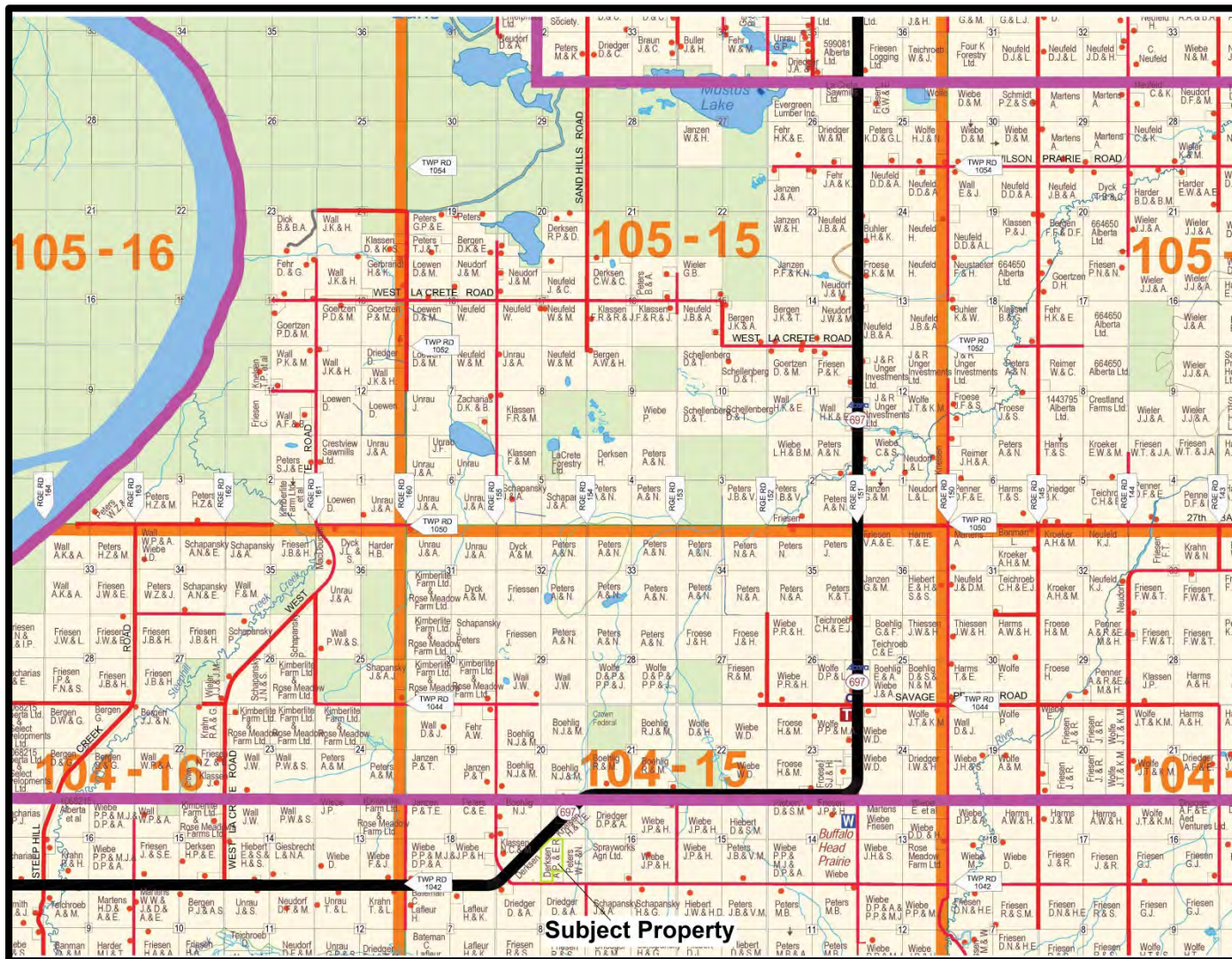


**Mackenzie County**





# BYLAW AMENDMENT APPLICATION



File No. Bylaw 1019-16

NOT TO SCALE

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Mackenzie County



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of planning &amp; Development</b>
<b>Title:</b>	<b>Bylaw 1020-16 Land Use Bylaw Amendment to Rezone Part of NE 26-106-15-W5M from Agricultural “A” to Rural County Residential District “RC3”(La Crete Rural)</b>

## **BACKGROUND / PROPOSAL:**

Mackenzie County has received a request to rezone Part of NE 26-106-15-W5M from Agricultural “A” to Rural Country Residential “RC3” to allow for the development of a multi-lot subdivision in the rural area.

This parcel of land is located 4.5 miles north of the hamlet of La Crete, in the middle of agricultural land.

Country Residential development has multiple challenges for the planning department and the future of agricultural land within Mackenzie County. In order to protect agricultural lands, the Municipal Development Plan has developed objectives and policies to follow.

### **4.1 Agricultural Objectives**

Preserve Better Agricultural Land for agricultural land uses.

Encourage the diversification and sustainable intensification of agricultural practices

Minimize the impact of non-agricultural uses on existing agricultural operations.

Accommodate single lot vacant country residential development

Accommodate the separation of a farmstead from a quarter section

### **5.1 Country Residential Objectives**

' Recognize agriculture, its related activities and industries as the

predominant land use in the rural area.

- ' Recognize country residential development as a legitimate land use in the rural area, while minimizing potential conflicts with non-residential uses.
- ' Provide for the establishment of attractive, well-planned and properly serviced country residential development.
- ' Maintain the rural character of the County and to allow for growth of the established urban areas.

## 5.2 Country Residential Policies

- 5.2.1 To reduce conflicts with Hamlet growth and industrial and agricultural operations, and to minimize the cost of maintaining roads and other municipal services, country residential communities shall be located in a well-defined area, as shown on the maps within the Hamlet and Industrial Area Structure Plans, leaving the rest of the County primarily agricultural or Crown Land. These country residential areas are located in accordance with the following principles:
- a) have poor soils (CLI Class 5), except where the use of better soils may be justified because the land is adjacent to urban areas, recreational lakes or river valleys;
    - *(Majority of proposed quarter is shown as CLI Class 4)*
  - b) do not limit the logical expansion of the Town of High Level, or the Hamlet's of Fort Vermillion, La Crete or Zama City;
    - *(4.5 miles away from La Crete)*
  - c) located near existing or proposed recreation areas;
    - *(Located in the middle of agricultural land)*
  - d) have potable water supply and are adequately serviced or where municipal servicing can be provided in an efficient and economical manner;
    - *(no municipal services available)*
  - e) have simple and direct access to paved roads and highways; and
    - *(½ mile from a major Township Road 1064)*
  - f) will maintain the minimum separation distance from sour gas facilities, gas and oil wells, wastewater treatment plant, landfills, existing CFOs and existing sand and gravel extraction sites as defined by Municipal Government Act, AOPA, or any other relevant legislation.
    - *(None within close proximity)*
  - g) Do not create potential land use conflicts by locating adjacent to areas which have existing or are proposed for heavy industrial uses.
    - *(no heavy industrial uses close by)*



Mackenzie County may consider locations outside of the designated areas provided they meet the conditions of the Policy 5.2.1.

Wherever possible, a landscaped or treed buffer should be provided along the boundaries of country residential lots that are located adjacent to non-residential uses.

If a quarter section being subdivided contains significant areas of Better Agricultural Land, those areas must normally be left as a single large parcel, with the residential lots concentrated on the poorer soil.

Mackenzie County shall discourage the expansion of rural agricultural settlements as these communities are not intended as nodes for future Hamlet locations or future intensive residential developments.

Any future subdivisions located adjacent to a highway shall take place in a manner that protects the integrity of the highway corridor and may require a service road, subject to the requirements of Alberta Transportation.

There is an existing multi-subdivision development to the west of this proposed quarter. The location of this subdivision is more suited for its purpose as it is not surrounded by agricultural land; five of the eight quarters surrounding it is crown lands. It is far enough away that it will not impede future hamlet growth, there is no industrial development, CFO, gas and oil wells, or wastewater plants close by. There is however, a new gravel pit located around 5 miles to the north east of this subdivision and the access road to it starts at the subdivision. The subdivision was created well before the gravel pit.

The applicant of the proposed subdivision claims that 35% of the land is low lying, thus unsuitable for farming. This portion of wet land has been excluded from the rezoning area as it would require an exceptional amount of fill to make it suitable for residential.

### **OPTIONS & BENEFITS:**

The Planning and Development Department is not in support of this rezoning request to develop a multi lot subdivision in the heart of agricultural land. Consideration should be given to the surrounding farmers and the impact that an additional 24 new residences would have on the area and how that will affect traditional farming practices. Allowing this request will also encourage and create little mini suburbs throughout the county which could in the future cause an increased burden on the county. It also goes against the MDP's plan to protect agricultural lands and cause many negative challenges to the local farmers surrounding these proposed rezoning's.

Multi-lot country residential subdivisions are problematic in nature due to the requirements and the locations in which they are created. These are some of the issues previously noted on the debate of multi-lot subdivision applications:

- The requirement for conducting expensive studies such as Area Structure Plans, Traffic Impact Assessments, soil testing, engineered road and drainage plans, etc.
- Request for dust control from adjacent property owners, residents of the subdivision, and in some cases from the developers themselves after the development is complete.
- Request for reduced speed zones, usually after subdivision completion as well.
- Concentrated private sewage disposal.
- Increase in municipal road infrastructure placing a strain on municipal operations. All internal subdivision roads become the responsibility of the municipality once the two year warranty period has passed.
- Increased traffic on rural roads.
- Increased assessment is not enough to offset the cost of increased road maintenance.
- Reduction in the quantity of better agricultural land.
- Conflict with adjacent landowners who don't want their country life style altered by high density rural residential districts.
- Potential acreage/farm issues such as spraying, noise, smells, etc.
- Urban sprawl. Rural country residential subdivisions close to Hamlet or Town boundaries have the potential of eventually being absorbed into the urban areas creating a new set of problem due to the size of the lots. La Crete especially is in danger of being "boxed in" by multi-lot acreages, both Hamlet Country Residential and Rural Country Residential.

Additional concerns that need to be considered are:

- Challenges providing adequate/timely fire protection
- Ensuring FireSmart practices are incorporated into the development (ie. requirement for non-flammable exterior cladding & roofing, tree thinning, etc.)
- Level of service 'creep' that will occur for the maintenance and surfacing of the roads, water supply, site drainage, etc.
- Rural large lot development is likely the single least sustainable form of development. Standard convention says that residents can have space/land, or services. Hence in cities people have no space but many services. Residents of large lot country residential tend to expect both. They feel they don't have the space that their rural neighbors do, and therefore want the increased services. Providing increased services for such a low density development is not economically feasible; however.
- An assessment based on the new provincial wetland policy may be required.

Several years ago a substantial amount of better agricultural land was rezoned for multi-lot country residential uses, reducing the amount of suitable agriculture land. Since the recent Land auctions, more agricultural land has become available, however in allowing



multi-lot subdivisions, agricultural land is removed from the agricultural production. According to the Municipal Development Plan, it is the County's intent to not only retain but to increase and protect the amount of agricultural land within its boundaries. Therefore, the preferred development of higher density residential dwellings should remain within the hamlet boundaries.

Allowing new and/or additional country residential developments does add to the diversity of housing and lifestyle types available in our region, and this is a definite positive. The thing to consider is whether this is a form of diversity that the County can afford to accommodate over the long term. There is a need to balance the long term financial implications of development with the desires of residents for a diversity of housing options.

**MPC-16-02-019**    **MOVED** by Jacquie Bateman

*That the Municipal Planning Commission recommend to Council for the approval of Bylaw 1020-16 being the rezoning of Part of NE 26-106-15-W5M from Agricultural "A" to Rural Country Residential "RC3" to allow for the development of multiple lots in the rural area.*

## **OPTIONS**

### **Motion 1:**

That first reading be given to Bylaw 1020-16 being the rezoning of Part of NE 26-106-15-W5M from Agricultural "A" to Rural Country Residential "RC3" to allow for the development of multiple lots in the rural area subject to public hearing input.

### **Motion 2:**

That first reading of Bylaw 1020-16 being the rezoning Part of NE 26-106-15-W5M from Agricultural "A" to Rural Country Residential "RC3" to allow for the development of multiple lots in the rural area be refused.

## **COSTS & SOURCE OF FUNDING:**

All costs will be borne by the applicant

## **SUSTAINABILITY PLAN:**

The Sustainability Plan does not directly address re-zoning of districts within the County, but has several references to housing options and sustainability of community lands and infrastructure:

*Goal E24 Mackenzie County is an attractive destination for non-residents to visit or to decide to relocate, and remains an attractive home for County residents at all stages of their lives.*

*Goal E26 That Mackenzie County is prepared with infrastructure and services for a continually growing population*

*Strategy E26.1 Infrastructure is adequate and there are plans in place to manage additional growth*

*Strategy E26.2 Provide exceptional services that enhance the quality of life in County hamlets and existing rural areas as a means to dissuade residents and newcomers from moving to undeveloped areas to establish small lots or acreages.*

*Goal N3 Optimal use is made of County farm land.*

*Strategy N3.1 Ensure that the County's Land-Use Bylaw and Municipal Development Plan limit urban or non-agricultural development in unused lands that are best-suited for agriculture.*

*Goal C1 The capacity of infrastructure in County hamlets and rural communities keeps pace with their growth and is planned in a way that ensures their sustainability.*

**COMMUNICATION:**

The bylaw amendment will be advertised as per MGA requirements; this includes all adjacent landowners and the local papers.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That first reading be given to Bylaw 1020-16 being the rezoning Part of NE 26-106-15-W5M from Agricultural "A" to Rural Country Residential "RC3" to allow for the development of multiple lots in the rural area subject to public hearing input.

**BYLAW NO. 1020-16**  
**BEING A BYLAW OF**  
**MACKENZIE COUNTY**  
**IN THE PROVINCE OF ALBERTA**

**TO AMEND THE**  
**MACKENZIE COUNTY LAND USE BYLAW**

**WHEREAS**, Mackenzie County has a Municipal Development Plan adopted in 2009, and

**WHEREAS**, Mackenzie County has adopted the Mackenzie County Land Use Bylaw in 2011, and

**WHEREAS**, the Council of Mackenzie County, in the Province of Alberta, has deemed it desirable to amend the Mackenzie County Land Use Bylaw to accommodate an Industrial subdivision.

**NOW THEREFORE**, THE COUNCIL OF THE MACKENZIE COUNTY, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. That the land use designation of the subject parcel known as:

NE 26-106-15-W5M

within Mackenzie County, be rezoned from Agricultural "A" to Rural Country Residential District "RC3" as outlined in Schedule "A" hereto attached.

READ a first time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a second time this \_\_\_ day of \_\_\_\_\_, 2016.

READ a third time and finally passed this \_\_\_ day of \_\_\_\_\_, 2016.

---

Bill Neufeld  
Reeve

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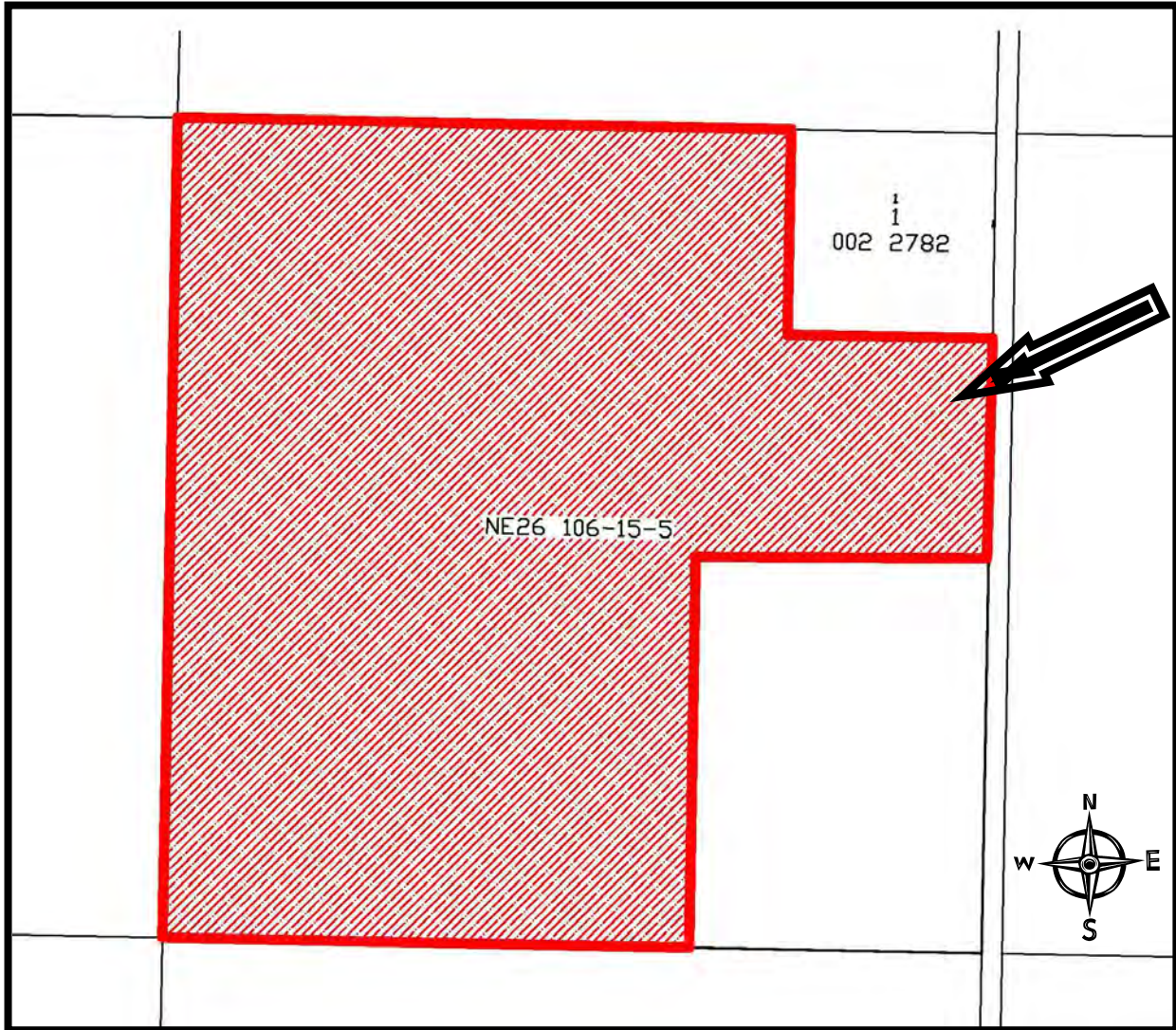
Joulia Whittleton  
Chief Administrative Officer

**BYLAW No. 1020-16**

**SCHEDULE "A"**

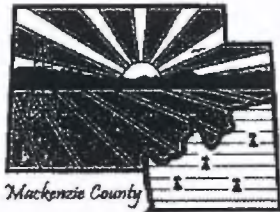
1. That the land use designation of the following property known as:

NE 26-106-15-W5M within Mackenzie County; be rezoned from Agricultural "A" to Rural County Residential District "RC3"



FROM: Agricultural "A"

TO: Rural Country Residential District "RC3"



# LAND USE BYLAW AMENDMENT APPLICATION

APPLICATION NO. \_\_\_\_\_

NAME OF APPLICANT <b>Willie &amp; Trudy Froese</b>		
ADDRESS <b>Box 1058</b>		
TOWN <b>La Crete Alberta</b>		
POSTAL CODE <b>T0H 2H0</b>	PHONE (RES.) <b>780 926 0333</b>	BUS.

COMPLETE IF DIFFERENT FROM APPLICANT

NAME OF REGISTER OWNER		
ADDRESS		
TOWN		
POSTAL CODE	PHONE (RES.)	BUS.

LEGAL DESCRIPTION OF THE LAND AFFECTED BY THE PROPOSED AMENDMENT

QTR./LS.	SEC.	TWP.	RANGE	M.	OR	PLAN	BLK	LOT
<b>NE</b>	<b>26</b>	<b>106</b>	<b>15</b>	<b>W5</b>				

LAND USE CLASSIFICATION AMENDMENT PROPOSED:

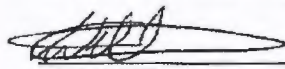
FROM: A1 To: RR1

REASONS SUPPORTING PROPOSED AMENDMENT:

We have been approached by several people that are seeking to buy matured, treed residential lots. The land mentioned above is a fully treed 150 acres with a home residence on the south east corner, and is 4.5 miles from the town of La Crete. A 10 acre parcel piece has been divided off the north east corner, and the MD has given us a verbal approval to sub-divide another 10 acres. Approximately 35 % of the land is low lying land and is not viable for agricultural use, therefore we want to rezone the remaining 140 acres to country residential.

I/WE HAVE ENCLOSED THE REQUIRED APPLICATION FEE OF \$ \_\_\_\_\_

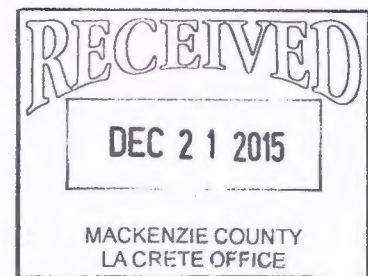
RECEIPT NO. \_\_\_\_\_

 Trudy Froese December 19, 2015  
 APPLICANT DATE

NOTE: REGISTERED OWNER'S SIGNATURE REQUIRED IF DIFFERENT FROM APPLICANT.

REGISTERED OWNER \_\_\_\_\_

DATE \_\_\_\_\_





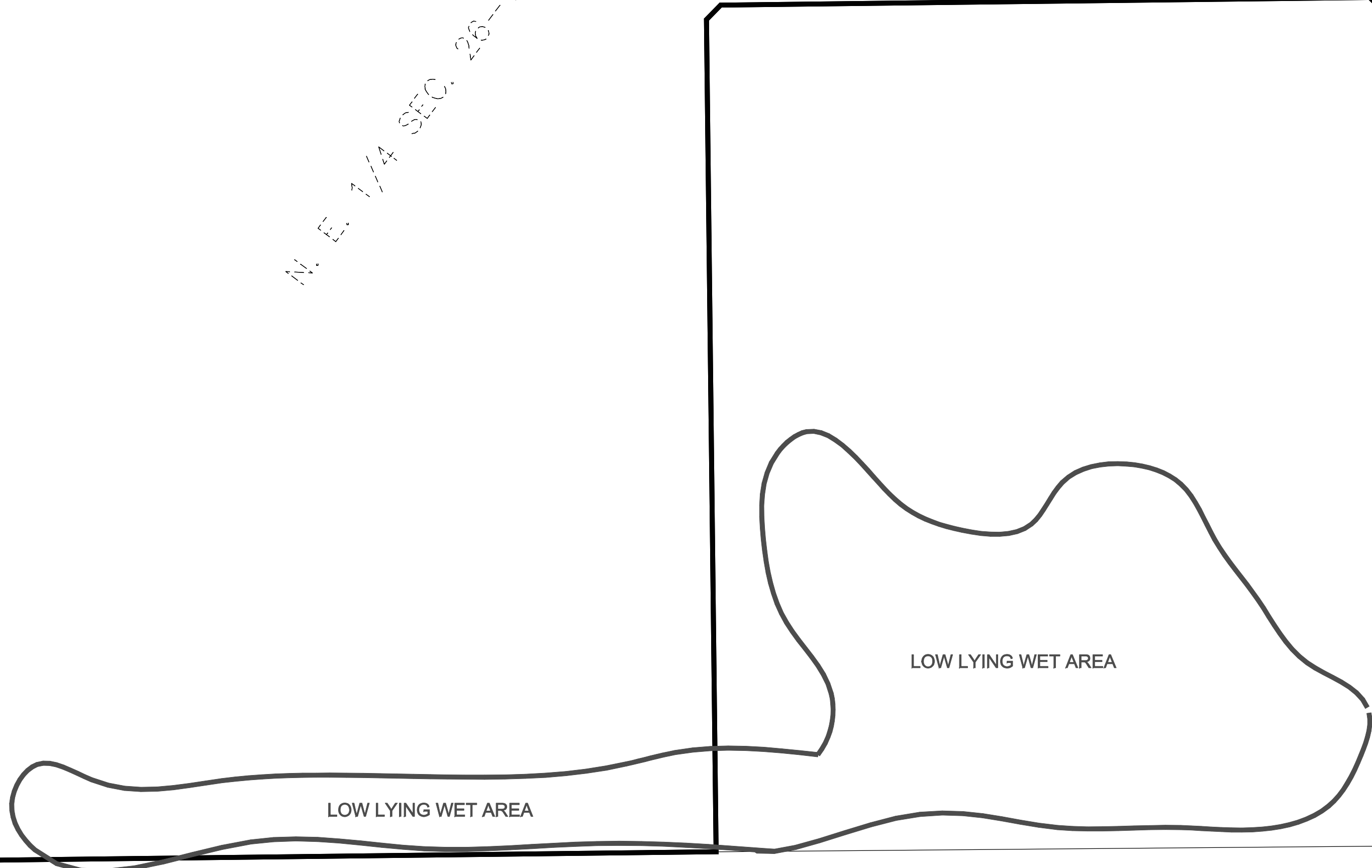
S.E. 1/4 SEC. 35-106-15 W. 5th M.

LOT 1  
BLOCK 1  
002 2782

N.W. 1/4 SEC. 26-106-15 W. 5th M.

W. E. 1/4 SEC. 26-106-15 W. 5th M.

N.W. 1/4 SEC. 25-106-15 W. 5th M.



LOW LYING WET AREA

LOW LYING WET AREA

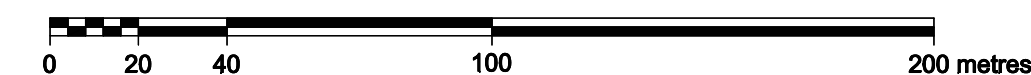
S.E. 1/4 SEC. 26-106-15 W. 5th M.

**SUBDIVISION AUTHORITY**  
MACKENZIE COUNTY  
FILE No. : \_\_\_\_\_

**REGISTERED OWNERS :**  
WILLIE FROSE

**REFERENCE PLAN**  
SHOWING PROPOSED RE-ZONING OF  
PART OF  
N.E. 1/4 SEC. 26, TWP. 106, RGE.15, W. 5 th M.  
  
MACKENZIE COUNTY  
ALBERTA

2015



SCALE 1:2000

**NOTES**

No.	Date	Revision / Issued	By	App.
4				
3	REVISION	JANUARY 22, 2016	MB	WF
2	REVISION	DECEMBER 17, 2015	MB	WF
1	ORIGINAL	JUNE 5, 2015	MB	WF

**LEGEND :**

- Lands dealt with on this plan are bounded thus: \_\_\_\_\_  
containing an area of: 48.77 ha.

**ABBREVIATIONS :**

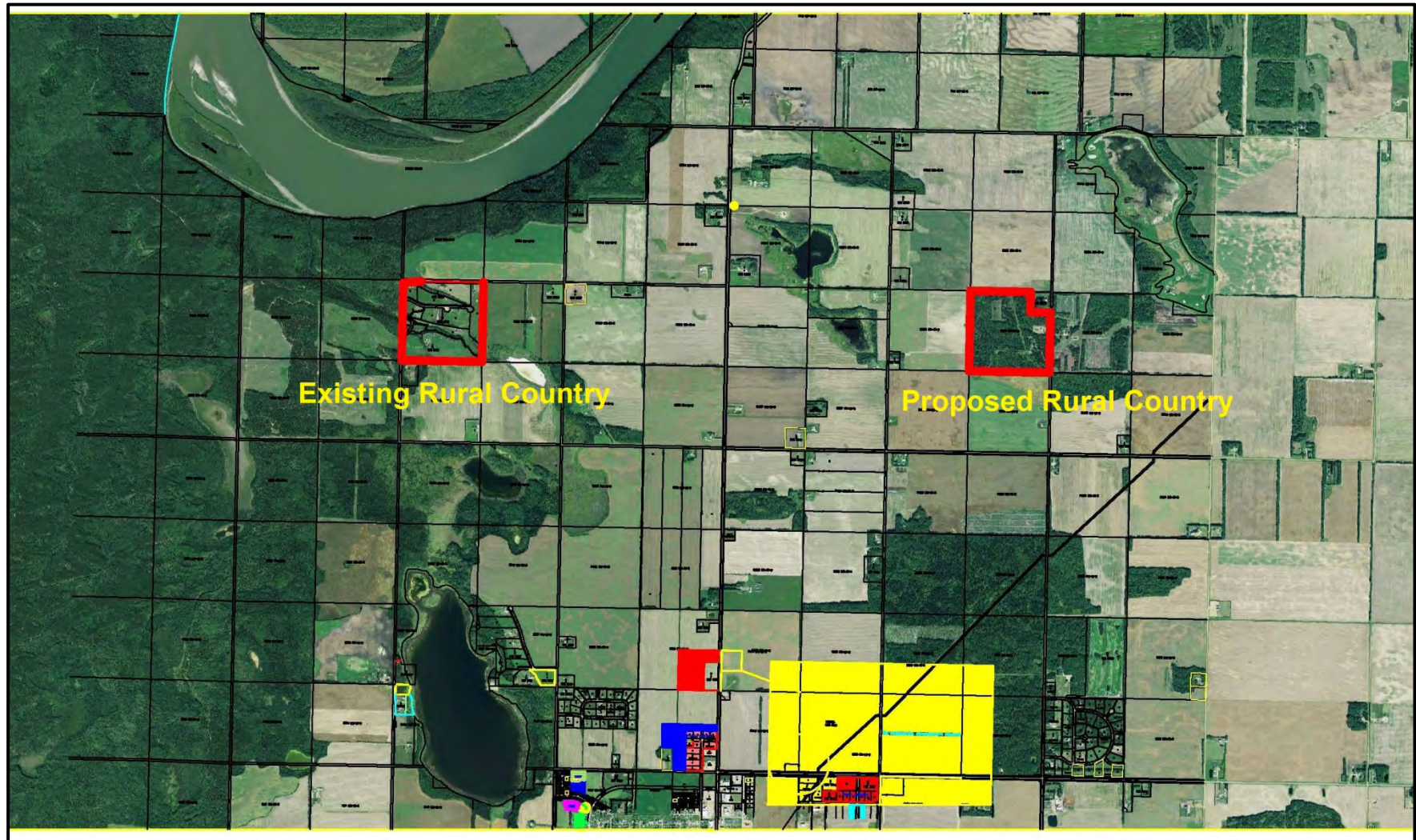
- ha indicates hectare.
- M. indicates Meridian or Mound.
- N., E., S., & W. indicates North, East, South & West.
- Rge. indicates Range.
- Sec. indicates Section.
- Twp. indicates Township.

**sPs**  
SURE POINT SURVEYS  
**LIMITED**  
Box 1058, La Crete, AB, T0H 2H0 Phone 780-926-0333

DRAWN BY : MB  
CHECKED : WF  
JUNE 5, 2015  
JOB No. 003  
DWG No. 003R



# BYLAW AMENDMENT APPLICATION



**NOT TO SCALE**

File No. Bylaw 1020-16

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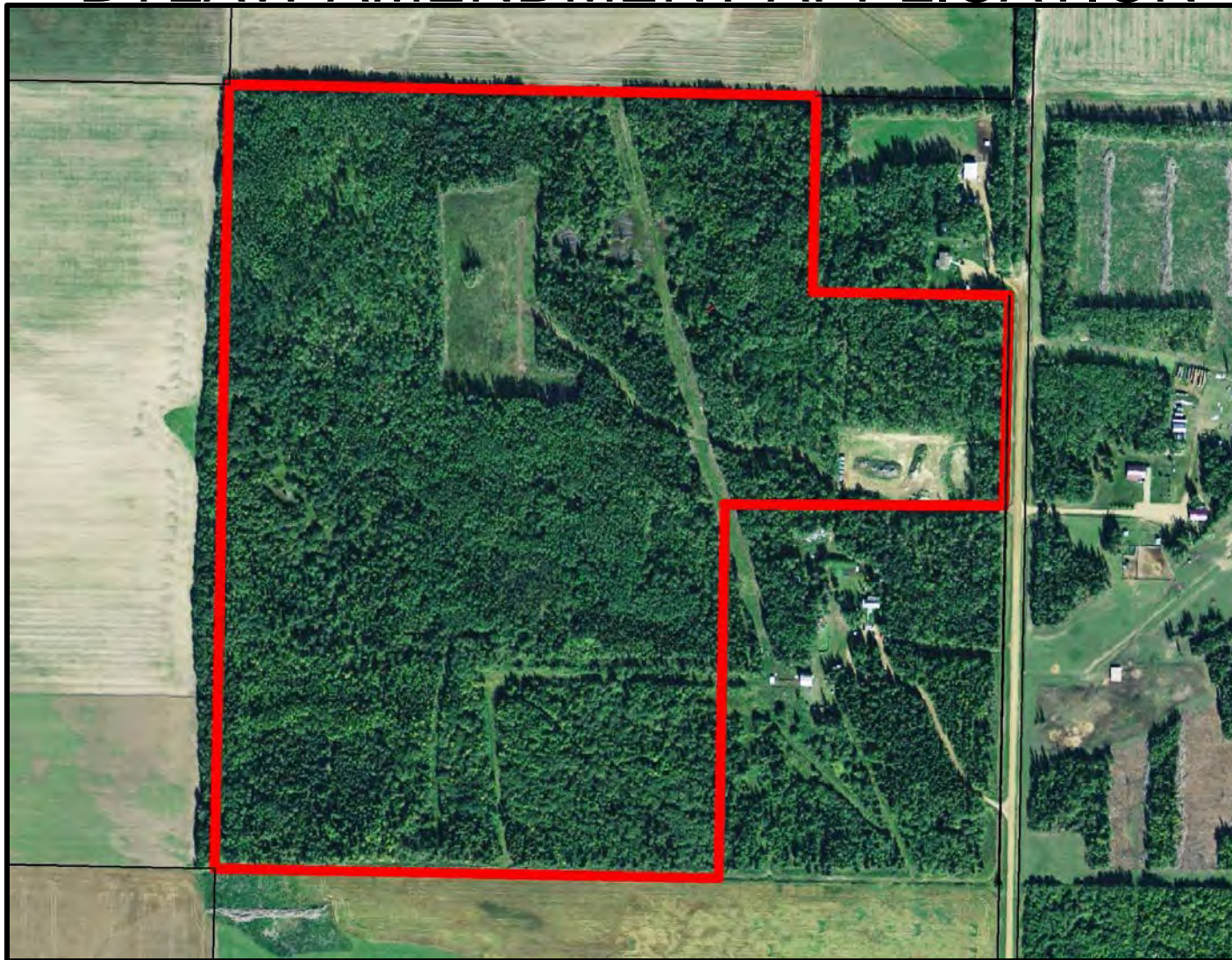
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**Mackenzie County**



# BYLAW AMENDMENT APPLICATION



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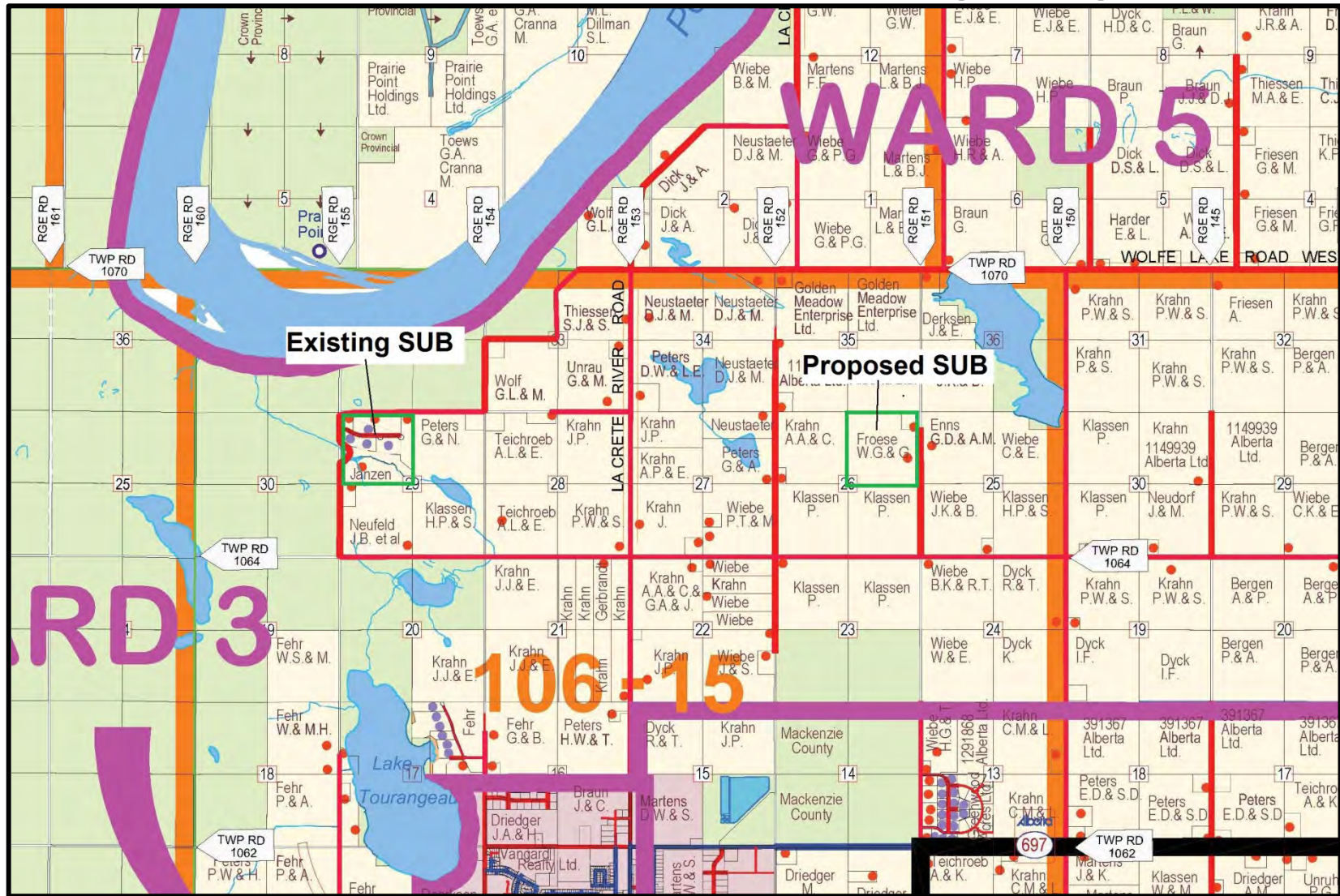
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**Mackenzie County**



# BYLAW AMENDMENT APPLICATION



File No. Bylaw 1020-16

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**Mackenzie County**



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of Planning &amp; Development</b>
<b>Title:</b>	<b>Bylaw 1021-16 Land Use Bylaw Amendment to Rezone Plan 142 5001, Block 3, Lot 5 &amp; 6 from Hamlet Country Residential “HRC1” to Public/Institutional “P”(La Crete)</b>

## **BACKGROUND / PROPOSAL:**

Mackenzie County has received a request to rezone Lots 5 & 6, Block 3, Plan 142 5001 from Hamlet Country Residential “HCR1” to Public/Institutional “P” to allow for a church.

The Building on lot 5 was originally constructed for a church, which was issued a permit in 2005 when “Public Use” was a discretionary use under the Hamlet Country Residential zoning. Hamlet Country Residential 1 or 2 no longer allows “Public Uses” or “Churches” in either permitted or the discretionary uses.

The original church disbanded and the new owners purchased the land. The lot was divided into 3 separate parcels and permits were issued to renovate the church into a residential dwelling with an attached garage and a secondary suite.

Administration was only recently informed that the renovations for permit 232-DP-13 were never completed (only the attached garage was added), instead the building was rented to a Church organization. This organization would now like to purchase the building and vacant lot next to it.

This church building seats only 80 people which would require 20 parking stalls. The original development permit required the applicant to provide 38 stalls and to the Planning departments knowledge there has never been an issue with parking.

**OPTIONS & BENEFITS:**

The Planning and Development Department is in support of this rezoning request as the location has historically been used a church with little or no impact on the surrounding neighborhood.

**MPC-16-02-018 MOVED** by Jacquie Bateman

*That the Municipal Planning Commission recommend to Council for the approval of Bylaw 1021-16 being the rezoning of Plan 142 5001, Block 03, Lot 5 & 6 from Hamlet Country Residential “HCR1” to Public/Institutional “P” to allow for a church.*

**OPTIONS**

**Option 1:**

That first reading be given to Bylaw 1021-16 being the rezoning of Plan 142 5001, Block 3, Lot 5 & from Hamlet Country Residential “HCR1” to Public/Institutional “P” to allow for a church subject to public hearing input.

**Option 2:**

That first reading for Bylaw 1021-16 being the rezoning of Plan 142 5001, Block 3, Lot 5 & from Hamlet Country Residential “HCR1” to Public/Institutional “P” to allow for a church be refused.

**COSTS & SOURCE OF FUNDING:**

All costs will be borne by the applicant

**SUSTAINABILITY PLAN:**

The Sustainability Plan does not directly address re-zoning of districts within the County. As such, the proposed re-zoning neither supports nor contradicts the Sustainability Plan

**COMMUNICATION:**

The bylaw amendment will be advertised as per MGA requirements; this includes all adjacent landowners and the local papers.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That first reading be given to Bylaw 1021-16 being the rezoning of Plan 142 5001, Block 3, Lot 5 & from Hamlet Country Residential "HCR1" to Public/Institutional "P" to allow for a church subject to public hearing input.

**BYLAW NO. 1021-16**  
**BEING A BYLAW OF**  
**MACKENZIE COUNTY**  
**IN THE PROVINCE OF ALBERTA**

**TO AMEND THE**  
**MACKENZIE COUNTY LAND USE BYLAW**

**WHEREAS**, Mackenzie County has a Municipal Development Plan adopted in 2009, and

**WHEREAS**, Mackenzie County has adopted the Mackenzie County Land Use Bylaw in 2011, and

**WHEREAS**, the Council of Mackenzie County, in the Province of Alberta, has deemed it desirable to amend the Mackenzie County Land Use Bylaw to accommodate an Church.

**NOW THEREFORE**, THE COUNCIL OF THE MACKENZIE COUNTY, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. That the land use designation of the subject parcel known as:

Plan 142 5001, Block 3, Lot 5 & 6

within the Hamlet of La Crete, be rezoned from Hamlet Country Residential "HCR" to Public/Institutional "P" as outlined in Schedule "A" hereto attached.

READ a first time this \_\_\_\_ day of \_\_\_\_\_, 2016.

READ a second time this \_\_\_\_ day of \_\_\_\_\_, 2016.

READ a third time and finally passed this \_\_\_\_ day of \_\_\_\_\_, 2016.

---

Bill Neufeld  
Reeve

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Joulia Whittleton  
Chief Administrative Officer

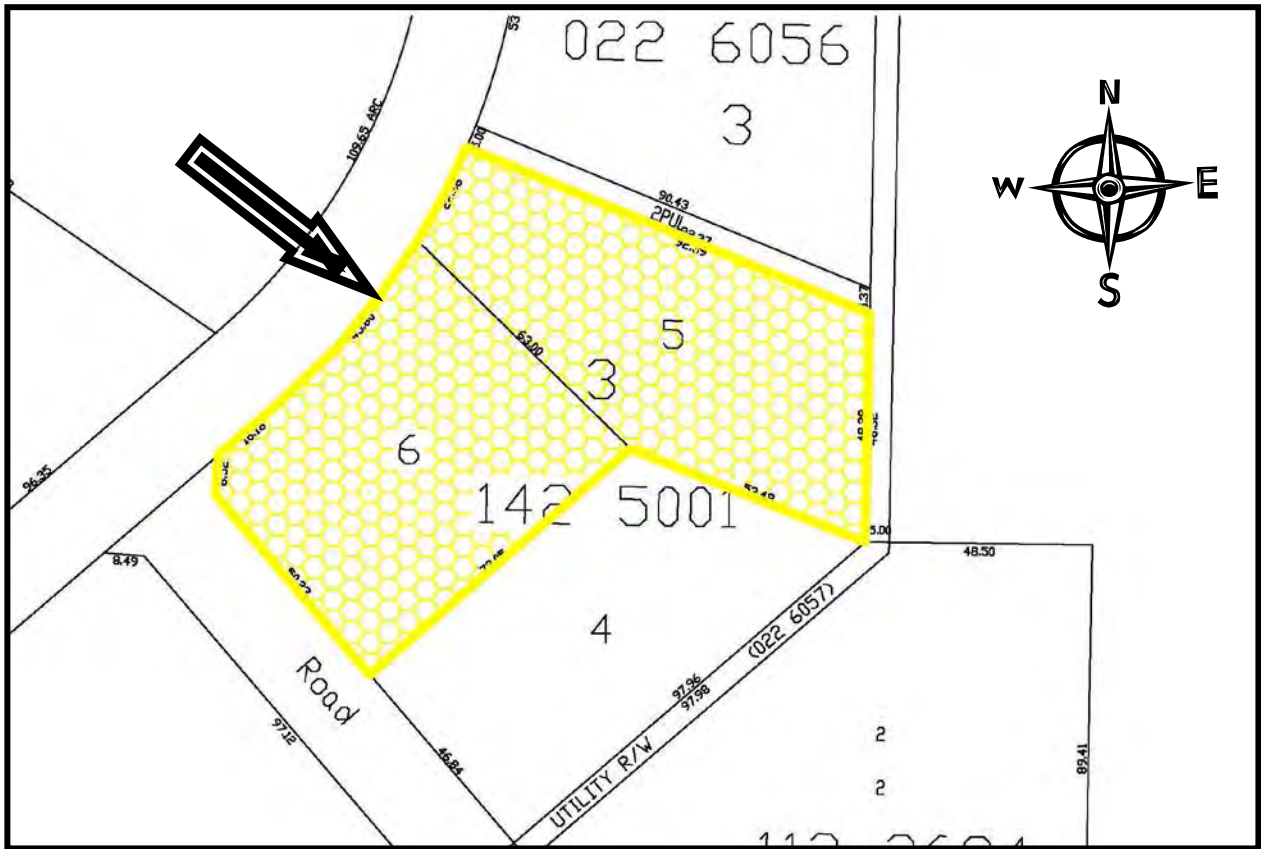


**BYLAW No. 1021-16**

**SCHEDULE "A"**

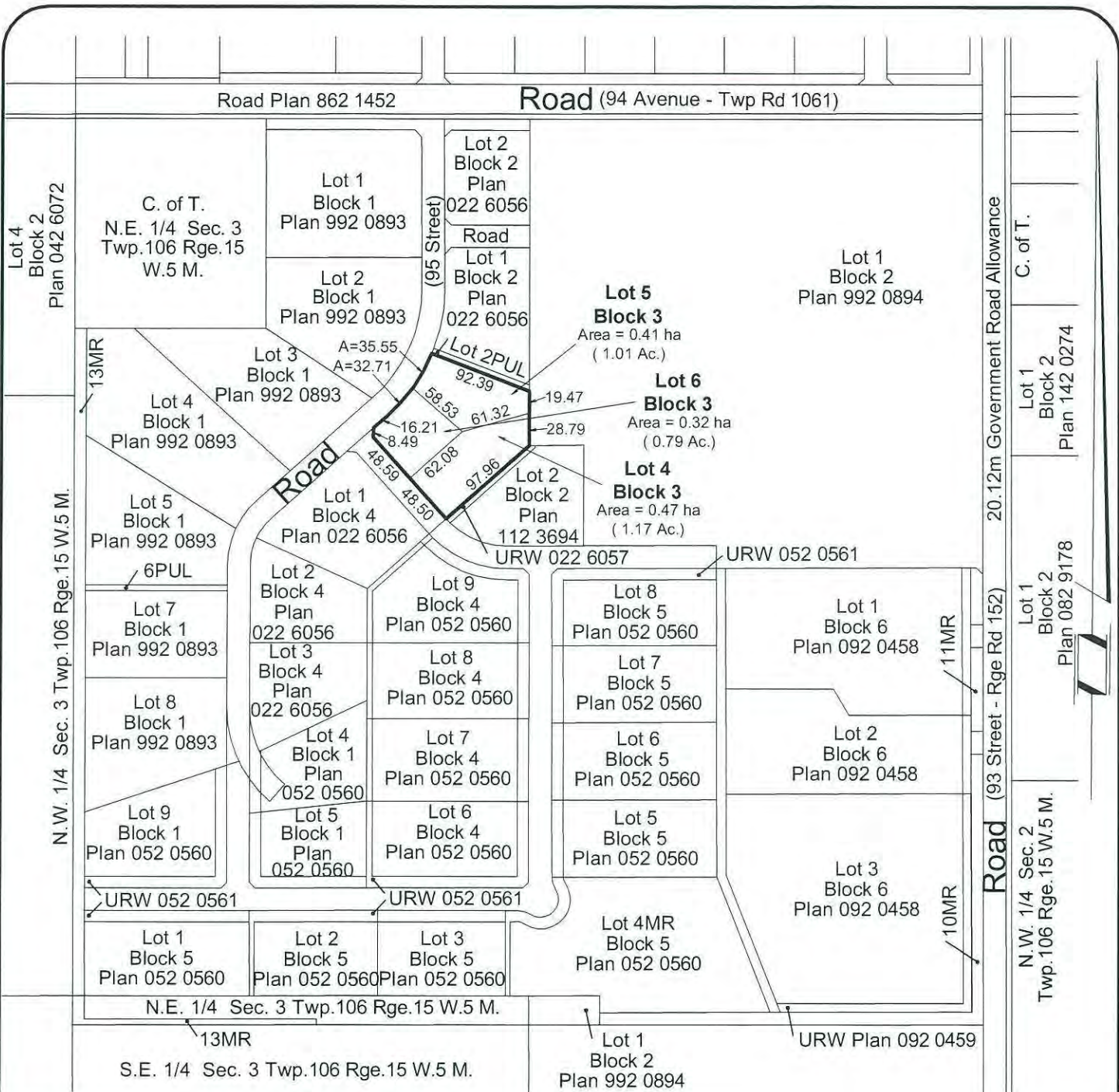
1. That the land use designation of the following property known as:

Plan 142 5001, Block 3, Lot 5 & 6 within the Hamlet of La Crete, be rezoned from Hamlet Country Residential "HCR" to Public/Institutional "P" as outlined in Schedule "A" hereto attached



FROM: Hamlet Country Residential "HCR"

TO: Public/Institutional "P"



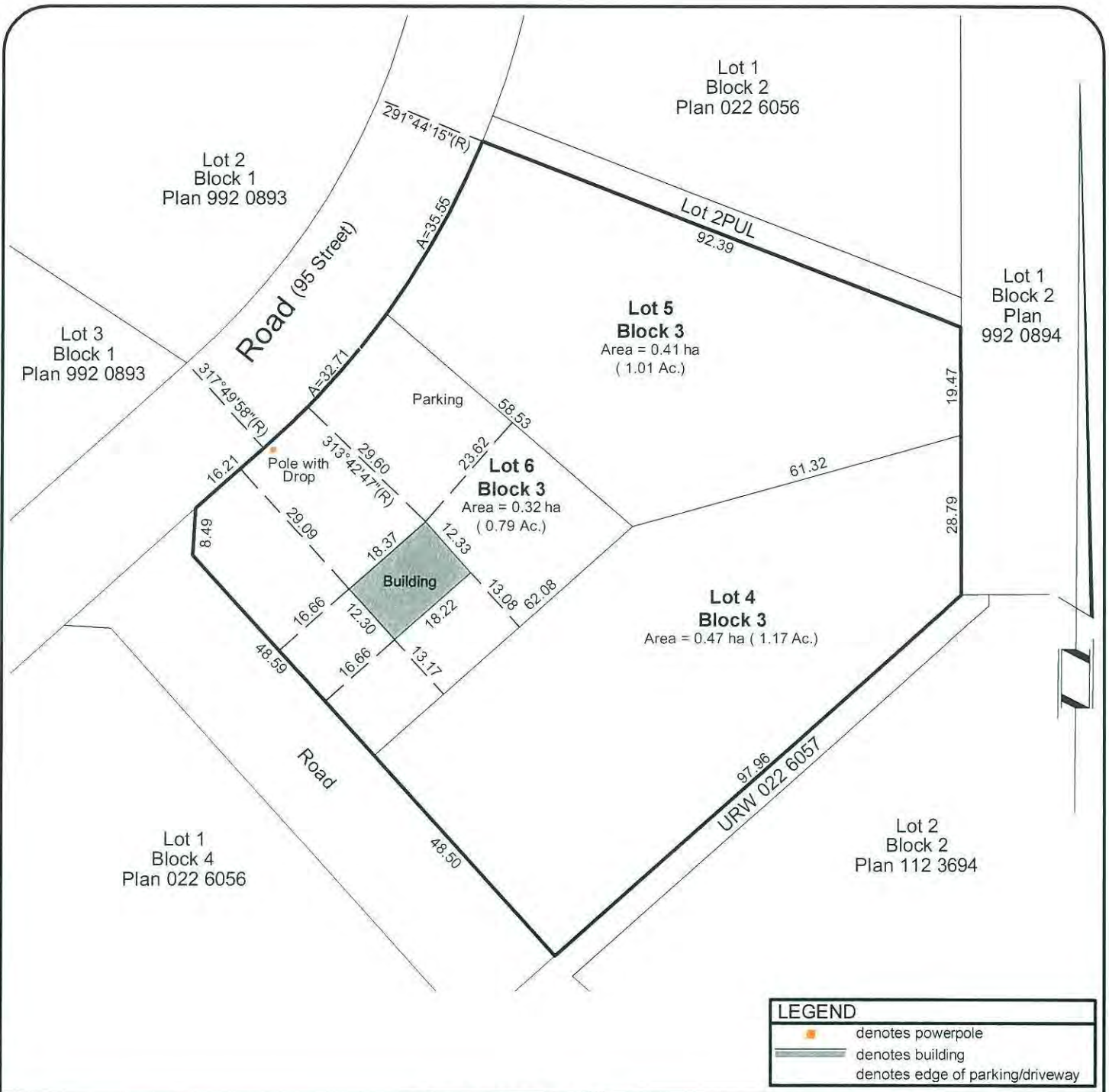
20140324 - 12:06 S:\GrandePrairie\010048133\CAD\Working\010048133-SDTN01-R00.dwg

Tentative Plan Showing Proposed  
**SUBDIVISION**  
of part of  
N.E. 1/4 Sec.3 Twp.106 Rge.15 W.5 M.  
Municipal District of Mackenzie No.23  
Alberta

0 50 100 200 300 meters  
Scale = 1:5000

<b>LEGEND &amp; NOTES</b>		<b>ABBREVIATIONS:</b>	
1. Area to be registered shown bounded thus:		Ac.	Acres
Containing: 1.20 ha (2.98 Ac.)		ha	Hectare
2. All dimensions are in meters and decimals thereof.		m	Metre
3. Land is zoned HCR2.		M.	Meridian
4. There are no sour gas facilities within 1.5km of site.		Rge.	Range
5. There are no highways within 0.8km of site.		Sec.	Section
6. Field survey date: March 13, 2014.		Twp.	Township
<b>FOCUS SURVEYS LIMITED PARTNERSHIP</b>		<b>JOB No. 010048133</b>	
#3, 8909 - 96 Street, Peace River, AB. T8S 1G8 Phone: 780-624-5631 Fax: 780-624-3732		DWG. NO. 010048133-SDTN01-R00	
A.L.S.:		Dwn: LB	
Page: 1 of 3			





LEGEND	
	denotes powerpole
	denotes building
	denotes edge of parking/driveway

Tentative Plan Showing Proposed  
**SUBDIVISION**  
of part of  
N.E. 1/4 Sec.3 Twp.106 Rge.15 W.5 M.  
Municipal District of Mackenzie No.23  
Alberta

0 10 20 40 60 meters  
Scale = 1:1000

- LEGEND & NOTES**
- Area to be registered shown bounded thus: Containing: 1.20 ha (2.98 Ac.)
  - All dimensions are in meters and decimals thereof.
  - Land is zoned HCR2.
  - There are no sour gas facilities within 1.5km of site.
  - There are no highways within 0.8km of site.
  - Field survey date: March 13, 2014.

**ABBREVIATIONS:**

Ac.	Acres
ha	Hectare
m	Metre
M.	Meridian
Rge.	Range
Sec.	Section
Twp.	Township

**FOCUS SURVEYS  
LIMITED PARTNERSHIP**

#3, 8909 - 96 Street, Peace River, AB. T8S 1G8  
Phone: 780-624-5631 Fax: 780-624-3732

JOB No. 010048133	
DWG. NO. 010048133-SDTN01-R00	
CK'd By:	Dwn: LB
A.L.S.:	Page: 3 of 3

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# BYLAW AMENDMENT APPLICATION



**NOT TO SCALE**

File No. Bylaw 1021-16

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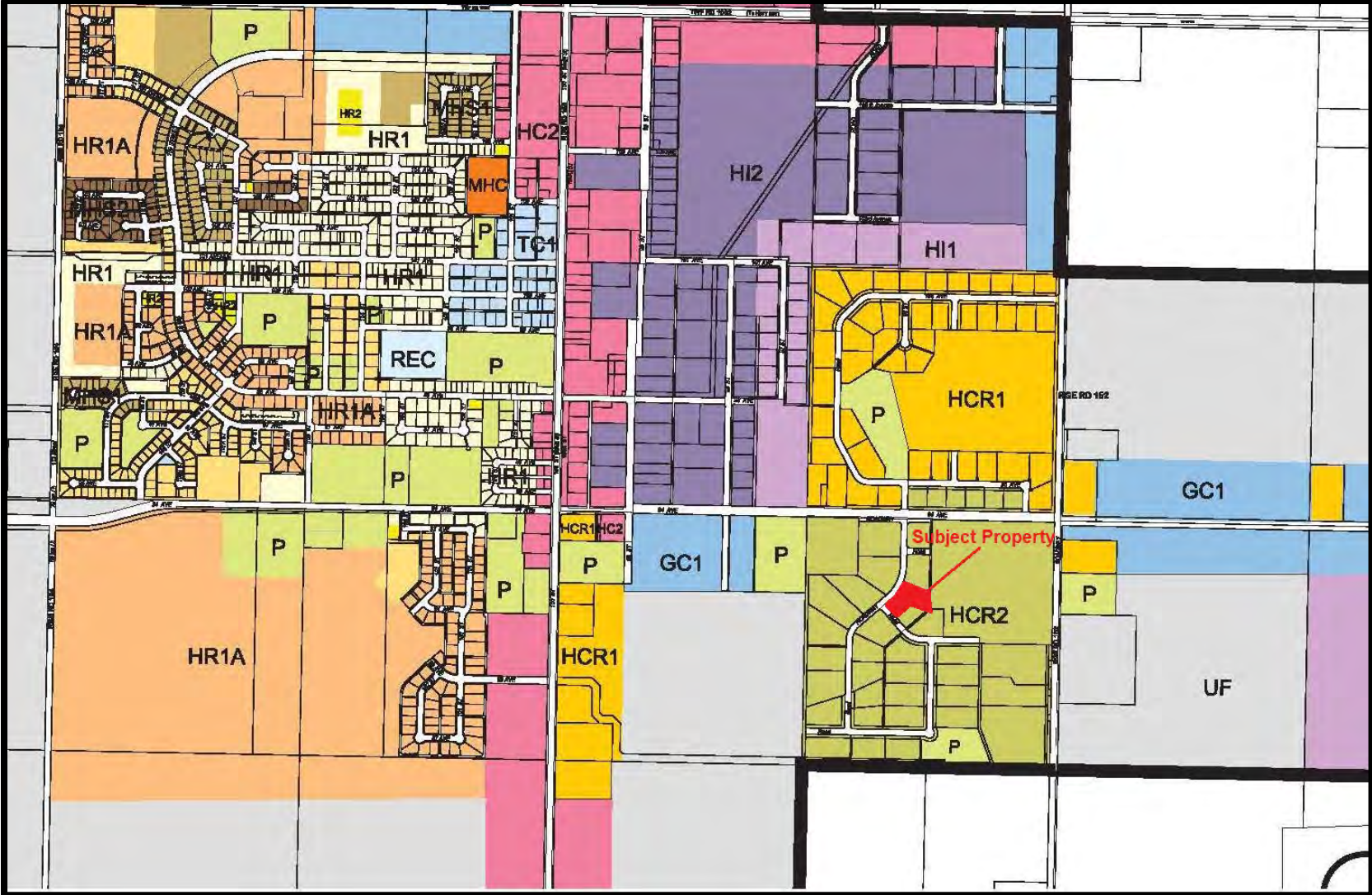
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**Mackenzie County**



# BYLAW AMENDMENT APPLICATION



File No. Bylaw 1021-16

NOT TO SCALE

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Mackenzie County



## Mackenzie County

P.O. Box 640, Fort Vermilion, AB T0H 1N0  
Phone (780) 927-3718 Fax (780) 927-4266  
[www.mackenziecounty.com](http://www.mackenziecounty.com)

September 11, 2013

John Nickel  
Box 752  
La Crete, MB R6W 4A8

232-DP-13

Dear Mr. Nickel:

Attached please find your approved Development Permit. The Development Permit contains special conditions that are specific to your development project. Please review all of the conditions carefully and ensure that action has been taken for each item.

Furthermore, your development project may require Safety Code Permits. Safety Codes Permits consist of Building, Electrical, Gas, Plumbing and Private Sewage Disposal Systems. Please contact the Mackenzie County Permit Clerk at (780) 928-3983 for further information on the required Safety Codes Permits.

Please ensure that all permits and approvals have been obtained prior to the commencement of your project.

If you have any questions or concerns regarding this matter, please contact the Planning and Development Department at 780-928-3983 or stop by the office. Our office hours are 8:15 a.m. to 4:30 p.m., Monday through Friday.

Yours truly,

Caitlin Smith  
Development Officer

Enclosure





## Mackenzie County

4511-46<sup>th</sup> Avenue

P.O. Box 640, Fort Vermilion, AB T0H 1N0

Phone (780) 927-3718

Fax (780) 927-4266

## Development Approving Authority

Application No.: 232-DP-13  
Legal Description: Plan 0226056, Block 03, Lot03  
Applicant: John Nickel  
Address: Box 752  
Winkler, MB R6W 4A8  
Development: **Dwelling-Single Family with Garage Attached and Secondary Suite**  
DECISION: **APPROVED (See Attached Conditions)**

## Development Permit

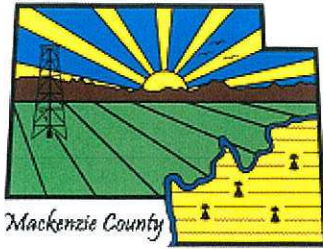
This permit is issued subject to the following conditions:

- (a) That the development or construction of the said land(s) will not begin until September 25, 2013.
- (b) That the development or construction shall comply with the conditions of the decision herein contained or attached.
- (c) That the development or construction will be carried out in accordance with the approved plans and application.
- (d) That this permit shall be invalid should an appeal be made against the decision. Should the Subdivision and Development Appeal Board approve the issuance of this permit, this permit shall be valid from the date of decision, and in accordance with the conditions, of the Subdivision and Development Appeal Board.
- (e) This permit is valid for a period of 12 months from the date of issue or the date of an approved decision of the Subdivision and Development Appeal Board. If at the expiry of this period the development or construction has not been commenced or carried out with reasonable diligence this permit shall be invalid.

Date September 11, 2013

  
Municipal Planning Commission





**Mackenzie County**  
4511-46<sup>th</sup> Avenue  
P.O Box 640, Fort Vermilion, AB T0H 1N0  
Phone (780) 927-3718 Fax (780) 927-4266

## Development Approving Authority

### 232-DP-13

#### CONDITIONS OF APPROVAL

**FAILURE TO COMPLY WITH ONE OR MORE OF THE ATTACHED CONDITIONS SHALL RENDER THIS PERMIT NULL AND VOID**

1. Minimum building setbacks are: 15.2 meters (50 feet) front (West) yard; 7.6 meters (25 feet) rear (East) yard; 4.6 meters (15 feet) North and South side yards, from the property lines.
2. The addition shall be constructed and finished with similar materials as the residence.
3. The architecture, construction materials and appearance of buildings and other structures shall be to accepted standards and shall compliment the natural features and character of the site and the aesthetics of the neighbouring houses to the satisfaction of the Development Authority.
4. The Municipality has assigned the following address to the noted property 9109-94 Avenue. You are required to display the address (9109) to be clearly legible from the street and be on a contrasting background. The minimum size of the characters shall be four inches in height.
5. This permit approval is subject to the access to the property being constructed to County standards. PRIOR to installation of a new access or changing location of existing access, complete a Request for Access form by contacting the Operational Services Department for Mackenzie County at 780-928-3983. Access to be constructed at the developers' expense.
6. Building to be connected to the Municipal water and sewer system and the cost of connection fees will be borne by the owner.
7. Provide adequate off street parking as follows: The minimum parking shall be 300 square feet per vehicle owned plus an additional 500 square feet for off street parking.
8. No construction or development is allowed on or in a right-of-way. It is the responsibility of the developer/owner/occupant to investigate the utility rights-of-way, if any, that exist on the property prior to commencement of any construction and to ensure that no construction or development is completed on any utility right-of-way.
9. The total site area (lot) shall have a positive surface drainage without adversely affecting the neighbouring properties.



**10. The Developer shall at all times comply with all applicable Federal, Provincial and Municipal legislation and regulations and County Bylaws and resolutions relating to the development of the lands.**

**Please note**

1. Mackenzie County does not conduct independent environmental or land suitability checks. If the applicant is concerned about the suitability of the property for any purpose, the owner/applicant should conduct the proper tests. The Mackenzie County, when issuing a development permit, makes no representation in regards to the suitability of the property for any purpose or as to the presence or absence of environmental contaminants of the property.
2. **Mackenzie County shall not be held liable for any concerns, issues or damages related to and/or resulting from the water tables and any other water problems as a result of any low land levels of the proposed development. It is the responsibility of the developer to ensure that adequate drainage and other precautions are taken to avoid water seepage into the basement and/or flooding of the basement, and/or any ancillary buildings.**
3. Obtain all the required Safety Codes Permits pertaining to your development. These permits consist of Building, Gas (Propane), Electrical, Plumbing and Private Sewage Disposal Systems.
4. Call 'Alberta-One-Call' before you dig. (1-800-242-3447).

**It is the responsibility of the developer to ensure that the proposed development meets the requirements of the provincial Safety Codes Act. For more information on the necessary Safety Codes Permits, contact Mackenzie County's Permit Clerk at 780-928-3983.**

September 11, 2013  
Date of Issue of Notice of Decision

  
Municipal Planning Commission



## Important Notices

1. You may wish to appeal the decision of the Development Authority to the Subdivision and Development Appeal Board. Such an appeal shall be made in writing and shall be delivered either in person or by mail so as to reach the Secretary of Subdivision and Development Appeal Board at the Mackenzie County office not later than fourteen (14) days after the date of Issue of Notice of Decision.
2. The Land Use Bylaw 462/04 provides that any person claiming to be affected by a decision of the Development Authority may appeal to the Secretary of the Subdivision and Development Appeal Board within fourteen days after the Notice of Decision is published in the local newspaper.
3. A decision of the Subdivision and Development Appeal Board is final and binding on all parties and persons subject to an appeal upon a question of law or jurisdiction pursuant to section 688 of The Municipal Government Act. An application for leave to appeal to the Court of Appeal must be made:
  - (a) to judge of the Court of Appeal; and
  - (b) within thirty (30) days after the issue of the decision sought to be appealed.

## Right of Appeal

Sections 683, 684, 685, and 686 of the Municipal Government Act, 2008, states:

- 683 Except as otherwise provided in a land use bylaw, a person may not commence any development unless the person has been issued a development permit in respect of it pursuant to the land use bylaw.
- 684 An application for a development permit is, at the option of the applicant, deemed to be refused if the decision of a development authority is not made within 40 days after receipt of the application unless the applicant has entered into an agreement with the development authority to extend the 40-day period.
- 685 (1) If a development authority
- (a) Fails or refuses to issue a development permit to a person,
  - (b) issues a development permit subject to conditions, or
  - (c) issues an order under section 645,
- the person applying for the permit or affected by the order under section 645 may appeal to the subdivision and development appeal board.
- (2) In addition to an applicant under subsection (1), any person affected by an order, decision or development permit made or issued by a development authority may appeal to the subdivision and development appeal board.
- (3) Despite subsections (1) and (2), no appeal lies in respect of the issuance of a development permit for a permitted use unless the provisions of the land use bylaw were relaxed, varied or misinterpreted.
- 686 (1) A development appeal to a subdivision and development appeal board is commenced by filing a notice of the appeal, containing reasons, with the board within 14 days,
- (a) in the case of an appeal made by a person referred to in section 685 (1), after
    - (i) the date on which the person is notified of the order or decision or the issuance of the development permit, or
    - (ii) if no decision is made with respect to the application within the 40-day period or within any extension under section 684, the date the period or extension expires,
  - (b) in the case of an appeal made by a person referred to in section 685 (2), after the date on which the notice of the issuance of the permit was given in accordance with the land use bylaw.
- (2) The subdivision and development appeal board must hold an appeal hearing within 30 days of receipt of a notice of appeal.
- (3) The subdivision and development appeal board must give at least 5 days notice in writing of the hearing
- (a) to the applicant,
  - (b) to the development authority whose order, decision or development permit is the subject of the appeal, and
  - (c) to those owners required to be notified under the land use bylaw and any other person that the subdivision and development appeal board considers to be affected by the appeal and should be notified.
- (4) The subdivision and development appeal board must make available for public inspection before the commencement of the hearing all relevant documents and materials respecting the appeal, including
- (a) the application for the development permit, the decision and the notice of appeal, or
  - (b) the order under section 645.
- (5) In subsection (3), "owner" means the person shown as the owner of land on the assessment roll prepared under Part 9.





# DEVELOPMENT PERMIT APPLICATION

<b>Admin Use Only</b>	
Development Permit # <b>239-DE-13</b>	
Date Received <b>Aug 27, 13</b>	
Date Accepted	

I/We hereby make application under the provisions of the Land Use Bylaw for a Development Permit in accordance with the supporting information submitted which will form part of this application.

## APPLICANT INFORMATION

Applicant Name <b>John Mickel</b>		Registered Landowner Name (If different than Applicant) <b>Believers Fellowship</b>	
Address <b>Box 752 Winkler Man. RCW 4A8</b>		Address <b>Box 1529 La Crete, AB</b>	
E-mail		E-mail	
Telephone (Res) <b>2043250659</b>	Work or Cell <b>2043620600</b>	Telephone (Res)	Work or Cell

## LAND INFORMATION

Legal description of proposed development site									
Registered Plan # <b>0226056</b>	Block <b>3</b>	Lot <b>3</b>	Stall	OR	QTR/L.S	SEC	TWP.	RG	M
Civic Address <b>9109 94th Street.</b>				Ward	MLL/MS/TFA		Acres/Ha		
Hamlet <b>La Crete.</b>							Quarter Section <input type="checkbox"/>	Acreage <input type="checkbox"/>	
Description of existing use of land: <b>Old Church Building.</b>									

## DEVELOPMENT INFORMATION

Describe proposed development: **( Dwelling - Single Family with Secondary Suite + Garage - Attached. )**  
**(w) adding garage 60x26'**

<input checked="" type="checkbox"/> Dwelling (Inc home additions)	<input type="checkbox"/> Temporary Structure	<input type="checkbox"/> Other _____
<input checked="" type="checkbox"/> Secondary residence	<input type="checkbox"/> Garage, shop, shed (circle one)	<input type="checkbox"/> Commercial /Industrial Building
<input type="checkbox"/> Modular/Manufactured Home	<input type="checkbox"/> Moved in Building	<input type="checkbox"/> Public Use Building

**Building Size**

Length <b>60</b>	Width <b>40'</b>	Height (Grade to peak)	Sq <sup>2</sup>	Other
<b>26'</b>	<b>26'</b>			



The land is adjacent to:  Primary Highway  Secondary Highway  Local Road  Hamlet Road

Estimate project time and cost:

A. Start Date  B. End Date  C. Completed Project Cost \$

Attached is: (a) Site plan  Yes (b) Blueprints  Yes (c) Floor plans (~~Manufactured homes~~)  Yes

A site plan and blueprints are required for all Development Permit applications unless otherwise specified by the County Planning Department. In addition, all commercial, industrial and multi-family Development Permit applications are required to include a site plan prepared by a surveyor or engineer and such site plan shall show the proposed building with setbacks from property lines, parking stalls, entry onto and exits off of the lot and any other information as required by the County to render a decision.

**GEOGRAPHIC INFORMATION**

Is there any of the following within 1/2 mile of the proposed development: (mark Y (yes) or N (no) and provide details for Y)

Land Fill or garbage disposal site  Confined Feedlot Operation  Slope /Coulee/Valley or Ravine  
 Sewage treatment or Sewage Lagoon  Sour Gas Well or pipeline  
 River or Waterbody  Multi lot Residential subdivision

Access Approval Date:

Access:

Is there an Existing Access to proposed site?  
 Yes  No   
*A County Approved Access is required before a Development Permit can be issued (except for site development)*

Does the site location require an access or road to be built to the proposed site?  
 Yes  No

**DECLARATION**

I declare that the information on this application is, to the best of my knowledge, factual and correct.

Applicant Name (Print) <u>John NichteL</u>		Registered Land Owner Name (Print) <u>BELIEVERS FELLOWSHIP</u>	
Applicant Name (Signature) <u>John NichteL</u>	Date	Registered Land Owner (Signature) <u>[Signature]</u>	Date

I understand that this application will not be accepted without the following: (a) appropriate development information (b) application fee as per Fee Schedule By-Law

**NOTE:** The signature of the Registered Land Owner is required if the applicant is not the registered landowner. The signing of this application, by the applicant and/or registered landowner, grants permission for necessary inspections of the property to be conducted by authorized persons of Mackenzie County.

**FOR ADMINISTRATIVE USE ONLY**

Complies With: MDP Yes  No  ASP Yes  No  AVPA Yes  No

Offsite Levy (If Required): Connection Fee \$  Receipt Number

Land Use Classification: HRC2 Tax Roll No: 076376

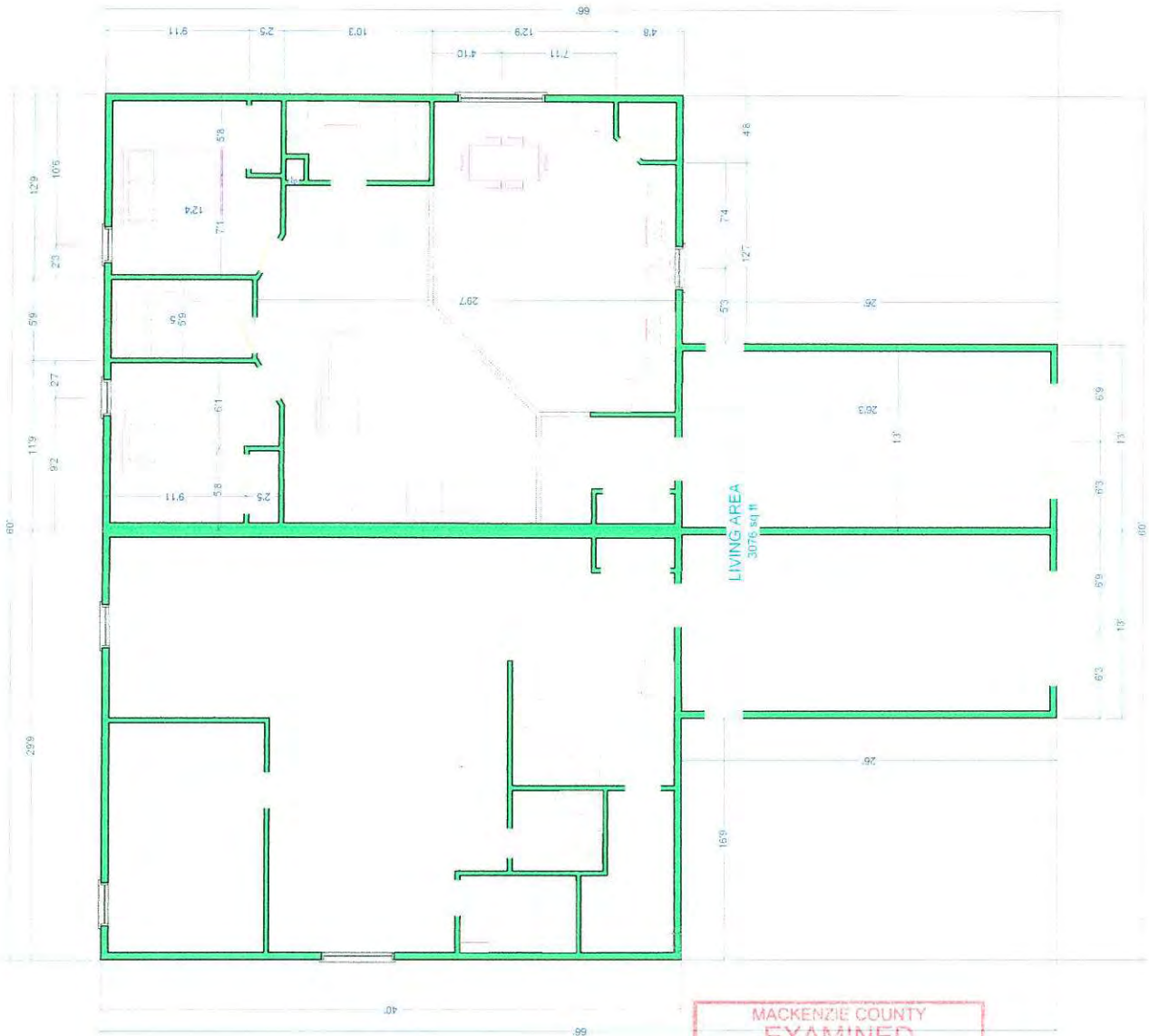
Class of Use: Residential (Commercial/Industrial/Residential/Institutional/Home Based Business) Permitted/Discretionary: Discretionary

Proposed Use: Dwelling-Single w/attached Garage + Secondary Suite

Development Application Fee Enclosed:  Yes  No Amount \$ 75.00 Receipt No: 165044







MACKENZIE COUNTY  
**EXAMINED**  
 APPROVED  
 APPROVED WITH CONDITIONS  
 REFUSED

SEP 11 2013

*[Signature]*  
 DEVELOPMENT AUTHORITY

# DEVELOPMENT PERMIT



File No. 232-DP-13

**Mackenzie County**

**NOT TO SCALE**

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## **Municipal District of Mackenzie No 23**

**P.O Box 1690, La Crete, AB T0H 2H0**

**Phone (780) 928-3983**

**Fax (780) 928-3636**

## **Development Approving Authority**

### **177-DP-05**

#### **CONDITIONS OF APPROVAL**

- 1. Minimum building setbacks: 15.2 meters (50 feet) front yard; 7.6 meters (25 feet) rear yard; 4.6 meters (15 feet) side yard, from the property lines.**
- 2. The architecture, construction materials and appearance of the Church Building shall be to accepted standards and shall compliment the natural features and character of the site to the satisfaction of the Development Officer.**
- 3. The Municipality has assigned the following address to the noted property 9109 - 94 Street. You are required to display the address (9109) to be clearly legible from the street and be on a contrasting background. The minimum size of the characters shall be four inches in height.**
- 4. Building to be connected to the Municipal water and sewer system and the cost of connection fees will be borne by the owner where applicable.**
- 5. Provide adequate off street parking as follows: The minimum parking standards are 1 stall per 4 seating spaces. Therefore you are required to provide 38 parking spaces. *“One parking space, including the driveway area, shall occupy 300 square feet.”***
- 6. The total site area (lot) shall have a positive surface drainage without adversely affecting the neighboring properties.**
- 7. PRIOR to installation of a new access or changing location of existing access, complete a Request for Access form by contacting the Road/Maintenance Department for M.D. of Mackenzie at 928-3983. Access to be constructed to MD of Mackenzie standards and at the developer’s expense.**



Please note

1. The Municipal District of Mackenzie does not conduct independent environmental or land suitability checks. If the applicant is concerned about the suitability of the property for any purpose, the owner/applicant should conduct the proper tests. The Municipal District of Mackenzie, when issuing a development permit, makes no representation in regards to the suitability of the property for any purpose or as to the presence or absence of environmental contaminants of the property.
2. Obtain plumbing, electrical, gas, and building permits as required, at a M.D. #23 office.
3. Call 'Alberta-1st-Call' before you dig. (1-800-242-3447).

It is the responsibility of the developer to ensure that the proposed development meets the requirements of the provincial Safety Codes Act. For more information on necessary permits, contact one of the M.D. of Mackenzie No. 23 offices at 928-3983 (La Crete), 926-5600 (High Level), or 927-3718 (Fort Vermilion). For the fire discipline, contact the Safety Codes Officer at 928-3983(M.D. of Mackenzie No. 23).

June 22, 2005  
Date of Issue of Notice of Decision

\_\_\_\_\_  
Development Officer



## Municipal District of Mackenzie No 23

P.O Box 1690, La Crete, AB T0H 2H0

Phone (780) 928-3983

Fax (780) 928-3636

## Development Approving Authority

Application No.: **177-DP-05**  
Legal Description: *P 022 6056, B 03, L 03*  
Applicant: Believers Fellowship  
Address: Box 1529  
La Crete, AB T0H 2H0  
Development: **Church building**  
DECISION: **APPROVED (See Attached Conditions)**

## Development Permit

This permit is issued subject to the following conditions:

- (a) **That the development or construction of the said land(s) will not begin until July 7, 2005.**
- (b) That the development or construction shall comply with the conditions of the decision herein contained or attached.
- (c) That the development or construction will be carried out in accordance with the approved plans and application.
- (d) That this permit shall be invalid should an appeal be made against the decision. Should the Development Appeal Board approve the issue of this permit, this permit shall be valid from the date of decision, and in accordance with the conditions, of the Development Appeal Board.
- (e) This permit is valid for a period of 12 months from the date of issue or the date of an approved decision of the Development Appeal Board. If at the expiry of this period the development or construction has not been commenced or carried out with reasonable diligence this permit shall be invalid.

Dated June 22, 2005

\_\_\_\_\_  
Development Officer



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of Planning &amp; Development</b>
<b>Title:</b>	<b>Bylaw 1022-16 Service Road Closure</b>

## **BACKGROUND / PROPOSAL:**

The Planning Department has received an application for the closure of a service road north of Plan 052 4622, Block 21, Lot 10 for the purpose of purchase and consolidation.

This question of selling the service road had been brought forth to Council on March 25, 2015 where Council made the following motion:

**MOTION 15-03-219 MOVED** by Councillor Braun

*That administration be authorized to negotiate with the adjacent landowners North of Plan 052 4622, Block 21, Lot 10 for the sale of the service road allowance along the south side of 109 Avenue (excluding the utility right of ways on the east and west) in the Hamlet of La Crete.*

Administration proceeded with acquiring the market value for this land. As the price of land within La Crete is fairly high, we wanted to make sure that the applicant was aware of what they would have to pay prior to presenting this application for a decision. The market value for the service road is \$115,000 for .457 acres. The applicant stated that he was fine with this price and acknowledges that he is responsible for all associated costs.

Prior to a Public Hearing, the applicant will be required to submit a survey plan drawing showing the closed road and consolidation. Once administration receives this plan, a Public Hearing will be held prior to the bylaw being sent to Alberta Transportation for approval. The subject Bylaw will then be presented to Council for second and third reading after it has been signed by the Minister of Transportation.

## **OPTIONS & BENEFITS:**

Maintain ownership of the property, or agree to sell the property to the adjacent landowner. There is no apparent need for the County to maintain ownership of the property in order to facilitate future infrastructure improvements, while selling the property would generate some revenue for the County while also being beneficial to a local business.

**COSTS & SOURCE OF FUNDING:**

All costs to be borne by the applicant.

**SUSTAINABILITY PLAN:**

The Sustainability Plan does not address road closures in the Municipality. As such, the proposed land use bylaw amendment neither supports nor contradicts the Sustainability Plan.

**COMMUNICATION:**

The bylaw will be advertised as per MGA requirements as well as all adjacent landowners.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That first reading be given to Bylaw 1022-16 being a Land Use Bylaw Amendment to Close the Service Road directly north of Plan 052 4622, Block 21, Lot 10 in the Hamlet of La Crete (excluding the utility right of ways on the east and the west) for the purpose of sale and consolidation, subject to public hearing input.



**BYLAW NO. 1022-16**  
**BEING A BYLAW OF**  
**MACKENZIE COUNTY**  
**IN THE PROVINCE OF ALBERTA**

**FOR THE PURPOSE OF CLOSING OF A SERVICE ROAD IN ACCORDANCE WITH SECTIONS 22, 24 AND 606 OF THE MUNICIPAL GOVERNMENT ACT, CHAPTER M-26, REVISED STATUTES OF ALBERTA 2000**

**WHEREAS**, Council of Mackenzie County has determined that a Service Road as outlined in Schedule "A" attached hereto, be subject to a road closure, and

**WHEREAS**, notice of intention of the Council to pass a bylaw will be published in a locally circulated newspaper in accordance with the Municipal Government Act, and

**NOW THEREFORE**, be it resolved that the Council of Mackenzie County does hereby close and sell, a Service Road described as follows, subject to the rights of access granted by other legislation or regulations:

All of the Service Road lying north of Plan 052 4622, Block 21, Lot 10 as shown as Area "A" on Plan 162\_\_\_\_\_.

EXCEPTING THEREOUT ALL MINES AND MINERALS

As outlined in Schedule "A"

READ a first time this \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Bill Neufeld  
Reeve

\_\_\_\_\_  
Joulia Whittleton  
Chief Administrative Officer

APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
Minister of Transportation

Approval valid for \_\_\_\_\_ months.

READ a second time this \_\_\_\_ day of \_\_\_\_\_, 2016.

READ a third time and finally passed this \_\_\_\_ day of \_\_\_\_\_, 2016.

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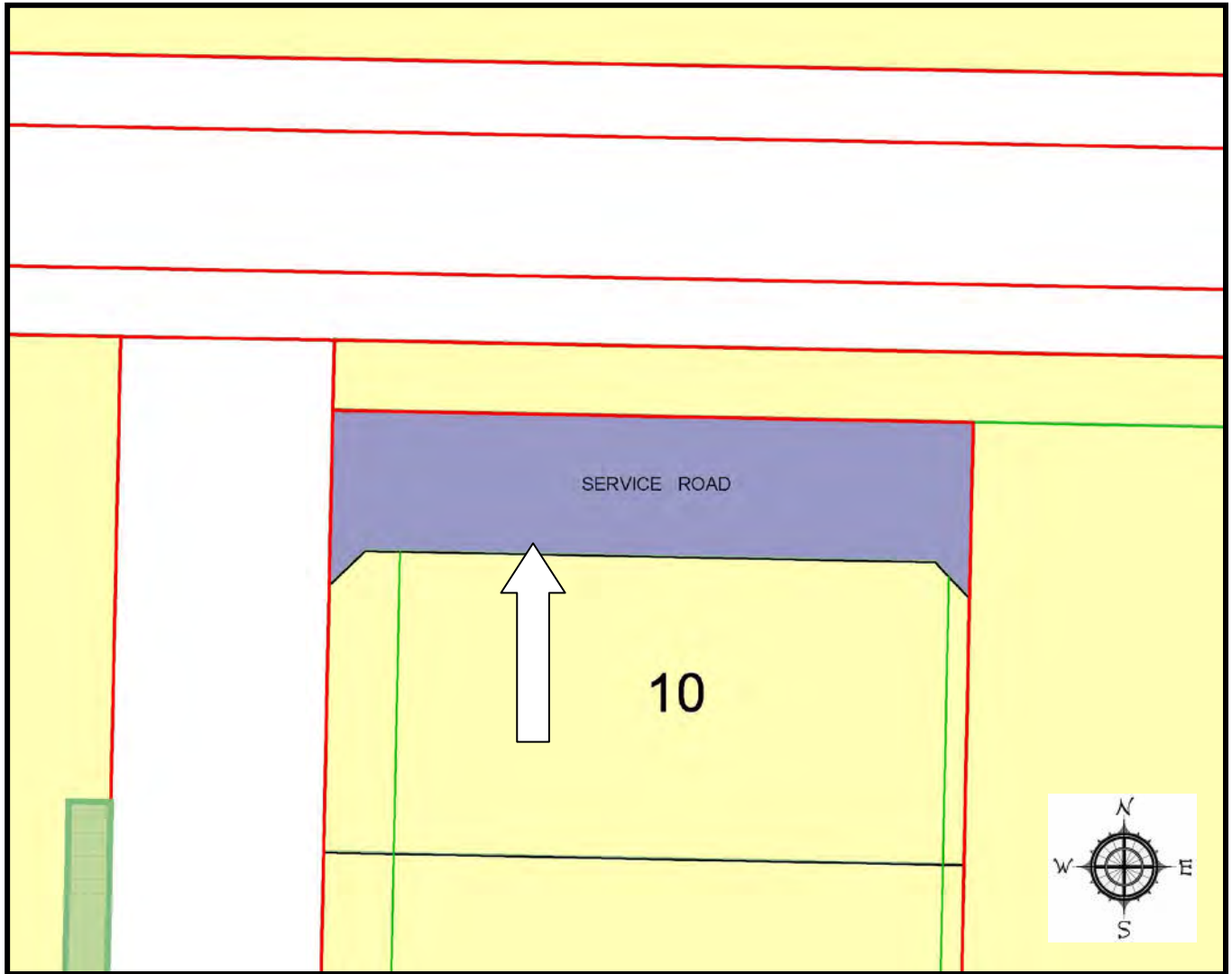
Bill Neufeld  
Reeve

---

Joulia Whittleton  
Chief Administrative Officer

BYLAW No. 1022-16

SCHEDULE "A"





# LAND USE BYLAW AMENDMENT APPLICATION

APPLICATION NO. 10--16

NAME OF APPLICANT <u>1448726 Alberta Ltd</u>		
ADDRESS <u>Box 1960</u>		
TOWN <u>La Crete, AB</u>		
POSTAL CODE <u>T0H 2H0</u>	PHONE (RES.) <u>780-926-7747</u>	BUS. <u>780-928-3885</u>

COMPLETE IF DIFFERENT FROM APPLICANT		
NAME OF REGISTER OWNER		
ADDRESS		
TOWN		
POSTAL CODE	PHONE (RES.)	BUS.

LEGAL DESCRIPTION OF THE LAND AFFECTED BY THE PROPOSED AMENDMENT

QTR./LS.	SEC.	TWP.	RANGE	M.	OR	PLAN <u>0524622</u>	BLK <u>21</u>	LOT <u>10</u>
----------	------	------	-------	----	----	------------------------	------------------	------------------

LAND USE CLASSIFICATION AMENDMENT PROPOSED:

FROM: Service Road TO: Lot

REASONS SUPPORTING PROPOSED AMENDMENT:

I am proposing that we consolidate the above mentioned lot with the service road to the north of it. My reason for requesting this is that it is not feasible to have a small short service road along my property. My neighbours to the west, Shellenberg Heavy Duty does not have a service road along his property, neither does True North Powersports to the east of my property. Many years ago LaCrete had a service road because there was a "high grade" road going through LaCrete. LaCrete has since done away with that and put in a normal Main street. In belief is that LaCrete will build roads with more lanes rather than adding more roads to accommodate traffic on main routes.

I/WE HAVE ENCLOSED THE REQUIRED APPLICATION FEE OF \$ 400.00 RECEIPT NO. 198085

1448726 AB LTD  
APPLICANT

Feb 2, 2016  
DATE

NOTE: REGISTERED OWNER'S SIGNATURE REQUIRED IF DIFFERENT FROM APPLICANT.

[Signature]  
REGISTERED OWNER

DATE











Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Byron Peters, Director of Planning &amp; Development</b>
<b>Title:</b>	<b>Surveyor Cost Sharing request for Plan 5999CL, Lot E (Fort Vermilion)</b>

## **BACKGROUND / PROPOSAL:**

On August 26, 2015 administration presented to Council a cost sharing request from Ms. Randle to resolve an issue of property lines and possibly misplaced pins. Council made two motions:

1. to cover the cost of the investigation survey for Plan 5999CL, Lot E with funding coming from the General Operating Budget; and
2. that a copy of the investigation report for the above said lands be obtained and the responsible party reimburses the County for the cost of the investigation survey.

Administration has received the preliminary investigation report from the surveyors (see attached). It clearly indicates that there are several issues with Plan 5999CL along with additional problems affecting Plan 5999CL. These additional problems resulted in extra inspections adding further costs. As of Feb 2, 2016, those additional costs have amounted to \$1,005.00 above the quoted \$13,000.00. Which the surveyor hopes the County will cover or try to recover from the Boundary Panel.

## **OPTIONS & BENEFITS:**

The surveyors report suggest two recommendations, the first is that the Alberta Land Surveyors Boundary Panel be contacted regarding this issue and recommends that a resurvey of Plan 5999CL is undertaken to correct the issues. Should the ALS Boundary Panel deem it necessary to resolve this issue, it could be asked that the County be reimbursed for the entire costs.

No action is required of the County on this matter as it is a requirement of the Surveyor to contact the Boundary Panel of their findings.

The surveyor's second suggestion is that the County acts as a mediator between the two landowners to negotiate an agreement or lease agreement to help ease some of the landowners concerns. As the process with the ALS Boundary Panel will most likely be a lengthy process.

Council needs to decide how much further involvement does the County want to take in clearing up this matter, or, is it now up to the landowners to negotiate an agreement and cover any further additional costs.

**Option 1:**

Continue to cover the full cost of deciphering the existing pins/lots issue and reposting/surveying as needed.

**Option 2:**

That the County covers the additional cost to date and have administration release a copy of the report to the landowners informing them that the initial investigation survey has been completed. Any further associated costs would now be the landowner's responsibility.

**Option 3:**

Administration facilitates a meeting with the landowners to discuss their next options.

**COSTS & SOURCE OF FUNDING:**

Costs applicable to the County depend on the option that Council chooses. Total costs begin at \$13,000 and go up depending on the severity of the pin (monument) confusion on site. In order to properly establish the new subdivision, the surveyor must be confident that they are working from correct data in the field. Estimate survey costs at \$1200+ per day for a two person crew.

The Planning Department does have a miscellaneous survey budget of \$15,000, which could be used to cover (a portion of) the survey costs.

**SUSTAINABILITY PLAN:**

The sustainability plan does not apply to this situation.

**COMMUNICATION:**

The department will communicate with affected ratepayers as required.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

For discussion.



**From:** [Metcalf, Ross](#)  
**To:** [Liane Lambert](#)  
**Cc:** [Murphy, Geriann](#)  
**Subject:** 010054512 Inspection Plan 5999CL Ft. Vermilion  
**Date:** February-10-16 12:03:00 PM  
**Attachments:** [010054512-SDSK01-R00.pdf](#)  
[Report File 010054512.docx](#)

---

Liane:

Please be informed that we have completed the inspection of the above Plan and other associated Plans in the area with the results as noted in the report and shown on the sketch plans.

We discovered there are other issues in the immediate area that may have affected the above plan that we had to inspect in order to try to resolve the issues we found within Plan 5999CL. This resulted in considerable extra cost that we hope either the county will cover or we will try to recover from the Boundary Panel.

As a matter of Professional ethics, I need to inform the Boundary Panel of our findings regarding this plan to at least have it on record although I am quite certain the Panel will facilitate some type of appropriate action undertaken to resolve the issues of the land owners based on the information that has been determined.

As it will most likely be a lengthy process, another surveyor will most likely be assigned to handle the resolution.

Trust this is of assistance and please call to discuss.

Thanks

Ross

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You are receiving this communication because you are listed as a current WSP contact. Should you have any questions regarding WSP's electronic communications policy, please consult our Anti-Spam Commitment [www.wspgroup.com/casl](http://www.wspgroup.com/casl). For any concern or if you believe you should not be receiving this message, please forward this message to [caslcompliance@wspgroup.com](mailto:caslcompliance@wspgroup.com) so that we can promptly address your request. This message is intended only for the addressee and may contain information which is privileged, confidential, proprietary, or exempt from disclosure under applicable law. If you are not the intended recipient, you are strictly prohibited from disclosing, distributing, copying, or in any way using this message. If you have received this communication in error, please notify the sender and delete any copies you may have received. WSP's Land Surveying entities in AB and BC are WSP Surveys (AB) Limited Partnership and WSP Surveys (BC) Limited Partnership

File 010054512

INVESTIGATION OF SUBDIVISION SURVEY PLAN 5999CL WITHIN  
FORT VERMILION SETTLEMENT

For: Mackenzie County

ATTACHMENTS: three sketch plans

Plan 1 showing Riverlots 5 and 6 with the Plan 5999CL

Plan 2 showing Plan 5999CL located as per the Plan information

Plan 3 showing Plan 5999CL and the lot lines as per the survey monuments found.

Background:

Date: Oct-Nov., 2014

Owner of Lot E, Plan 5999CL, contacted our office regarding a conflict between themselves and the owner of the rest of Riverlot 6, Range 2, of the Fort Vermilion Settlement and was advised that a legal survey would need to be done to clarify the issue of where their house was located and that they may need to proceed through the subdivision application process to obtain title to the area where the house was located if it was determined the house was, in fact, encroaching onto the adjacent property.

The owner was quite concerned as they were convinced there was no encroachment and did not believe they needed to proceed in this manner or need to pay the cost of the subdivision process and ALS fees. They had been shown survey monuments by an adjacent land owner (Lot D) and situated their house accordingly.

Our field crew was in the area at the time and were requested to do a survey to locate some survey information and to locate the house in question related to the legal survey monuments that were found. This was at no cost to the client and was done to obtain information that could be used for submission to the land owner to hopefully clarify the situation. It was discovered that there may be issues as survey monuments were found in locations that did not fit with the registered plan.

The owner of the property in question was informed that there were issues discovered and they would need to request a more in depth survey which would result in costs being charged. This was not acceptable to the land owner, therefore our office did not proceed further with any survey work on this site although they were informed that if it was determined there were registered plan errors, the ALS association Boundary Panel,

would be informed and may assume the costs of, part, if not all, of the survey to amend the issues.

Date: Sept. 3, 2015

We were contacted by Mackenzie County to complete the more in depth survey of Plan 5999CL, Lot E, in response to the land owners numerous requests to rectify the issue of the location of their property and a work order was set up. In addition to the first survey, two subsequent field surveys were undertaken, the third to obtain additional information and to try to confirm what was determined from the two previous field surveys.

Subsequent field work determined there are definite irregularities with this subdivision plan and searching for field notes for the plan and another subsequent survey Plan 2704RS ( which tied to survey monuments within Plan 5999CL and also shows some of the survey monuments of which records were not found) were not successful. Checking with LTO did not result in any further information or clarification.

It has been also determined there is a possible error within the Settlement plan that affects the road allowance which is a common boundary with Plan 599CL.

Summary:

1. There are enough remaining original survey monuments from Plan 5999CL, Plan 2704RS and the Settlement Plan that were found to indicate there are definite problems with the location of Lot E and Lot D and most likely the remainder of the lots within the plan 5999CL
2. The survey plan 2704RS monuments, placed and found, appear to be in the positions the plan indicates and appear to confirm the issues with Plan 5999CL as well with the Settlement Plan.
3. The issue with the Settlement plan appears to have had an impact on Plan 5999CL, especially along the north boundary of the Plan which is the southerly limit of road right of way shown within the Settlement Plan
4. There are four survey monuments that were found by Plan 2704RS and by our survey that a record of which has not been found. It is suspected there may have been another version of Plan 5999CL, other than the one registered, that placed these monuments and the other monuments that created the current issues.

Suggestions:

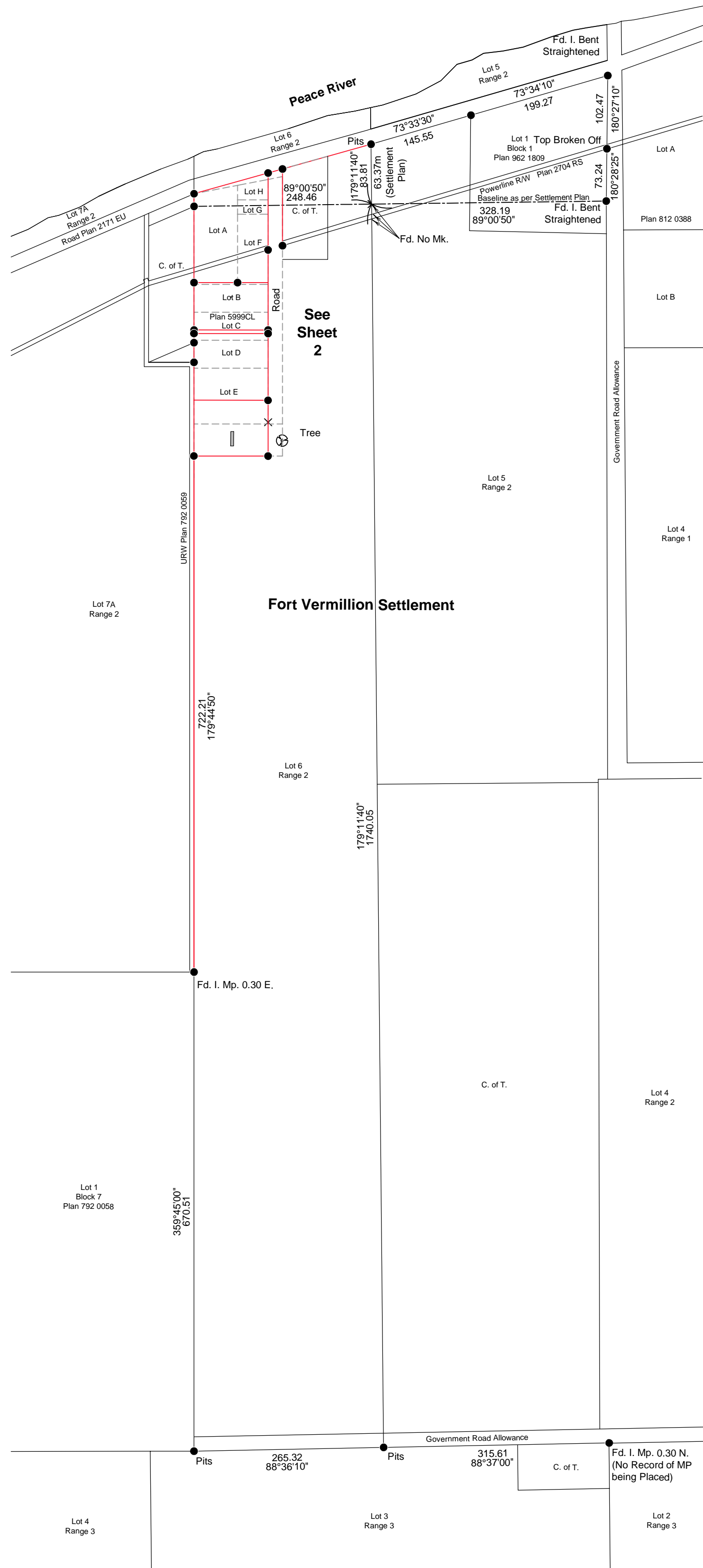
The Boundary Panel of the ALS Association be contacted regarding the issues with the mentioned Plans with a recommendation a complete resurvey (replot) of Plan 5999CL be undertaken to correct the issues created by the apparent survey errors within Plan 599CL and the Settlement Plan.

As it will most likely be a lengthy process, it is suggested that Mackenzie County facilitate a lease agreement ( or some such agreement) registerable at Land Titles Office between the owner of Lot E Plan 5999CL and the adjacent owner of Riverlot 6, Range 2, Fort Vermilion Settlement to alleviate the concerns of the owner of Lot E until the issues with the possible errors with the affected registered plans are rectified.

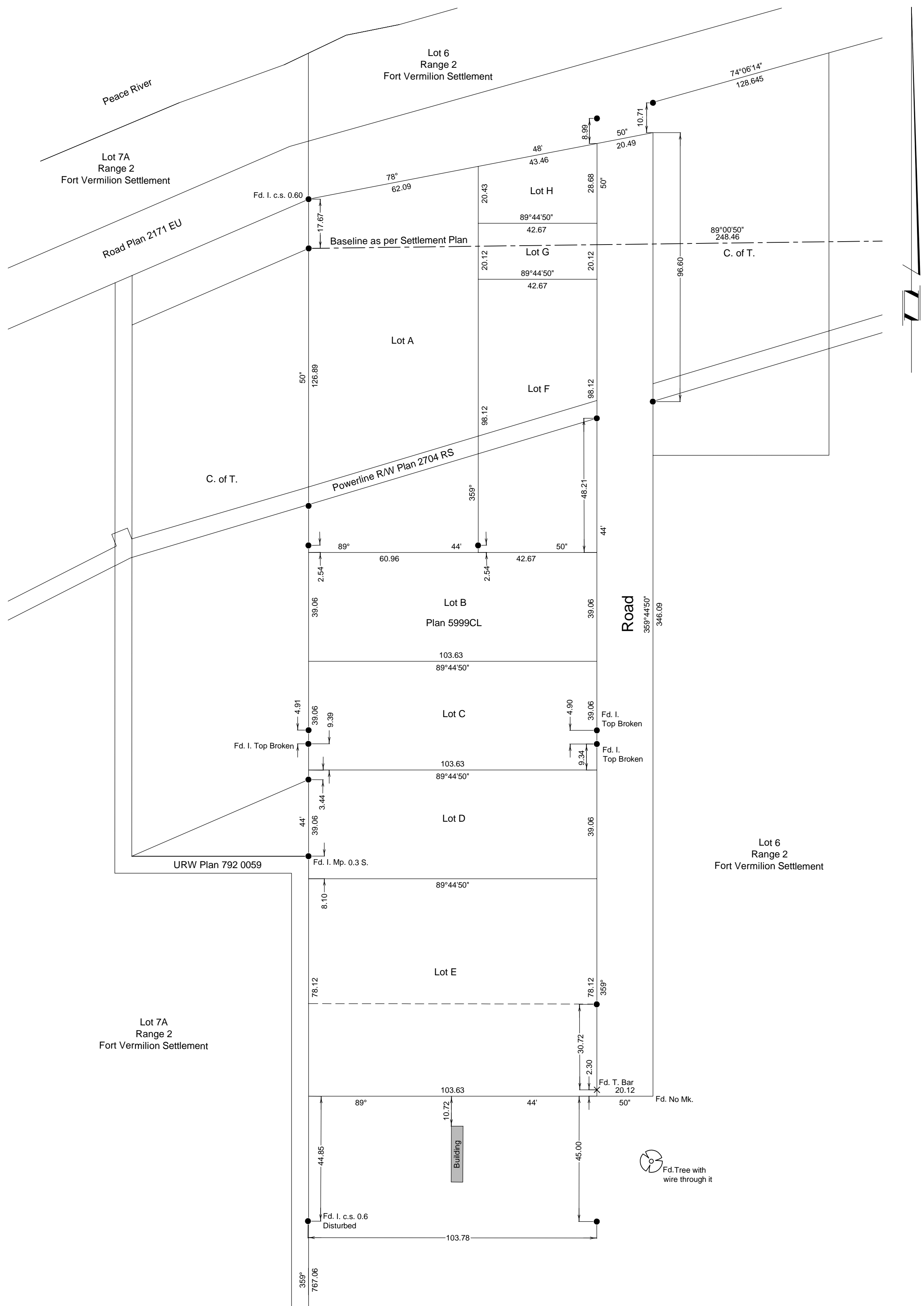
Ross Metcalfe ALS

WSP Geomatics, Peace River Office, 780-624-5631





<p><b>SKETCH PLAN</b> of parts of Lots A through H inclusive, Plan 5999CL Fort Vermillion Alberta</p> <p>0 50 100 200 300 meters Scale = 1:5000</p>		<p><b>LEGEND &amp; NOTES</b></p> <p>1. Field survey date: October 25, 2014 September 9th &amp; 10th, 2015 October 4th, 2015</p> <p>2. Statutory Iron Posts Found shown thus ●</p> <p><math>90^{\circ}00'00''</math> Ties between Field Found Evidence 100.00</p> <p>----- Linework as per Plan 5999CL</p>
<p><b>WSP SURVEYS (AB)</b> <b>LIMITED PARTNERSHIP</b> #3, 8909 - 96 Street, Peace River, AB. T8S 1G8 Phone: 780-624-5631 Fax: 780-624-3732</p>		<p>JOB No. 010054512 DWG. NO. 010054512-SDSK01-R00 Ckd By: DBC Dwn: LN A.L.S.: ROM</p>



Sheet 2 of 3

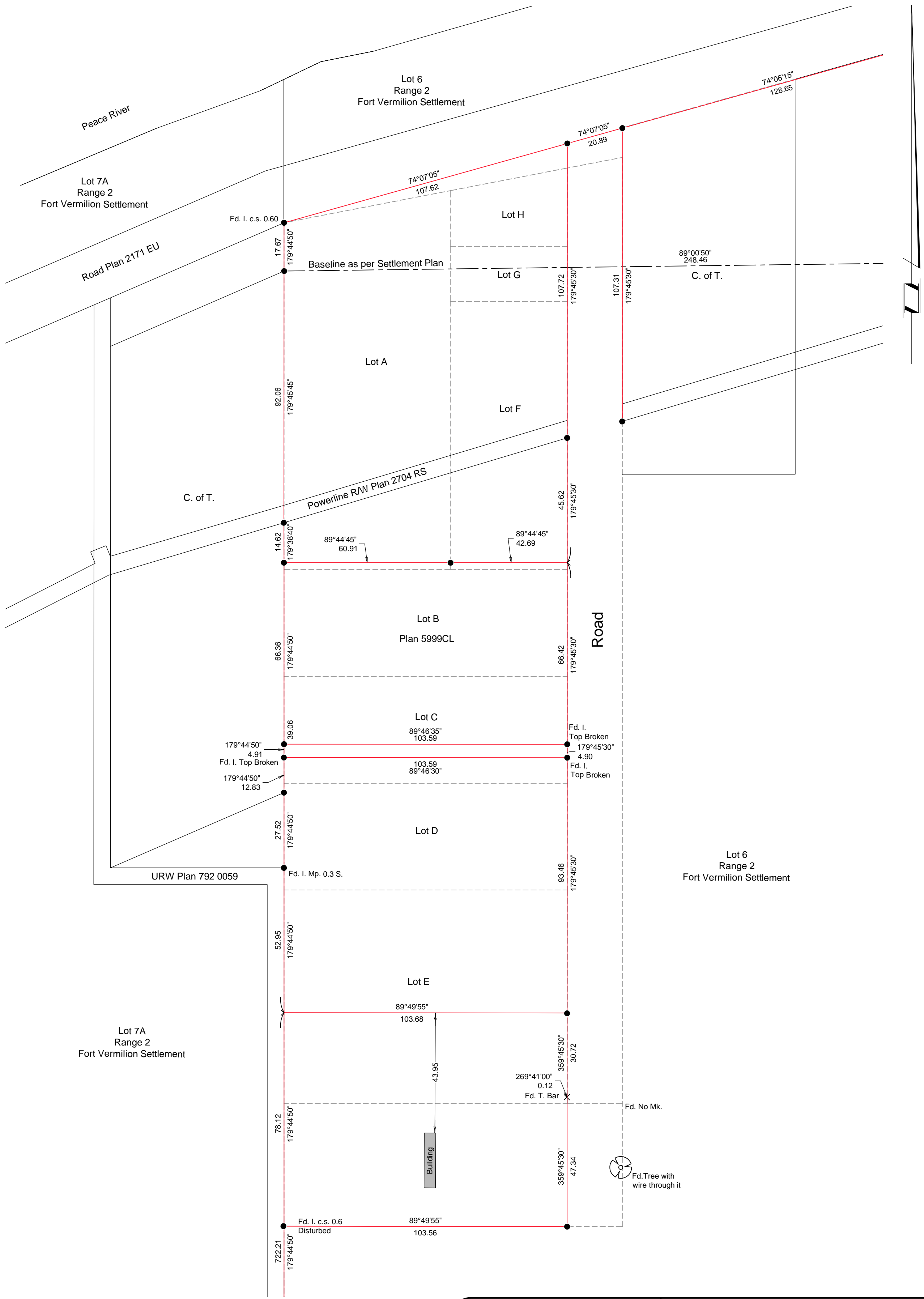
**SKETCH PLAN**  
of parts of  
Lots A through H inclusive, Plan 5999CL  
Fort Vermilion  
Alberta

0 10 20 40 60 meters  
Scale = 1:1000

**LEGEND & NOTES**

- Field survey date: October 25, 2014  
September 9th & 10th, 2015  
October 4th, 2015
- Statutory Iron Posts Found shown thus .....●

<b>WSP SURVEYS (AB) LIMITED PARTNERSHIP</b>		JOB No. 010054512	
#3, 8909 - 96 Street, Peace River, AB. T8S 1G8 Phone: 780-624-5631 Fax: 780-624-3732		DWG. NO. 010054512-SDSK01-R00	Dwn: LN
		Ckd By: DBC	A.L.S.: ROM



Sheet 3 of 3

**SKETCH PLAN**  
of parts of  
Lots A through H inclusive, Plan 5999CL  
Fort Vermilion  
Alberta

Scale = 1:1000

**LEGEND & NOTES**

- Field survey date: October 25, 2014  
September 9th & 10th, 2015  
October 4th, 2015
- Statutory Iron Posts Found shown thus

$\frac{90^{\circ}00'00''}{100.00}$  Ties between Field Found Evidence

----- Linework as per Plan 5999CL

<b>WSP SURVEYS (AB) LIMITED PARTNERSHIP</b>		JOB No. 010054512	
#3, 8909 - 96 Street, Peace River, AB. T8S 1G8 Phone: 780-624-5631 Fax: 780-624-3732		DWG. NO. 010054512-SDSK01-R00	Dwn: LN
		Ckd By: DBC	A.L.S.: ROM







Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Mark Schonken, Interim Director of Finance</b>
<b>Title:</b>	<b>Request to Waive Minimum Tax</b>

## **BACKGROUND / PROPOSAL:**

The property owner of tax roll 076658 has requested that the minimum municipal taxes applied to these tax rolls be waived. The property owner's minimum tax policy on GIPO applications allows them to pay a maximum of \$100.00 per account.

The affected tax roll number and municipal tax amount are as follows:

<b>Tax roll</b>	<b>Amount Outstanding</b>
076658	300.00
Total	300.00

## **OPTIONS & BENEFITS:**

That Council waives the minimum taxes pertaining to this tax roll.

## **COSTS & SOURCE OF FUNDING:**

Decrease in 2015 grants in lieu of property taxes.

## **SUSTAINABILITY PLAN:**

N/A

**COMMUNICATION:**

N/A

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That the remaining balances payable in Grant in Lieu of Property Taxes in the amount of \$300.00 on roll 076658 be waived.



Mackenzie County

## REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Mark Schonken, Interim Director of Finance</b>
<b>Title:</b>	<b>Land Titles Download Error</b>

### **BACKGROUND / PROPOSAL:**

On April 1, 2015, the wrong file was downloaded from the Alberta Registries website. As a result, some title changes were missed until one of the ratepayers called to inquire as to why they were receiving penalty letters when they did not receive the original tax notice for 2015.

Upon investigation this spreadsheet describes all rolls/properties that were effected due to this error:

Roll Number	Legal Land Description	2015 Levy	Penalties	Outstanding
76824	1160NY; 01; 02	1,593.34	-	1,593.34
84016	142 3897; 01; 01	303.02	18.18	303.02
84095	152 0341; 02; 04	-	-	-
84056	142 5222; 01; 01	924.59	55.48	
82086	052 0873; 01; 01	4,266.91	1,917.26	4,266.91
203505	SW07-107-13W5	167.53	-	167.53
74561	SE21-107-13W5	156.17	-	
82904	102 6365; 38; 24	3,156.61	-	
82173	052 3660; 01; 02	1,466.56	-	
208252	SE31-108-18W5	115.98	-	
208253	SW31-108-18W5	557.38	-	
300018	SE30-108-18W5	39.88	-	
159458	4865TR; 07; 05	1,656.79	-	
192431	882 1687; 08; 09	490.14	29.41	
84078	152 0254; 06; 23	-	-	-
84079	152 0254; 06; 24	-	-	-
74565	SW22-107-13W5	662.52	-	
179101	982 0401; 23; 22	526.54	-	
159318	SE18-110-17W5	2,129.58	956.88	2,129.58
72018	952 3854; 21; 42	1,572.08	706.39	1,572.08
197730	SW10-104-15W5	42.52	-	42.52
208242	NE23-103-18W5	1,180.13	530.27	1,180.13
82767	092 6373; 01; 01	2,388.24	-	
72112	0022244; 01; 01	1,386.44	-	

**Totals**

**24,782.95**

**4,213.87**

**11,255.11**

**OPTIONS & BENEFITS:**

N/A

**COSTS & SOURCE OF FUNDING:**

Decrease in penalty revenue



**SUSTAINABILITY PLAN:**

N/A

**COMMUNICATION:**

Each ratepayer will be notified by letter of Council decision

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That penalties on rolls 84016, 84056, 82086, 192431, 159318, 72018, 208242 totaling \$4,213.87 be waived and payments be requested from the registered land owners for the outstanding amounts on rolls 76824, 84016, 82086, 203505, 159318, 72018, 197730, 208242.





Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Carol Gabriel, Director of Legislative &amp; Support Services</b>
<b>Title:</b>	<b>Appointment of Member-at-Large to Assessment Review Board</b>

## **BACKGROUND / PROPOSAL:**

Member-at-Large appointments are made annually to internal council committees and boards.

Insufficient applications were received for the following Boards/Committees and are currently being re-advertised.

- Assessment Review Board (1 Position)
- Land Stewardship Committee (5 – 10 Positions)
- Mackenzie Housing Management Board (1 Position)

The deadline for applications is Friday, March 11, 2016, however, Administration recommends that this appointment be made earlier for the following reasons:

- in order to take advantage of the required mandatory training;
- positions on the Assessment Review Board are extremely difficult to fill; and
- Mr. Schroeder has been a member on the Board in the past.

## **OPTIONS & BENEFITS:**

As a previous member of the Board, Mr. Schroeder has received the mandatory training, however will require a refresher in 2016 prior to being eligible to sit on the Board.

Should additional applications be received for the Assessment Review Board prior to the deadline, Administration would recommend that additional appointments be considered in order to allow for a greater pool of members to choose from.

Membership terms will be no longer than three (3) years and will be made in such a manner that the expiry dates of the members are staggered.

Current membership on the Board:

- Jerry Chomiak (expires October 2016)
- Joe Froese (expires October 2018)

**COSTS & SOURCE OF FUNDING:**

Member at Large honorariums and expenses are paid from the operating budget.

**SUSTAINABILITY PLAN:**

N/A

**COMMUNICATION:**

Members at Large appointed to Council Committees are notified in writing of their appointment.

Vacant positions are advertised in the County Image and on the County Website.

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That Wally Schroeder be appointed as a Member at Large to the Assessment Review Board for a three year term ending October 2018.

# **Mackenzie County Board/Committee “Member-at-Large” Positions Available**

## **ASSESSMENT REVIEW BOARD (1 POSITION)**

Mackenzie County is seeking applications to fill one (1) position from the public at large, on the Assessment Review Board. Appointments to the Board are for either a two or three-year term.

The responsibility of the Board is to hear matters relating to assessment complaints. A Local Assessment Review Board hears complaints about residential property with 3 or less dwelling units, farm land or matters shown on a tax notice. A Composite Assessment Review Board hears complaints about residential property with 4 or more dwelling units or non-residential property.

Individuals appointed to this Board must successfully complete a training program set or approved by the Minister. Assessors, employees of the municipality, or agents are ineligible to apply.

## **LAND STEWARDSHIP COMMITTEE (5—10 POSITIONS)**

Mackenzie County is seeking applications to fill five to ten positions from the public at large on the Land Stewardship Committee. Appointments to the Board are for a one-year term.

It is the responsibility of the Committee to provide recommendations to Council regarding land stewardship practices. The Committee’s primary role is to learn and understand the issues and impacts of current, pending and proposed legislation as it relates to land use, deriving strategies on how to mitigate the negative impacts on the County, and provide recommendations to Council on how to best address the issues.

## **MACKENZIE HOUSING MANAGEMENT BOARD (MHMB) (1 POSITION)**

Mackenzie County is seeking applications to fill one (1) position from the public at large, on the Mackenzie Housing Management Board. This position will be appointed to fill a vacancy in the Fort Vermilion representation area. Appointment to the Board will be for the remainder of a one-year term ending in October 2016 (positions are appointed annually in October each year).

It is the responsibility of the Mackenzie Housing Management Board to manage community and senior housing in the region. The Board meets once every month, plus additional meetings as necessary.

In order to be eligible, applicants who may be receiving services from Mackenzie Housing must have been in good standing with the MHMB for twelve (12) months prior to their appointment and throughout their term on the Mackenzie Housing Management Board.

### **Appointments to the Board**

All appointments will be made by County Council. Members-at-large, appointed to council committees, are paid a per diem according to the current Honorarium and Expense bylaw.

### **Application Process**

To apply, please complete the Member at Large Application Form (available at any County Office or on our website) and forward to:



**Mackenzie County**

Carol Gabriel, Director of Legislative & Support Services  
Mackenzie County, P.O. Box 640, Fort Vermilion, AB T0H 1N0  
Email: [cgabriel@mackenziecounty.com](mailto:cgabriel@mackenziecounty.com)  
Phone: 780.927.3718 | Fax: 780.927.4266

In order to qualify, you must be at least 18 years of age. Must be able to attend daytime meetings.

Deadline for applications is Friday, March 11, 2016.



**Mackenzie County  
BOARD & COMMITTEE "MEMBER-AT-LARGE"  
APPLICATION FORM**

**Board/Committee:** Assessment Review Board  
(Please complete a separate application form for each Board/Committee you are applying.)

**Applicant Information:**

Name of Applicant: Wally Schroeder

Mailing Address: [REDACTED]

Civic/Legal Address: 10017 - 96 Ave

City: LaCrete Phone (Daytime): [REDACTED]

Postal Code: T0H 2H0 Phone (Cell): [REDACTED]

Fax: N/A

Email: [REDACTED]

Occupation: retired school principal

Are you 18 years of age or older?  Yes  No

Length of residence in Mackenzie County? 30 yr Your Ward # 3

Citizenship:  Canadian  Other – Please Specify \_\_\_\_\_

Relevant volunteer and/or employment experience:  
Have sat on the assessment review board for the past 14 yrs

What skills/interests/experience will you bring to this board/committee?  
Have served on over 10 different boards and committees in the last 16 yrs



Why are you interested in applying for a Member-at-Large Appointment with this board/committee?

I enjoy the work.  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**References:**

Name: John Unger (La Crete Sawmills)

Phone: 1 [redacted] [redacted] Email: [redacted]

Name: Bill Janzen (JIB)

Phone: [redacted] [redacted] Email: [redacted]

Signature: *W. Schwind* Date: Feb 16/16

Submit completed form to:

MACKENZIE COUNTY  
Attn: Carol Gabriel, Director of Legislative Services  
Box 640  
4511-46 Avenue  
Fort Vermilion, AB  
T0H 1N0  
Fax: (780) 927-4266  
Email: [cgabriel@mackenziecounty.com](mailto:cgabriel@mackenziecounty.com)

For more information please call (780) 927-3718.

*The personal information provided by you is being collected under the authority of the Municipal Government Act and will be used for the purposes under that Act. The personal information that you provide may be made public, subject to the provisions of the Freedom of Information and Protection of Privacy Act.*





Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Joulia Whittleton, Chief Administrative Officer</b>
<b>Title:</b>	<b>Lithium Formations Discovery</b>

## **BACKGROUND / PROPOSAL:**

At a Councillor's request, information related to the lithium formations discovery has been added to the agenda.

## **OPTIONS & BENEFITS:**

A suggestion is made that a letter be sent to the Province (with a copy to Apache), stating that Mackenzie County encourages industrial development for lithium research and that our region would allow all road use charges on Provincial LOC roads to be waived for all involved in the lithium development project for the next two years.

## **COSTS & SOURCE OF FUNDING:**

NA

## **SUSTAINABILITY PLAN:**

Supporting economic development.

## **COMMUNICATION:**

NA

**RECOMMENDED ACTION:**

Simple Majority

Requires 2/3

Requires Unanimous

For discussion.



Thursday, 11. February 2016

Thursday, 11. February 2016

published: 01 Feb 2016

Share 1K Tweet Share 4 G+1 0

## MGX Minerals Taps Into Canada's Potentially Largest High-Grade Lithium Resources

Research #4



Picture Source: [CampScout.com](http://CampScout.com)

Today, MGX Minerals Inc. **announced** the acquisition of large properties encompassing 96,000 hectares in the Province of Alberta, Canada, based on compilation of historic oil and gas well data and known geology. Lithium, potassium and magnesium rich brines have been identified with historic levels of lithium reported up to 140 mg/L. This is the highest levels of lithium for existing wells in Alberta as reported in the industry database.

Today's transaction is in line with MGX's business model to be engaged in the acquisition and development of industrial mineral deposits that offer near-term production potential, minimal barriers to entry and low initial capital expenditures ("CAPEX").

The acquired 12 Metallic & Industrial Mineral Permits surround existing wells that have provided the initial historic lithium assays. The properties are generally associated with past producing oil fields that are fully serviced with nearby roads, power and wellheads in place.

6 of the acquired Permits are located in Alberta's **Fox Creek District** and include wells with reported historic lithium values ranging from **115-140 mg/L** in the lithium-bearing **Leduc and San Hills Formations**.

Additional 6 Permit Applications cover various locations throughout Alberta including the **Keg River, Winterburn and Woodbend Group Formations**, with reported historic lithium values ranging from **95-140 mg/L**.

Assessment of exploration and production requirements at all 12 sites will commence shortly with assay confirmation, wellhead pumping and pressure tests, as well as initial infrastructure scoping studies. Evaluation of de-watering technologies is underway, including evaporation, drying and filtration options with a focus on low-cost solutions that leverage the existing oil field services industry and infrastructure, as well as being suitable to the climate of Alberta.

MGX's President and CEO, Jared Lazerson, commented:

*"MGX has acquired these Permits with the long-term strategic goal of turning Alberta's barren oil fields into producers of lithium compounds used in the new energy industry. We believe Alberta offers a significant advantage over traditional lithium brine locations globally with an extensive infrastructure including roads, equipment, skilled labor and capital. Large lithium resources have traditionally been associated with remote locations and long development times. We may have solved this problem."*

A decrease in lithium content in Nevada's brines is prompting mining companies to look elsewhere in North America for exploitable resources of lithium. According to ["Industrial Minerals and Rocks: Commodities, Markets, and Uses - 7th Addition"](#): Clayton Valley's formation waters in Nevada contained an average of 400 mg lithium per litre ("L") in 1966. In 2006, those same brines tested at an average of 160 mg/L. Nevada's leading lithium developer, Pure Energy Minerals Ltd., reported in July 2015 that its Clayton Valley South inferred

resources contain 6,000 to \$7 of lithium carbonate equivalents, whereas almost half of this resource contains a

lithium grade of 37 mg/L, 30% of the total resource contains 102 mg/L, 20% contains 194 mg/L, 4% contains 370 mg/L, and 1% contains 102 mg/L (total of 5 lithium bearing zones or aquifer systems). Soon after the release of this maiden NI43-101 resource estimate, the company signed an offtake agreement with Tesla Motors Inc. on September 15, 2015, whereafter Pure Energy's share price soared to \$1 on the TSX.V.

Rockstone opines Western Alberta being a prime candidate to fill the lithium resource gap in North America because it is an oil and gas rich area with proven levels of lithium in the groundwater. As more than 20,000 wells have been drilled into Alberta's aquifers, the opportunities to produce lithium are substantial and partly advantageous to other North American brine resources because mature infrastructure exists in Alberta. The Province's brines represent one of the largest untapped lithium resources and production potentials in North America.

Alberta's lithium brines remind of the province's oil sands, which were originally considered uneconomically and not feasible, yet with higher oil prices – coupled with new technologies – Alberta's oil sands were profitable a few years back. With lithium spot prices having increased from \$6,000 to almost \$14,000 per tonne since 2015, previously undeveloped lithium resources, such as in Alberta, have the potential to be developed into production wells rather quickly and with relatively low initial CAPEX requirements (thanks to fully serviced infrastructure of past and current oil and gas production wells in the area).



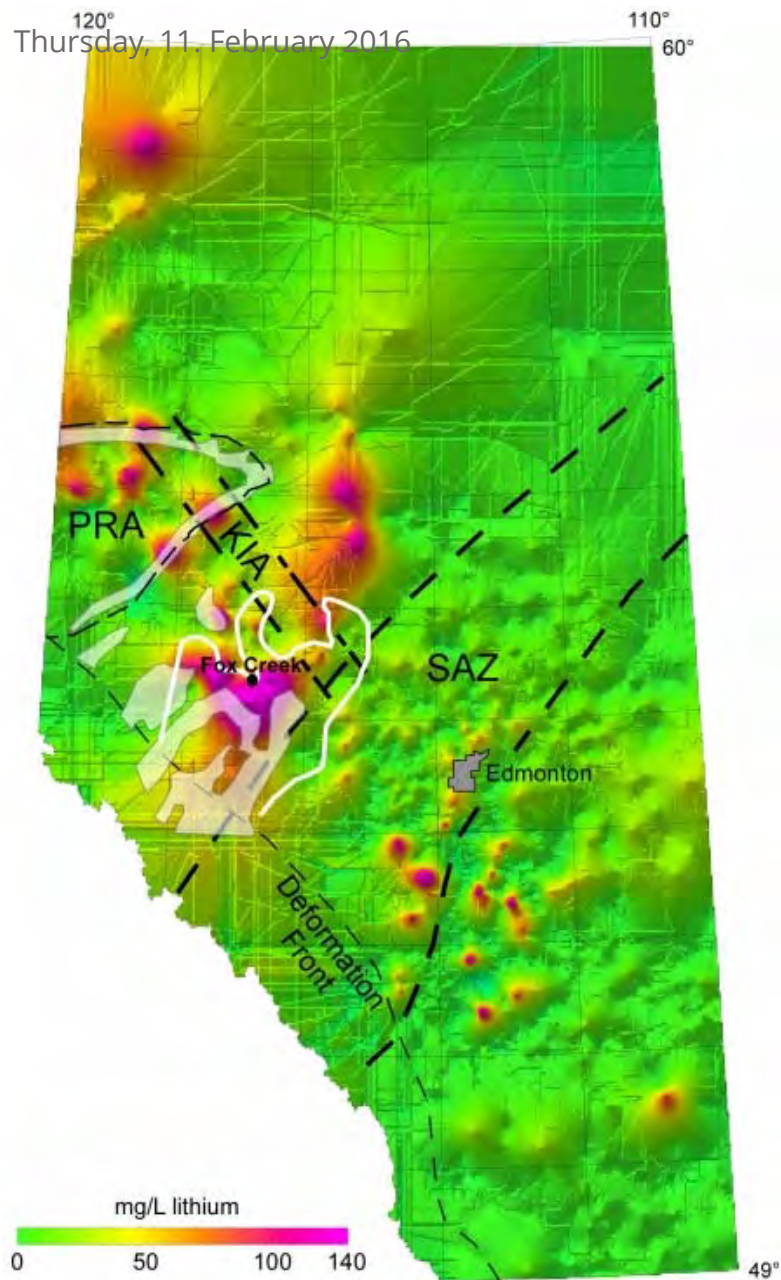
As Chris Berry recently wrote in ["Forecasting Lithium in 2016: What are the Salient Issues?"](#):

*Thursday, 11 February 2016*  
*"If recent mainstream media, sell side, and newsletter writer coverage wasn't enough to convince you, it is all but obvious that lithium has emerged as an investible asset class for 2016 and beyond as the broader commodity sector continues to struggle with overcapacity and slack demand. While the excitement is born of strong growth in technologies requiring lithium (mainly electric vehicles and energy storage), the real reason for investor excitement boils down to one issue: price. As The Economist shows, the lithium carbonate spot price has gone parabolic."*

According to "[Geological Introduction to Lithium-Rich Formation Water with Emphasis on the Fox Creek Area of West-Central Alberta](#)" (2011):

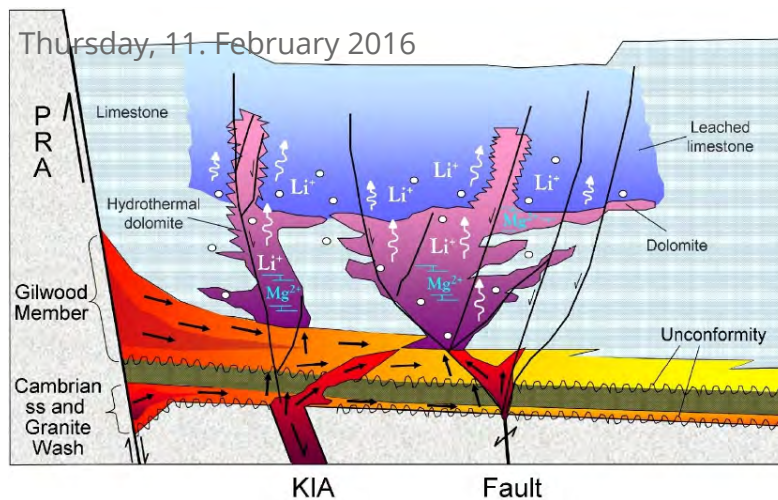
*"The idea of a green mining operation – one that extracts minerals from waste oil-field water for ecofriendly products – is appealing. Devonian formation waters associated with producing oil and gas wells in the Fox Creek area of west-central Alberta contain up to 140 mg/L lithium. This value is significant considering the average and median values of lithium in Alberta formation waters are 10 mg/L and 0.2 mg/L, respectively (based on 1511 analyses).*

*The high-lithium brines also contain elevated potassium (up to 8000 mg/L), boron (up to 270 mg/L) and bromine (up to 410 mg/L), such that industry is considering the feasibility of a multi-commodity extraction plant. In the Fox Creek area, viable lithium-source models should invoke direct mobilization of silicate-bearing fluids from either the crystalline basement or the immature siliciclastics deposited above the basement (basal Cambrian sandstone, Granite Wash or the Gilwood Member), to the Devonian Swan Hills, Leduc and Beaverhill Lake formation waters. A number of thermal, potential-field and tectonic features in west-central Alberta are reviewed in this introductory investigation of lithium-rich oil-field waters that may one day become an economically viable resource for Alberta."*



**Figure 1 (source):** Shaded contour map of lithium-bearing formation waters in west-central Alberta. The map is generated from a dataset totalling 1511 analyses (Eccles and Jean, 2010). Nineteen analyses with >100 mg/L Li (up to 140 mg/L) occur within the Middle to Late Devonian Leduc (Woodbend Group) and Swan Hills (Beaverhill Lake Group) carbonate complexes in west-central Alberta. Abbreviations for selected west-central Alberta tectonic features: KIA, Kimiwan isotopic anomaly; PRA, boundary of the Devonian Peace River Arch; SAZ, Snowbird Anomaly Zone. White solid line represents the boundary of the Swan Hills (Beaverhill Lake Group) carbonate complex (Oldale et al., 1994). White, semitransparent polygons represent Leduc (Woodbend Group) carbonate complexes (Switzer et al., 1994).





**Figure 2 (source):** A schematic model to illustrate mobilization of fluids along immature siliciclastics deposited above the basement and entry into the Fox Creek aquifers via fault and fracture systems ("PRA" = Peace River Arch, "KIA" = Kimiwan Isotopic Anomaly). Potential associations between tectonic features and lithium accumulation in aquifers of the Leduc and Beaverhill Lake reef complexes, west-central Alberta.

### About MGX Minerals Inc.

MGX Minerals Inc. is a diversified Canadian mining company engaged in the acquisition and development of industrial mineral deposits that offer near-term production potential, minimal barriers to entry and low initial capital expenditures. MGX's flagship property is the Driftwood Creek Magnesium Deposit, which is being rapidly advanced towards production. MGX has also consolidated key mining claims throughout the Driftwood district and now controls the majority of known magnesite occurrences in British Columbia, Canada.

- Located in historic Brisco-Driftwood Mining District of southeastern British Columbia;
- Mineralization traced over strike length of 1,900m; remains open in both directions and at depth;
- Excellent infrastructure including access to rails, road, labor and electricity;
- Potentially amenable to low-cost, open pit mining methods.

The Driftwood Creek project is hosted by the Precambrian-aged Mount Nelson Formation. This sedimentary formation is approximately 1,300 meters thick and intruded by younger felsic and mafic igneous dykes. Magnesite mineralization occurs in the upper half of the formation and is well exposed at surface along

as an isolated topographic ridge. Magnesite has been traced over a strike length of 1,900 meters and to a maximum width of 220 meters. Mineralization occurs in two discrete zones that are believed to have been remobilized and enriched during a period of metamorphic recrystallization.

## Company Details

MGX Minerals Inc.  
 #303 - 1080 Howe Street  
 Vancouver, BC, Canada V6C 2T1  
 Phone: +1 604 681 7735  
 Email: [jared@mgxminerals.com](mailto:jared@mgxminerals.com)  
[www.mgxminerals.com](http://www.mgxminerals.com)

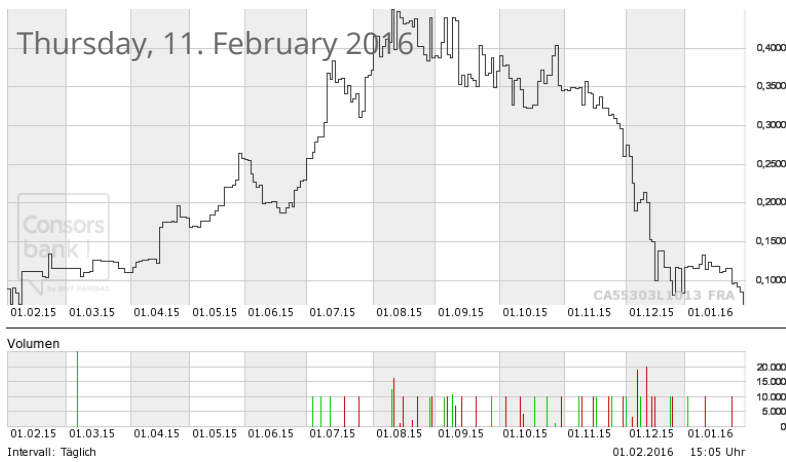
Shares Issued & Outstanding: 31,239,685



Canadian Symbol (CSE): XMG

Current Price: \$0.155 CAD (Jan. 29, 2016)

Market Capitalization: \$5 million CAD



German Symbol / WKN (Frankfurt): 1MG / A12E3P  
 Current Price: €0.085 EUR (Jan. 29, 2016)  
 Market Capitalization: €3 million EUR

### Analyst Coverage

[Research #3](#) "MGX Minerals Receives Mining Lease for 20 years (in British Columbia!)"

[Research #2](#) "MGX Minerals Accelerates Towards Production"

[Research #1](#) "MGX Minerals Plans To Enter The Magnesium Market In 2016"

*Disclaimer: Please read the full disclaimer within the full research report as a PDF ([here](#)) as fundamental risks and conflicts of interest exist.*

### Write a comment

Name:

Rockstone  
 NEWS (February 9, 2016):

10.02.2016 12:04:15

MGX Minerals Engages Oil and Gas Expert for Lithium Development  
Thursday, 11. February 2016

[www.mgxminerals.com/news/150-mgx-minerals-engages-oil-gas-expert-for-lithium-development.html](http://www.mgxminerals.com/news/150-mgx-minerals-engages-oil-gas-expert-for-lithium-development.html)

---

**Rockstone**

06.02.2016 12:48:18

Yes, when the lithium price is high enough... making Albertas lithium resources economically viable.

---

**Unbekannter Author**

06.02.2016 03:10:01

You say "... may one day become an economically viable resource for Alberta." Do you know when that will be then?

---

**Brenda Wilhelm**

04.02.2016 16:08:21

Great now where can a person apply for a job and are you going to hire locals from the area and surrounding areas?

---

**Rockstone**

04.02.2016 14:52:46

Alberta to get \$700 million in infrastructure cash within "weeks to months"

[http://rockstone-research.com/index.php/en/news/617-Alberta-to-get-\\$700-million-in-infrastructure-cash-within-weeks-to-months](http://rockstone-research.com/index.php/en/news/617-Alberta-to-get-$700-million-in-infrastructure-cash-within-weeks-to-months)

---

**stan osur**

03.02.2016 11:50:51

buy it down here. put it away. take a look at it 5 years from now. even if it "only doubles", you did not make a mistake!

**Likes | 8**

**Dislikes | 0**

Download PDF: [deutsch](#)  [englisch](#) 







Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Joulia Whittleton Chief Administrative Officer</b>
<b>Title:</b>	<b>2016 Growing the North Conference</b>

## **BACKGROUND / PROPOSAL:**

Mackenzie County sponsors and attends the annual Growing the North Conference in Grande Prairie. This year's conference was held on February 17 – 18, 2016.

The following Councillors were authorized to attend the 2016 Growing the North Conference at the January 12, 2016 regular council meeting (as noted in the minutes):

- Councillor Braun
- Councillor Knelsen
- Councillor Derksen
- Deputy Reeve Sarapuk
- Councillor Jorgensen
- Councillor Wardley

In the past all Council has been authorized to attend this conference, and as such Administration is recommending that approval be given for Reeve Neufeld and Councillor Driedger to receive honorariums and expenses for attending this conference.

## **OPTIONS & BENEFITS:**

## **COSTS & SOURCE OF FUNDING:**

Registration Fees - \$249.00

Honorariums, Travel/Subsistence and Lodging Costs for attendees (approximately \$1,800 per person).

**SUSTAINABILITY PLAN:**

**COMMUNICATION:**

N/A

**RECOMMENDED ACTION:**

Simple Majority       Requires 2/3       Requires Unanimous

That Reeve Neufeld and Councillor Driedger be authorized to receive honorariums and expenses for their attendance at the 2016 Growing the North Conference in Grande Prairie on February 17 – 18, 2016.



Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Joulia Whittleton, Chief Administrative Officer</b>
<b>Title:</b>	<b>Mackenzie County Public Land Sale</b>

**BACKGROUND / PROPOSAL:**

A public land sale was scheduled for February 26, 2016, as a part of the commitment by the prior provincial government to make 136,000 acres of Crown land available for agricultural expansion.

The February 26, 2016 sale was subsequently cancelled. Please see the attached emails: notifying of the upcoming sale and the cancelling of the sale.

**OPTIONS & BENEFITS:**

**COSTS & SOURCE OF FUNDING:**

**SUSTAINABILITY PLAN:**

**COMMUNICATION:**

**RECOMMENDED ACTION:**

- Simple Majority     
  Requires 2/3     
  Requires Unanimous

For discussion.

Author: C. Simpson      Reviewed by: \_\_\_\_\_      CAO: JW

## **What is Mackenzie County public land sale?**

The Alberta government is selling 136,000 acres of public land in Mackenzie County to offset the transfer of public land from Mackenzie County to the Alberta Government in 1997. Environment and Parks (EAP) is working with various interest groups to identify lands to be made available for agricultural expansion. Approximately 136,000 acres of land is being publicly auctioned in three stages over the next few years. All lands auctioned are appraised by an independent appraiser and auctioned with a minimal reserve bid set at 85% of the appraised value. Land with merchantable conifer may be harvested prior to sale.

## **Where are the three stages located within Mackenzie County?**

Stage 1 is located in an area between Tompkins Landing, Blue Hills and La Crete. Stage 2 is located in an area south and east of Fort Vermilion, and in the Beaver Ranch Area. Stage 3 is located in the general vicinity of High Level.

## **How are the land sales proceeding?**

### **Stage 1**

To date, 9 public auctions have been held with 86,892 acres sold.

### **Stage 2**

To date, 4 auctions have been held with 32,044 acres sold. Timber has been harvested on remaining 1,733 acres during winter 2013/2014. The land auction for these 11 quarters has been set to February 26, 2016.

### **Stage 3**

No lands have been identified as First Nation consultation and other discussions for this stage are on-going for the remaining 15,330 acres.

## **What are the next steps?**

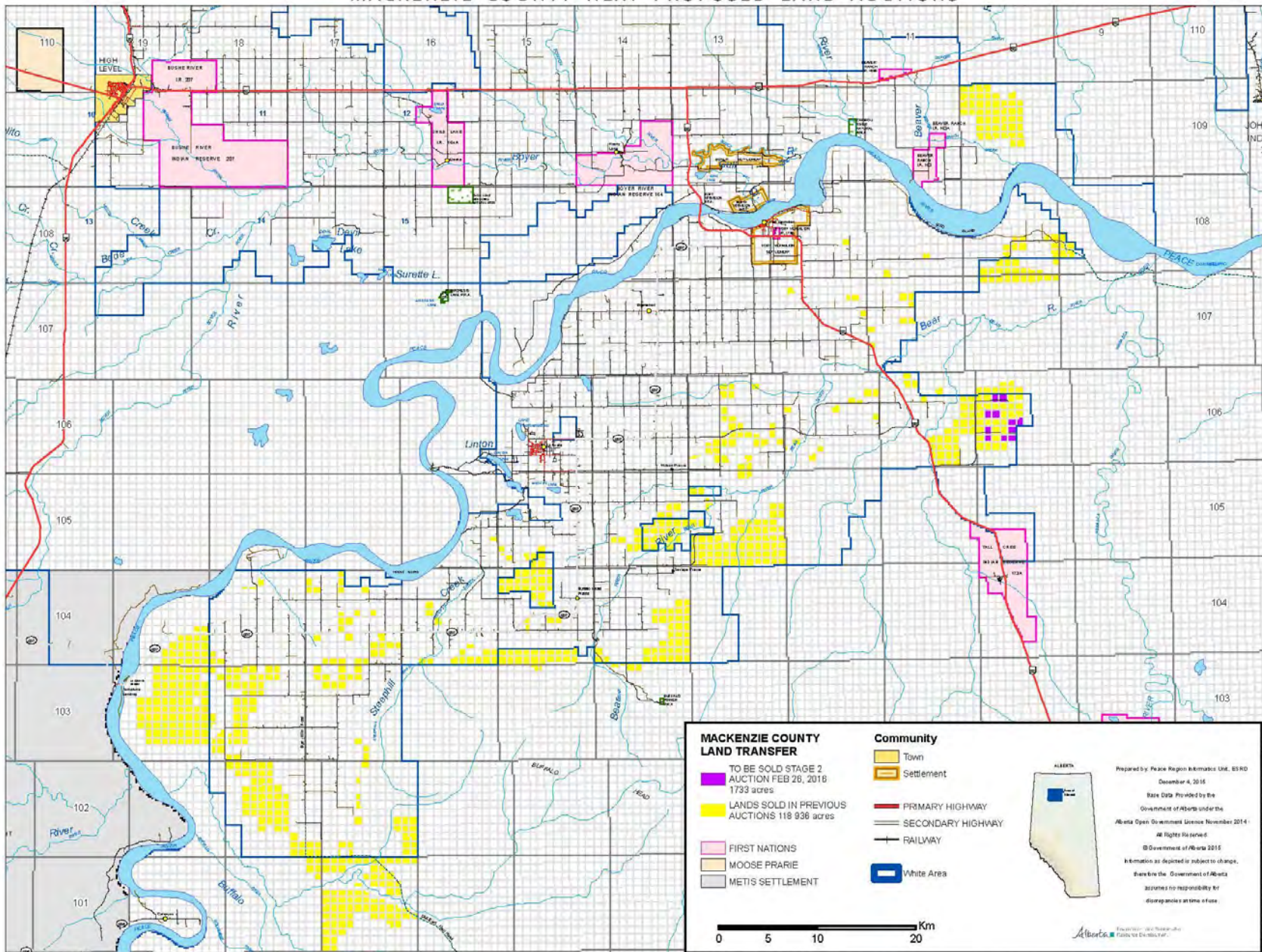
The February 26, 2016 land auction will be advertized in your local newspaper. Land auction notices will be made available at all Environment and Parks offices and will include details on the land sale conditions, legal land descriptions and reserve bid.

For more information, contact the Fort Vermilion Ranger Station at 780-927-3712 (toll free at 310-0000).





# MACKENZIE COUNTY NEXT PROPOSED LAND AUCTIONS





**From:** [Julia Whittleton](#)  
**To:** [Carrie Simpson](#)  
**Subject:** Fwd: Next land auction - February 26, 2016  
**Date:** February-17-16 9:27:21 AM  
**Attachments:** [Mackenzie County brochure updated December 8, 2015.pdf](#)  
[ATT00001.htm](#)

---

Pleased attach this email and the attachment to the land sales RFD.

Joulia Whittleton  
Mackenzie County  
(via I-Phone)

Begin forwarded message:

**From:** Joulia Whittleton <[jwhittleton@mackenziecounty.com](mailto:jwhittleton@mackenziecounty.com)>  
**Date:** December 8, 2015 at 3:07:15 PM MST  
**To:** Directors <[Directors@mackenziecounty.com](mailto:Directors@mackenziecounty.com)>  
**Subject: Fwd: Next land auction - February 26, 2016**

FYI and please post this at all county offices.

Joulia Whittleton  
Mackenzie County  
(via I-Phone)

Begin forwarded message:

**From:** Camille Ducharme <[Camille.Ducharme@gov.ab.ca](mailto:Camille.Ducharme@gov.ab.ca)>  
**Date:** December 8, 2015 at 3:01:27 PM MST  
**To:** Joulia Whittleton <[jwhittleton@mackenziecounty.com](mailto:jwhittleton@mackenziecounty.com)>, Bill Neufeld <[bill@mackenziecounty.com](mailto:bill@mackenziecounty.com)>  
**Cc:** Glen Gache <[Glen.Gache@gov.ab.ca](mailto:Glen.Gache@gov.ab.ca)>, Darcy Beach <[Darcy.Beach@gov.ab.ca](mailto:Darcy.Beach@gov.ab.ca)>, Jeff D Anderson <[jeff.d.anderson@gov.ab.ca](mailto:jeff.d.anderson@gov.ab.ca)>  
**Subject: Next land auction - February 26, 2016**

Please be advised that an auction of the final land selections from Stage 2 of the Mackenzie County Land Transfer is scheduled to be held on February 26, 2016 at the Community and Cultural Centre in Fort Vermilion. Doors open at 8:00am and auction starts at 10:00am. The Department will only be selling the 11 quarters of land located in Twp.106-Rge.10-W5M.

These particular 11 quarters (1,733 acres) were not auctioned at the same time as the others to allow for the coniferous small mills to harvest the timber. The timber has now been harvested and Alberta Environment and Parks is proceeding with the auction.

For your reference is an updated brochure which identifies the location of

the land previously sold and the land being sold on February 26, 2016.  
Feel free to distribute the brochure.  
Once the auction notice are out, I will forward you a copy.  
Please be advised that that I have also notified and sent the attached  
brochure to the First Nations.  
Any questions let me know.

*Camille*

Camille Ducharme  
Approvals Manager  
Peace Region  
Environment and Parks, Operations Division  
Office 780-624-6321  
Cell 780-618-1700

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**From:** [Joulia Whittleton](#)  
**To:** [Carrie Simpson](#)  
**Subject:** Fwd: Upcoming February 26, 2016 Public Land Auction in Mackenzie County- CANCELLED  
**Date:** February-17-16 9:26:19 AM

---

Please attach to the land sales RFD.

Joulia Whittleton  
Mackenzie County  
(via I-Phone)

Begin forwarded message:

**From:** Camille Ducharme <[Camille.Ducharme@gov.ab.ca](mailto:Camille.Ducharme@gov.ab.ca)>  
**Date:** February 2, 2016 at 3:18:28 PM MST  
**To:** Joulia Whittleton <[jwhittleton@mackenziecounty.com](mailto:jwhittleton@mackenziecounty.com)>, Bill Neufeld <[bill@mackenziecounty.com](mailto:bill@mackenziecounty.com)>  
**Cc:** Darcy Beach <[Darcy.Beach@gov.ab.ca](mailto:Darcy.Beach@gov.ab.ca)>, Glen Gache <[Glen.Gache@gov.ab.ca](mailto:Glen.Gache@gov.ab.ca)>  
**Subject: Upcoming February 26, 2016 Public Land Auction in Mackenzie County- CANCELLED**

Joulia and Bill,

Please be advised that the public land auction scheduled for February 26, 2016 for the 11 quarters of Stage 2 lands in Fort Vermilion has been CANCELLED.

Minister Shannon Phillips is currently reviewing and considering all public land sales provincially, including public land sales within Mackenzie County.

The Department is hoping to receive further direction on the matter in the near future and will keep Mackenzie County apprised of any new development.

Feel free to call me should you have any questions.

Thanks,

*Camille*

Camille Ducharme  
Approvals Manager  
Peace Region  
Environment and Parks, Operations Division  
Office 780-624-6321  
Cell 780-618-1700

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Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Joulia Whittleton, Chief Administrative Officer</b>
<b>Title:</b>	<b>Nomination Information for Consultation Working Groups – Enhanced Protections for Farm and Workers Act</b>

## **BACKGROUND / PROPOSAL:**

Please see the attached email regarding that nominations can be made online to form the consultation working groups that will focus on the *Enhanced Protection for Farm and Ranch Workers Act*.

The nomination process is intended to identify representatives from the agricultural sector, labour groups, and technical experts. Each working group will be chaired by an independent and impartial individual with demonstrated mediation, consensus, and board governance.

Six technical working groups will be established to develop recommendations on how employment standards, occupational health and safety, and labour relations requirements should be applied given the unique needs of employers and employees in the agricultural section.

## **PLEASE NOTE:**

The submission deadline for nominations is Friday, February 26, 2016.

## **OPTIONS & BENEFITS:**

To have local input onto the committee would be of great advantage to Mackenzie County.

## **COSTS & SOURCE OF FUNDING:**

N/A

**SUSTAINABILITY PLAN:**

N/A

**COMMUNICATION:**

N/A

**RECOMMENDED ACTION:**

- Simple Majority       Requires 2/3       Requires Unanimous

For discussion.



**From:** [Joulia Whittleton](#)  
**To:** [Carrie Simpson](#)  
**Subject:** Fwd: Nomination Information for Enhanced Protection for Farm and Ranch Workers Act Consultation Working Groups  
**Date:** February-17-16 1:58:05 PM  
**Attachments:** [image001.png](#)  
[image002.jpg](#)  
[image003.jpg](#)  
[image004.jpg](#)

---

Hi Carrie,

Please prepare RFD for this item and attach this email. Please note the deadline in the RFD - Feb. 26.

Joulia Whittleton  
Mackenzie County  
(via I-Phone)

Begin forwarded message:

**From:** Tasha Blumenthal <[Tasha@aamdc.com](mailto:Tasha@aamdc.com)>  
**Date:** February 12, 2016 at 10:48:58 AM MST  
**Cc:** AAMDC Board Dist <[AAMDCBoardDist@aamdc.com](mailto:AAMDCBoardDist@aamdc.com)>, Kim Heyman <[Kim@aamdc.com](mailto:Kim@aamdc.com)>  
**Subject: Nomination Information for Enhanced Protection for Farm and Ranch Workers Act Consultation Working Groups**

Mayors, Reeves and CAOS,

We wanted to ensure that our members were aware that information regarding nominations for the [consultation working groups](#) focused on the *Enhanced Protection for Farm and Ranch Workers Act* is now available online.

According to the Government of Alberta website, the nomination process is intended to identify representatives from the agricultural sector, labour groups, and technical experts. Each working group will be chaired by an independent and impartial individual with demonstrated mediation, consensus, and board governance experience. Six technical working groups will be established to develop recommendations on how employment standards, occupational health and safety, and labour relations requirements should be applied given the unique needs of employers and employees in the agriculture sector.

The following links provide access to nomination information:

<!--[if IsupportLists]-->■ <!--[endif]-->[Technical Working Group Member Position Profile](#)

<!--[if IsupportLists]-->■ <!--[endif]-->[Member Nomination Form](#)

The submission deadline for nominations is Friday, February 26, 2016.

Regards,

**Tasha Blumenthal**  
Policy Analyst

Advocacy Division  
AAMDC - Alberta Association of Municipal Districts and Counties  
2510 Sparrow Drive, Nisku, AB T9E 8N5  
P: 780.955.4094  
[tasha@aamdc.com](mailto:tasha@aamdc.com) | <http://aamdc.com>



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Mackenzie County

# REQUEST FOR DECISION

<b>Meeting:</b>	<b>Regular Council Meeting</b>
<b>Meeting Date:</b>	<b>February 22, 2016</b>
<b>Presented By:</b>	<b>Joulia Whittleton, Chief Administrative Officer</b>
<b>Title:</b>	<b>Information/Correspondence</b>

## **BACKGROUND / PROPOSAL:**

The following items are attached for your information, review, and action if required.

- 2015-12-11 Correspondence Alberta Transportation – Ice Bridge Operating & Safety Plan for Tompkins Landing Ice Bridge
- 2016-02-05 Correspondence – Walt Mountain Wanderers – Thank you
- Northwest Regional Skills Canada Competition 2016
- 2015-11-19 - Northern Transportation Advisory Council Meeting Minutes
- 2016-01-19 High Level Forests Public and Advisory Committee Meeting Minutes
- 2016-02-18 Northern Transportation Advisory Council Meeting Agenda
- 
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## **OPTIONS & BENEFITS:**

**COSTS & SOURCE OF FUNDING:**

**SUSTAINABILITY PLAN:**

**COMMUNICATION:**

**RECOMMENDED ACTION:**

- Simple Majority       Requires 2/3       Requires Unanimous

That the information/correspondence items be accepted for information purposes.

RECEIVED  
FEB 5 2016  
MACKENZIE COUNTY  
FORT VERMILLION

Delivery Services  
Peace Region

3rd Floor, 9621 – 96 Avenue  
Bag 900 Box 29  
Peace River, AB, T8S 1T4  
Phone: 780-624 6280  
Fax: 780-624 2440

December 11, 2015

Our File: **1145-TOMP-ICE**  
**2120-MACK**  
**CON0014862**

Joulia Whittleton, Chief Administrative Officer  
Mackenzie County  
Box 640 Fort Vermillion, AB  
T0H 1N0

Dear Mrs. Joulia Whittleton,

Re: **CONTRACT CON0014862**  
**ICE BRIDGE OPERATING & SAFETY PLAN FOR THE TOMPKINS**  
**LANDING ICE BRIDGE**  
**MACKENZIE COUNTY**

The department has reviewed your Ice Bridge Operating & Safety Plan  
Version 1.12 and finds it acceptable.

Thank you for working together with us to make the ice bridge a success.

Yours truly,



Ryan Konowalyk  
Regional Director, Peace Region

cc: Rommel Directo, Operations Manager, Peace River

/ms





**WATT MOUNTAIN WANDERERS  
SNOWMOBILE CLUB**

Box 3574  
High Level, AB  
T0H 1Z0

February 5, 2016

Mackenzie County

Dear Council

The Watt Mountain Wanderers Snowmobile Club would like to thank Mackenzie County for their generous donation of \$5000.

The funds have allowed us to do significant improvements to our trail system and also to build a top quality race track at the Mosquito Creek Rodeo Grounds. The new track has already hosted one very successful event drawing 63 competitors from as far away as Fort Smith, Grande Prairie, Fort St. John, Red Earth and other Peace country communities. We plan on having three more such events yet this season, as well as, a Poker Rally and an Ice Fishing Derby.

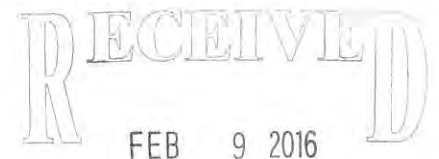
The County support has boosted the morale of our volunteers and we have seen a significant increase in our membership and organization participation. Your continuing support to our Club greatly assists us in hosting top quality events that not only are enjoyed by local residents but promote winter tourism for the Mackenzie County region.

Once again, "Thank You" for your generous donation.

Barry Toker

President



MACKENZIE COUNTY  
FORT VERMILION OFFICE



February 9, 2016

McKenzie County  
Box 640  
Fort Vermillion, AB, T0H 1N0

Dear Sir/Madam,

Re: North West Regional Skills Canada Competition 2016

This year we are excited to host the 12<sup>th</sup> Annual North West Regional Skills Canada Competition here in Fairview in the Heart of the Peace Country. This excellent event showcases the talents of today's youth in trades and technology. Be ready on April 21 & 22 to watch the industry leaders of tomorrow compete in 16 regional competitions, with the winners going on to compete in the Provincial Competition.

We would like to invite you to join us in celebrating the achievements of these students. With your sponsorship, in your choice of level, we can continue to offer them the high quality of competition they deserve. We have enclosed a sponsorship package, as well as the schedule of events for this year's competition.

Please advise us of your decision by March 15<sup>th</sup> 2016. We will be following up with your organization after this date if we have had no response.

For more information, or further exploration of the sponsorship opportunities available, please call Patricia Woronuk at 780-835-6614 or email [pworonuk@gprc.ab.ca](mailto:pworonuk@gprc.ab.ca). We look forward to seeing you at the North West Regional Skills Canada Competition.

Sincerely,

A handwritten signature in blue ink that reads "P. Woronuk".

Patricia Woronuk

Community Relations & Development Coordinator

/SC

North West Regional Skills Canada Competition  
Grande Prairie Regional College  
Box 3000, Fairview, AB, T0H1L0  
Phone: 780.835.6614, Fax: 780.835.6670  
Email: [pworonuk@gprc.ab.ca](mailto:pworonuk@gprc.ab.ca)

[www.skillsalberta.com](http://www.skillsalberta.com)

RECEIVED  
FEB 16 2016

MACKENZIE COUNTY  
FORT VERMILION OFFICE



Sponsorship Opportunities

Sponsorship Level	Package	Commitment	Recognition and Benefits
TITLE	Title Sponsor	\$15,000	<ul style="list-style-type: none"> <li>✓ Company Name/Logo to appear as "Presented By"</li> <li>✓ Staffed Promotional table in Central Atrium (supplied by you)</li> <li>✓ Company Name/Logo on:               <ul style="list-style-type: none"> <li>- Welcome Slide Show</li> <li>- Closing Slide Show</li> <li>- Print advertising</li> <li>- Competition Signs</li> <li>- Schedule of Events</li> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Skills Regional Thank you ad</li> </ul> </li> <li>✓ Company to receive one full page advertisement in <i>Wisdom</i></li> <li>✓ Introduction at Opening Ceremonies</li> <li>✓ Opportunity to Speak at Closing Ceremonies</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>
GOLD	Gold Sponsor (Unlimited Number)	\$5,000	<ul style="list-style-type: none"> <li>✓ Staffed Promotional table in Central Atrium (supplied by you)</li> <li>✓ Company Name/Logo on:               <ul style="list-style-type: none"> <li>- Competition signage</li> <li>- Welcome Slide Show</li> <li>- Closing Slide Show</li> <li>- Schedule of events</li> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Skills Regional Thank you ad</li> </ul> </li> <li>✓ Company to receive ½ page advertisement in <i>Wisdom</i></li> <li>✓ Recognition in Emcee Script at Closing Ceremonies</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>
SILVER	Luncheon Sponsor	\$3,000	<ul style="list-style-type: none"> <li>✓ Company Name on Welcome signage</li> <li>✓ Company Name on:               <ul style="list-style-type: none"> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Thank you ad</li> </ul> </li> <li>✓ Lunch Sponsor Recognition at all three venues</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>
	Opening Night Competitor Entertainment Sponsor (Thursday)	\$3,000	<ul style="list-style-type: none"> <li>✓ Company Name on Welcome signage</li> <li>✓ Company Name on:               <ul style="list-style-type: none"> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Thank you ad</li> </ul> </li> <li>✓ Recognition at event</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>
	Closing night Reception (Friday)	\$3,000	<ul style="list-style-type: none"> <li>✓ Company Name on Welcome signage               <ul style="list-style-type: none"> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Thank you ad</li> </ul> </li> <li>✓ Recognition at event</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>
	Team NW Transportation Sponsor (Provincial Contenders)	\$3,000	<ul style="list-style-type: none"> <li>✓ Company Name on:               <ul style="list-style-type: none"> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Thank you ad</li> </ul> </li> <li>✓ Recognition at Closing Ceremonies</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>

Sponsorship Level	Package	Commitment	Recognition and Benefits
BRONZE	Competitor Supporter	\$2000	<ul style="list-style-type: none"> <li>✓ Company Name on: <ul style="list-style-type: none"> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Thank you ad</li> </ul> </li> <li>✓ Recognition at Closing Ceremonies</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>
	Try a trade Prize Sponsor	\$2,000	<ul style="list-style-type: none"> <li>✓ Shared recognition</li> <li>✓ Recognized in Final Event Report</li> <li>✓ Company Name on signage</li> <li>✓ Business Receipt</li> <li>✓ Company Name on: <ul style="list-style-type: none"> <li>- GPRC Webpage</li> <li>- <i>Wisdom</i> Magazine Thank you ad</li> </ul> </li> </ul>

Sponsorship Level	Package	Commitment	Recognition and Benefits
FRIENDS		>\$2,000	<ul style="list-style-type: none"> <li>✓ Shared recognition</li> <li>✓ Recognized in Final Event Report</li> <li>✓ Company Name on signage</li> <li>✓ Company Name on: <ul style="list-style-type: none"> <li>- GPRC Webpage</li> </ul> </li> <li>✓ <i>Wisdom</i> Magazine Thank you ad</li> <li>✓ Business Receipt</li> </ul>

SUPPORTING SPONSOR	Gift-In-Kind Product or Prizes	<ul style="list-style-type: none"> <li>✓ Company name to be displayed on product or prize or signage</li> <li>✓ Customized recognition can be given at higher levels</li> <li>✓ Recognition in Final Event Report</li> <li>✓ Business Receipt</li> </ul>
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### 2016 - SCHEDULE OF EVENTS

<b>Thursday, April 21, 2016</b>		
<b>Competitor Registration</b>	GPRC Foyer	4:00 - 6:30 PM
<b>Light Supper/Snacks</b>	GPRC Notley square lounge	5:00 - 6:30 PM
<b>Opening Ceremonies</b>	GPRC Theatre	7:00 - 7:45 PM
<b>Competitor Lab/Orientation</b>	GPRC/FHS/STM	8:00 - 9:30 PM
<b>Competitor Free Time</b>	Transportation for competitors will be provided to orientation site GPRC Notley Square	9:00 to 10:30 PM
<b>Friday, April 22, 2016</b>		
<b>Competitions begin</b>	GPRC/FHS/STM	8:00 AM
<b>Complementary Lunch</b>	GPRC/FHS/STM	12 - 12:30 PM
<b>Competitions end</b>		5:00 PM
<b>Try-a-Trades (demo/exhibition events)</b>	GPRC Atrium, Foyer	10:00 AM - 5:00 PM
<b>Project Judging</b>		Until 5:30 PM
<b>Competitor Snack and Entertainment</b>	GPRC Notley Square	3:00 - 5:45 PM
<b>Campus Tour (on the hour)</b>	Start GPRC Board Room	9:00 AM - 2:00 PM
<b>Coffee &amp; Snacks</b>	GPRC Admin Bldg AC144	8:00 AM - 5:30 PM
<b>Competitor Showcase</b>	GPRC Atrium	5:00 - 6:30 PM
<b>Medal Presentation &amp; Closing Ceremonies</b>	GPRC Theatre	6:00 - 7:00 PM
<b>Judges time with Medalists</b>	GPRC Atrium	7:00 - 8:00 pm
<b>General Hospitality Volunteers &amp; Teachers</b>	GPRC Admin Bldg AC144	Thursday Evening & Friday

### 2016 COMPETITION VENUES

<b>Competition Event</b>	<b>Competition - Host Site</b>
Auto Servicing	GPRC – Auto Service Tech Lab
Baking	FHS - Foods Lab
Cabinet Making	GPRC - Carpentry Lab
Carpentry	GPRC – Carpentry Lab
Culinary Arts	STM- Foods Lab
Fashion Technology	FHS – Sewing Lab
Graphic Design	FHS –Computer Lab
Hairstyling Junior	GPRC – Admin Bldg Foyer
Hairstyling Intermediate	GPRC – Admin Bldg Foyer
IT & Network Support	FHS - Library
Out-Door Power & Recreation Equipment	GPRC – OPET Lab
Photography	GPRC – Computer Lab in Atrium
Robotics	GPRC - Atrium
TV/Video Production	GPRC – Animal Science Building
Welding	GPRC - Welding Lab
Workplace Safety	GPRC Atrium

#### Abbreviations/Acronyms

*GPRC –Grande Prairie Regional College - Fairview Campus*  
*FHS – Fairview High School*  
*STM – St Thomas More School*

#### Demo/ Exhibition Events

##### GPRC

- Baking Artistry
- Robotics
- Fantasy Hair Styling
- Graphic Design
- Workplace Safety
- Photography
- TV-Video



April 23 & 24, 2015

**Sponsorship Registration Form**  
**Page 1 of 2**

Sponsor Information			
Company			
Contact Name		Title	
Mailing Address		City	
Postal Code		Phone No.	
Email		Fax	

Sponsorship Level	Package	Commitment	Please Check <input type="checkbox"/>
TITLE	Title Sponsor	\$15,000	
GOLD	Gold Sponsor	\$5,000	
SILVER	Luncheon Sponsor	\$3,000	
	Opening Night Competitor Entertainment Sponsor	\$3,000	
	Opening	\$3,000	
	NW Team Transportation Sponsor (Provincial Contenders)	\$3,000	
	Closing Night Reception	\$3000	
BRONZE*	Competitor Travel Subsidy	\$2,000	
	Try a Trade Prize Sponsor	\$2,000	
FRIENDS	Any Donation <\$2000	<\$2000	

<b>SUPPORTING SPONSOR</b>	Gift-In-Kind, Prize or Auction Items		
	Item Description:		
	Sponsorship Value:		

*Contact Patricia for any sponsorship inquiries or to set up your gift-in-kind contribution!*



## NW Skills Regionals



April 23 & 24, 2015

### Sponsorship Registration Form Page 2 of 2

Payment Information (Payable to GPRC, Fairview Campus)				
<input type="checkbox"/> Cash	<input type="checkbox"/> Cheque	<input type="checkbox"/> Visa	<input type="checkbox"/> MasterCard	<input type="checkbox"/> Please Invoice Us
Card #		Expiry		
Cardholder Name		CVS		
Signature:				
Payment Note:				

## Gift-in-Kind Form (Under \$1000)

*Donor Contact Information:*

Business name: \_\_\_\_\_

Contact name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ Postal Code: \_\_\_\_\_

Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ Email: \_\_\_\_\_

<b>Donation Description:</b>
<b>Estimated Value:</b> \$ _____ (If greater than \$1,000 please use GIK over \$1000 form)
<b>Date of Donation:</b>
Signature of Donor/Sponsor:
The above noted item has been received by:
Name of Department:
The fair market value has been determined by:

**For Office Use Only:**

	Gift-In-Kind Receipt Issued For \$	Receipt #:
	Account Code:	Initials:

**Grande Prairie Regional College Community Relations**  
 10726 - 106 Avenue  
 Grande Prairie, AB T8V 4C4  
 Phone: (780) 539-2021 Fax (780) 539-2731



### Gift-in-Kind Form (Over \$1000)

All required approvals must be obtained before the donation is accepted. If the donation is accepted, this form, along with a correspondence by the donor, offering the donation and providing particulars, including any conditions that the donor attaches to the donation, should be forwarded to the Community Relations Department. (Reference *Gift-in-kind Policy*)

**Please use additional paper if more space is required.**

1. Donor contact information:

Name: \_\_\_\_\_ Telephone: \_\_\_\_\_

Address: \_\_\_\_\_

Contact person /title: \_\_\_\_\_

2. Describe gift: \_\_\_\_\_

3. Identify specific use: (example, class room instruction aid; door prize for special event, etc.)

4. Please identify requirements as a result of accepting the gift (financial or otherwise):

Please circle appropriate response:

	Required		Required
Insurance	Y / N	Delivery requirements	Y / N
Space Renovations	Y / N	Cataloguing requirements	Y / N
Technology requirements/implications	Y / N	Exhibition space	Y / N
Maintenance of equipment, technology, artwork	Y / N	Storage space	Y / N
Other:		Other:	

- Consult appropriate departments for any 'Yes' responses identified above. (*Campus Operations* for space renovations, storage, exhibition space and maintenance of equipment. *Information Systems* for technology requirements or maintenance, *Vice-President Administration* for insurance requirements, etc.)
- Attach supporting documents outlining all costs (financial or otherwise) signed by the various Department Heads consulted.

5. What is the method used to determine value of gift? (Ex: Fair market value, independent appraisal, book value in financial statements, catalogue value, etc.?) Please attach supporting documents

Submitted by (print name): \_\_\_\_\_

Department: \_\_\_\_\_

Telephone: \_\_\_\_\_

Date submitted: \_\_\_\_\_



### Gift-in-Kind Form (Over \$1000)

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\_\_\_\_\_

3. Identify specific use: (example, class room instruction aid; door prize for special event, etc.)  
\_\_\_\_\_  
\_\_\_\_\_

4. Please identify requirements as a result of accepting the gift (financial or otherwise):

Please circle appropriate response:

	Required		Required
Insurance	Y / N	Delivery requirements	Y / N
Space Renovations	Y / N	Cataloguing requirements	Y / N
Technology requirements/implications	Y / N	Exhibition space	Y / N
Maintenance of equipment, technology, artwork	Y / N	Storage space	Y / N
Other:		Other:	

- Consult appropriate departments for any 'Yes' responses identified above. (*Campus Operations* for space renovations, storage, exhibition space and maintenance of equipment. *Information Systems* for technology requirements or maintenance, *Vice-President Administration* for insurance requirements, etc.)
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5. What is the method used to determine value of gift? (Ex: Fair market value, independent appraisal, book value in financial statements, catalogue value, etc.?) Please attach supporting documents

Submitted by (print name): \_\_\_\_\_

Department: \_\_\_\_\_

Telephone: \_\_\_\_\_

Date submitted: \_\_\_\_\_





**TO BE COMPLETED BY DEAN/CHAIR/DIRECTOR**

- Based on the information provided on the GIK over \$1000 form, and supporting documentation, all necessary requirements pertaining to the acquisition and care of the identified gift have been satisfied.

Approval: \_\_\_\_\_ Date: \_\_\_\_\_

- Based on the information provided, acceptance of the identified gift is not approved.

Explanation: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**COMMUNITY RELATIONS DEPARTMENT**

***Gift Information:***     *Restricted*     *Unrestricted*

Restriction Information: \_\_\_\_\_  
\_\_\_\_\_

Tax Receipt required:     Yes  No

Valuation documents received: **Specify:** \_\_\_\_\_

Documentation/information requirements: \_\_\_\_\_  
\_\_\_\_\_

Special Recognition Requirements: (other than existing program): \_\_\_\_\_  
\_\_\_\_\_

Other comments: \_\_\_\_\_  
\_\_\_\_\_

Vice President, External Relations:  
  
\_\_\_\_\_

Date: \_\_\_\_\_  
\_\_\_\_\_

**Minutes**

**Edmonton (AAMDC)**

**November 19, 2015**

**In attendance:**

Carolyn Kolebaba, Chair	Deputy Reeve, Northern Sunrise County
Veronica Bliska	Reeve, Municipal District of Peace
Ernie Neumann	Reeve, Municipal District of Fairview
Leann Beaupre	Reeve, County of Grande Prairie
Elaine Garrow, Chair of PREDA	Councillor, Municipal District of Spirit River
Charlie Johnson	Councillor, Clear Hills County
Eric Jorgenson	Councillor, Mackenzie County
John Driedger	Councillor, Mackenzie County
Chris MacLeod, Chair REDI	Deputy Mayor, Town of High Level
Dan Fletcher	CAO, Town of Rainbow Lake
<b>Regrets</b>	
Crystal McAteer	Mayor, Town of High Level
Boyd Langford	Mayor, Town of Rainbow Lake

**Discussion:**

The meeting was a brief, in-person meeting to discuss direction and priorities of this new council formed between the Peace Region Economic Development Alliance (PREDA) and the Regional Economic Development Initiative (REDI) Alliance.

Several issues and opportunities were identified including:

- A discussion with the Deputy Minister of transportation on regional priorities
- Council to focus on issues from 1000 feet
- Grande prairie Ring Road
- Slides on all hills in the region, in particular the Dunvegan slide
- Fort Nelson/Rainbow lake connector
- Highway 43 twinning
- Container Access – why can we not get containers to the north
- Air Access
- Broadband

**Three regional priorities were agreed upon:**

1. Rail Access
2. Air access – provincial planning on municipal/regional airports
3. Rural Broadband – Supernet to the country/dedicated broadband

**Action Items:**

- Dan to coordinate next NTAC meeting with Grow The North In Grande Prairie, February 16 – 18, 2016.
- Dan to invite The Side Group to our next meeting to discuss Container access in northwest Alberta.
- Dan to invite Greg Bass, Deputy Minister of Alberta Transportation to meeting to discuss northern priorities.

**Next Meeting: February 16, 2016 4:00 pm until 9:00 pm, Evergreen Center, County of Grande Prairie.**



# ***HIGH LEVEL FORESTS PUBLIC ADVISORY COMMITTEE***

## **MINUTES**

*Tuesday, January 19, 2016*  
5pm, High Level Seniors Center

### **PRESENT:**

Tim Gauthier (Tolko)	Adam Marshall (Silvacom)
Matt Marcone (The MacKenzie Report)	Boyd Langford (Town of Rainbow Lake)
Michael Morgan (Town of High Level)	Walter Sarapuk (MacKenzie County)
Dan Coombs (Agriculture & Forestry)	John Thurston (Member of Public)
David Driedger (Forest Trotter/Exact Harvest)	Barry Toker (Watt Mountain Wanderers)
Melanie Plantinga (Tolko)	Taylor Andersen (Norbord)
Allen Plantinga (Tolko)	

### **INFORMATION SENT:**

Fort Vermilion Heritage Center	Paul Ebert (Agriculture & Forestry)
Carol Gabriel (Mackenzie County)	Harvey Sewpagaham (LRRCN)
Paddle Prairie Metis Settlement	Lindee Dumas (LRRCN)
Conroy Sewpagaham (LRRCN)	Bernie Doerksen (LaCrete Polar Cats)
Keith Badger (Netaskinan Development)	Beverly Noskiye (Peerless Trout First Nation)
Crystal McAteer (Town of High Level)	Kieran Broderick (Beaver First Nation)
Baptiste Metchooyeah (Dene Tha')	Mike Cardinal (Tallcree First Nation)
Connie Martel (Dene Tha')	Fred Radersma (Norbord)
Wayne Auger (Lubicon Lake Nation)	Timberbound Construction
Exact Harvesting	Treetech
Margaret Carroll (High Level & District Chamber of Commerce)	Marilee Cranna Toews (Hungry Bend Sandhills Society)
Dave Beck (Norbord)	Jon McQuinn (LRRF)
Claude Duval (Watt Mnt Wanderers)	Sugu Thuraismy (LRRF)
Christine Malhmann Agriculture & Forestry	Tristina Macek (N'Deh Ltd. Partnership)
Cheryl Ernst (High Level & District Chamber of Commerce)	Terry Jessiman (Agriculture & Forestry)

## **CALL TO ORDER 5:40**

### **1. WELCOME & INTRODUCTIONS**

### **2. ACTION ITEMS FROM DECEMBER MEETING**

#### **“Blue Dot Program”** – Allen Plantinga update

- School Division (Ken Peters) has secured an approval from Alberta Transportation to go ahead with the installation of the Blue Stripe Delineator posts. The companies will have to discuss next steps, if any.

#### **Hauling Concern Phone Line**

- Cards have been produced and have been distributed. There has been an advertisement in the newspaper.

#### **“Fire Smart” program**

- Dan reports that there has been some discussion with Kevin Quick about putting on a “Fire Smart” presentation for the PAC. They are currently discussing timing and will get back to us.
- Fox Lake has received some Federal Funding for a program in their community. This is a trial project. During the DFMP First Nation consultation process Tim has heard some concerns about the potential for fire in First Nation communities. The companies and some first nations are discussing possible joint projects to alleviate the risk. They would like to also discuss with the government.

#### **Information about other PAC/PAG has not been researched as yet.**

#### **Operations Field Trip**

- Melanie has sent a request to the Tolko Managers asking for support for the suggestion from John Thurston that the companies set up a field trip for community youth who are interested in a forestry career. Tim gives his support. Melanie and John will meet to discuss this proposal after the PAC meeting.

### **3 Round Table**

#### **3.1 Chinchaga Bridge Cut Block**

There has been a great deal of conversation about a cutblock on the Chinchaga river bank which is visible from the Chinchaga River bridge, west of High Level. People appear to be concerned that it is too close to the river bank allowing erosion to result.

The government reviewed the plan and approved a variance requested by Tolko to buffer according to the “top of break” and not strictly by the conventional buffer. Allen has walked the edge and the buffer does vary. Dan states that the Government does not feel that there will be a problem with erosion.

John Thurston also walked through the block and it looked good when compared with other blocks he has seen.

Tim has been discussing this block with the Dene Tha’ and will be arranging a visit to the block with nation members after the snow has melted to check on it. Erosion control will be considered if needed.

Some concerns may have arisen because it is in a high use/highly visible location and a feeling that more consultation should have been required.

#### **3.2 Forest Management Plan**

Dan asks if the companies will be presenting the Forest Management Plan to the wider public or will the HLFPAC be the only opportunity for review by the general public? Tim expects that there will be multiple



presentations made after submission of the plan. He plans to meet with interested municipal councils. There will also be open houses and advertising in the newspaper.

### **3.3 Harvesting Operations Update**

Dan asks for an update of harvesting operations by Tolko. Tolko is nearly finished felling trees in P19 (near Twin Lakes). That contractor is moving to the Ponton compartment (at the north end of 13mile road). Operations are continuing there with deliveries to Norbord & Tolko. Harvesting west of High Level with full length trees being delivered to a processing yard is continuing. Trees harvested near Zama are also being hauled to an offsite yard. Little Red River Forestry, LaCrete area small mills (Crestview/ Evergreen) & Tolko have also reached a wood purchase agreement. Trees are being harvested west of the Norbord plant for delivery to Tolko & Norbord. And trees harvested in LRRF's quota area are going to LaCrete area smaller sawmills. This collaboration helps all companies reduce trucking times.

In addition to the previous items Norbord is also accepting private wood deliveries.

### **3.4 Economic outlook for Forestry**

John Thurston with the drop in oil & gas revenue and employment; what is the current & future outlook for forestry. Tim outlines some of the current and possible future factors which affect the industry. The low dollar, housing starts in the USA are current factors. Future factors include a new soft wood lumber agreement which will be negotiated in the coming years. Economics are currently stable, though not particularly rosy for both lumber and OSB. Tim suggests that it might be advisable to invite a more knowledgeable speaker to address this question.

## **4 NEW BUSINESS**

### **4.1 2016 Detailed Forest Management Plan (DFMP)**

Adam gives the final DFMP presentation prior to the January 31<sup>st</sup> submission date.

With multiple FMA users accessing the resources are the different needs being considered? Yes, the companies provide direction to the planers at Silvacom. Tim Gauthier (Tolko) & Fred Radersma (Norbord) have both been heavily involved.

## **5 NEXT MEETING – Tuesday, February 23<sup>rd</sup>, 2016 5pm**

5.1 The plan to have Dave West speak about the landscape assessment process has been delayed. We will have him speak to us at a later date. Tim gives a brief update to the Lower Peace landscape assessment process. There may be an attempt to designate some area in the lower peace region as caribou habitat following a push back from the little smoky region to minimize their conservation area. These moves could have an economic impact to the region. Boyd also mentions that some wet land preservation initiatives could adversely affect the economic growth/stability of the region.

## **6 MEETING ADJOURNED - 7:40**

ENTRAC Centre, Keddie Room, Evergreen Park

February 18<sup>th</sup> 2016

4:00pm to 9:00pm

**AGENDA**

- |         |   |
|---------|---|
| 4:00 PM | Introductions   |
| 4:05 PM | Review of notes from November 19, 2015 (Attachment 1)   |
| 4:10 PM | Presentation from Devco Developments  |
| 4:30 PM | Roundtable on projects <ul style="list-style-type: none"><li>• Steering Axle weights (Attachment 2)</li><li>• Other</li></ul> |
| 5:00 PM | Strategic session – Jane Zakreski (Strategic Planning Outline – Attachment 3)   |
| 6:00 PM | Supper  |
| 6:30PM  | Strategic session – continued   |
| 8:55 PM | Next Meeting date and location (AAMDC March 14 – 16 – Edmonton)   |

Attachment 4: Northwest Transportation Advisory Council – Terms of Reference