

MUNICIPAL DISTRICT OF MACKENZIE NO. 23
COMMITTEE OF THE WHOLE MEETING

Tuesday, April 18, 2001
4:00 p.m.

Zama Community Hall
Zama, Alberta

AGENDA

- CALL TO ORDER:** 1. a) Call to Order
4:00 p.m.
- ADOPTION OF AGENDA:** 2. a) Adoption of Agenda *Page 1*
- DELEGATIONS:** 3. a) Compass Assessment *Page*
Alan McNaughton, AMAA
b) *Page*
- UTILITY SERVICES:** 4. a) *Page*
(Councillor Rosenberger) b) *Page*
- RECREATION AND TOURISM:** 5. a) *Page*
(Councillor Sarapuk) b) *Page*
- COMMUNITY SUPPORT SERVICES:** 6. a) *Page*
(Councillor Sarapuk) b) *Page*
- PLANNING AND DEVELOPMENT:** 7. a) Report for January to April 15, 2001 *Page 5*
(Councillor Wieler) Director of Planning and Emergency Services
b) *Page*

MUNICIPAL DISTRICT OF WATFORD NO. 23
CITY OF WATFORD

Tuesday, April 16, 2013
7:00 p.m.

Community and
Social Affairs

AGENDA

Call to Order
7:00 p.m.

1. Mayor's Report

2. Adoption of Agenda

2. Mayor's Report

3. Council Assessment
and Recommendations

3. Mayor's Report

4. Council Report

4. Mayor's Report

5. Council Report

5. Mayor's Report

6. Council Report

6. Mayor's Report

7. Council Report

7. Mayor's Report

8. Council Report

8. Mayor's Report

9. Council Report

9. Mayor's Report

10. Council Report

10. Mayor's Report

AGRICULTURE

- SERVICES:** 8. a) *Page*
(Councillor Thiessen) b) *Page*

**ADMINISTRATIVE,
COUNCIL,**

- PERSONNEL:** 9. a) Income Statement, March 21, 2001 *Page 9*
(Councillor Kulscar) Year-to-Date Totals
b) *CAO Performance Appraisal Page*
c) *Page*

**PROTECTIVE
SERVICES:**

10. a) Month End Report for March *Page 13*
(Councillor Bateman) Sheldon Robb, Director of Enforcement Services
b) *ZAMA E.M.S. Page*
c) *Page*

**TRANSPORTATION
SERVICES:**

11. a) Purchase of the Alberta Infrastructure Shop *Page 17*
(Councillor Newman) Located in Fort Vermilion
b) Grader Cost Analysis *Page 37*
c) GIS Proposals *Page 41*
d) Rural Road Study Completed by AMEC *Page 43*
Infrastructure Limited
e) *Page*
f) *Page*

- ADJOURNMENT:** 12. a) Adjourn Committee of the Whole Meeting

AGRICULTURE

100-100000-100000
(Continued)

ADMINISTRATIVE

100-100000-100000
(Continued)

PROTECTIVE

100-100000-100000
(Continued)

TRANSPORTATION

100-100000-100000
(Continued)

HISTORY

- 1993 Annual Assessment for Industrial Properties Only
- 1994 General Re-assessment for all properties within the MD. Conducted pursuant to the [old] Municipal Taxation Act
- Most significant change for this general assessment was;
- Assessments went to 100% (regulated level of assessment) from 65%
or
to 77% from 50% for Machinery and Equipment.
 - Implementation of Rural Assessment Policy.
- 1995 Annual Assessment. Only properties for which there had been a physical change, a change in land use or status, or a subdivision were inspected and updated.
- 1996 Annual Assessment. Same as 1995 assessment, however a reinspection cycle of **20% of all properties** was implemented.
- 1997 General Re-assessment for all properties within the MD, conducted pursuant to the [new] Municipal Government Act. Reinspection cycle included **25% of all properties**.
- I have enclosed a copy of the Brochure mailed with the assessment notices in 1998, which explains the changes from the previous legislation.
- NB: Also it is important to note that the 1997 assessment year was the beginning on general re-assessment conducted on an annual basis.
- 1998 General Re-assessment for all properties in the MD, with **30% reinspection cycle**.
- 1999 General Re-assessment for all properties in the MD, with **30% reinspection cycle**.
- 2000 General Re-assessment for all properties in the MD, with **30% reinspection cycle**.

1.2



IMPORTANT NOTICE ABOUT YOUR 1997 GENERAL ASSESSMENT

The MD of Mackenzie has just completed a **General Re-Assessment** of all lands and buildings within the MD to become effective for the **1998 Taxation Year**. The following (we hope) will answer some of your questions, however, if you have further questions or do not agree with your property assessment, please refer to this brochure for details how to proceed.

WHAT IS A GENERAL RE-ASSESSMENT?

A General Assessment is a total update and revaluation of all lands and buildings within the Municipality.

WHY ARE GENERAL ASSESSMENTS NECESSARY?

Recent changes to the Municipal Government Act require that all Municipalities in the Province of Alberta conduct general re-assessments **ANNUALLY**.

The Standards of Assessment Regulation requires that assessments for all properties, with the exception of Machinery and Equipment, Farmland and Linear Properties, reflect **Market Value**.

Over time, property values change, based on the supply and demand of Real Estate. This change is not always the same however in different locations within the Municipality or throughout the Province. Accordingly, frequent updates are required to ensure that Property Assessments reflect most current **Market Conditions**.

WHAT IS MARKET VALUE?

"The most probable price which would be paid for a property in a competitive and open market. It assumes the buyer and the seller are acting prudently and knowledgeably, allowing sufficient time for the sale, and assumes that the transaction is not affected by undue pressures."

FARMLAND

Under current legislation, if the land is being farmed, it is farmland, regardless of who is farming the land or the income of the person(s) farming the land. Farmland assessments are based on the **productive capability** of the land.

Farm parcels forming the site of one or more Residences will, as in the past, be assessed with a 3.00 Acre site based on the **1998 market value**, as though it were a 3.00 acre parcel.

NON-FARM LAND

Under current legislation, non-farm parcels are assessed at the **1998 market value** for the entire parcel. In other words, if there is no farming activity being carried out, the entire parcel is assessed at market value.

RESIDENCES

Rural Residences are eligible for an exemption to a maximum of;

- * **\$61,540** of Assessment for the first Residence in a Unit; and
- * **\$30,770** of Assessment for each additional residence that is used **Chiefly for Farm Purposes**.

The total exemption applied to all of the Residences in a given Unit cannot exceed the total of all of the Farmland Assessments owned

by the Unit Owner, or leased from the Crown or a Municipality, including land in other Municipalities. Land in other Municipalities must be in Alberta.

FARM BUILDINGS

Farm buildings in a Rural Municipality are exempt from assessment, **to the extent that they are being used for farm purposes**.

NON-FARM BUILDINGS

All non-farm improvements, will be assessed at the **1998 Market Value**.

INDUSTRIAL/MACHINERY & EQUIPMENT

The methodology for conducting assessments for Industrial/Machinery & Equipment properties as before is based on "Depreciated Replacement Cost".

GENERAL INFORMATION

The Value Standard for Residential and Non-Residential Buildings, (before any exemptions apply) is **Market Value**.

The Value Standard for Non-Farm Land is **Market Value**,

For further information regarding the assessment, please contact the Assessors at
(780) 469-5552

or if long distance,
1-800-251-9711

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HOW HAVE MARKET VALUE ASSESSMENTS BEEN ACCEPTED

Annual general re-assessments has brought a few differences in the [perceived] acceptance of property assessments. The good news is; most people have some idea of what their properties are worth. The bad news is; assessments change every year.

All things considered however, "market value assessments" have become well received by the public, now that ratepayers have developed a greater familiarity with the concept.

From the delivery standpoint, Alberta assessors have had to undergo (and are still going through) a huge learning curve. Most of the assessment standards as prescribed by the **Matters Relating to Assessment and Taxation Regulation (AR 289/99)** follow standards and procedures as set out by the International Association of Assessing Officers (IAAO). The IAAO is an affiliation of most of the assessment associations in North America. Accordingly, it is through this body that most of the assessment training courses are derived.

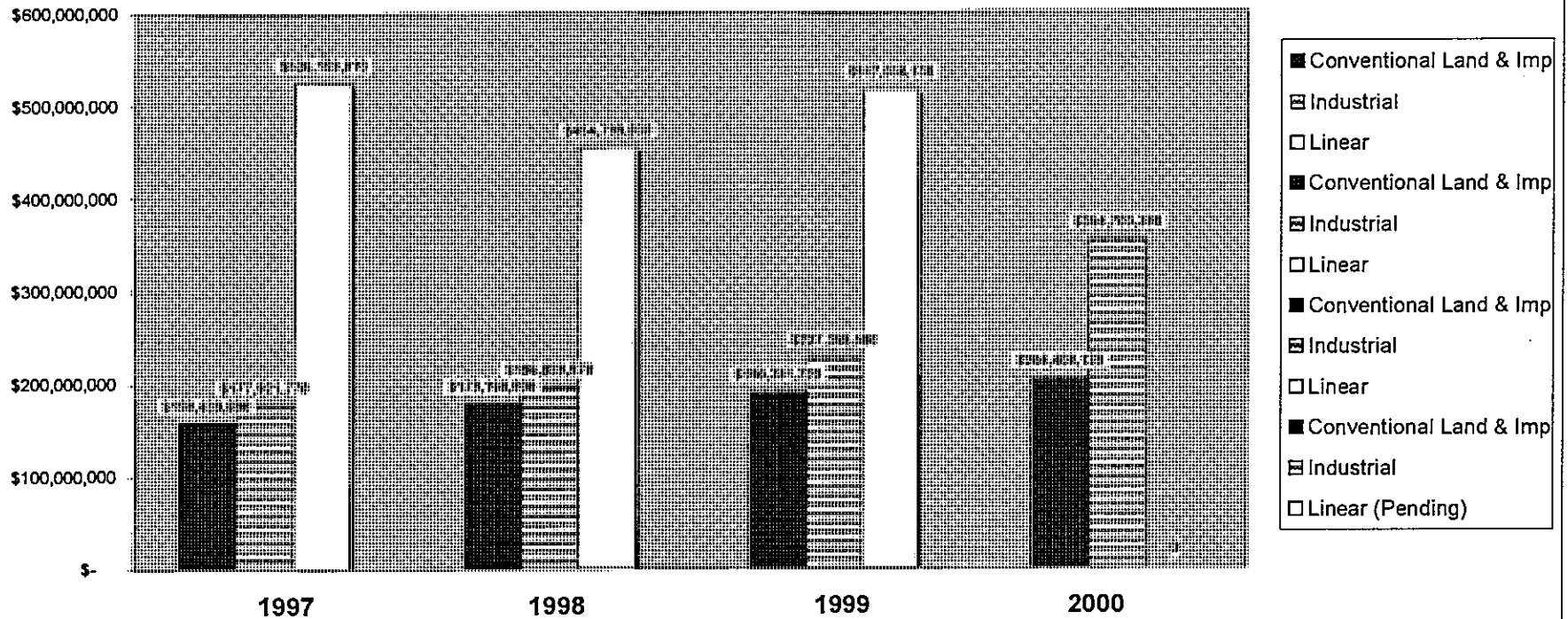
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Assessment Changes Since 1996

	2000	% Difference	1999	% Difference	1998	% Difference	1997
Total Conventional Land & Imp Assessment	\$ 204,408,120	7.38%	\$ 190,351,220	6.24%	\$ 179,168,800	13.08%	\$ 158,439,690
Total Industrial Assessment	\$ 354,700,390	56.01%	\$ 227,358,580	15.49%	\$ 196,859,870	10.64%	\$ 177,921,770
Total Linear Assessment	Pending	0.00%	\$ 517,036,130	13.68%	\$ 454,799,030	-13.56%	\$ 526,159,010

Assessment Totals Since 1997 Assessment Year



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ASSESSMENT GROWTH FROM 1996 TO PRESENT

The change in the conventional assessment base is a result of new growth and fluctuations of Market Value of existing properties.

The past four years are presented for your review:

General Year	1997	1998	1999	2000
Total Change	31,019,180	20,732,110	11,182,420	14,056,900
*New Growth	7,434,745	5,674,521	6,639,868	7,099,998
**Market Value	23,584,435	15,057,589	4,542,552	6,956,902

It is important to note that the 1997 general assessment was the first market value assessment in the MD.

*New growth is a measure of the value of all buildings constructed in the general year. This does not include buildings (i.e. mobiles) moved into the M.D. which are built before the general year, or renovations to residences built prior to the general year.

**Market value is a measure of all other factors affecting value. Including economic factors, depreciation, deletions, etc.

Total Parcel Count

Assessment Year	1996	1997	1998	1999	2000
Taxable	5456	5809	6045	6219	6246
Exempt	1795	1734	1716	1713	1759
Total Mixed	1203	1028	1034	1025	1071
Total	8454	8571	8795	8957	9076

*Industrial	437	490	618	694	754
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Total Parce Industrial

1997 increase	117	53
1998 increase	224	128
1999 increase	162	76
2000 increase	119	60

* Note total parcel increase includes all new parcels.(i.e. exempt, Grant in Lieu, vacant residential, e.t.c)

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Planning and Emergency Services

Director's Report for January 01 to April 15, 2001

- Emergency Medical Responder Course - 6 students - (5 La Crete & 1 Zama) - early January
- Development Task Force Meeting - January 11
- Joint Health & Safety Committee Meeting - January 18
- Aeromedical Emergency Services stationed in Zama - January 22
- Chief Officers Meeting (Fort Vermilion and La Crete Present) - January 29
- EMS Management Program - January 31 & February 01
- EMT Provincial Exam at Calgary - February 2-3
- Regional Ambulance Meeting with NWHSR, NPTC, High Level - February 7
- Gave Emergency Health Services Tour of Rainbow Lake and Zama - February 08
- Attended Meeting at La Crete M.D. Office with non-profit organizations regarding the proposed construction of Rural Hall and arena - February 13
- Regional Ambulance Meeting with NWHSR, High Level, Rainbow Lake - February 21
- Meeting with Zama Fire & Rescue (recruitment process) - February 21
- Meeting with Alberta Land & Forest Service - Mutual Aid Fire Control Agreement - February 21
- Numerous Meetings with Developers - Proposed Subdivisions
- EMR Provincial Exam in Red Deer - February 24-25
- Risk Management Seminar at La Crete - February 27
- Chief Officers Meeting (La Crete & Fort Vermilion Present) - February 27

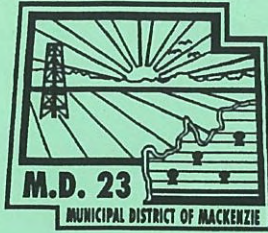
- Fire Services Bylaw Development Workshop-Grande Prairie (attended with FV Fire Chief & LC Fire Chief) - February 28
- Zama Community Emergency Services Meeting (recruitment process) – we promised to provide them with weekly training till the end of April as part of the recruitment package and at that time review the whole emergency services in Zama - March 01
- Steve Dyck started again – finished school - on again to complete maintenance projects and additional projects if required.
- Meeting with La Crete Ambulance Board – discuss the regional EMS concept and consultation - March 05
- Director's conference call meeting with Zama staff to delegate who would be doing the general maintenance and vehicle checks at the Zama Firehall - March 06
- Meeting with Alberta Permit Pro and Planning staff to review permit procedures – March 07
- Took LC Fire Chief and another member to Zama to assist with training of the new members on Zama Fire & Rescue – pumper truck - March 07
- Final Pre-Production meeting (conference call) with Phoenix Emergency Vehicles / Superior Emergency Vehicles on the La Crete Rescue Unit – should arrive in late May - March 12
- Development Task Force meeting - March 13
- Assisted with training at Zama Fire & Rescue – communications, extrication - March 14
- Meeting with Developer (Harvey & Ivan present) – discuss proposed urban subdivision - March 16
- Municipal Emergency Plan review meeting with Management-review the Flood Management Plan (Alberta Disaster Services Rep could not attend) - March 19
- Council Meeting in High Level - March 20
- Training for Zama Fire & Rescue was cancelled
- Vacation March 21 – March 27

- La Crete Ambulance Society Annual General Meeting - March 27
- Training for Zama Fire & Rescue – Self Contained Breathing Apparatus, getting familiar with vehicles (Linda Findlay) - March 28
- Northwest Fire Conference in Peace River - March 30 – March 31
- Meeting with Michael Otis (MMSA) to discuss review of Land Use Bylaw, Municipal Development Plan, Area Structure Plans, and our contract with them - April 03
- Council Meeting in Fort Vermilion - April 03
- Meeting with Developers (Ivan and Marco present) – proposed urban subdivision - April 04
- Training for Zama Fire & Rescue – CPR (Mark Andrews) - April 04
- Annual Ratepayers Meeting in Fort Vermilion - April 05
- Meeting with Developer (Harvey present) – proposed urban subdivision
- Annual Ratepayers Meeting in La Crete - April 06
- Municipal Emergency Plan review meeting with Management-review the Flood Management Plan (Alberta Disaster Services Rep could not attend again) - April 09
- Meeting with Alberta Land & Forest Service – Signing of Mutual Aid Fire Control Agreement - April 09
- Annual Ratepayers Meeting at High Level Rural Hall - April 09
- Tour of Husky Plant at Rainbow Lake - April 10
- Tour Town of Rainbow Lake (Tour Guide-Anna Neustaeter Butler) - April 10
- Annual Ratepayers Meeting in Zama - April 10
- Disaster Services Agency Meeting-review the Municipal Emergency Plan Flood Management Plan - April 11
- Public Meeting in Fort Vermilion-review the Municipal Emergency Plan Flood Management Plan - April 11

- Training for Zama Fire & Rescue – CPR, getting new members geared up (Mark Andrews) - April 11
- We are starting to get a number of new members join Zama Fire & Rescue but for the EMS we are still not getting response from the previous members or from new members. Some of the new members for Fire might also become involved with the EMS but to date we have not received any commitment.

Respectfully submitted,

Paul Driedger,
Director of Planning and Emergency Services



M.D. of Mackenzie No. 23

Request For Decision

Meeting:	Committee of the Whole
Meeting Date:	April 18/2001
Originated By:	Joulia Whittleton, Finance Officer
Title:	Income Statement, March 31/2001 – Year –to-date Totals
Agenda Item No:	9 a)

BACKGROUND / PROPOSAL:

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

Review the attached Income Statement - year-to-date totals as of March 31/2001 - for discussion purposes only.

COSTS / SOURCE OF FUNDING:

RECOMMENDED ACTION (by originator):

Review:

Dept.

C.A.O.

MUNICIPAL DISTRICT OF MACKENZIE # 23

Income Statement
Ending March 31/2001

	YTD 2000 Actual	YTD 2001 Actual	2001 Budget	Remaining Budget	% Budget Remaining	difference in actuals
Revenue						
Taxation	\$ 16,208,094	\$ -	\$ 11,210,102	11,210,102	100.0	16,208,094
Administration	\$ 770,378	\$ 92,394	\$ 439,700	347,306	79.0	677,984
Emergency Services	\$ 24,988	\$ -	\$ -	0	0.0	24,988
Bylaw Enforcement	\$ 78,546	\$ 13,533	\$ 71,000	57,467	80.9	65,012
Transportation	\$ 170,052	\$ 19,209	\$ 412,800	393,591	95.3	150,843
Water, Sewer & Garbage Systems	\$ 1,195,367	\$ 230,424	\$ 1,105,600	875,176	79.2	964,943
Community Services	\$ 111,416	\$ -	\$ 127,000	127,000	100.0	111,416
Municipal Planning & Zoning	\$ 256,725	\$ 65,833	\$ 104,700	38,867	37.1	190,892
Agricultural Services	\$ 46,647	\$ 246	\$ 74,300	74,054	99.7	46,401
Veterinary Services	\$ 1,650	\$ 450	\$ 1,800	1,350	75.0	1,200
Subdivision Land & Development	\$ 12,020	\$ -	\$ -	0	0.0	12,020
Recreation & Cultural	\$ 10,212	\$ -	\$ -	0	0.0	10,212
Total Revenue	\$ 18,886,094	\$ 422,089	\$ 13,547,002	13,124,913	96.9	18,464,005
Expenses						
Legislative Council	\$ 196,428	\$ 32,432	\$ 261,900	229,468	87.6	163,997
Administration	\$ 1,923,672	\$ 474,302	\$ 1,965,089	1,490,787	75.9	1,449,370
Emergency Services	\$ 847,866	\$ 230,130	\$ 1,254,263	1,024,133	81.7	617,736
Bylaw Enforcement	\$ 252,923	\$ 51,018	\$ 226,200	175,182	77.4	201,906
Transportation	\$ 5,365,008	\$ 540,356	\$ 5,812,602	5,272,246	90.7	4,824,652
Water, Sewer & Garbage Systems	\$ 1,789,329	\$ 297,656	\$ 2,061,593	1,763,937	85.6	1,491,673
Community Services	\$ 216,644	\$ 251,294	\$ 275,986	24,692	8.9	-34,650
Municipal Planning & Zoning	\$ 363,422	\$ 83,521	\$ 312,900	229,379	73.3	279,901
Agricultural Services	\$ 538,154	\$ 33,885	\$ 722,300	688,415	95.3	504,269
Veterinary Services	\$ 60,904	\$ 28,848	\$ 62,200	33,352	53.6	32,056
Subdivision Land & Development	\$ 3,672	\$ -	\$ 5,000	5,000	100.0	3,672
Recreation & Recreation Boards	\$ 497,371	\$ 373,452	\$ 527,804	154,352	29.2	123,919
Library Services	\$ 56,000	\$ 55,583	\$ 59,165	3,583	6.1	418
Requisitions	\$ 6,576,452	\$ 1,574,786	\$ -	0	0.0	5,001,666
Total Expenditures	\$ 18,687,846	\$ 4,027,262	\$ 13,547,002	9,519,740	70.3	\$ 14,660,584
Total Revenue	\$ 18,886,094	\$ 422,089	\$ 13,547,002	13,124,913	96.9	18,464,005
Total Expenditures	\$ 18,687,846	\$ 4,027,262	\$ 13,547,002	9,519,740	70.3	14,660,584
Total Surplus	\$ 198,248	-\$ 3,605,173				3,803,421



M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Committee of the Whole
Meeting Date:	April 18, 2001
Originated By:	Director of Enforcement Services Sheldon ROBB
Title:	Month End Report for March
Agenda Item:	10 a)

BACKGROUND / PROPOSAL:

N/A

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES



Regular month end report

COSTS / SOURCE OF FUNDING:

N/A

RECOMMENDED ACTION (by originator):

For information purposes

Review:	Dept.: 	CAO: 
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MUNICIPAL DISTRICT OF MACKENZIE #23

SPECIAL CONSTABLES MONTHLY REPORT

REPORTING MONTH FOR MARCH 2001

Comments

Patrols of the Alberta Snowmobile Association Poker Rally was conducted with no major incidents. Zama patrol consisted of focusing on dog control and speed enforcement. Patrols were conducted following a large dance in Fort Vermilion with a 24 hour licence suspension being levied and liquor charges resulting. Two formal checkstops were conducted during the month of March. Extra patrols in La Crete were conducted during the Challenge Cup hockey tournament. There was one suspended driver charged during the month. Specialized enforcement included Transportation of Dangerous Goods and commercial vehicle weight compliance checks. The Department also conducted traffic control and gave accident scene assistance for a motor vehicle accident in La Crete. Cst. DYCK also remains on the board for the La Crete Learning Society and attended two meetings. The Department continued with good liaison with all other law enforcement agencies in the region.

HOURS OF ACTIVITY

Patrol Hours	262	Training Hours	0
Administration	130		

ENFORCEMENT STATISTICS

	Current YTD		Current YTD	
Total Number of Charges	64	177	Written Warnings	7 37
Provincial	64	176		
Municipal	0	1		
Highway Traffic Act	54	141	Animal Control Bylaw	0 1
Motor Vehicle Admin Act	4	21	Off-Highway Bylaw	0 0
Gaming & Liquor Act	5	13	Unsightly Premise Bylaw	0 0
Motor Transport Act	1	1	Clean-up Orders	0 0
Off-Highway Vehicle Act	0	0	Lot Clean-ups	0 0
Environmental Prot. Act	0	0	Other	0 0
Other	0	0		

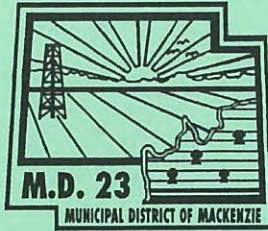
REVENUE

Potential Current Month Fines	\$6,165.00
Previous Months Actual	\$2,182.00
R.C.M.P. Previous Months Actual	\$743.00
Total Outstanding (S/Cst.)	\$22,463.00

Report Date 8-Apr-01


C/Constable S.H. Robb





M.D. of Mackenzie No. 23

Request For Decision

Meeting:	Committee of the Whole
Meeting Date:	April 18, 2001
Originated By:	Ivan Perich, Director of Operational Services
Title:	Purchase of the Alberta Infrastructure Shop Located in Fort Vermilion
Agenda Item No:	11 a)

BACKGROUND / PROPOSAL:

Council requested that Administration obtain an inspection of the structure, as well as an analysis of the soil contamination.

DISCUSSION / OPTIONS BENEFITS / DISADVANTAGES:


The inspection of the structure was completed by Wayne Allen, Alberta Permit Pro Inc., on February 23, 2001. The attached report indicates that the building is in reasonably good shape. The offer to purchase includes provision for a Phase III environmental assessment. Based on the results of this report either party may terminate the agreement within 30 days of receiving the Phase III environmental assessment. As well, the agreement makes provision for the Seller to pay for remediation work identified in the Phase III environmental report. La Prairie Group Contractors has a lease on the site that expires in May 2004. They are prepared to renegotiate the lease to allow for joint use of the site.

COSTS / SOURCE OF FUNDING:

The cost will be \$140,000, which was budgeted for under the Capital Program. There will be some off-setting revenue from La Prairie Group rental contract.

RECOMMENDED ACTION (by originator):

That the purchase of the Alberta Infrastructure facility located in Fort Vermilion be approved in the amount of \$140,000.00 with funding to come from the Capital Budget.

Review: 

Dept. *O.S.*

C.A.O. 



Website: www.albertapermitpro.com
 Permit Label #(s): N/A
 Date of Report: Feb. 23 - 2001
 Owner Name/Address:
Le Prairie Group Contractors
 Postal Code: _____
 Phone #: _____ Fax #: _____

File #: Mackenzie Page ___ of ___
 Report #: one
 Contractor Name & Address:
N/A
 Postal Code: _____
 Phone #: _____ Fax #: _____

Installation Location: Part of - _____ Section _____ TP _____ Rg. _____ Meridian _____
 Subdivision / Civic address: 4502-45 ave
 Municipality: FT. Vermilion Lot _____ Block _____ Plan _____

Description: Existing Shop (4-Bay)
 Stage of Installation: Foundation Ground Work Framing Stacks Rough In Insulation HVAC In Progress Final

Code Violation(s) Observed: Yes No
 Deficiencies/Information: - Metal clad exterior. ok.

- interior walls wood
- 4 unit heater appear ok.
- floor concrete - fair condition
- 4 overhead doors not insulated. (paneled)
- furnace & water heater may room ok.
- flame master furnace may require further

Unsafe Conditions: Investigation
- washroom ok.
- roof covered with snow - has ventilation for roof.

- Visible portions of work inspected comply with the intent of the Safety Codes Act and applicable regulations.
- The above deficiencies must be corrected for the work to meet the intent of the Safety Codes Act and applicable regulations.
- NO ENTRY TO SITE: Please contact the nearest Alberta Permit Pro office to arrange for inspection.
- VERIFICATION IS REQUIRED. SIGN BELOW WHEN DEFICIENCIES AND/OR INSTALLATION IS COMPLETED.
- Alberta Permit Pro has completed compliance monitoring as required by the authority having jurisdiction.

Inspected by Wayne Allen Signature W. Allen Designation Number 002568

To be completed by Person responsible for Installation. Sign when complete and return to Alberta Permit Pro Edmonton office as soon as possible.
 The deficiencies noted and/or installation above has been completed in accordance with the Safety Codes Act. Date / /
 Name _____ Signature _____ Title _____ Qualifications _____

To be completed by Alberta Permit Pro
ACCEPTANCE OF VERIFICATION OF COMPLIANCE.
 Means of Verification: Written Verbal Site Inspection by SCO Other _____

Copies given on site Contractor Owner (1000)
 Distribution: White - Permit Holder Yellow - Owner/Municipality
 Pink - Alberta Permit Pro Head Office Goldenrod - Inspector

Edmonton	12204 - 145 Street T5L 4V7	(780) 455-6363	Toll Free 1-800-461-8706	Fax (780) 447-2373	Toll Free 1-800-292-6754
Red Deer	#11, 7711 - 50 Avenue T4P 1M7	(403) 343-2777	Toll Free 1-800-282-6145	Fax (403) 343-2766	Toll Free 1-800-782-9306
Calgary	#248, 1935 - 32 Avenue N.E. T2E 7C8	(403) 219-3577	Toll Free 1-888-461-8706	Fax (403) 219-3072	Toll Free 1-888-219-3072
Grande Prairie	#204, 10006 - 101 Avenue T8V 0Y1	(780) 539-2131	Toll Free 1-800-411-9511	Fax (780) 831-2926	Toll Free 1-800-729-8325
Fort McMurray	6th Floor, 9915 Franklin Avenue T9H 2K4	(780) 790-2726		Fax (780) 791-2770	
Lethbridge	#B11, 1002 - 4 Avenue South T1L 0P7	(403) 381-6111			

Attachment #1

1. The Seller agrees to indemnify the Buyer from all claims, which are made against the Buyer as a result of any adjacent off-site environmental contamination. This indemnity will survive the closing of this transaction and will remain enforceable in the event the Buyer subsequently sells the Property. The Seller further acknowledges and agrees to address and manage any complaints respecting any off-site environmental contamination. For the purpose of this Agreement "off-site environmental contamination" is defined as any contamination caused by the Seller outside of the Property boundary as of the Closing Date.
2. The Seller shall carry out Phase III Environmental Assessment Report. Copies of this Report will be provided to the Buyer within ninety (90) days of acceptance of the offer.
3. Both the Buyer and the Seller will have the option of terminating this agreement with no penalty, based on the results of the Phase III report, on or before the 30th day following delivery of the Phase III Environmental Assessment Report to the Buyer. In the event either the Buyer or the Seller terminates the Agreement, the Deposit shall immediately be returned to the Buyer.
4. If the Buyer's Offer is accepted by the Seller, all conditions are satisfied and the Property is transferred, the Seller will reimburse the Buyer for agreed costs incurred by the Buyer for remediation work approved in writing by Alberta Infrastructure and completed within two (2) years of the Closing Date. These costs will be determined and agreed upon prior to the expiry date referred in Clause 3 of Attachment #1. As a condition of reimbursement, the Buyer will provide such evidence of costs incurred for remediation as may be reasonably required by the Seller. The covenants and obligations of the Seller as set out above shall survive the closing of this transaction and will remain enforceable by the Buyer.

**Disposition Report For:
Fort Vermilion Highway Maintenance Yard (HMY)
S0364**

Legal Description:

Lot 14; Plan 972 0389, Area 1.618 ha (4.00 ac).

Encumbrances:

Utility right of way 802 279 540 to Northern Lights Gas Co-op Ltd. This is a blanket easement.

Agreements:

There is a gas service agreement with the Northern Lights Gas Co-op Ltd.

Local Improvements:

No local improvements have been paid out.

Zoning:

The site is zoned HM-1 - Hamlet Industrial District.

Access:

Access is from 45th Avenue running along the south property line. 45th Street on the east side and 46th Avenue on the north side, are also adjacent to the site.

Sanitary Sewer:

The site is connected to a municipal service from 46th Avenue.

Storm Sewer:

There is no storm sewer.

Water:

The site is connected to a municipal service from 46th Avenue.

Gas:

The gas service enters the site from the east and only services B0364A.

Power:

Overhead power runs from a pole and transformer in the 46th Avenue to a pole inside the north property line. Underground power runs from that pole to B0364A. Overhead power also runs from the pole to yard lights near B0364B and B0364C.

Telephone:

Underground telephone enters the site from the north and only services the garage.

**Disposition Report For:
Fort Vermilion Highway Maintenance Yard (HMY)
S0364**

Fencing:

The perimeter of the site is fenced.

Environmental Concerns:

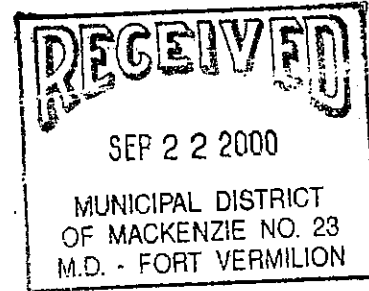
A Phase I Environmental Assessment of the site was completed in January 1996. Areas of potential environmental concern were:

1. Hydrocarbon contamination may be present in the fuel storage tanks and pump island area. Note: The fuel storage tanks and pump island were removed from the site in June 1997. At the time of removal, hydrocarbon contamination encountered was found to be less than AEP Level II criteria.
2. Salt contamination may present at the salt shed and mixing area and may have migrated off site to the northeast and/or northwest.

Prepared by: Fred Zelensky
Date: November 30, 1999

Our File: S0364

September 18, 2000



Municipal District of Mackenzie No. 23
P.O. Box 640
Fort Vermilion, Alberta
T0H 1N0

Attention: Ivan Perich, Director of Operational Services

Dear Mr. Perich:

RE: OFFER TO PURCHASE
FORT VERMILION HIGHWAY MAINTENANCE YARD

This is further to your letter of September 15, 2000 whereby you indicated your interest in purchasing the subject property.

Attached is an offer to purchase agreement outlining the terms of the purchase. Please review this document and if you agree with it, please sign, seal and return the document to me.

Also enclosed is a disposition report, certificate of title, site plan, environmental reports and lease agreement that relate to this property.

If you require more information, please call me at (780) 415-1640.

Yours truly,

Carlo Amodio, AACI, SR/WA
Property Sales Consultant

Attachments



Offer to Purchase

SELLER: HER MAJESTY THE QUEEN
IN RIGHT OF THE PROVINCE OF ALBERTA
c/o Alberta Infrastructure
3rd Floor, 6950 - 113 Street
EDMONTON, Alberta T6H 5V7

BUYER: Municipal District of MacKenzie No. 23
P.O. Box 640
Fort Vermilion, Alberta
T0H 1N0

BUYER'S BROKERAGE:

PROPERTY: PLAN 9720389, LOT 14, CONTAINING 4.00 ACRES MORE
OR LESS. EXCEPTING THEREOUT ALL MINES AND
MINERALS.

OFFER:

The Buyer offers to purchase the Property upon the following terms:

1. The purchase price is: One Hundred and Forty Thousand Dollars (\$140,000.00) and shall be paid in the following manner:
 - (a) Fourteen Thousand Dollars (\$14,000) by deposit upon signature of the Buyer, receipt of which is hereby acknowledged, delivered in trust to _____ and to be disbursed in accordance with this Agreement;
 - (b) the balance of the adjusted purchase price plus Goods and Services Tax where applicable to be paid to the Seller on or before the Possession Date;
 - (c) Buyer is registered under Part IX of the *Excise Tax Act* (Canada) and regulations (the "GST Legislation"), Goods and Services Tax Registration No. _____ and the Buyer agrees that if required the Buyer shall be responsible for and shall pay and remit any tax payable under the GST Legislation with respect to the purchase of the Property. If the Buyer is not a GST registrant then the Buyer shall remit the applicable GST to the Seller's lawyer on or before the Possession Date.
2. This Offer is subject to the following conditions (if none, state "none"):

See Attachment #1.
3. The Buyer acknowledges that:
 - (a) this Offer to Purchase does not constitute an agreement to purchase until signed by the Minister, or his duly authorized representative; and



- (b) the Seller may receive and consider other Offers to Purchase for the Property and is not bound to accept this or any other Offer to Purchase.
4. Possession of the Property shall be granted to the Buyer as of the "Possession Date" which shall be Thirty (30) days following acceptance of the Offer, or if the Offer is subject to conditions, Thirty (30) days following removal of conditions; or earlier if mutually agreed by the Buyer and Seller. If the Thirtieth (30th) day falls on a Saturday, Sunday or Statutory Holiday then the Possession Date will be the next working day.
 5. All normal adjustments to the purchase price shall be made effective on the Possession Date.
 6. On or before the Possession Date the Seller shall provide to the Buyer a Transfer of Land in a registerable form together with all other normal closing documents as may be required to transfer title to the Property to the Buyer subject only to the following encumbrances (if none, state "none"):

802279540 – Utility Right of Way. Grantee – Northern Lights Gas Co-operative Limited.
 7. The purchase shall also include all fixtures and chattels.
 8. The Seller has provided the Buyer with copy(ies) of the following report(s):
 - (a) Underground Fuel Tank Removal Report dated January 1998, and prepared by Reid Crowther & Partners Ltd.
 - (b) Phase I Environmental Site Assessment Report dated January 1996, and prepared by Reid Crowther & Partners Ltd.
- The Buyer has reviewed this/these report(s), has inspected the Property and agrees to accept the Property in an "as is" condition.
9. When the Buyer obtains possession, the Property will be in substantially the same condition as it was when this Offer was accepted. The Buyer upon registration of transfer of title to the Property, releases the Seller from any liability with respect to the condition of the Property at the date of the transfer.
 10. The Seller and the Buyer each acknowledge that, except as otherwise described in this Offer, there are no other warranties, representations or collateral agreements made by or with the other party, the Seller's Brokerage, or the Buyer's Brokerage (including their brokers, associate brokers and agents) about the Property, any neighbouring lands, and this transaction, including any warranty, representation or collateral agreement relating to the size/measurements of the land and buildings or the existence or non-existence of any environmental condition or problem.



11. The Seller does not warrant that any buildings or other improvements on the Property do not encroach upon any easement or utility right-of-way on the Property or upon the lands adjacent to the Property. It is agreed that the obtaining of a real property report and a municipal compliance certificate is the Buyer's responsibility.
12. Unless there is a dual agency or another written agreement, the Seller's Brokerage represents the Seller as Seller's Agent and does not have a fiduciary relationship with the Buyer, and the Buyer's Brokerage represents the Buyer as Buyer's Agent and does not have a fiduciary relationship with the Seller. "Seller's Agent" means the licensed Brokerage (including its Broker, all Associate Brokers and Agents) who represents the Seller. "Buyers Agent" means the licensed Brokerage (including its Broker, all Associate Brokers and Agents) who represents the Buyer.
13. The Buyer's deposit shall be refunded if this Offer is not accepted.
14.
 - (a) If the Buyer's Offer is accepted by the Seller and all conditions are satisfied the deposit shall be paid to the Seller.
 - (b) If following such payment the Buyer fails to complete this Agreement, the Seller shall be entitled to retain the deposit as liquidated damages. The Buyer acknowledges that the forfeiture of the deposit represents a reasonable estimate of the damages sustained by the Seller arising from the default of the Buyer.
 - (c) This Offer is irrevocable and open for acceptance for a period of Twenty-One (21) days from the date the Buyer signs the Offer.
15.
 - (a) The Seller hereby assigns to the Buyer effective as of the Possession Date, the Seller's interest, as landlord, in the following Lease Agreement(s) (if none, state "none"):
 - (i) Lease dated February 13, 1996 with Laprairie Group Contractors (Alberta) Ltd. as tenant as amended and renewed by: letter agreements dated August 6, 1999 for a term to and including May 15, 2004.
 - (b) The Buyer hereby accepts such assignments(s) and agrees to be bound by the Lease Agreement(s) as if it were the original signatory thereto.
16. All necessary adjustments between the Seller and the Buyer will be made with respect to the Lease Agreement(s) as of the Possession Date.
17.
 - (a) The Seller shall indemnify and save harmless the Buyer from any liability or claim in respect of the Lease Agreement(s) pertaining to the period of time prior to the Possession Date.
 - (b) The Buyer shall indemnify and save harmless the Seller from any liability or claim in respect of the Lease Agreement(s) pertaining to the period of time from and after the Possession Date.



DATED at _____, in the Province of Alberta, this ____ day of

Witness

Buyer

SIGNED by the Minister of Alberta Infrastructure of the Province of Alberta, or his duly authorized representative and sealed with his Seal of Office.

ASSISTANT DEPUTY MINISTER
PROPERTY & SUPPLY MANAGEMENT DIVISION
ALBERTA INFRASTRUCTURE

Approved

AS TO CONTENTS:
AS TO FORM:
AS TO PRINCIPLE:

PREPARED BY
ALBERTA JUSTICE (APPROVAL ON FILE)
ADMINISTRATOR

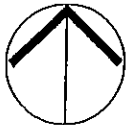


Realty Services

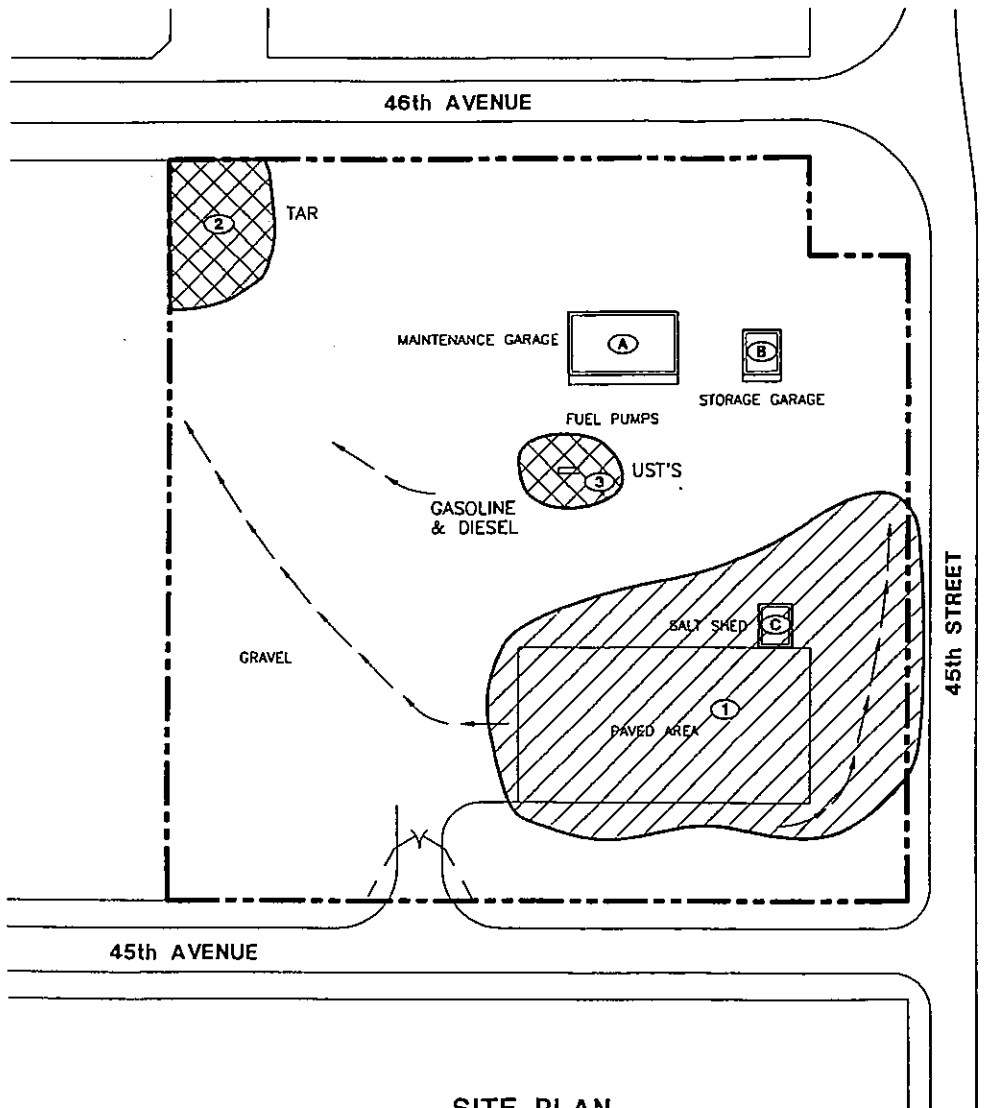
Attachment #1

1. The Seller agrees to indemnify the Buyer from all claims, which are made against the Buyer as a result of any adjacent off-site environmental contamination. This indemnity will survive the closing of this transaction and will remain enforceable in the event the Buyer subsequently sells the Property. The Seller further acknowledges and agrees to address and manage any complaints respecting any off-site environmental contamination. For the purpose of this Agreement "off-site environmental contamination" is defined as any contamination caused by the Seller outside of the Property boundary as of the Closing Date.
2. The Seller shall carry out Phase III Environmental Assessment Report. Copies of this Report will be provided to the Buyer within ninety (90) days of acceptance of the offer.
3. Both the Buyer and the Seller will have the option of terminating this agreement with no penalty, based on the results of the Phase III report, on or before the 30th day following delivery of the Phase III Environmental Assessment Report to the Buyer. In the event either the Buyer or the Seller terminates the Agreement, the Deposit shall immediately be returned to the Buyer.
4. If the Buyer's Offer is accepted by the Seller, all conditions are satisfied and the Property is transferred, the Seller will reimburse the Buyer for agreed costs incurred by the Buyer for remediation work approved in writing by Alberta Infrastructure and completed within two (2) years of the Closing Date. These costs will be determined and agreed upon prior to the expiry date referred in Clause 3 of Attachment #1. As a condition of reimbursement, the Buyer will provide such evidence of costs incurred for remediation as may be reasonably required by the Seller. The covenants and obligations of the Seller as set out above shall survive the closing of this transaction and will remain enforceable by the Buyer.





NORTH



SITE PLAN
SCALE 1:1000

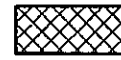
Alberta
PUBLIC WORKS, SUPPLY and SERVICES

**HIGHWAY MAINTENANCE
YARD**
FORT VERMILION, ALBERTA

JANUARY, 1996

31

LEGEND:



POTENTIAL HYDROCARBO
CONTAMINATION



POTENTIAL SODIUM
CHLORIDE CONTAMINATIO

**Reid
Crowther**

Reid Crowther & Partners Ltd.
Consulting Engineers

Figure 2

Ft. Uen A.-I. Shop
Utilities Cost From
1997 - Feb 2001.

LaPrairie Group Contractors (Alberta) Ltd.

Fort Vermilion Utilities

Date	DESCRIPTION	REFERENCE	AMOUNT	
19970114	ALBPOWER	200949812A	176.35	
19970131	MDMACKEN	9701WATER	24.00	
19970131	ALBPOWER	200949701	200.33	400.68
19970215	NORLIGHGA	2008919702	537.86	
19970228	MDMACKEN	9702WATER	24.00	561.88
19970311	ALBPOWER	200949702	177.93	
19970325	NORLIGHGA	200919703	315.73	
19970331	MDMACKEN	9703WATER	24.00	517.66
19970410	ALBPOWER	200949703	142.85	
19970423	NORLIGHGA	2008919704	277.42	420.27
19970500	MDMACKEN	9704WATER	28.40	
19970512	ALBPOWER	200949704	86.18	
19970523	NORLIGHGA	2008919705	215.92	
19970530	MDMACKEN	9705WATER	24.00	364.50
19970611	ALBPOWER	200949705	97.84	
19970625	NORLIGHGA	2008919708	88.59	
19970630	MDMACKEN	9706WATER	22.00	208.43
19970711	ALBPOWER	200949706	86.81	
19970723	NORLIGHGA	2008919707	47.51	134.32
19970800	MDMACKEN	9707WATER	24.00	
19970812	ALBPOWER	200949707	100.36	
19970825	NORLIGHGA	2008919708	8.87	133.25
19970900	MDMACKEN	9708WATER	24.00	
19970909	ALBPOWER	200949708	98.23	
19970924	NORLIGHGA	2008919709	28.36	
19970930	MDMACKEN	9709WATER	24.00	174.59
19971010	ALBPOWER	200949709	82.62	
19971028	NORLIGHGA	2008919710	59.45	142.07
19971100	MDMACKEN	9710WATER	24.00	
19971112	ALBPOWER	200949710	149.15	
19971124	NORLIGHGA	200891	343.22	516.37
19971200	MDMACKEN	9711WATER	26.40	
19971210	ALBPOWER	200949711	177.93	
19971223	NORLIGHGA	2008919712	168.90	
19971231	MDMACKEN	9712WATER	29.70	402.99
		1997 TOTALS		\$3,976.93

Average Cost per month 331.41

LaPrairie Group Contractors (Alberta) Ltd.

Fort Vermilion - Utilities

Date	DESCRIPTION	REFERENCE	AMOUNT	
19980113	ALBPOWER	200949712	145.65	
19980126	NORLIGHGA	2008919801	365.00	
19980131	MDMACKEN	9801WATER	31.60	
				542.25
19980200	ALBPOWER	200949801	148.45	148.45
19980300	MDMACKEN	9802WATER	34.45	
19980300	NORLIGHGA	2008919802	639.79	
19980311	ALBPOWER	200949802	124.54	
19980325	NORLIGHGA	2008919809	200.56	
				999.34
19980400	MDMACKEN	9803WATER	35.40	
19980409	ALBPOWER	200949803	107.12	
19980423	NORLIGHGA	2008919804	191.47	
19980430	MDMACKEN	9804WATER	43.96	
				377.95
19980511	ALBPOWER	200949804	77.11	
19980525	NORLIGHGA	2008919805	69.93	
				147.04
19980600	MDMACKEN	9805WATER	43.59	
19980610	ALBPOWER	200949805	66.84	
19980625	NORLIGHGA	2008919806	32.62	
				143.05
19980700	MDMACKEN	9806WATER	39.20	
19980713	ALBPOWER	200949806	70.49	
19980727	NORLIGHGA	2008919807	29.19	
				138.88
19980800	MDMACKEN	9807WATER	47.04	
19980812	ALBPOWER	200949807	62.76	
19980826	NORLIGHGA	2008919808	24.46	
				134.26
19980900	MDMACKEN	9808WATER	39.20	
19980911	ALBPOWER	200949808	72.27	
19980924	NORLIGHGA	2008919809	25.05	
19980930	MDMACKEN	9809WATER	39.20	
				175.72
19981013	ALBPOWER	200949809	99.56	
19981023	NORLIGHGA	2008919810	27.91	
19981031	MDMACKEN	9810WATER	133.08	
				260.55
19981110	ALBPOWER	200949810	110.86	
19981125	NORLIGHGA	2008919811	104.59	
19981130	MDMACKEN	9811WATER	133.08	
				348.53
19981210	ALBPOWER	200949811	132.19	
19981229	NORLIGHGA	2008919812	407.80	
19981231	MDMACKEN	9812WATER	133.08	
				673.07
		1998 TOTALS		\$4,088.09

Average Cost per month 340.76

LaPrairie Group Contractors (Alberta) Ltd.

Fort Vermilion Utilities

Date	DESCRIPTION	REFERENCE	AMOUNT	
19990112	ALBPOWER	200949812	152.71	
19990122	NORLIGHGA	2008919901	524.40	
19990131	MDMACKEN	9901WATER	65.00	742.11
19990209	ALBPOWER	200949901	217.89	
19990225	NORLIGHGA	2008919902	624.49	
19990228	MDMACKEN	9902WATER	65.00	907.38
19990311	ALBPOWER	200949902	147.49	
19990326	NORLIGHGA	2008919903	435.27	
19990331	MDMACKEN	9903WATER	65.00	647.76
19990414	ALBPOWER	200949903	157.15	
19990426	NORLIGHGA	2008919904	482.05	
19990430	MDMACKEN	9904WATER	65.00	704.20
19990511	ALBPOWER	200949904	103.76	
19990527	NORLIGHGA	2008919905	115.55	219.31
19990600	MDMACKEN	9905WATER	65.00	
19990610	ALBPOWER	200949905	98.07	
19990618	NORLIGHGA	2008919906	71.58	232.65
19990700	MDMACKEN	9906WATER	65.00	
19990713	ALBPOWER	200949906	111.98	
19990721	NORLIGHGA	2008919907	79.47	
19990731	MDMACKEN	9907WATER	242.48	498.93
19990812	ALBPOWER	200949907	102.31	
19990823	NORLIGHGA	2008919908	26.90	
19990831	MDMACKEN	9908WATER	352.10	481.31
19990913	ALBPOWER	200949908	97.96	
19990921	NORLIGHGA	2008919909	39.76	
19990930	MDMACKEN	9909WATER	315.58	453.28
19991012	ALBPOWER	200949909	96.18	96.18
19991100	MDMACKEN	9910WATER	365.15	
19991110	ALBPOWER	200949910	109.33	
19991117	NORLIGHGA	2008919910	103.90	578.38
19991200	MDMACKEN	9911WATER	364.63	
19991209	ALBPOWER	200949911	138.14	
19991217	NORLIGHGA	2008919911	496.42	999.19
		1999 TOTALS		\$6,560.68

Average Cost per month 546.72

LaPrairie Group Contractors (Alberta) Ltd.

Fort Vermilion - Utilities

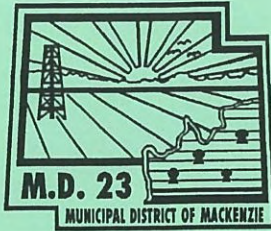
Date	DESCRIPTION	REFERENCE	AMOUNT	
20000100	MDMACKEN	9912WATER	145.91	
20000113	ALBPOWER	200949812	160.40	
20000119	NORLIGHGA	2008919912	518.14	
20000131	MDMACKEN	0001WATER	775.17	1,599.62
20000217	NORLIGHGA	2008910001	747.97	
20000218	ALBPOWER	200940001	98.81	
20000229	MDMACKEN	0002WATER	462.15	1,308.73
20000310	ALBPOWER	1080640002	182.98	
20000322	NORLIGHGA	2008910002	381.80	
20000331	MDMACKEN	0003WATER	419.85	954.63
20000411	ALBPOWER	1080640003	141.81	
20000418	NORLIGHGA	2008910003	305.18	
20000430	MDMACKEN	0004WATER	106.83	553.82
20000510	ALBPOWER	1080640004	119.21	
20000518	NORLIGHGA	2008910004	271.17	
20000531	MDMACKEN	0005WATER	185.79	576.17
20000612	ALBPOWER	1080640005	112.40	
20000619	NORLIGHGA	2008910005	65.70	178.10
20000700	MDMACKEN	0006WATER	281.67	
20000712	ALBPOWER	1080640006	128.72	
20000719	NORLIGHGA	2008910006	78.54	
20000731	MDMACKEN	0007WATER	213.99	702.92
20000811	ALBPOWER	1080640007	240.21	
20000819	NORLIGHGA	2008910007	74.77	314.98
20000900	MDMACKEN	0008WATER	200.26	
20000919	NORLIGHGA	2008910008	80.29	
20000930	MDMACKEN	0009WATER	30.01	290.56
20001017	ALBPOWER	1080640009	143.53	
20001019	NORLIGHGA	2008910009	194.28	
20001031	MDMACKEN	0010WATER	29.27	367.08
20001115	ALBPOWER	1080640010	116.83	
20001117	NORLIGHGA	2008910010	366.38	
20001130	MDMACKEN	0011WATER	30.01	513.22
20001211	ALBPOWER	1080640011	178.25	
20001216	NORLIGHGA	2008910011	696.86	
20001231	MDMACKEN	0012WATER	27.05	902.16
2000 TOTALS				\$8,271.99

Average Cost Per month 689.33

LaPrairie Group Contractors (Alberta) Ltd.

Fort Vermilion - Utilities

Date	DESCRIPTION	REFERENCE	AMOUNT	
20010111	ALBPOWER	1080640012	242.92	
20010116	NORLIGHGA	2008910012	1,761.70	
20010131	MDMACKEN	0101WATER	30.01	
				2,034.63
20010209	ALBPOWER	1080640101	242.83	
20010220	NORLIGHGA	2008910101	469.59	
20010228	MDMACKEN	0102WATER	30.01	
				742.43
		2001 TOTALS (to date)		\$2,777.06



M.D. of Mackenzie No. 23

Request For Decision

Meeting:	Committee of the Whole
Meeting Date:	April 18, 2001
Originated By:	Ivan Perich
Title:	Grader Cost Analysis
Agenda Item No:	11 b)

BACKGROUND / PROPOSAL:

Council requested a grader cost analysis during the budget process, which was brought to Council at the April 3, 2001 meeting. The grader cost analysis has since been updated to show the cost of purchasing replacement units.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

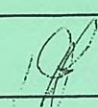
The cost analysis show that the most cost effective method of providing the service is for the M.D. of Mackenzie to own the graders.

COSTS / SOURCE OF FUNDING:


N/A

RECOMMENDED ACTION (by originator):

That motor grader MG 5 and MG 6 be replaced at a maximum cost of \$150,000 each with funding to come from the Equipment Capital Reserve.

Review: 

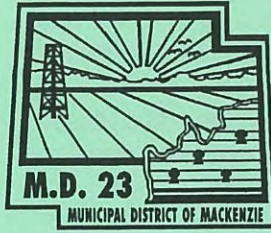
Dept. O.S.

C.A.O. 

MOTOR GRADER COST COMPARISON FOR 2000

UNITS	REPLACEMENT UNITS FOR MG-5 &6 WITH THE SAME MAKE & MODEL	MG-5 FT. VERMILION	MG-6 LA CRETE	MG-7 BLUMENORT	MG-8 BUFFALO HEAD	MG-9 ROCKY LANE	MG-10 ZAMA CITY	CONTRACT GRADER TOMPKINS	CONTRACT GRADER HIGH LEVEL	CONTRACT GRADER ASSUMPTION
							254 AADT			238 AADT
GENERAL INFORMATION	GROSS COST	GROSS COST	GROSS COST	GROSS COST	GROSS COST	GROSS COST	GROSS COST	GROSS COST	GROSS COST	GROSS COST
HOURS WORKED BY GRADER PER YEAR	1477.00	1521.00	1433.00	1478.00	1423.00	1516.00	1059.00	1816.00	1709.00	706.00
LENGTH OF GRADER BEAT (MILES)	121.50	121.50	122.00	118.00	121.00	132.00	47.00	119.50	154.00	28.00
HOURS PER MILE PER YEAR	12.16	12.52	11.75	12.53	11.76	11.48	22.53	15.20	11.10	25.21
CAPITAL COSTS										
PURCHASE PRICE (INCLUDING INTEREST COSTS)	249723.50	205000.00	205000.00	204370.00	220000.00	244709.00	315245.48			
LESS GUARANTEED BUY BACK (5 YEARS OR 7500 HOURS)	118700.00	108000.00	108000.00	102300.00			138370.00			
LESS TRADE-IN VALUE (ESTIMATE PROVIDED BY WAJAX) (5 YEARS OR 7500 HOURS)	133,347				110000.00	122000.00				
TOTAL CAPITAL COST	116,376 - 131,023.50	97000.00	97000.00	102070.00	110000.00	122709.00	176875.48	0.00	0.00	0.00
CAPITAL COST PER HOUR	15.76 17.69	13.10	13.10	13.78	14.85	16.57	23.89	0.00	0.00	0.00
OPERATING COSTS / PER YEAR										
HOURS WORKED BY OPERATOR PER YEAR (INCLUDING SERVICING)	1477.00	1521.00	1433.00	1478.00	1423.00	1516.00	1059.00			
INSURANCE (COST PER YEAR)	309.73	282.61	282.61	309.73	308.25	308.25	416.80			
NDVIK 2000 SYSTEM (COST PER YEAR)	3100.00	3100.00	3100.00	3100.00	3100.00	3100.00	3100.00			
CUTTING EDGES (BLADES / TIPS)(PER YEAR)	7946.26	8182.98	7709.54	7951.64	7655.74	8156.08	5697.42	9770.08	9144.42	3798.28
COMMUNICATIONS PURCHASE										
COMMUNICATIONS RENTAL	600.00	600.00	600.00	600.00	600.00	600.00	600.00	600.00	600.00	0.00
INTERNAL SHOP AND LABOUR COSTS (45.00 PER HR.)	1344.15	1090.80	1597.50	1248.75	360.00	776.25	3026.25			
CONTRACT REPAIRS AND MAINTENANCE	718.68	644.32	793.03	1293.63	557.67	52.31	1233.07			
POWER ALLOWANCE	300.00	300.00	300.00	300.00	300.00	300.00	300.00			
TOTAL OPERATING COSTS	14318.82	14200.71	14382.68	14803.75	12881.66	13292.89	14373.54	10370.08	9744.42	3798.28
OPERATING COST PER HOUR	9.69	9.34	10.04	10.02	9.05	8.77	13.57	5.71	5.70	5.38
GENERAL SERVICE MAINTENANCE COSTS										
ENGINE OIL & FILTER (250 HRS.)										
TRANSMISSION OIL & FILTER (1000 HRS.)										
FINAL DRIVE OIL & FILTER (1000 HRS.)										
TANDEM OIL (1500 HRS.)										
HYDRAULIC OIL & FILTER (2000 HRS.)	1.57	1.57	1.57	1.57	1.57	1.57	1.57			
FUEL COST PER HOUR	13.15	13.15	13.15	13.15	13.15	13.15	14.33			
TIRE REPLACEMENT (3000 HRS.)	1.62	1.62	1.62	1.62	1.62	1.62	1.62			
GENERAL MAINTENANCE COST PER HOUR.	16.34	16.34	16.34	16.34	16.34	16.34	17.52	0.00	0.00	0.00
LABOUR COSTS PER HOUR										
WAGES INCLUDING BENEFITS/ISOLATION ALLOWANCE	27.72	27.72	27.72	27.72	27.72	27.72	32.04	70.00	80.00	76.32
G.S.T. @ 3%								2.10	2.40	2.29
TOTAL GRADER COST PER HR.	69.52 71.45	66.50	67.20	67.86	67.97	69.40	87.02	77.81	88.10	83.99
TOTAL GRADER COST PER MILE	868.55	832.43	789.28	849.98	799.32	797.04	1960.70	1182.46	977.70	2117.75
TOTAL ANNUAL COSTS	\$105,529.36	\$101,139.94	\$96,291.90	\$100,297.08	\$96,717.46	\$105,209.64	\$92,152.80	\$141,303.68	\$150,566.02	\$59,296.94

M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Committee of the Whole
Meeting Date:	April 18, 2001
Originated By:	Operational Services
Title:	GIS Proposals
Agenda Item No:	11 c)

BACKGROUND / PROPOSAL:

In early 2000 the Municipal District of Mackenzie No. 23 and the Town of High Level submitted a joint application for a Municipal 2000 grant. Part of the grant included provisions for a Geographical Information System (GIS). Simply put this system has the capability to provide legal plans (referred to as cadastral data), aerial, or satellite, pictures in a computer format. As well, one can add additional "features", such as roads, signs, residences, tax information, etc in what are termed "layers" to this system.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

There are a large number of firms which provide service in this field. Each one has a differing viewpoint on what they can provide. For Municipal District of Mackenzie No. 23 purposes five firms were approached. Telus provides a low initial cost (for the cadastral and image data) but charges a very large fee for using the data. To provide two base units, one at Fort Vermilion and one at La Crete, as well as viewer rights for each manager (on their own computer) and one viewer in each office for all other users (public and staff) the costs about \$44,000 per year in user fees. In addition, Telus has a clause in their proposal indicating that they own the basic data and it cannot be given others. For instance staff would not be able to print a plan or aerial view to give to a ratepayer. Because of the cost and usage restrictions Telus is not being recommended as a GIS provider. The other three firms had very similar proposals. Some had advantages in one area and others had advantages in another area. Costs did vary but not by large magnitudes.

Maltais Geomatics provided a proposal that is very interesting. They were already working with an energy firm in this area on a very similar proposal. They are contemplating hiring of a person in the High Level area to provide support for GIS users of their system on a fee for service basis. They estimate that the cost to set up our own system to be \$59,600 and our annual costs would be about \$15,000 for a system that covered the hamlets and the settled lands in the southeast area of the MD.

Review:

Dept.

C.A.O.

The discussions with Maltais Geomatics regarding use of a local resource person led to discussions regarding a regional GIS system whereby multiple users could utilize the same basic data (legal land system, aerial or satellite photos and roads or infrastructure systems). Maltais Geomatics conducted some exploratory work on this basis and contacted a number of firms regarding the matter. They had already planned an open house in the High Level area for April 4 and 5, 2001. They invited interested parties to attend a meeting to discuss a Public Regional Information Cooperative at a meeting on April 6, 2001. A number of industrial sectors were represented. It appears that a cooperative basis may be workable given sufficient time and resources. Some funding may be available via grants from the province or the federal government.

Land Data Technologies quoted \$129,000 to provide a finished product. ISL mapps limited quoted a price of about \$112,823 to provide a product. No firm costs were received from Canadian Geomatics. Maltais Geomatics quoted a price of \$59,600 to provide a product using satellite photography.

Should the MD proceed with the smaller GIS project with Maltais Geomatics the costs incurred would simply be part of the costs to produce the larger overall project for the entire MD. In other words, funds expended with Maltais Geomatics to set up our smaller system would not be wasted as the work can be incorporated into the larger system covering the entire MD (and perhaps a little more for some of the firms) that would be needed for the co-operative. The estimated costs for the co-operative GIS are about \$450,000. These costs would of course be spread over a larger user base.

The map with aerial photos, legal land data and infrastructure is a valuable tool for such functions as emergency responders, enforcement officers, development aspects, monitoring of equipment and work completed.

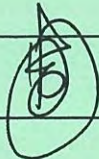
COSTS / SOURCE OF FUNDING

\$60,000 in funding has been set aside in the 2001 Capital Budget for implementation of this system. This would pay for the initial smaller system that could be incorporated into the cooperative should the MD wish to participate. Ongoing annual operational costs, to the MD, of about \$15,000 would be paid by individual user departments.

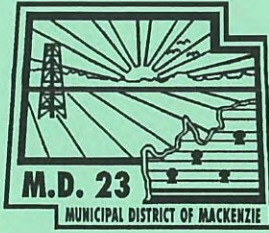
Because of the larger number of participants in the cooperative concept only minor additional costs would be expected. A suggested cap would be that the capital funds proposed for 2002 and 2003 would be the maximum amount of funds allocated for the MD's contribution to the project. This amount is set as \$30,000 for each of these years.

RECOMMENDED ACTION (by originator):

Council accept the forgoing as information.

Review:	Dept.	C.A.O.	
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M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Committee of the Whole
Meeting Date:	April 18, 2001
Originated By:	Operational Services
Title:	Rural Road Study completed by AMEC Infrastructure Limited
Agenda Item No:	11 d)

BACKGROUND / PROPOSAL:

In early 2000 the Province offered to fund a road study regarding the local roads within the Municipal District of Mackenzie No. 23. The study was funded 100% by the Province.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

There were numerous problems getting the project completed properly. Traffic Counters at one point fell asleep counting vehicles. The work had to be re-done. AMEC expected the Municipal District of Mackenzie No. 23 to perform the data collection work for them. Because of other business related factors relations were quite strained when this project was nearing completion. In late February our Project Services Technologist telephoned AMEC regarding some changes as a result of a requested review of the proposed final document. The result was a letter indicating that they had finalized the report. They further indicated that if any changes were to be incorporated that there would be additional charges for the work. Considering the experience with this firm with regards to unregulated charges it was decided not to initiate any changes. The report has a number of serious errors. Examples are; Secondary Highway 697 is not an MD 23 road, the road to Garden River is not an MD road, the road in John D'or Prairie is not an MD road, the Fidler Gravel Pit is not shown.

Administration will work with AMEC Infrastructure Limited to get the errors corrected and provide an update to Council as quickly as possible.

COSTS / SOURCE OF FUNDING

Funding was provided by Alberta Municipal Affairs.

RECOMMENDED ACTION (by originator):

Council accept the report as information.

Review:	Dept.	C.A.O. 
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MUNICIPAL DISTRICT OF MACKENZIE NO. 23
COUNCIL MEETING

Tuesday, April 18, 2001
7:00 p.m.

Zama Community Hall
Zama, Alberta

AGENDA

- CALL TO ORDER:** 1. a) Call to Order
7:00 p.m.
- AGENDA:** 2. a) Items to Add or Delete from the Agenda *Page 1*
7:00 to 7:03 p.m.
b) Adoption of the Agenda *Page 1*
7:03 to 7:05 p.m.
- ADOPTION OF THE PREVIOUS MINUTES:** 3. a) Minutes of the April 2, 2001 *Page 9*
Special Council Meeting
7:05 to 7:08 p.m.
b) Minutes of the April 3, 2001 *Page 19*
Committee of the Whole Meeting
7:08 to 7:11 p.m.
c) Minutes of the April 3, 2001 *Page 27*
Regular Council Meeting
7:11 to 7:15 p.m.
- BUSINESS ARISING OUT OF THE MINUTES:** 4. a) *Page*
b) *Page*

PUBLIC HEARINGS:

- 5. a) *Page*
- b) *Page*

DELEGATIONS:

- 6. a) *Page*
- b) *Page*

COUNCIL COMMITTEE AND CAO REPORTS:

- 7. a) Council Committee Reports *Page*
7:15 to 7:20 p.m.
- b) CAO Report *Page*
7:20 to 7:25 p.m.
- c) *Page*
- d) *Page*

PLANNING AND EMERGENCY SERVICES:

- 8. a) Bylaw 250/01 – Land Use Bylaw Amendment *Page 41*
Hamlet Residential District 1A (HR1A) to Hamlet Residential District 3 (HR3)
Plan 962 0266 Block 1 Lot 2 in the Hamlet of La Crete
7:25 to 7:30 p.m.
- b) Subdivision Time Extension 97MK029 *Page 51*
Plan 962 0266 Block 1 Lot 2 &
Pt. NE 4-106-15-W5M
7:30 to 7:35 p.m.
- c) Bylaw 149/98 – For the Purchase of Three Vehicles *Page 55*
for Bylaw Enforcement Officers
7:35 to 7:40 p.m.
- d) *Page*
- e) *Page*
- f) *Page*



PROTECTIVE SERVICES:

- | | | | |
|----|----|--|-------------|
| 9. | a) | | <i>Page</i> |
| | b) | | <i>Page</i> |

AGRICULTURAL SERVICES:

- | | | | |
|-----|----|--|-------------|
| 10. | a) | | <i>Page</i> |
| | b) | | <i>Page</i> |

CORPORATE SERVICES:

- | | | | |
|-----|----|--|----------------|
| 11. | a) | Elected Officials Meeting
7:40 to 7:45 p.m. | <i>Page 63</i> |
| | b) | Highway 58 to Garden River
7:45 to 7:50 p.m. | <i>Page 65</i> |
| | c) | Provincial Conference on
Homeless & Affordable Housing
7:50 to 7:55 p.m. | <i>Page 67</i> |
| | d) | | <i>Page</i> |
| | e) | | <i>Page</i> |
| | f) | | <i>Page</i> |

OPERATIONAL SERVICES:

- | | | | |
|-----|----|---|----------------|
| 12. | a) | Gravelling and Re-gravelling Policy
7:55 to 8:00 p.m. | <i>Page 77</i> |
| | b) | Sale of MD Gravel for Personal and Farm Use
8:00 to 8:05 p.m. | <i>Page 81</i> |
| | c) | Letter from Northern Coordinated Action for
Recycling Enterprises
8:05 to 8:10 p.m. | <i>Page 85</i> |
| | d) | | <i>Page</i> |
| | e) | | <i>Page</i> |
| | f) | | <i>Page</i> |



**IN CAMERA
SESSION:**

13. a) Annual Performance Appraisal and Goal Setting
8:10 to 8:15 p.m.

Page 89

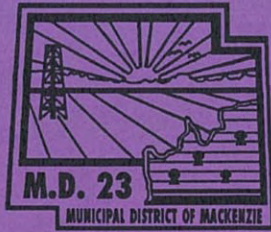
b)

Page

ADJOURNMENT: 14. a) Adjournment
8:15 p.m.



M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Regular Council
Meeting Date:	April 18, 2001
Originated By:	Eva Schmidt, Executive Assistant
Title:	Minutes of the April 2, 2001 Special Council Meeting
Agenda Item No:	3 a)

BACKGROUND / PROPOSAL:

Not applicable.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

Attached are the minutes of the Tuesday, April 2, 2001 Special Council meeting.

COSTS / SOURCE OF FUNDING:

Not applicable.

RECOMMENDED ACTION (by originator):

That the minutes of the April 2, 2001 Special Council meeting be adopted as presented.

Review: <i>ES</i>	Dept. Administration	C.A.O. <i>[Signature]</i>
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**MUNICIPAL DISTRICT OF MACKENZIE NO. 23
SPECIAL COUNCIL MEETING**

**Council Chambers, Mustus Lake Centre
La Crete, Alberta**

Monday, April 2, 2001

PRESENT:

Bill Neufeld	Reeve
Frank Rosenberger	Deputy Reeve
Betty Bateman	Councillor
John Driedger	Councillor
Pat Kulscar	Councillor
Greg Newman	Councillor
Joe Peters	Councillor
Walter Sarapuk	Councillor
Wayne Thiessen	Councillor
Willie Wieler	Councillor

ABSENT:

ALSO PRESENT:

Harvey Prockiw	Chief Administrative Officer
Eva Schmidt	Executive Assistant
Chris Kelland	Agricultural Fieldman

Minutes of the special council meeting for the Municipal District of Mackenzie No. 23 held on Monday, April 2, 2001, in the Council Chambers of the Mustus Lake Centre, La Crete, Alberta.

CALL TO ORDER: 1. a) Call to Order

Reeve Neufeld called the Special Council meeting to order at 2:02 p.m.

AGENDA:

2. b) **Adoption of the Agenda**

MOTION 01-166

MOVED by Councillor Newman

That the agenda be adopted as presented.

CARRIED

BUSINESS:

3. **Memorandum of Understanding**

Reeve Neufeld welcomed the delegation to the meeting at 2:03 p.m. and asked everyone present to introduce themselves.

Jamie Honda-McNeil distributed handouts on the Memorandum of Understanding between the Little Red River Cree Nation, the Tallcree Nation, and the Government of Alberta. Mr. Honda-McNeil discussed the key events and historical background regarding aboriginal rights; treaties 6, 7, and 8; the 1930 Natural Resource Transfer Agreements, and the 1982 Constitution Act. Mr. Honda-McNeil went on to discuss case law that establishes Aboriginal rights both on and off the reserve, the federal governments' duty to protect the interest of First Nations, the requirement that aboriginal rights to be interfered with as little as possible, fair compensation must be given to aboriginals, and aboriginal groups must be consulted.

The Alberta provincial government deals with Memorandums of Understandings subject to the Royal Proclamation, the First Nations numbered treaties list in Alberta, the Natural Resource Transfer Agreements, as well as the 1982 Constitution Act. Alberta aboriginals have rights to traditional lands and traditional uses. The 1982 Constitution is the supreme law, which gives aboriginals hunting rights. Aboriginal rights issues must be taken into consideration. A lot of case law provides emerging issues such as consulting First Nations as well as treaty rights and impacts. Consultations must be with aboriginals and must not be predetermined. Variations of consultation range from information sharing to compensation and mitigation.

Council asked what form of compensation is given and for what. Jamie Honda-McNeil stated that compensation is given when it is determined that there is an aboriginal treaty right to the lands in

question such as an oil sands development in a significant hunting area. Compensation could mean providing an alternative area for the First Nations and may be very specific.

Council asked how consultation turns into compensation. The example given was that the compensation given is similar than the compensation given when land is expropriated for highway expansion where the government pays the landowner compensation for land. When something is taken away from First Nations it is compensated for in some way. Trappers are given compensation when they suffer a loss due to oil and gas development.

A member of the public stated that very few roads that go through trap lines result in compensation given to trappers and asked if compensation is only paid to aboriginals. The delegation was not sure, they knew that oil companies do compensate but were unsure if compensation was always given.

Jamie Honda-McNeil stated that the province is working on strengthening relationships to improve individual and community well being and self-reliance. The aboriginal policy framework was approved in 2000 and can be located on the government of Alberta website along with the constitutions and treaty rights. In 1996 the provincial government put together a Cooperative Management Framework document which is a non-legislative policy establishing principles to create a formal consultation process that will improve relations. The Cooperative Management document ensures that existing rights, jurisdictions, and authorities of First Nations, Alberta government, and third parties are recognized and respected.

A member of the public asked who is considered a third party. Mr. Honda-McNeil answered third parties are industries, municipal districts and other interest groups, the emphasis is on local benefits.

Mr. Honda-McNeil stated that a model forest is a federal program to establish and study ecosystems. There are currently 10 model forests in Canada, their main purpose is to study the effect oil exploration, etc. has on the landscape over a long period of time. In 1991 Little Red River Cree Nation and Tallcree Nation submitted a bid for a federal model forest to establish an ecosystem. The bid was successful. The first Memorandum of Understanding was signed in 1995 and focuses on partnerships, sustainable development and economic development. The Memorandum of

Understanding expired March 30, 2001 and has neither been extended or a new one signed to date. The intent is that the 1999 agreement will be extended including the same hectares. The letters have not been drafted but no changes are anticipated. The Memorandum of Understanding focuses on partnerships, sustainable and economic development of lands owned by First Nations.

The mandate of the Cooperative Management Board is to present advice and recommendations to the Minister on ecosystem management, undertake and report on the cooperative landscape assessment related to management and use of renewable natural resources. Land allocations and determining legal and constitutional rights are not within the mandate of the Board.

Council questioned the clause in the Memorandum of Understanding regarding the majority vote of First Nations members. Mr. Honda-McNeil stated that First Nations needed to be secure and the process is only advisory.

Jamie Honda-McNeil apologized for the lack of notification to the M.D. of Mackenzie regarding the Cooperative Management Board meeting on April 3, 2001, saying the importance of the M.D. in the process can't be understated. Council asked for the meeting to be postponed for one day since the M.D. has a council meeting on April 3rd and the M.D. representative will be unable to attend the meeting. Jamie Honda-McNeil stated that would not be possible since the Assistant Deputy Minister will be attending, however the Board has only had a few meetings and the government representation is still undecided. Council was advised that tomorrows' meeting would be classified as unofficial because of the lack of notification given to the M.D.

Council stated that the members on the Board representing Footner Forest Products, Tolko, and Canadian Association of Petroleum Producers have to be careful how they vote so they will not lose timber power.

A member of the public asked if special interests groups are represented on the Board. Mr. Honda-McNeil answered that there is no one on the Board representing special interest groups but they are allowed to make presentations.

Council asked if there is opportunity to review the makeup of the board as it is not set up to solicit public input. There must be a balance of voting members. Mr. Honda-McNeil stated that the examination of the Board will be taken back to the Board for consideration however they will not change the number of members sitting on the Board. The Metis have asked to be represented on the Board and they will make a presentation to the Board tomorrow. Council pointed out that the Board is not likely to allow adversarial members to sit on the Board if they are allowed to make the decision on membership.

A member of the public asked why oil and gas have representation on the Board when there is no oil and gas activity in the area, but has no representation from trappers and guides and outfitters. He was advised that trappers, guides and outfitters can participate in the public consultation process. The delegation was asked if the meetings are open to the public. Mr. Honda-McNeil stated that the meetings have not been publicly advertised. There is no intent to have the media present at the meetings, however the doors are not locked to the public. The Board will have to decide how appropriate it is to have the public present when they make decisions.

Mr. Honda-McNeil then touched on the need for cross-cultural communication and the need to ensure that they get in touch with people as well as create a process where everybody can have input.

When asked, Mr. Honda-McNeil stated that he has no knowledge regarding what is happening with the Caribou Mountains Special Places at this point.

Concerns were raised regarding non-renewable resources statements in the terms of reference. It is not spelled out that it is ground access only. Mr. Honda-McNeil stated that the Technical Planning Committee would double check the wording. The Board deliberates on the Technical Planning Committee decisions.

A member of the public stated that guides and outfitters were not notified of the Memorandum of Understanding and their livelihood depends on the area in question. Jamie Honda-McNeil stated that from the time the Memorandum of Understanding was signed the M.D. has been notified, binders have been sent out, etc. The most important thing on the provincial agenda is to be transparent. The provincial delegation gave assurance that there is no hidden

agenda. Members of the public stated that there are areas in the province that had similar agreements and are now charging for access to provincial crown land. The delegation stated that the province does not condone charging for access to provincial crown land.

When asked why a Memorandum of Understanding is needed, the provincial delegation stated there are places on crown land that have historical significance to the First Nations that the government does not know about, such as burial places.

The delegation was asked where this process is going since it has grown substantially from the time it was originally signed in 1995. This was supposed to be a bison study area; it has gone along way from that. The delegation responded that since 1995, expansion was precipitated in a letter negotiated with Environment. The government wants to ensure natural resource extractions continue in the north, including this area, and to involve First Nations in the timber allocations and social economic benefits. First Nations are subject to poor conditions and the government is hopeful to get them to a position where they are more self-supporting. Hunting and fishing is a right for First Nations but for non-aboriginals hunting and fishing is a benefit, not a right.

A member of the public expressed concern over the southwest quadrant of Wood Buffalo National Park as this area has been annexed by Little Red River Cree Nation and asked if this Memorandum of Understanding is a prerequisite to a land claim. The delegation answered that the province does not negotiate land claims. The federal government negotiates land claims and the province is only involved as an observer. The province is obligated, when treaty rights file a claim under treaty land entitlement, to provide land for that claim. The province is only at the table after the claim is represented.

A member of the public asked that if the Memorandum of Understanding is renewed and granted, is the government prepared to give all other Albertans equal fishing and hunting rights. The delegation replied that normal access to this land is not prohibited.

There was some discussion regarding the make up and responsibilities of the Technical Committee. The delegation gave assurance that the Board is advisory only and makes recommendations to the Minister of Retainable Resource

Development. Change of access and anything done in the green area would go to the Minister and is not likely to change. The government has strong issues on representation, communications and public involvement.

It was pointed out that if the agreement is passed and industry is not allowed into the area, the M.D. loses potential assessment,

Council asked how many more Memorandums of Understanding is the province entering into, starting, or looking at. The delegation admitted that the province has a letter of intent from the Dene Tha.

A member of the public informed Council that Memorandums of Understanding are only the small picture. One chief made a comment that within 10 years First Nations will have control of all crown land north of Highway 16. Council must have more than one member on the Board.

ADJOURNMENT: 4. **Adjournment**

MOTION 01-167 **MOVED** by Councillor Newman

That the meeting be adjourned at 4:13 p.m.

CARRIED

These minutes were adopted this _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Executive Assistant



M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Regular Council
Meeting Date:	April 18, 2001
Originated By:	Eva Schmidt, Executive Assistant
Title:	Minutes of the April 3, 2001 Committee of the Whole Meeting
Agenda Item No:	3 b)

BACKGROUND / PROPOSAL:

Not applicable.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

Attached are the minutes of the Tuesday, April 3, 2001 Committee of the Whole meeting.

COSTS / SOURCE OF FUNDING:

Not applicable.

RECOMMENDED ACTION (by originator):

That Council adopt the minutes of the April 3, 2001 Committee of the Whole meeting, as presented.

Review: *ES*

Dept. *Administration* C.A.O.

**MUNICIPAL DISTRICT OF MACKENZIE NO. 23
COMMITTEE OF THE WHOLE**

**Seminar Room, Fort Vermilion School Division Central Office
Fort Vermilion, Alberta**

Tuesday, April 3, 2001

PRESENT:

Bill Neufeld	Reeve
Frank Rosenberger	Deputy Reeve
Betty Bateman	Councillor
John Driedger	Councillor (arrived at 10:10 a.m.)
Pat Kulscar	Councillor
Greg Newman	Councillor
Joe Peters	Councillor
Walter Sarapuk	Councillor
Wayne Thiessen	Councillor
Willie Wieler	Councillor

ABSENT:

ALSO PRESENT:

Harvey Prockiw	Chief Administrative Officer
Eva Schmidt	Executive Assistant
Paul Driedger	Director of Planning and Emergency Services
Ivan Perich	Director of Operational Services
Marco Braat	Superintendent of Utilities

Minutes of the Committee of the Whole meeting for the Municipal District of Mackenzie No. 23 held on Tuesday, April 3, 2001, in the Seminar Room of the Fort Vermilion School Division Central Office, Fort Vermilion, Alberta.

CALL TO ORDER: 1. a) Call to Order

Reeve Neufeld called the meeting to order at 10:08 a.m.

**ADOPTION OF
AGENDA:**

2. a) Adoption of Agenda

The following additions were made to the agenda:

- 8a) Minutes of the April 2, 2001 Special Council Meeting
- 4f) Highway 58 West
- 10c) Ratepayer Meetings
- 3c) Mackenzie Municipal Services Agency

MOTION 01- 168

MOVED by Councillor Rosenberger

That the agenda be adopted as amended.

CARRIED

Councillor Driedger entered the meeting at 10:10 a.m.

DELEGATIONS:

3. a) DCL Siemens Engineering Ltd.

Reeve Neufeld welcomed Peter Siemens from DCL Siemens Engineering Ltd., to the meeting at 10:10 a.m.

Peter Siemens discussed the issues regarding the main sewage lift station in La Crete. Mr. Siemens reported that the problems encountered with the sewer lines are being fixed with no cost to the municipality; the contractor is making the repairs. The final quality of the project will not be compromised. Significant sag was detected in the sewer pipe when the camera was sent through and was re-augered. With spring runoff happening, there is too much water to proceed with the cameras at this point but cameras will be sent through the pipes again after runoff is complete. When the work is done the roads will be re-graded. Any further problems will be repaired since the project has a two-year warranty.

When asked by Council what caused the problems, Mr. Siemens stated that two contractors were forced to work together on this project. It is the engineer's job to make sure the terms of the contract are being met however; the contractor organizes his own work. Wherever possible the engineer graded the work and if there was a problem the contractor was notified.

Council asked what the expected time frame is for completion of the repairs. Mr. Siemens stated that the camera work is expected to be done during the week of April 16, with the grade problem being dealt with during the last week of April, the pipes should be completed during the first week in May and grading and gravelling will probably take to the end of May.

Reeve Neufeld thanked Peter Siemens, who then left the Council table at 10:33 a.m.

3. b) High Level and District Chamber of Commerce

Reeve Neufeld welcomed Dwayne Foster, Sylvia Kennedy, and Lori Renauer, from the High Level and District Chamber of Commerce, to the meeting at 10:34 a.m.

Dwayne Foster informed Council that it is the intention of the High Level and District Chamber of Commerce to bid on the 2004 Alberta Winter Games. The Chamber is proposing to submit a regional bid including the entire region from Buffalo Head to Zama. In order to submit the bid the Chamber requires the support of all Councils in the region. This is a unique opportunity for the north to be recognized and will have a lot of spin off effects as well as provide a chance for the communities to work together. The Chamber requests a Council resolution to support the submission of a bid to host the 2004 Alberta Winter Games. Financial support is not requested at this point but will be required if the bid is successful.

Council moved this item to the regular meeting agenda for decision.

Reeve Neufeld thanked the delegation, which then left the Council table at 10:51 a.m.

3. c) Mackenzie Municipal Services Agency

Reeve Neufeld welcomed Michael Otis from Mackenzie Municipal Services Agency to the meeting at 10:34 a.m.

Michael Otis updated Council on work MMSA is providing through Land Use Bylaw amendments; mapping requests, design work and subdivision activities. MMSA is planning to do a complete review of

the M.D. of Mackenzie Land Use Bylaw ~~as well as create a~~ Municipal Development Plan, and ~~review the~~ Area Structure plans.

Reeve Neufeld thanked Mr. Otis, who then left the Council table at 10:56 a.m.

Reeve Neufeld recessed the meeting at 10:56 a.m.

Reeve Neufeld reconvened the meeting at 11:09 a.m.

Reeve Neufeld turned the Chair over to Councillor Newman.

**TRANSPORTATION
SERVICES:**
(Councillor Newman)

4. a) Zama Access Phase 1

Ivan Perich updated Council on the investigation he has done on who is at fault regarding the Zama Access Phase 1 and has come up with nothing.

4. b) Access to SW 11-105-16-W5M

Ivan Perich reported on access to SW 11-105-16-W5M for Council's information.

4. c) Grader Cost Analysis

Harvey Prockiw presented the grader cost analysis to Council. This will be brought back to a future Committee of the Whole meeting.

All further issues on the Committee of the Whole agenda were moved to the regular Council meeting agenda.

4. d) Policy PW012 – Gravel Supply

4. e) Alberta Infrastructure Client Satisfaction Survey

4. f) Highway 58 West

UTILITY

SERVICES:

(Councillor Rosenberger)

5. a)

There were no items under this heading.

RECREATION AND

TOURISM:

(Councillor Newman)

6. a)

There were no items under this heading.

COMMUNITY

SUPPORT

SERVICES:

(Councillor Sarapuk)

7. a)

There were no items under this heading.

PLANNING AND

DEVELOPMENT:

(Councillor Wieler)

8. a) Minutes from the April 2, 2001
Special Council Meeting

AGRICULTURE

SERVICES:

(Councillor Thiessen)

9. a)

There were no items under this heading.

**ADMINISTRATIVE,
COUNCIL**

DEVELOPMENT:

(Councillor Kulscar)

10. a) Policy ADM018 – Insurance Coverage for
Not for Profit Organizations - Amendment

10. b) Returning Officer for Municipal Elections

10. c) Ratepayer Meetings

PROTECTIVE

SERVICES:

(Councillor Bateman)

11. a)

There were no items under this heading.

ADJOURNMENT: 12. a) **Adjourn Committee of the Whole Meeting**

MOTION 01- 169 **MOVED** by Councillor Thiessen

That the meeting be adjourned at 12:00 p.m.

CARRIED

These minutes were adopted this _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Executive Assistant

M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Regular Council
Meeting Date:	April 18, 2001
Originated By:	Eva Schmidt, Executive Assistant
Title:	Minutes of the April 3, 2001 Regular Council Meeting
Agenda Item No:	3 c)

BACKGROUND / PROPOSAL:

Not applicable.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:


Attached are the minutes of the Tuesday, April 3, 2001 regular Council meeting.

COSTS / SOURCE OF FUNDING:

Not applicable.

RECOMMENDED ACTION (by originator):

That the minutes of the April 3, 2001 regular Council meeting be adopted as presented.

Review: <i>ES</i>	Dept. <i>Administration</i>	C.A.O. 
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**MUNICIPAL DISTRICT OF MACKENZIE NO. 23
REGULAR COUNCIL**

**Seminar Room, Fort Vermilion School Division Central Office
Fort Vermilion, Alberta**

Tuesday, April 3, 2001

PRESENT:

Bill Neufeld	Reeve
Frank Rosenberger	Deputy Reeve
Betty Bateman	Councillor
John Driedger	Councillor
Pat Kulscar	Councillor
Greg Newman	Councillor
Joe Peters	Councillor
Walter Sarapuk	Councillor
Wayne Thiessen	Councillor
Willie Wieler	Councillor

ABSENT:

ALSO PRESENT:

Harvey Prockiw	Chief Administrative Officer
Eva Schmidt	Executive Assistant
Paul Driedger	Director of Planning and Emergency Services
Chris Kelland	Agricultural Fieldman
Ivan Perich	Director of Operational Services

Minutes of the regular Council meeting for the Municipal District of Mackenzie No. 23 held on Tuesday, April 3, 2001, in the Seminar Room of the Fort Vermilion School Division Central Office, Fort Vermilion, Alberta.

CALL TO ORDER: 1. a) Call to Order

Reeve Neufeld called the Council meeting to order at 1: 01 p.m.

AGENDA:

2. a) **Items to Add or Delete from the Agenda**

The following additions were made to the agenda:

- 11d) 2004 Alberta Winter Games
- 11e) Policy ADM018 – Insurance Coverage for Not for Profit Organizations - Amendment
- 11f) Returning Officer for Municipal Elections
- 11g) Ratepayer Meetings
- 12a) Policy PW012 – Gravel Supply
- 12b) Alberta Infrastructure Client Satisfaction Survey
- 12c) Highway 58 West
- 13a) Minutes of the April 2, 2001 Special Council Meeting – Memorandum of Understanding

2. b) **Adoption of the Agenda**

MOTION 01- 170

MOVED by Councillor Peters

That the agenda be adopted as amended.

CARRIED

DELEGATIONS:

6. a) **John Engleder – Alberta Infrastructure**

Reeve Neufeld welcomed John Engleder and Bill Gish from Alberta Infrastructure, to the meeting at 1:02 p.m.

John Engleder discussed the extension of Highway 58 east also known as the Garden River Road. The Department views this road as a municipal road because of the transitional agreement. Mr. Engleder is following up on the history of the License of Occupation (LOC) on that road.

Alberta Infrastructure's Secondary Highway Partnership owing ledger shows a balance owed by the M.D. The Department recommended that these funds be accessed as add-on projects. Two projects discussed were widening the Blumenort corner and the Boese corner. John Engleder stated that he would find out if there was a definite commitment by Bruno Zutautas regarding the Blumenort turnout lane.

There was discussion on whether the La Crete loop is a secondary highway, access road, or a municipal road. Request was made that the records regarding the loop designation be provided to the M.D.

Council asked if there was a possibility that the Zama access road can be established as a secondary highway. Mr. Engleder replies that Zama does not fit into the secondary highway criteria. Council questioned what the criteria is to have a road designated as a secondary or primary highway as the highway into Rainbow Lake is a primary highway and serves an identical purpose to the Zama road.

John Engleder stated that Council's concerns regarding the La Crete ice bridge are noted and hopes to do better next year. Council asked what the ice bridge cost this past winter. Bill Gish stated that the total costs had not been determined yet and both Bill Gish and John Engleder agreed that the information would not be made available. In answer to a question from Council, Mr. Gish stated that the work was not tendered but added onto the current road contractors' work.

Highway 88 maintenance and construction was discussed. Mr. Engleder reported that one 21 kilometres regrading project will be done this year. Bill Gish reported that the cost is too high to clear brush along the highway at the narrow width but will be done at the time it is regraded. John Engleder reported that the next project on the list for Highway 88 is a base course project.

John Engleder reported that the Department is not convinced that either paving or oiling the La Crete Ferry west hill will work due to shifting. The Department is checking what can be done and would like to try something new. If the new material proves to be unworkable the Department will be back in a couple of years to pave that section of road.

Regarding Highway 58 west, the contractor has already started working on the 25 kilometres of highway to be widened this year. The remainder of the highway will be widened in conjunction with rehabilitation. Mr. Engleder stated that he realizes the widening of Highway 58 is a regional priority but the Department has a provincial priority they must consider.

Reeve Neufeld thanked John Engleder and Bill Gish, who then left the Council table at 2:12 p.m.

Reeve Neufeld recessed the meeting at 2:12 p.m.

Reeve Neufeld reconvened the meeting at 2:20 p.m.

**PUBLIC HEARING: 5. a) Bylaw 238/00 – Land Use Bylaw Amendment
Agricultural District 1 to Highway Development
District
Pt. NW 19-109-19-W5M**

Reeve Neufeld called the public hearing for Bylaw 238/00 to order at 2:21 p.m.

Reeve Neufeld asked if the public hearing for proposed Bylaw 238/00 was properly advertised. Paul Driedger answered that the bylaw was advertised in accordance with the Municipal Government Act.

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

Reeve Neufeld asked if a submission was received from the Mackenzie Municipal Services Agency. Michael Otis highlighted the Subdivision Authority's submission.

Paul Driedger presented a power point presentation regarding the subject property.

Reeve Neufeld asked if Council had any questions of the proposed Land Use Bylaw Amendment. Council asked what type of water and sewer system Mr. Lee is intending to use. Mr. Lee stated that is up to the municipality, he might be able to hook up to the Town of High Level water and sewer.

Reeve Neufeld asked if any submissions were received in regards to proposed Bylaw 238/00. Paul Driedger answered that two submissions were received and proceeded to read both.

Reeve Neufeld asked if there was anyone present who would like to speak in regards to the proposed Bylaw 238/00. Mike Lee stated that time is of the essence to allow for work being started as soon as possible.

Reeve Neufeld closed the public hearing for Bylaw 238/00 at 2:44 p.m.

**PLANNING AND
EMERGENCY
SERVICES:**

8. a) **Bylaw 238/00 - Land Use Bylaw Amendment
Pt. NW 19-109-19-W5M
Agricultural District 1 to
Highway Development District**

MOTION 01- 171
Bylaw 238/00
Second Reading

MOVED by Councillor Sarapuk

That second reading be given to Bylaw 238/00 being a Land Use Bylaw amendment to rezone Pt. NW 19-109-19-W5M from Agricultural District 1 to Highway Development District.

CARRIED

MOTION 01- 172
Bylaw 238/00
Third Reading

MOVED by Councillor Rosenberger

That third reading be given to Bylaw 238/00 being a Land Use Bylaw amendment to rezone Pt. NW 19-109-19-W5M from Agricultural District 1 to Highway Development District.

CARRIED

**ADOPTION OF
THE PREVIOUS
MINUTES:**

3. a) **Minutes of the March 20, 2001
Committee of the Whole Meeting**

MOTION 01- 173

MOVED by Councillor Kulscar

That the minutes of the March 20, 2001 Committee of the Whole meeting be adopted as presented.

CARRIED

3. b) **Minutes of the March 20, 2001
Regular Council Meeting**

MOTION 01-174 **MOVED** by Councillor Newman

That the minutes of the March 20, 2001 Regular Council meeting be adopted as presented.

CARRIED

**BUSINESS ARISING
OUT OF THE
MINUTES:**

4. a)

There were no items under this heading.

**COUNCIL
COMMITTEE AND
CAO REPORTS:**

7. a) **Council Committee Reports**

Councillors presented the Council Committee reports as follows:

Councillor Rosenberger reported on the Spring Convention of the Alberta Association of Municipal Districts and Counties stating that he attended the Landfills and RCMP workshop; the Minister of Municipal Affairs gave assurance that there would be no forced amalgamation. Councillor Sarapuk reported on the Tolko Land Management meeting, they are seeking public input, which will be advertised via a postal drop and radio ads; he also attended the Mackenzie Forest Education Society, who will be hosting a banquet on May 5, 2001.

Councillor Driedger reported on the Alberta Association of Municipal Districts and Counties workshops on Agriculture and Water.

Councillor Bateman reported no meetings.

Councillor Peters reported on the Agricultural Service Board where they are reviewing policies.

Councillor Wieler reported on the Footner Forest Products Local Advisory Committee.

Councillor Newman reported on the Agricultural Service Board stating that they are in the process of drafting an administrative bylaw.

Councillor Kulscar reported on the Alberta Association of Municipal Districts and Counties Convention stating that Cabinet has lost some

rural members and rural municipalities are encouraged to attend the FCM Convention in Banff.

Councillor Thiessen reported no meetings.

Reeve Neufeld reported on the AAMD&C Convention reporting on the RCMP and Agricultural workshop stating that there is very real concern regarding foot and mouth disease if the disease gets into Alberta.

MOTION 01- 175 **MOVED** by Councillor Newman

That the Council Committee reports be accepted as presented.

CARRIED

MOTION 01- 176 **MOVED** by Councillor Rosenberger

That all Councillors be authorized to attend the Mackenzie Forest Education Society banquet in High Level on Saturday, May 5, 2001.

CARRIED

7. b) CAO Report

Harvey Prockiw presented the CAO report.

MOTION 01- 177 **MOVED** by Councillor Kulscar

That the Chief Administrative Officer's report be accepted as presented.

CARRIED

Reeve Neufeld recessed the meeting at 3:13 p.m.

Reeve Neufeld reconvened the meeting at 3:21 p.m.

**PLANNING AND
EMERGENCY
SERVICES:**

8. b) **Bylaw 247/01 - Land Use Bylaw Amendment
Lots 16 – 18, Block 21, Plan 992-0049, La Crete
Hamlet Residential District 1A (HR1A) to
Hamlet Residential District (HR1)**

MOTION 01- 178
Bylaw 247/01
First Reading

MOVED by Councillor Rosenberger

That first reading be given to Bylaw 247/01 being a Land Use Bylaw amendment to rezone Lots 16 – 18, Block 21, Plan 992-0049, La Crete from Hamlet Residential District 1A (HR1A) to Hamlet Residential District (HR1).

CARRIED

8. c) **La Crete Seniors Inn Society**

MOTION 01- 179

MOVED by Councillor Rosenberger

That an Operating Grant in the amount of \$2,850.00 be provided to the La Crete Seniors Inn Society from the PTOAG Reserve and from the 2001 Operating Budget.

CARRIED

MOTION 01- 180

MOVED by Councillor Rosenberger

That the funding request from the La Crete Seniors Inn Society in the amount of \$7000.00, be tabled to the budget process.

CARRIED

**PROTECTIVE
SERVICES:**

9. a)

There were no items under this heading.

**AGRICULTURAL
SERVICES:**

10. a)

There were no items under this heading.

**CORPORATE
SERVICES:**

11. a) **First Nations Task Force/ Member Advisory
Committee on First Nations Issues**

MOTION 01- 181 **MOVED** by Councillor Bateman

That CAO Harvey Prockiw and Reeve Bill Neufeld be recommended as appointees to the AAMD&C Member Advisory Committee on First Nations Issues.

CARRIED

11. b) **AUMA Resolution – Provincial Funding for
Regional Sports Centres**

MOTION 01- 182 **MOVED** by Councillor Wieler

That the City of Grande Prairie Council's resolution requesting provincial funding for the Northwest Multi-Sport Development Centre be received as information.

CARRIED

11. c) **Travel Alberta Tourism Industry Marketing Workshop**

MOTION 01- 183 **MOVED** by Councillor Newman

That Deputy Reeve Rosenberger be authorized to attend the Tourism Industry Marketing Workshop at the Peace Valley Inns in Peace River on Wednesday, April 25th, 2001.

CARRIED

11. d) 2004 Alberta Winter Games

MOTION 01- 184 **MOVED** by Councillor Kulscar

That the M.D. of Mackenzie support the High Level and District Chamber of Commerce in their bid for the 2004 Alberta Winter Games.

CARRIED

11. e) Policy ADM018-Insurance Coverage for Not for Profit Organizations – Amendment

MOTION 01- 185 **MOVED** by Councillor Thiessen

That the amendment to Policy ADM018 – Insurance Coverage for Not for Profit Organizations, be adopted as amended and attached.

CARRIED

11. f) Returning Officer for Municipal Elections

MOTION 01- 186 **MOVED** by Councillor Kulscar

That the M.D. of Mackenzie continue to appoint staff members to fulfill the duties of Returning Officer and further that Eva Schmidt be appointed to the position of Returning Officer.

CARRIED

11. g) Ratepayers meeting

Council discussed the ratepayers meeting format.

OPERATIONAL SERVICES:

12. a) **Policy PW012– Gravel Supply**

MOTION 01- 187

MOVED by Councillor Bateman

That Policy PW012 – Gravel Supply, be tabled to the next meeting.

CARRIED

12. b) **Alberta Infrastructure Client Satisfaction Survey**

MOTION 01- 188

MOVED by Councillor Thiessen

That the Alberta Infrastructure Client Satisfaction Survey be removed from the agenda as the deadline has passed.

CARRIED

MOTION 01- 189

MOVED by Councillor Rosenberger

That Council give consideration to go in camera at 4:01 p.m. to discuss issues under Section 23 of the Freedom of Information and Protection of Privacy Act.

CARRIED

IN CAMERA SESSION:

13. a) **Memorandum of Understanding**

MOTION 01- 190

MOVED by Councillor Rosenberger

That Council come out of camera at 4:22 p.m.

CARRIED

MOTION 01- 191

MOVED by Councillor Rosenberger

That a letter be written to the Minister responsible for the Memorandum of Understanding requesting that the Memorandum of Understanding between the Little Red River Cree Nation and the Alberta Government not be extended and that Council request to meet with all the Ministers involved.

CARRIED

MOTION 01- 192

MOVED by Councillor Thiessen

That a letter be written to the Minister responsible for Special Places 2000 requesting a meeting.

CARRIED

ADJOURNMENT:

14. a) **Adjournment**

MOTION 01- 193

MOVED by Councillor Newman

That the meeting be adjourned at 4:28 p.m.

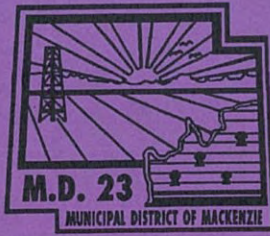
CARRIED

These minutes were adopted this _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Executive Assistant

M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Regular Council Meeting
Meeting Date:	April 18, 2001
Originated By:	Planning & Development
Title:	Land Use Bylaw Amendment (Bylaw 250/01) Plan 962 0266 Block 1 Lot 2 in the Hamlet of La Crete Hamlet Residential District 1A "HR-1A" to Hamlet Residential District 3 "HR-3"
Agenda Item No:	8 a)

BACKGROUND / PROPOSAL:

J & L Investment is requesting a Land Use Bylaw Amendment to accommodate Hamlet Residential District 3. The property is currently zoned Hamlet Residential District 1A.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

The parcel is located south end of the Hamlet of La Crete, Adjacent to the south side of 94 Ave and east of 103 Street. The subject property is currently zoned as Hamlet Residential District 1A. The request is to allow for development of duplexes, triplexes, fourplexes and row dwellings. The applicant has requested to rezone to Hamlet Residential 3 to allow for the development of multiplex dwellings on the subject property.

5.9.D HAMLET RESIDENTIAL DISTRICT 3 "HR3"

The general purpose of this district is to permit medium and high-density residential development in established hamlets.

A PERMITTED USES

- (1) Apartment building
- (2) Park
- (3) Row dwelling
- (4) Semi detached dwelling

Review: <i>JMD</i>	Dept. <i>PLANNING</i>	C.A.O. <i>[Signature]</i>
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B DISCRETIONARY USES

- (1) Ancillary building and use
- (2) Boarding or rooming house
- (3) Group home
- (4) Home based business
- (5) Public use
- (6) Senior citizen's home

C MINIMUM LOT AREA

- (1) A semi-detached dwelling: 371.6 square metres (4,000 square feet), 418 square metres (4,500 square feet) in the case of a corner lot, or at the discretion of the Development Officer.
- (2) A duplex: 557.4 square metres (6,000 square feet), 603.8 square metres (6,500 square feet) in the case of a corner lot, or at the discretion of the Development Officer.

D MINIMUM FLOOR AREA

As required by the Development Officer

E MINIMUM FRONT YARD SETBACK

- (1) 7.6 metres (25 feet) or as required by the Development Officer.

F MINIMUM REAR YARD SETBACK

- (1) 7.6 metres (25 feet) or minimum required for on-site parking.

G MINIMUM SIDE YARD SETBACK

- (1) A row dwelling, apartment building or senior's complex: 7.6 metres (25 feet).
- (2) All other residential dwellings: 3.0 metres (10 feet) or as required by the Development Officer.

H MINIMUM INTERIOR SIDE YARD SETBACK

- (1) An apartment building or row dwelling: 4.6 metres (15 feet).
- (2) All other residential dwellings: 3.0 metres (10 feet).

I MAXIMUM SITE COVERAGE

- (1) An apartment building: 40%
- (2) All other residential dwellings: 35%

J DENSITY

- (1) 99 units per net hectare (40 units per net acre) for apartments.

Review:

Dept.

C.A.O.

- (2) 30 units per net hectare (12 units per net acre) for row housing.

K OFF STREET PARKING

- (1) All off-street parking shall be surrounded by a landscaped area of not less than 1 metre (3.0 feet) in width and a wall or hedge of not less than 1.5 metres (5 feet) in height and not more than 2.1 metres (7 feet) in height.

L OTHER

Notwithstanding the above, any apartment projects shall provide for:

- (1) The provision and access to garbage storage.
- (2) The provision of clothes lines or alternate means of handling laundry.
- (3) Lighting between dwelling units
- (4) Privacy for dwelling units in and adjacent to the development.
- (5) Orientation of buildings and general site appearance.
- (6) Safe pedestrian access to and from the public sidewalk fronting the building.

M THE DESIGN, CHARACTER AND APPEARANCE OF BUILDINGS

Buildings must be of new construction. 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 to the satisfaction of the Development Officer.

COSTS / SOURCE OF FUNDING:

Not applicable

RECOMMENDED ACTION (by originator):

That Council give First Reading to Bylaw 250/01.

Review:

Dept.

C.A.O.

BYLAW NO. 250/01

**BEING A BYLAW OF
THE MUNICIPAL DISTRICT OF MACKENZIE NO. 23
IN THE PROVINCE OF ALBERTA
TO AMEND THE EXISTING LAND-USE BYLAW NO.093/97 OF
THE MUNICIPAL DISTRICT OF MACKENZIE NO. 23**

WHEREAS, Council of the Municipal District of Mackenzie No. 23, in the Province of Alberta, has adopted Land-Use Bylaw No. 093/97 of the Municipal District of Mackenzie No. 23,

WHEREAS, the Municipal District of Mackenzie No. 23 has a General Municipal Plan adopted in 1995,

WHEREAS, Council of the Municipal District of Mackenzie No. 23 has deemed it desirable to amend the said Land-Use Bylaw in order to allow for the development of multi-dwelling units on the subject property, and

NOW THEREFORE, THE COUNCIL OF THE MUNICIPAL DISTRICT OF MACKENZIE NO. 23, IN THE PROVINCE OF ALBERTA, DULY ASSEMBLED, HEREBY ENACTS AS FOLLOWS:

1. That the land-use designation of the subject land, known as Lot 2, Block 1, Plan No. 9620266, Part NE 4-1060-15-W5M, and situated within the Municipal District of Mackenzie No. 23, be changed from Hamlet Residential District 1A (HR1A) to Hamlet Residential District 3 (HR3) as shown on Schedule "A", and
2. That this bylaw shall come into effect upon the passing of the third and final reading of this resolution.

First Reading given on the _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Executive Assistant

Second Reading given on the _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Executive Assistant

Third Reading and Assent given on the _____ day of _____, 2001.

Bill Neufeld, Reeve

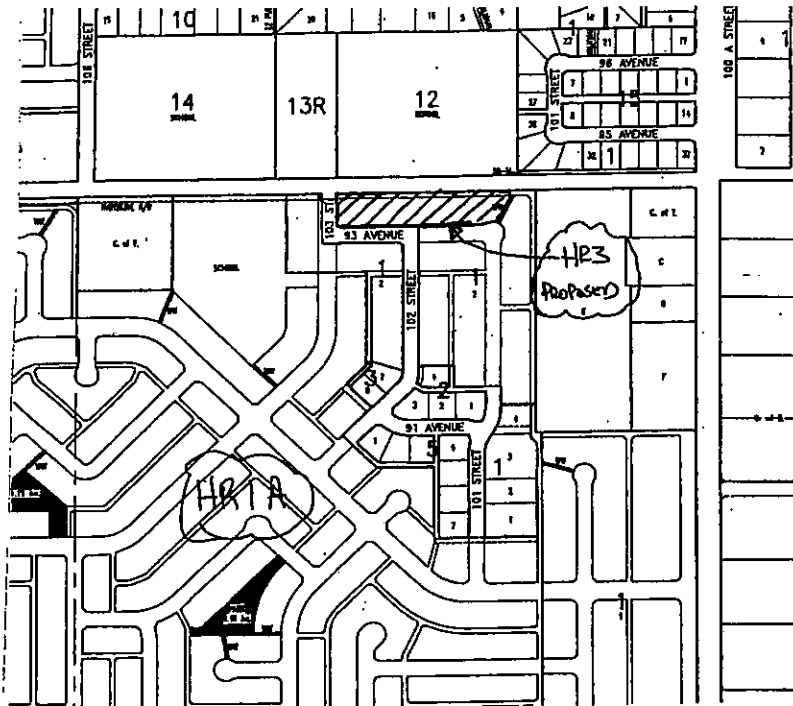
Eva Schmidt, Executive Assistant

SCHEDULE "A"

Bylaw No. 250/01

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

Part of Plan 962 0266 Block 1 Lot 2 in the Hamlet of La Crete be amended from Hamlet Residential District "HR-1A" to Hamlet Residential District 3 "HR-3", as shown below:



From: Hamlet Residential District 1A "HR-1A"

To: Hamlet Residential District 3 "HR-3"

Bill Neufeld, Reeve

Eva Schmidt, Executive Assistant

EFFECTIVE THIS _____ DAY OF _____, 2001.



Po Box 1690
LA CRETE, AB TOW 2HO

Att. Scott Skinner

LAND USE BYLAW AMENDMENT APPLICATION

APPLICATION NO. 250/01

NAME OF APPLICANT <u>J & L INVESTMENT</u>		
ADDRESS <u>Box 1679</u>		
TOWN <u>LA CRETE AB</u>		
POSTAL CODE <u>TOW 2HO</u>	PHONE (RES.) <u>928-3071</u>	BUS. <u>926-1611</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. <u>PT. NE</u>	SEC. <u>4</u>	TWP. <u>106</u>	RANGE <u>15</u>	M. <u>5</u>	OR	PLAN	BLK	LOT
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LAND USE CLASSIFICATION AMENDMENT PROPOSED:

FROM: HR1A TO: HR3

REASONS SUPPORTING PROPOSED AMENDMENT:

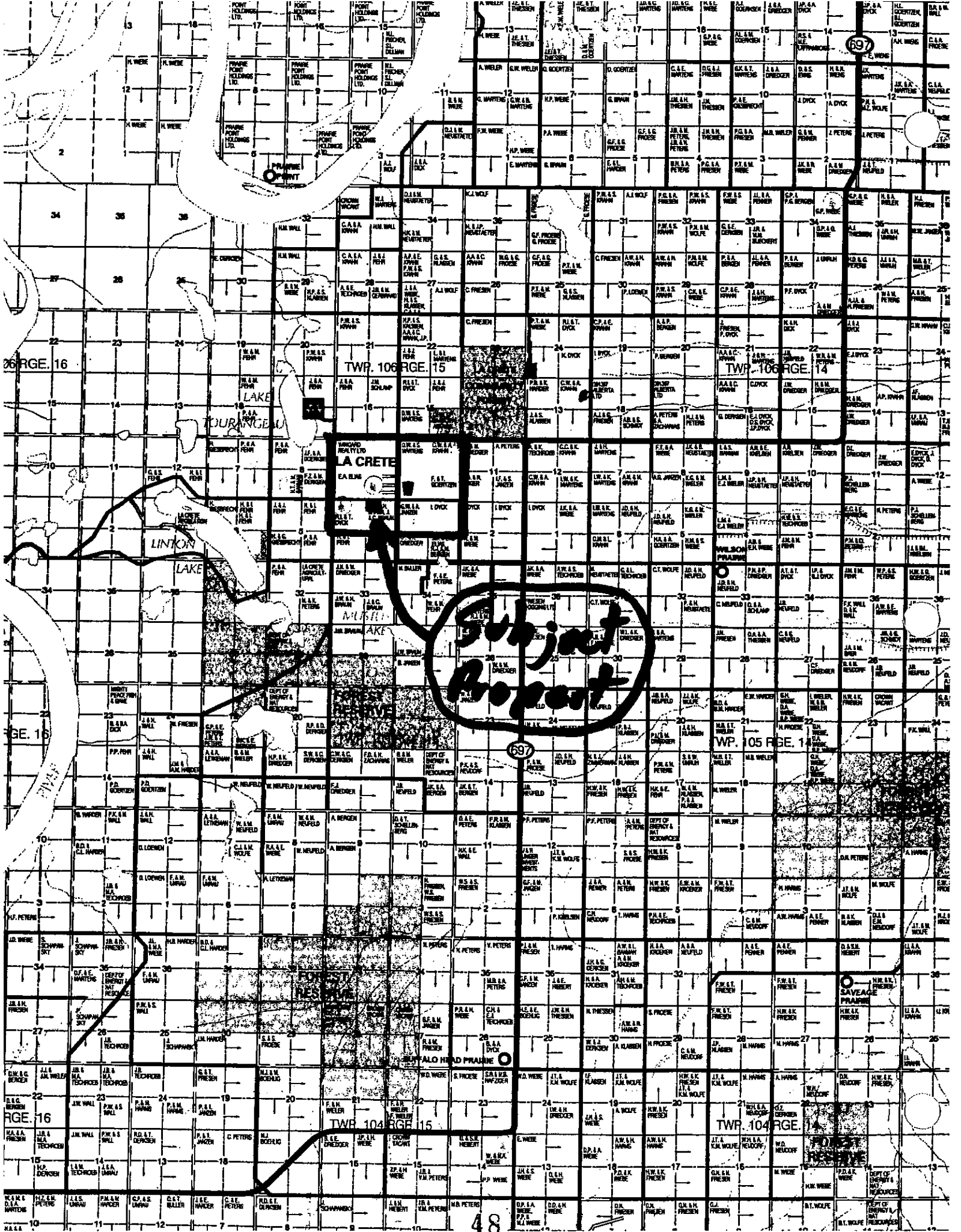
Allow for Duplex, Threeplex, Fourplex.

I/WE HAVE ENCLOSED THE REQUIRED APPLICATION FEE OF \$ 150.00 RECEIPT NO. 058619

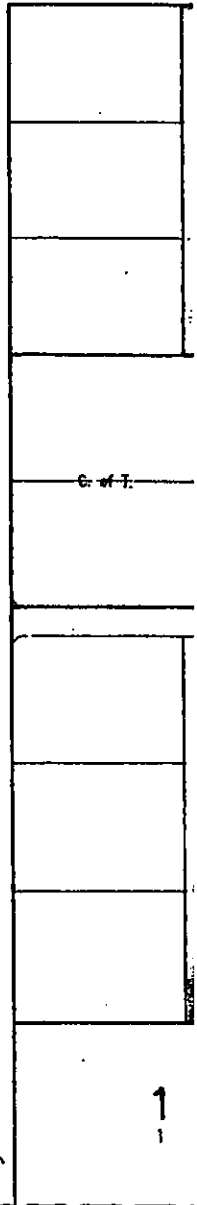
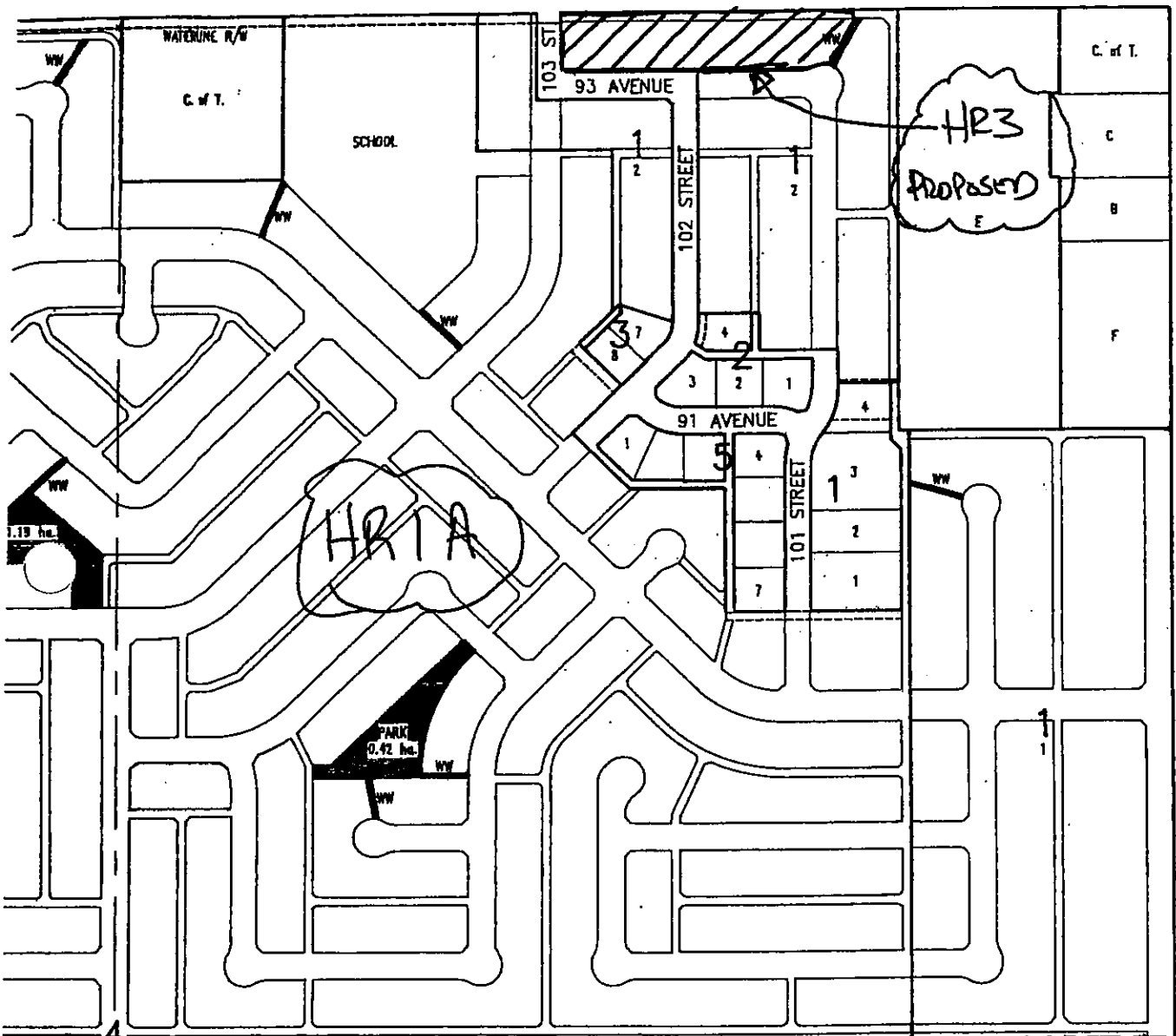
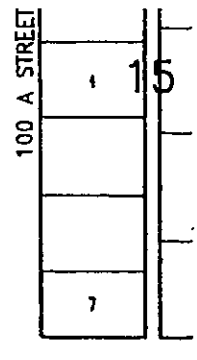
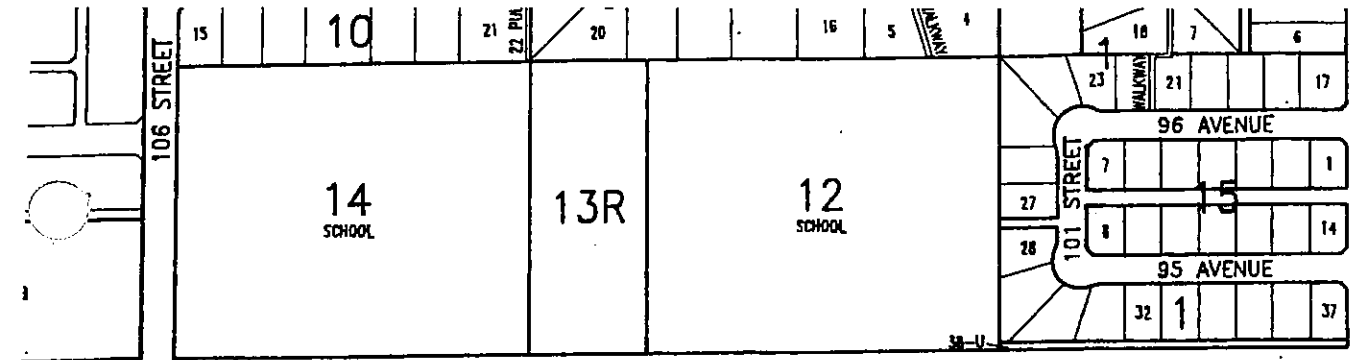
APPLICANT [Signature] DATE 01-03-30

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

REGISTERED OWNER [Signature] DATE 01-03-30



Subject Property



106-15-5

to La Crite Ferry



M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Regular Council Meeting
Meeting Date:	April 18, 2001
Originated By:	Planning & Development
Title:	Subdivision Time Extension 97MK029 Lot 2 Block 1 Plan 962-0266 & Part of NE 4-106-15- W5M
Agenda Item No:	8 b)

BACKGROUND / PROPOSAL:

J & L Investment is requesting a subdivision time extension on application 97MK029, Part of Lot 2 Block 1 Plan 962-0266 & Part 4-106-15-W5M. The applicant requested this time extension to allow the original subdivision application 97Mk029 to remain valid through to December 31, 2001. The demand for lots were not there, while there were lots still available in the first subdivision Plan 962 3343 Blocks 1,2,3 & 5. This development was being done in stages to decrease the taxes that would have been paid on the lots over the past few years. The developer plans on continuing with this subdivision application in the spring of 2001.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

The applicant would like a time extension through to December 31, 2001.

COSTS / SOURCE OF FUNDING:

Not applicable

RECOMMENDED ACTION (by originator):

That Council grant the time extension for subdivision application 97MK029 for Part of Lot 2 Block 1 Plan 962-0266 & Part 4-106-15-W5M to December 31, 2001.

Review:		Dept.	PLANNING	C.A.O.	
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REQUEST FOR SUBDIVISION TIME EXTENSION

COMPLETE IF DIFFERENT FROM APPLICANT

NAME OF APPLICANT J & L INVESTMENT		
ADDRESS Box 1469		
LA CRETE, AB		
POSTAL CODE T0H 2H0	TELEPHONE (RES.) 928-3071	(BUS.) 926-1611

NAME OF REGISTERED OWNER		
ADDRESS		
POSTAL CODE	TELEPHONE (RES.)	(BUS.)

NAME OF MUNICIPALITY

M.D. OF MACKENZIE

LEGAL DESCRIPTION OF THE LAND

QTR./LS	SEC.	TWP.	RANGE	M.	OR	PLAN NO.	BLOCK	LOT
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EXPIRY DATE OF SUBDIVISION APPROVAL

MM	DD	YY

EXTENDED TIME REQUESTED

MM	DD	YY
12	31	2001

REASONS FOR EXTENSION REQUEST (attach additional information if required)

DEMAND FOR LOTS WAS NOT MADE BEFORE WHILE THERE
STILL WERE LOTS AVAILABLE IN THIS SUBDIVISION.
WAS DONE IN STAGES TO DECREASE LOT TAXES.

I/ We have enclosed the required Application Fee of \$ 50.00

APPLICANT/OWNER

01-04-05
DATE

NOTE: Registered Owner's signature required if different from applicant.

REGISTERED OWNER

01-04-05
DATE

PLEASE RETURN INFORMATION TO THE NEAREST M.D #23 OFFICE ATTENTION DEVELOPMENT OFFICER

TENTATIVE PLAN

SHOWING PROPOSED SUBDIVISION OF PART OF
 LOT 2, BLOCK 1, PLAN 962-0266 & PART OF
 NE1/4 SEC.4, TWP.106, RGE.15, W5M

WITHIN

LACRETE

Municipal District of Mackenzie No.23, Alberta



Block 13-R
 (RESERVE)
 PLAN 782-0147

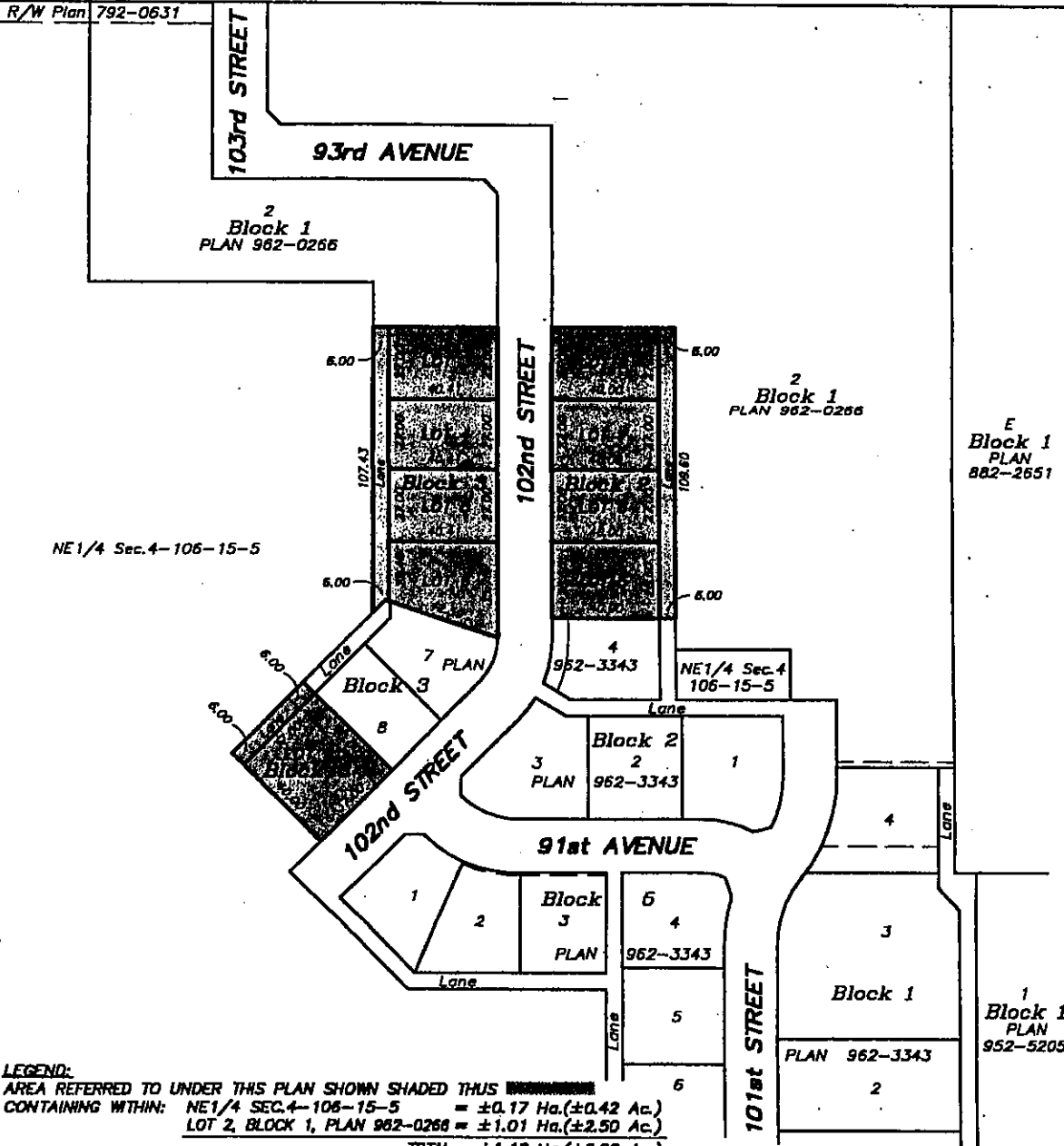
Block 12
 PLAN 782-0147

29 Block 1
 PLAN 782-0147
 30 31
 LOT 38-U

Road Plan 6300 LZ

Road Plan 6300 LZ

R/W Plan 792-0631



LEGEND:
 AREA REFERRED TO UNDER THIS PLAN SHOWN SHADED THIS [shaded box]
 CONTAINING WITHIN: NE1/4 SEC.4-106-15-5 = ±0.17 Ha.(±0.42 Ac.)
 LOT 2, BLOCK 1, PLAN 962-0266 = ±1.01 Ha.(±2.50 Ac.)
TOTAL = ±1.18 Ha.(±2.92 Ac.)

DISTANCES SHOWN ARE IN METRES AND DECIMALS THEREOF.
 Ha. DENOTES HECTARES.
 Ac. DENOTES ACRES.
 SEC. DENOTES SECTION.
 TWP. DENOTES TOWNSHIP.
 RGE. DENOTES RANGE.
 W5M DENOTES WEST OF THE 5th MERIDIAN.

REVISION:

SCALE: 1:2000

FILE: 6836-5

DATE: APRIL 23, 1987

DRAFT: D.J.M.

DWG: 683605/1



LAND SURVEYING LTD.
 BOX 6028, PEACE RIVER, ALBERTA, T8S 1S1



M.D. of Mackenzie No. 23

Request For Decision

Meeting:	Regular Council Meeting
Meeting Date:	April 18, 2001
Originated By:	Bill Landiuk, Director of Corporate Services
Title:	Bylaw 149/98 – For the Purchase of three vehicles for Bylaw enforcement officers
Agenda Item No:	8 c)

BACKGROUND / PROPOSAL:

During the year-end process and preparation of the 2000 year financial statements, we uncovered a discrepancy between what a borrowing bylaw 149/98 (see attached) stated that Administration should use as the upper limit to borrow funds (5.5%) versus the actual percentage that we entered into with the Alberta Treasury Branches which was 6.25%.

This is what I would classify as a "housecleaning" situation and we need to amend the bylaw to match what Administration did.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

Since the original bylaw was for the purpose of financing a capital project for a term of 5 years or less, Section 257 of the MGA applies. Specifically 257(4) A borrowing bylaw that authorizes the borrowing does not have to be advertised.

Council can therefore amend the Bylaw without having to advertise.

COSTS / SOURCE OF FUNDING:

N/A

RECOMMENDED ACTION (by originator):

Three readings of amended Bylaw 149/98. Point 2 revised to read as follows:

The debentures shall bear interest during the currency of the debentures at a rate not exceeding six and one quarter (6.25%) per annum.

Review:

Dept.

C.A.O.

AMENDED

BYLAW NO. 149/98

**BEING A BY-LAW OF THE
MUNICIPAL DISTRICT OF MACKENZIE No. 23
IN THE PROVINCE OF ALBERTA**

**TO AUTHORIZE CAPITAL PROPERTY – SHORT TERM BORROWING
FOR THE PURCHASE OF THREE VEHICLES FOR
BYLAW ENFORCEMENT OFFICERS**

WHEREAS, the Council of the Municipal District of Mackenzie No. 23 deems it necessary to borrow to a maximum of One Hundred Forty Thousand Dollars (\$140,000) for a period of three (3) years in order to finance capital expenditures; and

WHEREAS, the amount to be borrowed, together with the unpaid principal of other borrowings made for the purpose of financing a capital property that have a term not exceeding three years, does not exceed 30% of the amount that the municipality estimates will be raised in taxes in 1998, as required for capital property – short term borrowing not exceeding three years; and

WHEREAS, pursuant to the Municipal Government Act, being chapter M-26.1 of the Revised Statutes of Alberta, 1994 and amendments thereto, the Council of a municipality may borrow money for the purpose of financing capital property.

NOW THEREFORE, COUNCIL OF THE Municipal District of Mackenzie No. 23, in the Province of Alberta, duly assembled, enacts as follows:

1. That the Council of the Municipal District of Mackenzie No. 23 do borrow a maximum sum of One Hundred and Forty Thousand Dollars (\$140,000) which the Council deems necessary to purchase equipment for the Municipality, being Three Vehicles.
2. The debentures shall bear interest during the currency of the debentures at a rate not exceeding six and one quarter percent (6.25%) per annum.
3. The debentures shall be issued in such manner that the principal and interest will be combined and be made payable in, as nearly as possible, equal annual installments over a period of three (3) years.
4. The debentures shall be payable in lawful money of Canada.

5. The debentures shall be signed by the Municipal Treasurer in conjunction with another person authorized by Council to sign negotiable instruments.
6. The indebtedness is contracted on the credit and security of the Municipal District of Mackenzie No. 23 at large.
7. There shall be levied and raised in each year of the currency of the debentures a rate or rates on the assessed value of all lands and improvements shown on the assessment roll, sufficient to provide an annual tax adequate to pay the principal and interest falling due in such year on such debentures. The said rates and taxes are collectible at the same time and in the same manner as other rates and taxes.
8. The net amount realized by the issue and sale of debentures authorized under this bylaw shall be applied only for the purposes for which the indebtedness was created.
9. This bylaw shall take effect on the date of the third and final reading thereof.

First Reading given on the _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Municipal Secretary

Second Reading given on the _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Municipal Secretary

Third Reading and Assent given on the _____ day of _____, 2001.

Bill Neufeld, Reeve

Eva Schmidt, Municipal Secretary

BYLAW NO. 149/98

**BEING A BY-LAW OF THE
MUNICIPAL DISTRICT OF MACKENZIE No. 23
IN THE PROVINCE OF ALBERTA**

**TO AUTHORIZE CAPITAL PROPERTY – SHORT TERM BORROWING
FOR THE PURCHASE OF THREE VEHICLES FOR
BYLAW ENFORCEMENT OFFICERS**

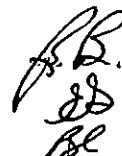
WHEREAS, the Council of the Municipal District of Mackenzie No. 23 deems it necessary to borrow to a maximum of One Hundred Forty Thousand Dollars (\$140,000) for a period of three (3) years in order to finance capital expenditures; and

WHEREAS, the amount to be borrowed, together with the unpaid principal of other borrowings made for the purpose of financing a capital property that have a term not exceeding three years, does not exceed 30% of the amount that the municipality estimates will be raised in taxes in 1998, as required for capital property – short term borrowing not exceeding three years; and

WHEREAS, pursuant to the Municipal Government Act, being chapter M-26.1 of the Revised Statutes of Alberta, 1994 and amendments thereto, the Council of a municipality may borrow money for the purpose of financing capital property.

NOW THEREFORE, COUNCIL OF THE Municipal District of Mackenzie No. 23, in the Province of Alberta, duly assembled, enacts as follows:

1. That the Council of the Municipal District of Mackenzie No. 23 do borrow a maximum sum of One Hundred and Forty Thousand Dollars (\$140,000) which the Council deems necessary to purchase equipment for the Municipality, being Three Vehicles.
2. The debentures shall bear interest during the currency of the debentures at a rate not exceeding five and one-half percent (5.5%) per annum.
3. The debentures shall be issued in such manner that the principal and interest will be combined and be made payable in, as nearly as possible, equal annual installments over a period of three (3) years.
4. The debentures shall be payable in lawful money of Canada.
5. The debentures shall be signed by the Municipal Treasurer in conjunction with another person authorized by Council to sign negotiable instruments.
6. The indebtedness is contracted on the credit and security of the Municipal District of Mackenzie No. 23 at large.
7. There shall be levied and raised in each year of the currency of the debentures a rate or rates on the assessed value of all lands and improvements shown on the assessment roll, sufficient to provide an annual tax adequate to pay the principal and interest falling due in such year on such debentures. The said rates and taxes are collectible at the same time and in the same manner as other rates and taxes.
8. The net amount realized by the issue and sale of debentures authorized under this bylaw shall be applied only for the purposes for which the indebtedness was created.



9. This bylaw shall take effect on the date of the third and final reading thereof.

First Reading given on the 10th day of November, 1998.


Betty Bateman, Chairperson


Eva Schmidt, Municipal Secretary

Second Reading given on the 10th day of November, 1998.


Betty Bateman, Chairperson


Eva Schmidt, Municipal Secretary

Third Reading and Assent given on the 12th day of November, 1998.


Betty Bateman, Chairperson


Eva Schmidt, Municipal Secretary

Approved


Bryan Clark, Official Administrator
Municipal Affairs

Refused

Bryan Clark, Official Administrator
Municipal Affairs

Form 3795
(Rev. 9/96)
(A6-03)

Principal Sum: \$ 140,000.00

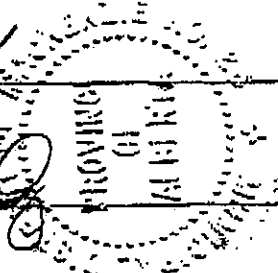
Date: June 11, 1999

For value received the undersigned (jointly and severally, if more than one) promises to pay to Alberta Treasury Branches at Box 850 Fort Vermilion Alberta, ON DEMAND, in lawful money of Canada, the Principal Sum together with interest on all amounts of the Principal Sum remaining unpaid from time to time after Date, both before and after default, at a rate per annum of 6.25 %. Interest will be calculated daily and, prior to demand, will be payable on the first day of each month.

Municipal District of Mackenzie #23

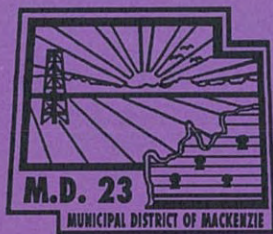
Bessie

Harold





M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Regular Council
Meeting Date:	April 18, 2001
Originated By:	Eva Schmidt, Executive Assistant
Title:	Elected Officials Meeting
Agenda Item No:	11 a)

BACKGROUND / PROPOSAL:

At the fall Elected Officials meeting it was decided that the M.D. would host the Elected Officials meeting this spring.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

The Elected Officials meeting has been scheduled for Friday, April 20, 2001 at 10:00 a.m. in the banquet room at the Stardust.

COSTS / SOURCE OF FUNDING:

Hospitality expenses at the Stardust along with Councillor honorariums and expenses.

RECOMMENDED ACTION (by originator):

That all Councillors be authorized to attend the Elected Officials meeting in High Level on April 20, 2001.

Review: *ES*

Dept. Administration

C.A.O. *(Signature)*



M.D. of Mackenzie No. 23

Request For Decision

Meeting:	Regular Council Meeting
Meeting Date:	April 18, 2001
Originated By:	Harvey Prockiw, CAO
Title:	Highway 58 to Garden River
Agenda Item No:	11 b)

BACKGROUND / PROPOSAL:

Some months ago Council requested to meet with the appropriate ministers to bring forth the fact that Highway 58 to Garden River is not a local road, but part of an inter-regional primary highway network. MLA Gary Friedel has arranged a meeting with Minister of Transportation Ed Stelmach on Monday, April 23, 2001 at 4:00 p.m. A decision needs to be made as to who will attend. Little Red River Cree Nation has been notified of this date and has indicated they will attend.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

COSTS / SOURCE OF FUNDING:

RECOMMENDED ACTION (by originator):

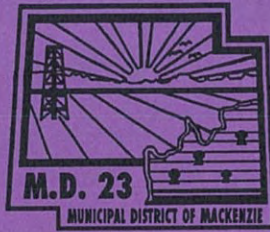
That Reeve Neufeld and Councillors _____ be authorized to attend the April 23, 2001 meeting with the Honourable Ed Stelmach in Edmonton.

Review:

Dept.

C.A.O.

M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Regular Council
Meeting Date:	April 18, 2001
Originated By:	Harvey Prockiw, Chief Administrative Officer
Title:	Provincial Conference on Homelessness & Affordable Housing
Agenda Item No:	11 c)

BACKGROUND / PROPOSAL:

Council is invited to attend the Finding Home Building Inclusive Communities Conference in Red Deer on May 31 and June 1, 2001.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

The conference will allow stakeholders to share practical information to address challenges in resolving problems of homelessness and affordable housing. The conference is geared toward builders, developers, real estate professionals, government and social agencies.

COSTS / SOURCE OF FUNDING:

Honorarium and expenses.

RECOMMENDED ACTION (by originator):

Option 1:

That Councillor Driedger be authorized to attend the Finding Home Building Inclusive Communities Conference in Red Deer on May 31 and June 1, 2001.

Option 2:

That Councillors _____, and _____ be authorized to attend the Finding Home Building Inclusive Communities Conference in Red Deer on May 31 and June 1, 2001.

Option 3:

That the invitation to attend the Tourism Industry Marketing Workshop at the Peace Valley Inns in Peace River on Wednesday, April 25th, 2001, be received as information.

Review:

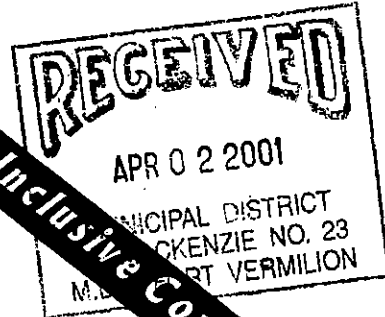
Dept.

C.A.O.



Finding Home:

Building Inclusive Communities



A provincial conference on homelessness and affordable housing

Red Deer, Alberta May 31 & June 1, 2001

THE PURPOSE

The purpose of the conference is to share practical information for all stakeholder groups interested in addressing the continuum of challenges in resolving problems of homelessness and affordable housing. Builders, developers, real estate professionals, and government stakeholders will find valuable, practical ideas for increasing the stock of affordable housing. Social agencies seeking to serve clients with multiple needs in addition to housing, will find much useful solution-focussed information in this conference.

THE LOGISTICS

Location

The conference takes place at the Red Deer Holiday Inn. Exit Highway 2 at 67th Street and turn left on 65th Avenue.

otherwise participate. For more information contact Genene at (403) 342-2266 or by email: officemanager.cmha@home.com.

Registration

Early registration (postmarked by May 1st) is \$125/person (includes two continental breakfasts, two lunches and food at the evening reception). Registrations will be limited to 250 persons and will be accepted on a first-come-first-served basis. To register, use enclosed form or download this document from www.mycommunityinformation.com and print pages 7 & 8. Registration after May 1st is \$175/person. Alberta Community Development is sponsoring 28 registrations on a first-come-first-served basis for individuals and non-profits who could not

Accommodation Reservations

Economical accommodation is available in Red Deer College residences. The cost is \$25/person/night for singles, or \$80 for a 4-bedroom townhouse. Prices include G.S.T. and provincial room taxes. To book a room in these residences, call Glenice Grover at the college, (403) 342- 3238.

To make reservations at the Holiday Inn, call 1-800-661-4961. The conference rate is \$105.28/night (all taxes included). When you make your reservation, let them know you are with the housing conference.

THE SPONSORS

This conference was initiated by the Red Deer Housing Committee and the City of Red Deer Social Planning Department as part of the follow up to the June 3rd (2000), "Think Tank on Housing in Alberta". The conference is made possible by the financial contributions of the Alberta Real Estate Foundation, the City of Red Deer, Human Resources Development Canada, Alberta Community Development and the Canada Mortgage and Housing Corporation, and by in-kind contributions from the City of Edmonton and the City of Calgary.



The Agenda

Thursday, May 31st

- 8:00 - 9:00 Registration, Continental Breakfast (provided)
- 9:00 - 9:15 Welcome, Introductions - Councillor Morris Flewwelling
- 9:15 - 10:30 Keynote Address: Innovative Affordable Homes for Changing Times - Dr. Avi Friedman
- 10:30 - 10:45³⁰ Break
- 10:45 - 12:15 **Concurrent Sessions Block 1**
1. Affordable Housing Innovations in Saskatoon - Russell Mawby
 2. The Role of Municipalities in Affordable Housing Issues - (panel)
 3. "Homeopoly": An Interactive Model to Understand Homelessness - George Copus
 4. A Red Deer Partnership Providing Housing for Singles (panel)
- Noon - 1:30 Lunch (provided)
- 1:30 - 3:00 **Concurrent Sessions Block 2**
1. Affordable Housing Innovations in Saskatoon - Russell Mawby (repeat)
 2. Alternative Financing for Affordable Housing - Marcel Notschaele & LaVerne Erikson
 3. Housing the Hard-to-Keep-Housed - Peter McNaughton
 4. Design Principles for Affordable Homes and Communities - Dr. Avi Friedman
- 3:00 - 3:15 Break
- 3:15 - 4:45 Community Housing Plans Rotation
- 5:00 - 7:00 Wine & Cheese Networking Social (Food provided, no-host bar)

Friday, June 1st

- 8:00 - 9:00 Continental Breakfast (provided)
- 9:00 - 10:30 Keynote: Affordable Housing and Homelessness in International Perspective - Dr. Willem Van Vliet
- 10:30 - 10:45 Break
- 10:45 - 12:15 **Concurrent Sessions Block 3**
1. Calgary Families in Transition program - (panel)
 2. Diversity Among the Homeless and a Community's Partnership in Response (panel)
 3. Bridging and Loan Funds (panel)
 4. Strategies to Promote an Affordable Housing Agenda (think tank session)
 5. Winnipeg Real Estate Board's Housing Opportunity Partnership - Peter Squire
- 12:15 - 1:30 Lunch (provided)
- 1:30 - 3:00 **Concurrent Sessions Block 4**
1. Creative Initiatives to Promote Home Ownership (panel)
 2. Successful Aboriginal Housing Initiatives - (panel)
 3. Affordable Housing Partnerships and Projects in Western Canada - (panel)
 4. Strategies to Promote an Affordable Housing Agenda (think tank continued)
- 3:00 - 3:30 Plenary Session: Report to delegates of planning achieved by think tank group.
- 3:30 Door Prize Draws, Adjournment

The Presenters

Dr. Avi Friedman

is an architect, professor, and the director of the Affordable Homes program at the McGill School of Architecture, which he co-founded in 1988. At McGill he has designed three housing prototypes which were built as full-scale demonstration projects and subsequently constructed by homebuilders in the private sector. The **Grow Home**, a narrow front row house (10,000 units), the **Next Home**, a flexible and affordable housing type which can be built as a single-family home, a duplex or a triplex, and as a detached house, semi-detached or as part of a row, and **La Casa a la Carta**, designed specifically for Latin America. Dr. Friedman has been widely published in both academic and trade publications and has received numerous awards including: the American Institute of Architects (AIA) Education Honors, the Association of Collegiate Schools of Architecture (ACSA) Collaborative Practice Award and the ACSA Creative Achievement Award, and the United Nations World Habitat Award.

Dr. Willem Van Vliet

is currently a Professor in the College of Architecture and Planning at the University of Colorado. He is also Director of the Ph.D. Program in Design and Planning, Director of the Center for International Research and Educational Projects, and President of the Research Committee on Housing and the Built Environment of the International Sociological Association. He has also served on the editorial boards of several scholarly publications dealing with architecture and environmental design. He is a widely published author and editor of books and articles on architecture and design, and edited the *Encyclopedia of Housing*, a book honored by the Reference User and Services Association, the Association of College and Research Libraries and the American Library Association. Dr. Van Vliet is the recipient of numerous awards including twice being honored as the Researcher of the Year from the College of Architecture and Planning.

Russell Mawby

is a graduate architect, who has worked on everything from Railway Lands redevelopment in Toronto, to designing a new suburb in East Berlin. He founded and ran the Collaborative Housing Society, a coalition of developers, architects, planners, and residents, who worked together to find new solutions to housing needs by finding new ways of building neighbourhoods. He became the Saskatoon's first Housing Facilitator in 1996, and works with banks, home builders, community groups and other levels of government to develop new capacities in the community to tackle housing issues.

Role of Municipalities Panel

Peter Vana is Director of Planning & Development, City of Lloydminster. He was formerly a community planning and land development consultant in the interior of British Columbia, and Planning Director and City Planner for communities of Kelowna, Whitehorse and Spruce Grove. **Andrew Tucker** has over 20 years of community planning experience with provincial and local governments. He has been with the City of Kamloops since 1991 and has assisted in the City's role as a partner in social housing projects including policy development, funding and community mediation. **Susan Flowers** is the Manager of the Town of Cochrane Family and Community Support Services (FCSS). She assisted in the creation of an Affordable Homes

Task Force in Cochrane whose purpose is to mobilize the community to identify and address local housing issues. **Sandy Wong** is Senior Planner with the Town of Cochrane. Her professional planning experience includes work in both the public and private sectors, over four years as a planning consultant and more than thirteen years in regional and local government.

George Copus

is a founder and CEO of CCS Incite Inc. Before going into private practice, George was Vice President, HR and Business Systems in a large energy company, focusing on Marketing and E-business strategy. Previously he had responsibility for Organizational Effectiveness, Learning, Performance Management and Leadership Development. He is a faculty member of the Banff Centre for Management. George's success in resolving business issues using Systems Dynamics and Complexity Theory has been featured in Canadian Business Magazine.

Red Deer Partnership Panel

George Berry, B. Arch, MAAA, MRAIC is the senior partner of BPS Architects Inc. and has developed creative design solutions to affordable housing problems in Central Alberta. He is involved in a variety of socially responsible projects ranging from new housing projects, building conversion, and social care facilities. **Stan Schalk** is a Red Deer businessman who has recently ventured into housing development. He is also a part-time farmer with a cow/calf operation and has a ministerial background. **Teresa Mabley** is a Program Officer with Canada Mortgage and Housing Corporation, and has over ten years experience in the delivery of various housing programs. She has extensive knowledge of CMHC funding and has a special interest in working with partners and communities to pool resources and maximize funding opportunities. **Patricia Turnbull** is Executive Director of the Canadian Mental Health Association, Central Alberta Region, and chair of the Red Deer Housing Committee. She has played a key role in planning and managing the logistics for this conference.

Marcel Notschaele

has been president Equiplan Mortgage Investors Fund Ltd. since 1975. He is a governor with the Alberta Real Estate Foundation, past president of the Alberta Mortgage Brokers Association and a committee member of the Edmonton Executive Association.

LaVerne Erickson

is an educator, artist, entrepreneur and visionary. He is the founder of the Rosebud School of the Arts and the Canadian Badlands Passion Play in Alberta, and Chemainus Theatre on Vancouver Island. His work in tourism, economic, and community development have taken him to many communities in Western Canada.

Peter McNaughton

has been the General Manager of Portland Place since 1994, following several years as the board chair of the organization. Prior to this, Peter was a civil servant with the Ontario government where he served in a number of administrative and executive functions before taking a voluntary exit package in 1994. Peter is pursuing candidacy for ordained ministry in the United Church of Canada and is completing joint Masters of Divinity and Master of Pastoral Studies (Social Ministry) degrees at the Toronto School of Theology.

Calgary Families in Transition Panel

Collin Penman is Program Manager for Families In Transition with Aspen Family & Community Network. He is also a founding member of the Calgary Homeless Foundation board of Directors and co-vice-chair of the Community Action Committee developing Calgary's three year plan for homelessness. **Dan O'Grady** is National Manager, Community Investment for Enbridge Inc. and is engaged in designing a National Community Investment strategy and program for the Enbridge group of member companies. He also sits on the Western Community Investment Council with the Conference Board of Canada.

Diversity Issues Panel

Pam Miller, PhD (Social Work and Philosophy) is an Associate Professor with the University of Calgary Faculty of Social Work. Community Development is her passion and she exemplifies this in her extensive current involvement in community initiatives: Children's Mental Health Project, Children's Poverty, Social Housing in Action and others. **Diane Randell** is Community Development and Project Manager with the City of Lethbridge, and manages the Social Housing in Action Initiative, a community based initiative reduce homelessness and the impact of homelessness in the community.

Bridging and Loan Funds Panel

Debra Curry is a Registered Social Worker who has been Coordinating the Loan Circle Society of Central Alberta since December of 1999. Their philosophy is to offer a "Hand Up" rather than a hand out to people with low incomes by way of small loans ranging from small business start up to housing emergencies. She also coordinates a personal Money Management Program in Red Deer. (See also the biographical notes for **Brenda Tewiel** and **Rodd Myers** on the "Creative Initiatives" panel.)

"Strategies ..." Think Tank Facilitators

Dennis Anderson will be leading the discussion on promoting an affordable housing agenda. Dennis has considerable experience in assisting in the development of provincial, federal, and international relationships. He is honorary consul for Thailand to assist in economic development, cultural and social representation in Alberta and Saskatchewan. He has also acted as an Advisor to the Russian Federation on democratization and restructuring, and Advisor to Peru on human rights and Ombudsman development. Dennis was also a member of the Legislative Assembly and held three cabinet positions including Municipal Affairs and housing. **Wendy Klassen** will be co-facilitating the session. Wendy is the Housing Coordinator for the Red Deer Housing Committee and provides leadership in the development of affordable housing for Red Deer citizens. She has nearly 30 years experience in community development in human services.

Peter Squire

is Director of Public Affairs for the Winnipeg Real Estate board and was a key figure in launching Winnipeg's Housing Opportunity Partnership. He is vice-president of the non-profit organization, and has been directly responsible for raising over \$1,000,000 to finance the project. With a background in economics and urban planning, Peter has worked as a planner for Alberta Municipal Affairs, and on contract with the City of Calgary.

Creative Initiatives Panel

Nancy Hackett is a planner with Parkland Community Planning Services in Red Deer whose many planning roles have included the Riverside Meadows Redevelopment Plan and the implementation of the Red Deer Greater Downtown Action Plan. **Gord Bontje**, president of Laebon Developments Ltd. (Master Home Builders), has been a residential builder in Central Alberta for 25 years. He is the past president of the Alberta Home Builders' Association and is part of the Building Technical Council, advising the province on building code issues. **Martha Ludtke** is Housing Options Project Manager for the Central Alberta Women's Outreach Society and past chair of the Red Deer affiliate of Habitat for Humanity. **Brenda Tewiel** is a Financial Literacy Facilitator for the Employment Development program of the Mennonite Central Committee (MCC) in Calgary. She is involved in forming and implementing the MCC Employment Development Security Deposit Loans and Money Management for women in need programs. **Rodd Myers** is Coordinator of Financial Literacy for MCC Employment Development, Calgary. He has designed, overseen, and implemented one of the first two Individual Development Account Asset Development projects in Canada.

Aboriginal Housing Initiatives Panel

Tim Collins is Chairman of the Board for the Metis Urban Housing Corporation which is the largest urban aboriginal housing corporation in Canada. They currently have about 880 houses in 11 different communities throughout Alberta and offer a variety of affordable Housing options to about 4,000 aboriginal tenants. **Rafique Islam** is Senior Housing Advisor to the Metis Nation of Alberta, the largest delivery agent in Alberta for the federal RRAP Housing program. Mr. Islam is a preeminent policy advisor on aboriginal housing issues in the Province of Alberta. **Robert Coulter** is currently the Chairman of the St. Albert Affordable Housing Committee. He was the National Coordinator for all 143 Urban Aboriginal Housing Programs throughout Canada and has managed both First Nations and Metis Housing Organizations in Alberta.

Affordable Housing Partnerships Panel

Bill Joyner is the Partnership Consultant for Canada Mortgage and Housing Corporation covering the 3 prairie provinces, the Northwest Territories and the Nunavut Territory. Bill has over 20 years experience in CMHC and has been involved in all areas of the Corporation including social housing delivery and mortgage loan insurance underwriting. **Brian Bell**, a Special Projects Manager in CMHC's Calgary's Business Centre, is responsible for developing affordable housing partnerships with the public and private sector. He previously worked in the private sector before joining the CMHC. His expertise is in Mortgage Insurance and Market Analysis. **Norm Connolly** is a member of CMHC's Partnership Team in Housing. His recent work includes completing a housing needs assessment for the Town of Canmore. Before joining CMHC, Norm worked as a planning consultant for the Fort McMurray Homeless Initiatives Steering Committee and helped them prepare a comprehensive community plan on homelessness for the Regional Municipality of Wood Buffalo. **Anna Bubel** is a real estate consultant and an Affordable Housing Facilitator for the Alberta Real Estate Association and its member Boards. Her work has encompassed planning, policy and research, community economic development and housing initiatives.

The Keynote Addresses

Day One: Innovative Affordable Homes for Changing Times

Dr. Avi Friedman

Over the past decade, Dr. Friedman has used innovative design approaches to the conception and building of affordable housing. His design for the Grow Home, a 14-foot-wide townhouse with unfinished space, has been widely accepted and over 10,000 have been sold. The Next Home introduced flexibility to the process and allowed people to purchase the quantity of space that they need and can afford. In his presentation, Dr. Friedman will explain the background, concepts, and their application in single units and communities.

Day Two: Affordable Housing and Homelessness in International Perspective

Dr. Willem Van Vliet

This address will examine different views of what constitutes affordable housing, the diverse factors contributing to homelessness, and the range of policy approaches seen around the world. Dr. Van Vliet suggests a conceptualization that maintains a universally shared component, while allowing for culturally and politically specific elements as well. He also emphasizes the importance of distinguishing between the individual characteristics and contextual conditions of households in need of affordable housing.

The Concurrent Sessions

Affordable Housing Innovations in Saskatoon

Russell Mawby

Saskatoon is fortunate to have an innovative and community-focused social housing program on which to build, but social housing is just one part of the continuum of housing need in our communities; other housing issues are equally important, including quality, availability and distribution. Saskatoon's Housing Facilitator position was established to deal with these broader issues, including supporting and facilitating the delivery of housing that meets this broader range of needs. The mission is best described as maximizing the ability of the community to take action on housing issues in an unbalanced and unsupportive social and economic environment.

The Role of Municipalities in Affordable Housing Issues

Panel Discussion: Lloydminster, Kamloops, Cochrane

The *City of Lloydminster* presentation will focus on the policy and practical application of affordable housing methods within the City, where the municipality is actively involved in the land development process. The presentation will also discuss Lloydminster's unique location as a bi-provincial city with two very different housing markets. The *City of Kamloops* presentation will examine the evolution of Kamloops in development of social and market housing. The presentation will include a number of examples of both social and market housing projects and will also discuss the role of the City as a mediator in the development of social housing in established neighbourhoods. The *Cochrane* presentation will address the policy development and implementation process and the steps being taken to acquire "affordable" housing in a smaller community undergoing explosive demand for real estate, and where development is left to the private sector.

"Homeopoly" An Interactive Model to Understand Homelessness (limited to 25 registrants)

George Copus

This workshop will present "Homeopoly", an interactive computer simulation model built using state-of-the-art systems dynamics tools to capture the systemic relationships between homelessness issues. The model has three purposes: to capture, test for validity and

communicate our assumptions and understanding of homelessness as an issue; to examine the impact of various strategies and help us more effectively address the homeless issues; and to foster collaboration among stakeholders through the unique process of collectively creating and refining the model.

A Red Deer Partnership Providing Housing for Singles

Panel Discussion

The design, development and operation of 14 self-contained bachelor suites in downtown Red Deer will be presented from four perspectives: owner, architect, funding body, and non-profit agency. Suites averaging 300 square feet were developed on the second floor of a downtown building and funding was obtained through Canada Mortgage and Housing Corporation, Residential Rehabilitation Assistance Program, Conversion program, owner's contributions, and Lottery Funds.

Alternative Financing for Affordable Housing

Marcel Notschaele & LaVerne Erikson

Marcel Notschaele's presentation has four main areas of focus in finding alternative financing for affordable housing: obtaining funds for building sites, obtaining funds for construction, rental accommodation funding, and program related investment (PRI). *LaVerne Erikson* has used numerous corporate structures and combinations of structures to access and manage capital. By linking for-profit corporations with not-for-profit agencies, investors have been able to use RSP savings and personal investment funds to meet community needs.

Housing the Hard-to-Keep-Housed

Peter McNaughton

As a result of de-institutionalizing psychiatric patients, and drastic reductions in welfare rates and supports for affordable housing in Ontario, agencies working with the vulnerable in society face increasing challenges. Portland Place provides a distinctive approach to helping its tenants survive in the world. The presentation will show how building form, staff and programs all contribute to keeping vulnerable people housed in a secure environment and provide a safe place called "home".

For information about the presenters of these sessions, see the inside and outside back cover.

Design Principles for Affordable Homes and Communities

Dr. Avi Friedman

In this session, Dr. Friedman will outline and illustrate the key principles that guide the design of affordable homes and communities. He will introduce three factors that influence cost: quality, area, and complexity, and will then explain their importance. Next he will speak about the planning principles of neighbourhoods and, in particular, issues related to parking, open spaces, and identity.

Community Housing Plans Rotation

Seven cities in Alberta have developed community housing plans to address the problems of homelessness. In this fast-paced session, you will quickly rotate through presentations of the seven plans. At the end, you will have a good overview as to what is being done across the province to address housing issues through these plans.

Wine and Cheese Networking Social

This session will allow delegates to network with each other and seek additional information from some of the presenters. There will be several displays that make available valuable information for people interested in issues of homelessness and housing affordability.

Calgary Families in Transition Program

Panel Discussion

"Families In Transition" is both a pilot program operating in Calgary to work with absolute homeless families, and a social phenomenon. The program brings parents and children to a point of crisis stabilization and assists them to move towards independence over a two year time frame. This session will examine program methodologies around supported subsidized living environments for families, looking at an extensive literature review on similar programs running across North America, and the data on the Calgary program as it has operated since December of 1999.

Diversity Among the Homeless and a Community's Partnership in Response

Panel Discussion

This presentation will describe an innovative participatory research project in Calgary and Lethbridge entitled "Diversity Among the Homeless and Those at Risk". The study identifies not only the numbers of homeless, but also the characteristics and life circumstances that have led to homelessness or place persons at risk of becoming homeless or inadequately housed. This presentation will be of particular interest to those communities which are attempting to minimize homelessness and be proactive in community planning.

Bridging and Loan Funds

Panel Discussion

This session will provide information on the delivery of interest-free loans for housing-related needs to individuals with limited incomes. These needs include rent, security deposits and utility hook-ups. The Loan Circle Society of Central Alberta and the Mennonite Central Committee, Calgary, will outline their programs, their challenges and successes, and the critical role of administrative support.

Strategies to Promote an Affordable Housing Agenda

A Think Tank facilitated by Dennis Anderson and Wendy Klassen

These sessions are for people interested in developing strategies to create cohesive voice to influence government to ensure that there is housing for all Albertans. The outcomes of this strategic planning will be reported back to all delegates in the final session of the conference and additional input from conference delegates will be sought.

The Winnipeg Real Estate Board's Housing Opportunity Partnership

Peter Squire

The Housing Opportunity Partnership (HOP) is a not-for-profit inner city housing-renewal organization committed to rebuilding neighbourhoods by reclaiming homes in serious decline and selling them to new homeowners. HOP acquires and renovates existing housing, promoting home ownership opportunities for low-to-moderate income home buyers. This presentation will focus on the lessons learned through this initiative and how they might apply in Alberta.

Creative Initiatives to Promote Home Ownership

Panel Discussion

A diverse panel will provide a wide range of perspectives and practical suggestions, and will field questions on issues impacting home ownership for low income individuals and families. Topics will include financing, community and municipal participation, NIMBY, creative design, zoning and the continuum of support. Examples from the private/public partnership that created a 9-home Habitat for Humanity subdivision, and the Mennonite Central Committee's Employment Development Program of Individual Development Accounts for home-buying, and creative financing and building by developers will be highlighted.

Successful Aboriginal Housing Initiatives

Panel Discussion

This session will be a frank discussion of the housing programs that are currently delivered by the federal government with some insight into delivery method and client base. The panelists will discuss present service delivery gaps, and recommend solutions to broaden the continuum of support model for housing the poor and the disadvantaged in Alberta.

Affordable Housing Partnerships and Projects in Western Canada

Panel Discussion

This session will highlight successful affordable housing private sector/public sector partnerships and projects in Western Canada. In this presentation, several case examples which provide affordable housing for those earning moderate incomes may be profiled, along with CMHC initiatives in Homeownership Education and Counselling. The Housing Facilitator Program of the Alberta Real Estate Association will also be presented.

For information about the presenters of these sessions, see the inside and outside back cover.

The Registration Form

Finding Home: Building Inclusive Communities

Note: You can register two persons from the same organization on one form. Please photocopy this form as needed.

Organization: M.D. of

Address: _____

Postal Code: _____ Ph. (_____) _____ Fax: _____

Email: _____

First Registrant's Name: _____

Any special needs? _____

Important Note: To promote networking among agencies and individuals at the conference and afterwards, a list of pre-registered conference participants and their contact information will be included as part of the registration package.

If you do not want your name to appear on this list, check this box

On the lines provided, please indicate your first and second choice of session in each block.

- Block 1**
- ___1. Affordable Housing Innovations in Saskatoon - Russell Mawby
 - ___2. The Role of Municipalities in Affordable Housing Issues, (panel)
 - ___3. An Interactive Model to Understand Homelessness - George Copus
 - ___4. A Red Deer Partnership Providing Housing for Singles (panel)
- Block 2**
- ___1. Affordable Housing Innovations in Saskatoon - (repeat)
 - ___2. Alternative Financing for Affordable Housing (panel)
 - ___3. Housing the Hard-to-Keep-Housed - Peter McNaughton
 - ___4. Design Principles for Affordable Homes and Communities - Dr. Avi Friedman
- Block 3**
- ___1. Calgary Families in Transition program
 - ___2. Diversity Among the Homeless and a Community's Partnership in Response (panel)
 - ___3. Bridging and Loan Funds
 - ___4. Strategies to Promote an Affordable Housing Agenda (think tank session)
 - ___5. Winnipeg Real Estate Board's Housing Opportunity Partnership - Peter Squire
- Block 4**
- ___1. Creative Initiatives to Promote Home Ownership (panel)
 - ___2. Successful Aboriginal Housing Initiatives
 - ___3. Affordable Housing Partnerships and Projects in Western Canada - (panel)
 - ___4. Strategies to Promote an Affordable Housing Agenda (continued)

over 

Second Registrant's Name: _____

Any special needs? _____

If you do not want your name to appear in the conference delegate list, check this box

On the lines provided, please indicate your first and second choice of session in each block.

- Block 1 ___1. Affordable Housing Innovations in Saskatoon - Russell Mawby
 ___2. The Role of Municipalities in Affordable Housing Issues, (panel)
 ___3. An Interactive Model to Understand Homelessness - George Copus
 ___4. A Red Deer Partnership Providing Housing for Singles (panel)
- Block 2 ___1. Affordable Housing Innovations in Saskatoon - (repeat)
 ___2. Alternative Financing for Affordable Housing (panel)
 ___3. Housing the Hard-to-Keep-Housed - Peter McNaughton
 ___4. Design Principles for Affordable Homes and Communities - Dr. Avi Friedman
- Block 3 ___1. Calgary Families in Transition program
 ___2. Diversity Among the Homeless and a Community's Partnership in Response (panel)
 ___3. Bridging and Loan Funds
 ___4. Strategies to Promote an Affordable Housing Agenda (think tank session)
 ___5. Winnipeg Real Estate Board's Housing Opportunity Partnership - Peter Squire
- Block 4 ___1. Creative Initiatives to Promote Home Ownership (panel)
 ___2. Successful Aboriginal Housing Initiatives
 ___3. Affordable Housing Partnerships and Projects in Western Canada - (panel)
 ___4. Strategies to Promote an Affordable Housing Agenda (continued)

For the Wine and Cheese networking social, does your organization want a table to display information about your programs/resources? Yes No

Please mail this form with a cheque for \$125 per registrant (if postmarked by May 1st, \$175 after May 1st) to:

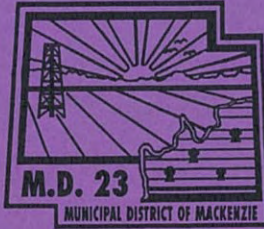
Housing Conference
c/o Canadian Mental Health Association
#4, 5015 - 48 St.
Red Deer, AB T4N 1S9

Notes: Registration receipts will be inserted in delegates' registration packages.

There will be an opportunity for organizations to distribute handouts at the wine and cheese reception.

Alberta Community Development is sponsoring 28 registrations on a first-come-first-served basis for individuals and non-profits who could not otherwise participate. For more information contact Genene at (403) 342-2266 or by email: officemanager.cmha@home.com.

M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Council Meeting
Meeting Date:	April 18, 2001
Originated By:	Operational Services
Title:	Gravelling and Re-gravelling Policy
Agenda Item No:	12 a)

BACKGROUND / PROPOSAL:

Council has requested input with regards to a policy regarding how gravelling and re-gravelling is to be done. Much discussion has taken place by various parties at various locations with regards to this topic.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

The supplier of gravel from two of the five pit areas has indicated that he will only sell gravel to the Municipal District of Mackenzie No. 23 if it is a supply and apply contract. This is for the Meander River Pit, for the Zama Access Road, and for the Ward Pit, for the Fort Vermilion and La Crete area. The price of the gravel, delivered to location, appears reasonable when compared to costs of MD owned gravel.

The gravel at the other three pit areas is owned by the MD. A small amount of gravel is hauled in the Assumption area each year (about 8,000 cubic metres.) This area is rather isolated and the gravel haul is on a single stretch of heavily used road. This pit easily lends itself to a contract type haul. In previous years the contractor has "camped" in the gravel pit area. The Fidler Pit is north of Fort Vermilion. About 15,000 cubic metres of gravel was hauled from this pit in 2000. We expect to haul about the same amount in 2001. This pit is relatively close to where the bulk of the trucks are and could also be contracted out.

The Tompkins Pit is at the south-west end of the MD and relatively close to the bulk of the independent truckers wishing to haul gravel. In 2000 about 16,000 cubic metres of gravel was hauled from this pit. It is expected that the same amount will be hauled in 2001. If Council desires the haul from this pit could be on a day labour basis. Detailed cost tracking could be done to provide the cost of all aspects of involvement by the MD.

Review:

Dept.

C.A.O.

COSTS / SOURCE OF FUNDING

Funds are allocated in the gravel hauling and gravel purchasing portions of the Transportation Budget.

RECOMMENDED ACTION (by originator):

- a) Council approve proposed Policy PW012

AND

- b) Council approve the haul of gravel on a day labour basis from the Tompkins Gravel Pit with the gravel haul rates to be paid in accordance with Policy PW012.

Review:

Dept.

C.A.O.

Municipal District of Mackenzie No. 23

Title	Gravel Supply	Policy No.	PW012
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Legislation Reference	Municipal Government Act, Section 18
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Purpose

To specify the terms of reference for gravel contracts on projects within the Municipal District of Mackenzie.

Policy Statement and Guidelines

1. Gravel contracts shall be tendered for both gravelling and re-gravelling on a pit by pit basis.
2. The Contractor shall be responsible for supplying gravel where the gravel is not being provided from M.D. of Mackenzie stockpiles. Contractors shall have the option of supplying gravel from other sources where it is beneficial to the municipality.
3. The Contractor shall be responsible for loading, hauling, placing and spreading gravel; haul road maintenance and repairs; and dust control operations.
4. Gravel type shall be as specified by M.D. of Mackenzie Administration for each contract.
5. Specific completion time lines shall be established for each contract.
6. Council approves the gravelling budget during the annual budgeting process.
7. Each year Council may approve the use of day labor to haul and place gravel on a pit specific basis. If so approved by Council, rates paid will be the lowest rates paid on a tender for a haul and apply contract during the previous year.

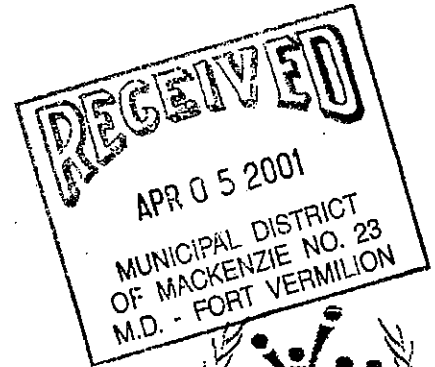
	Date	Resolution Number
Approved		
Amended		
Amended		



Family and Community Support Services

April 3, 2001

The Manager
M.D. of Mackenzie #23



2001
International Year
of Volunteers

A Year for Everyone
The value of one.
The power of many.

Dear Sir/Madam:

The year 2001, has been designated by the United Nations as the International Year of Volunteers.

We are currently preparing for the Volunteer Appreciation Dinner to be held at the Complex on April 26, 2001 at 6:00 P.M.

We are inviting you and your volunteers to the Dinner. We require you to provide us with a list of the names and addresses of all those who have helped your organization during the past year. When we receive your list, we will send an invitation to each of your volunteers. Please provide us with your list of names as soon as possible.

We do receive some funding from the Alberta Volunteer Centre through the Wild Rose Foundation to help cover some of the costs. We would be most grateful if your organization would make a donation of food or money for the Dinner. If you are able to contribute, please call 927 - 4340.

We hope that you will join your neighbors at the Annual Volunteer Appreciation Dinner to give Thanks to the many people who help out in so many ways at our schools, hospital and Fire Department as well as the many organizations in our community.

Sincerely,

Cody McAteer
Assistant Resource Worker

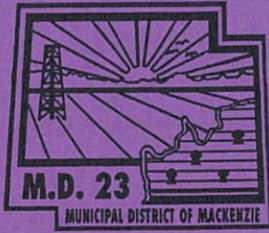
Wild Rose
FOUNDATION

An Alberta Government
Utility / Funded Foundation

VOLUNTEER
ALBERTA
The Association of Volunteer Centres of Alberta



M.D. of Mackenzie No. 23



Request For Decision

Meeting:	Council Meeting
Meeting Date:	April 18, 2001
Originated By:	Operational Services
Title:	Sale of MD Gravel for Personal and Farm Use
Agenda Item No:	12 b)

BACKGROUND / PROPOSAL:

From time to time ratepayers in more isolated portions of the MD have asked to purchase gravel from the MD because the costs of hauling gravel from commercial suppliers is too high. If the gravel must be hauled 50 or 60 miles the cost of the gravel can double.

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

If the gravel is provided at the year end calculated cost it would normally be more costly than purchasing it at a private pit source. This will ensure that only those persons who will obtain a cost saving will be purchasing MD gravel. Currently MD gravel has been valued at the \$10.00/cu m. range in the pit. This is apparently much more than what is being charged at the Ward Pit. Restricting the use of the gravel to personal, or farm, use will limit the amount of gravel used by any person to a reasonable amount. (PM/cu yd)

Purchase of gravel would be restricted to those days that the MD is hauling gravel from a pit.

COSTS / SOURCE OF FUNDING

No funds are required as the gravel would be sold on a cost recovery basis.

RECOMMENDED ACTION (by originator):

Council approve proposed Policy PW013.

Review:

Dept.

C.A.O.

Municipal District of Mackenzie No. 23

Title	Gravel Supply	Policy No.	PW013
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Legislation Reference	Municipal Government Act, Section 18
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Purpose

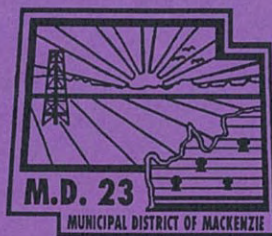
To specify the terms of reference for personal, or farm use of gravel from Municipal District of Mackenzie No. 23 controlled gravel pits.

Policy Statement and Guidelines

1. Gravel may be purchased by residents of the Municipal District of Mackenzie No. 23.
2. Gravel sales will only take place where there is not a privately operated gravel pit within 50 kilometers of the Municipal District of Mackenzie No. 23 gravel source.
3. The maximum amount of gravel that can be purchased each time is 100 cubic meters. Any amounts in excess of this amount must receive prior approval of Administration.
4. The gravel may ^{be made} ~~only~~ be purchased when the Municipal District of Mackenzie No. 23 is conducting gravelling operations from a specific gravel pit. These are the days when a loader is available to load gravel for private purchasers and are referred to as "gravel" days.
5. The cost of the gravel will be the price established for that gravel pit at the end of each year. ~~Note that only one price is established for all gravel materials at a gravel pit.~~ The cost of loading the gravel will be included in the unit price for the gravel.
6. The person purchasing the gravel must make arrangements for the purchase of the gravel through the La Crete Office. Invoices may be issued for those persons unable to conveniently travel to the La Crete Office to pre-pay their gravel purchase.
7. Any persons who have an outstanding debt more than 60 days in arrears must pay for the gravel before it is loaded onto a truck.
8. The "gravel days" will be publicized.

	Date	Resolution Number
Approved		
Amended		
Amended		

M.D. of Mackenzie No. 23



Request For Decision

Meeting:	REGULAR COUNCIL MEETING
Meeting Date:	April 18, 2001
Originated By:	Marco Braat, Superintendent of Utilities
Title:	Letter from Northern Coordinated Action for Recycling Enterprises.
Agenda Item No:	12 c)

BACKGROUND / PROPOSAL:

The voluntary Milk Jug Recycling Program has been in operation for a year and half, and is up for review by Alberta Environment to determine the success of the program.

DOCUMENTATION ATTACHED

DISCUSSION / OPTIONS / BENEFITS / DISADVANTAGES:

Northern C.A.R.E. has been a strong supporter and is requesting Council support for the continuation of this program as mentioned in the attached letter.

COSTS / SOURCE OF FUNDING:

N/A

RECOMMENDED ACTION (by originator):

This be received as information

Review:

MB

Dept.

Utilities

C.A.O.

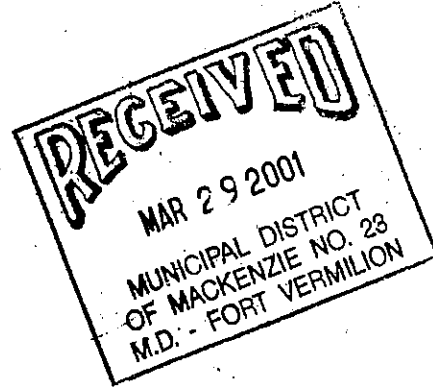
[Signature]

NORTHERN
COORDINATED ACTION FOR RECYCLING ENTERPRISES

Box 450, Berwyn AB T0H 0E0 • Phone: (780) 338-3862 • Fax: (780) 338-3811 • E-mail: admin@northerncares.org • Website: www.northerncares.org

March 16, 2001

Municipal District of Mackenzie No. 23
Box 640
Fort Vermillion AB T0H 1N0



Dear Reeve Bill Neufeld and Council:

Re: Milk Jug Recycling Program

As you are aware, the voluntary Milk Jug Recycling Program has been in operation for a year and a half and will be again reviewed by Alberta Environment at the end of year two, to determine whether or not the program should continue as a voluntary one. If it is decided that the program continues as is, then the Alberta Dairy Council will continue to work with the municipalities to increase awareness and recycling rates. If the Honorable Dr. Lorne Taylor, the new Minister of Environment, decides that the program is not reaching an acceptable return rate, the milk jugs will likely become part of the deposit program along with the other beverage containers.

Northern Coordinated Action for Recycling Enterprises (Northern C.A.R.E.) has been a strong supporter of the voluntary municipal program from the beginning and wishes to see this program continue as is. Although the Alberta Dairy Council has not reached the 75% return rate proposed 2 years ago, Northern C.A.R.E. feels that they have been making great strides in achieving this goal and given more time will reach their target.

If you support this program, then Northern C.A.R.E. encourages you to write to the Honorable Dr. Lorne Taylor stating this endorsement. It is important to indicate to the Minister why you would like the milk jugs to remain as a voluntary recycling system. Some of the issues you may want to address in your letter, if they are relevant, are:

The plastic milk jug is the most easily identified plastic that municipalities recycle and, therefore, it is easy to educate the residents about recycling it.

Plastic milk jugs are the most valuable plastic that municipalities can recycle. Without the milk jugs, municipalities collecting other plastics will find it difficult, if not impossible, to market these other plastics. The milk jugs are used as a bargaining tool to obtain a fair market price for the mixed plastics. If you take away the milk jugs, you are left with a less desirable product.

A stable market price has been created and sustained by the Alberta Dairy Council and *no other recyclable material* has this favorable stability.

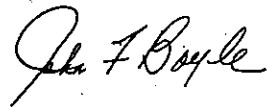
If you would like more information on the voluntary program, please visit the Alberta Dairy Council Milk Jug Recycling Program's web page at www.milkjugrecycling.com to read their annual report. The report includes information about the recycling rates for all of the municipalities involved, the costs of the program, as well as what the Alberta Dairy Council has done in terms of advertising and promotion. If you wish to speak with someone about the program, you can call Wendy DeVent, the Executive Director of Northern C.A.R.E., at (780) 406-0913 or Roberta Windrum, the Program Coordinator with the Alberta Dairy Council Milk Jug Recycling Program, at 1-877-414-JUGS (5847).

Northern C.A.R.E. feels that the voluntary program is the best solution for milk jug recycling and hopes that your support of this program is voiced to the new Minister of Environment, the Honorable Dr. Lorne Taylor, so that the program can continue.

For your convenience, you can reach the Honorable Dr. Lorne Taylor at:

423 Legislature Building
10800 - 97 Avenue
Edmonton, AB
T5K 2B6
Phone: (780) 427-2391
Fax: (780) 422-6259

Sincerely,



John Boyle
Chair,
Northern Coordinated Action for Recycling Enterprises
Deputy Mayor, City of Grande Prairie

c.c. Wendy DeVent
Executive Director, Northern Coordinated Action for Recycling Enterprises