

MUNICIPAL DISTRICT OF MACKENZIE NO. 23

ANNUAL RATEPAYERS MEETING

ZAMA COMMUNITY HALL

April 22, 1996

PRESENT:

Bill Neufeld,	Reeve
Betty Bateman,	Deputy Reeve
Frank Rosenberger,	Councillor
Reuben Derksen,	Councillor
Elmer Derksen,	Councillor
Reg Scarfe,	Councillor

ALSO PRESENT:

Dennis Litke,	Chief Administrative Officer
Kevin Smith,	Recording Secretary
Hugh Dennis,	Treasurer
Roger Borchert,	Manager of Public Works
Dave Wiens,	Maintenance Supervisor
Paul Driedger,	Development Officer
Chris Kelland,	Agricultural Fieldman
Russell Friesen,	Agricultural Fieldman
Kevin Morrison,	Maintenance Supervisor
George Commanda,	Utility Officer
26 Ratepayers	

CALL TO ORDER:

1. a) Councillor Bateman called the meeting to order at 7:41 p.m.

b) Introductions

All Council members and M.D. staff introduced themselves.

ELECT CHAIR:

2. Election of a Chair for this Meeting

Councillor Bateman called for nominations for a chairperson for this meeting.

1st call: Jim Bateman nominated Glenn Bauer.
Glenn Bauer accepted.

2nd call: There were no other nominations.

3rd call: There were no other nominations.

Councillor Bateman declared Glenn Bauer elected as Chairman by acclamation.

Glenn Bauer took the chair.

MINUTES:

3. a) Minutes of 1995 Ratepayers Meeting

Manager Litke read the minutes of the 1995 La Crete Ratepayers meeting out loud.

b) Adoption of Minutes

MOTION 96-01

MOVED by Joanne Carey to adopt the 1995 minutes.

CARRIED

REPORTS:

4. Annual Reports

a) Municipal District Report, Bill Neufeld, Reeve

Reeve Neufeld read his report noting changes taking place in the M.D. with the take over of the airports, the Tompkins Landing ice crossing and ferry operation, the paving of the loop on Highway No. 697 and the plans for the construction of the Zama access road.

MOTION 96-02

MOVED by Jim Bateman, to adopt the Reeve's annual report.

CARRIED

b) Council Member Reports
Flood Control Projects, Other reports

Chairman Bauer asked if there were any Council member reports, there were none.

c) Manager's Report Dennis Litke, C.A.O.

Manager Litke read his report pointing out the various administrative changes that have taken place since incorporation on January 1, 1995. The Manager briefly described the construction of the Waste Transfer Stations, the East Fort Vermilion Sewer Line, a Raw Water Reservoir in Fort Vermilion, and the new Treated Water Reservoir in La Crete.

MOTION 96-03

MOVED by Joanne Carey, to adopt the Manager's Report as presented.

CARRIED

d) Planning & Development Report
Kevin Smith/Paul Driedger, Development Officers

Paul Driedger read his planning and development report noting the number of development and building permits that had been issued in 1995, the number of subdivisions applied for, and the number of Land Use Order Amendments received.

MOTION 96-04

MOVED by Peggy Macdonald, to adopt the Planning and Development report as presented.

CARRIED

e) Agricultural Service Board Report
Chris Kelland/Russell Friesen, Agricultural Fieldmen

Russell Friesen presented the Agriculture Service Board report touching on Training, Education and Awareness, Pest Control, Agricultural Sustainability, Diversification and Marketing, and Provision of Supportive Services.

MOTION 96-05

MOVED by Lisa Wardley to adopt the Agricultural Service Board report as presented.

CARRIED

f) Financial Report, Hugh Dennis, Treasurer
1995 Unaudited Financial Statement

Treasurer Hugh Dennis presented the 1995 unaudited financial report.

MOTION 96-06

MOVED by Jim Bateman to accept the financial report as presented.

CARRIED

5. Emergency 911 Phone Service

Reeve Neufeld asked Paul Driedger to give a report on an emergency 911 service.

Paul Driedger reported on the emergency 911 system. AGT is planning on setting up the 911 system if that's what the communities want. There are various ways of setting it up, one option of cost recovery is a flat rate charge on each phone line, right now it would be 44 cents per line plus 42 cents for answering and dispatch, making a total of 86 cents a month per phone line. It was pointed out that the dispatch centre is never tied up, calls always go to the next dispatch centre.

At 8:16 p.m. Chairman Bauer called a recess for coffee break.

Chairman Bauer reconvened the meeting at 8:30 p.m.

QUESTIONS:

6. Question Period

Chairman Bauer asked for discussion to be continued on the 911 service.

Question: How would 911 contact anyone back here?

Answer: They would take all the information and call dispatch.

Question: Does the local ambulance have a functioning radio system?

Answer: Yes.

Question: Are any other M.D.'s dispatching?

Answer: The M.D.'s will have to decide on dispatch.

Question: Does it work on Mobile numbers?

Answer: We are not sure.

Question: Will 911 help you out until the ambulance arrives?

Answer: Yes, the 911 operator will tell you what to do.

Question: 911 works great in Rainbow Lake, but Zama has no means of communication. Would the M.D. pay for the communication to be set up?

Answer: Zama should have a radio system whether or not we go with 911. But the community would have to get involved.

Question: If Zama does not want 911 will the rest of the M.D. still get it if they want it?

Answer: Yes.

Chairman Bauer asked for a show of hands and the majority of people were in favour of 911.

Question: Who mows the grass?

Answer: The maintenance staff is responsible for it.

Question: Would like to see spraying of bugs.

Answer: You can apply for a license and set up a business to spray bugs.

Question: What are the Alberta Environmental Protection guidelines?

Answer: You would have to apply herbicide according to specifications.

Question: Does the M.D. have money for flood and mosquito control?

Answer: We are fairly busy in agricultural areas.

Question: A farmer has to bury dead animals, what about dead animals along the side of the road?

Answer: Fish and Wildlife takes care of dead animals on roadsides.

Question: Could the ditches be seeded with grass?

Answer: Don't mind seeding grass in the ditches;

MOTION 96-07

MOVED by Lisa Wardley to seed ditches to grass.

CARRIED

Chairman, Glen Bauer, asked if there were any more questions.

Question: What are the plans for the old dump?

Answer: A man from Manitoba is interested in it, as well the M.D. Will check with Alberta Environment about reclamation.

Question: What happened to the dumpster that was located at the end of the highway, and will it be replaced?

Answer: Councillor Bateman said Pennzoil took it out but she has no idea what happened to it.

MOTION 96-08

MOVED by Councillor Bateman to pay L & P Disposals to supply a dumpster and also have them empty it.

CARRIED

Question: Will these motions be reviewed?

Answer: Council will review all motions.

Question: Will the road construction affect Zama residences getting out?

Answer: Councillor Bateman said that she hopes the road will be constructed on the existing road but that is up to the engineers.

Question: Will the construction crew be staying in High Level, Zama, or halfway?

Answer: That is hard to answer because the contractors have not been hired yet.

Question: Is the road still a go ahead, and is it proper for a person to speak out after a motion has been made?

Answer: It slowed things up a bit but the road is still a go ahead and the Councillor has been reprimanded.

Question: This made Zama residences sound like they were not asked for community input.

Answer: Dr. West made a decision and is standing by it. Councillor Fedeyko made a lot of static as did the Town of Rainbow Lake.

Answer: Councillor Bateman said she would go as a guest to Rainbow Lake to answer questions.

The M.D. Council has agreed to a 75-25 split for a secondary highway and Council is going to work to get primary status on this road.

Question: Will the road be graveled or paved?

Answer: We have to get gravel first, there is a procedure Council has to follow, but we can pursue pavement in the future.

Answer: Roger Borchert advised that we would try to get a good wide surfaced road capable of handling pavement in the future.

Councillor Bateman said it is now back in Gulf's ballpark as they originally built the License of Occupation road. The M.D. is now negotiating with Gulf on the License of Occupation road to turn it over to the M.D.

A gentleman from Gulf said they are still negotiating with Pennzoil and are prepared to negotiate with the M.D. in good faith.

Question: Is there an estimate on what it will cost to maintain the road?

Answer: This still has to be worked out and will be in next years budget.

Question: Is maintenance on highway 35 a priority?

Answer: Highway 35 is Alberta Transportation and Utility's responsibility.

Question: Is the M.D. proposing to develop more lots in Zama?

Answer: A 43 lot unserviced subdivision is being considered for development. The M.D. is considering servicing a third to half of those lots. Residential lots are also being considered.

Question: When will those lots be completed?

Answer: That won't take long after lots have been registered and serviced.

Question: Will bylaws be enforced?

Answer: The best thing to do is phone the RCMP if bylaws are not being adhered to.

Statement: Letters have been sent regarding trucks in the residential area.

Statement: One resident said they would have to move if trucks were not allowed in the residential area.

Question: Dogs are running wild in town, is there a bylaw enforcement in place as dogs are beginning to run in packs?

Answer: The Utility Officer goes and picks the dog up and the owner unties it again after the Utility Officer leaves.

Question: Do these dogs have owners?

Answer: Utility Officer said yes most dogs have owners. Fines are issued but no one pays them. Someone also burned the M.D.'s dog house.

Question: The residents of Zama want a solution to the problem.

Answer: Roger Borchert said the M.D. is reviewing the bylaw at this time.

Question: Is there any way to enforce fines? Is there a court system to take it through?

Answer: Glen Bauer said it is expensive.

Question: Are there plans to upgrade the Water Treatment Plant facility in town?

Answer: Roger Borchert stated that we received proposals to proceed with upgrading on the Water Treatment Plant. A contract has been awarded to do the design work for the upgrade as well as for the proposed 43 lot subdivision.

Question: Will Municipal District of Mackenzie No. 23 be putting in culverts?

Answer: Paul Driedger stated that we used to, but now leave it up to the landowner because they usually want it placed somewhere else.

Question: Are manhole covers supposed to be on or off?

Answer: George Commanda said they are supposed to be on.

Question: Is anything being done with the ambulance?

Answer: Paul Driedger said he is taking the ambulance to La Crete to get it looked at.

Question: Is the community responsible for the equipment and facility?

Answer: Gulf has made an offer to train 12 people to EMR level in this community.

Question: Glen Bauer said there is supposed to be a health nurse coming up here, we have a facility here, but we cannot get the health board to get a nurse up here. Can we get some commitment from Northwestern Health to get someone up here once a month?

Answer: Councilor Bateman said the health board should be answering that question.

Question: We discussed the ambulance and how we can get training, as well as repairs and equipment?

Answer: Councillor Bateman said Council has accepted Gulf's proposal to get training courses.

Question: We would like to have dust control before July, can we use the new product on the road instead of calcium?

Answer: Councillor Bateman said we have to follow environmental standards.

Question: Where and when will the office in Zama be opened?

Answer: Manager Litke said the office should be opened prior to May 31, 1996.

Chairman Bauer asked if there were any other questions

Question: Councillor Bateman asked Gulf personnel if there were any questions for the Development personnel.

Answer: Gulf employee said they only need one lot now for Lance.

Question: With all the new development will the assessments go up?

Answer: Councillor Bateman said assessments will always go up if improvements are made.

Question: Jackie asked if the town boundaries will expand and if she could get more money for her lots?

Answer: Councillor Bateman said when dealing with real estate it is hard to speculate.

Councillor Bateman said Council will build lots in phases because the M.D. does not want to sit on empty serviced lots.

George Commanda said people want residential lots and not general lots.

Discussion regarding residential and general lots.

Chairman Bauer asked if there were any more questions.

Question: Joanne Carey asked if anyone applied for a development permit for a hotel and bar?

Answer: Paul Driedger said no such application has been received for it yet.

ADJOURNMENT

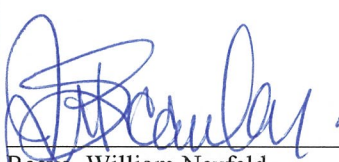
MOTION 96-07

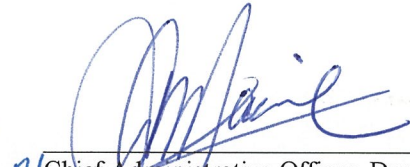
7.

MOVED by Brenda Grandvold to adjourn the meeting at 10:01 p.m.

CARRIED

The minutes were adopted this 21st day of April 1997


Reeve, William Neufeld
Chairperson


A/Chief Administrative Officer, Dennis Litke
John Maine