

MINUTES OF THE REGULAR MEETING OF THE COUNCIL FOR WESTLOCK COUNTY HELD IN THE COUNCIL CHAMBERS AT THE LOCAL ADMINISTRATION BUILDING IN WESTLOCK ON TUESDAY, NOVEMBER 25, 2014

Members Present In attendance were Reeve Bud Massey; Councillors Ron Zadunayski, Albert St. Louis, Jim Wiese, Mel Kroetsch and Dennis Primeau; Administrator Peter Kelly and Executive Assistant Cary Mueller.

Sue Oberg, Assistant County Administrator/Chief Financial Officer was present at the Meeting.

Larry Strilchuk and Toni Siegle were present at the Meeting.

Reeve Bud Massey called the Regular Meeting to order at 9:00 a.m.

Minutes Adopted #499/14 **Councillor Albert St. Louis:** That the Minutes of the Regular Meeting of Council held November 12, 2014, be adopted as presented.

Carried 6-0

Toni Siegle left the Meeting at 9:02 a.m.

Additions and/or deletions to the Agenda:

Add: 12.1 Status Sheet

Agenda Adopted #500/14 **Councillor Ron Zadunayski:** That the Agenda be adopted, as amended.

Carried 6-0

Accounts for Payment #501/14 **Councillor Jim Wiese** That the Accounts for Payment in the amount of \$1091133.42 be approved for payment.

Carried 6-0

Bill Mills, Manager of Transportation Services, entered the Meeting at 9:16 a.m. and left again at 9:17 a.m.

Reserve Bids for Tax Sale Properties #502/14 **Councillor Albert St. Louis:** That Council accept the estimated market values for reserve bids in Westlock County for 2014 tax recovery sales as presented.

Carried 6-0

Process of Providing Appraised Values #503/14 **Councillor Jim Wiese:** That Council request that Administration investigate an alternate process of providing appraised values for tax recovery properties in Westlock County.

Carried 6-0

Activity Report #504/14 **Councillor Dennis Primeau:** That Administration acquire an activity report of the services provided through the contact with Municipal Assessment Services for presentation to Council.

Carried 6-0

Laurie Strutt, Manager of Planning and Development Services and Kathy Lenny, Assistant Development Officer, entered the Meeting at 9:30 a.m.

Dev App # 14 126
Lot 16, Block 1,
Plan 1222225,
Pt. SE 31-59-25-W4
#505/14

Councillor Jim Wiese: That Council approve Development Application No. 14 126 to construct a new residence on a full basement with an attached garage on Lot 16, Block 1, Plan 1222225, Pt. SE 31-59-25-W4 which is currently zoned within the Direct Control (R) District, subject to the following conditions:

- a) The applicant must conform to the County's Land Use By-law and Municipal Development Plan;
- b) The applicant must obtain all appropriate Provincial Safety Code Construction Permit(s) from the County office; please note for Commercial Development, Master Contractors are required to obtain Electrical, Gas, Plumbing and Private Sewage Disposal Systems permits;
- c) That the applicant abide by and adhere to the Restrictive Covenant for Windsock Developments Ltd. (copy enclosed)
- d) Maximum building heights will be in accordance with provincial guidelines for height restrictions in proximity to aerodromes, taxiways and runways;
- e) Construction shall conform to Canada Mortgage and Housing Corporation Standards for sound insulation for buildings situated in Noise Exposure Forecast (NEF) areas;
- f) Grade differences between adjacent properties will not be excessive and no more than 15.0 cm (5.9 inches) unless otherwise approved by the Development Authority;
- g) That the applicant provides Westlock County with a Lot Grading Certificate from an Alberta Land Surveyor upon completion of the construction of the residence;
- h) That the residence remains vacant until all Provincial Safety Code Construction permits have received inspections and are closed compliant;
- i) That the applicant provide Westlock County with a copy of the Real Property Report prepared by an Alberta Land Surveyor upon the sale of the proposed residence.

Carried 6-0

Dev App # 14 127
Lot 16, Block 1,
Plan 1222225,
Pt. SE 31-59-25-W4
#506/14

Councillor Albert St. Louis: That Council approve Development Application No. 14 127 to construct a new two story residence on a basement with an attached garage on Lot 14, Block 1, Plan 1222225, Pt. SE 31-59-25-W4 which is currently zoned within the Direct Control (R) District, subject to the following conditions:

- a) The applicant must conform to the County's Land Use By-law and Municipal Development Plan;
- b) The applicant must obtain all appropriate Provincial Safety Code Construction Permit(s) from the County office; please note for Commercial Development, Master Contractors are required to obtain Electrical, Gas, Plumbing and Private Sewage Disposal Systems permits;
- c) That the applicant abide by and adhere to the Restrictive Covenant for Windsock Developments Ltd. (copy enclosed)
- d) Maximum building heights will be in accordance with provincial guidelines for height restrictions in proximity to aerodromes, taxiways and runways;
- e) Construction shall conform to Canada Mortgage and Housing Corporation Standards for sound insulation for buildings situated in Noise Exposure Forecast (NEF) areas;
- f) Grade differences between adjacent properties will not be excessive and no more than 15.0 cm (5.9 inches) unless otherwise approved by the Development Authority;
- g) That the applicant provides Westlock County with a Lot Grading Certificate from an Alberta Land Surveyor upon completion of the construction of the residence;

- h) That the residence remains vacant until all Provincial Safety Code Construction permits have received inspections and are closed compliant;
- i) That the applicant provide Westlock County with a copy of the Real Property Report prepared by an Alberta Land Surveyor upon the sale of the proposed residence.

Carried 6-0

Manager Laurie Strutt and Development Officer Kathy Lenny left the Meeting at 9:47 a.m.

Larry Strilchuk left the Meeting at 9:47 a.m.

In Camera
#506/14

Councillor Ron Zadunayski: That the Meeting go In Camera at 9:49 a.m. to discuss personnel issues and CAO Peter Kelly, Assistant CAO Sue Oberg, and Executive Assistant Cary Mueller shall remain in the room.

Carried 6-0

Reeve Bud Massey left the Meeting at 9:59 a.m. to attend to personal business.

Regular Meeting
#507/14

Councillor Dennis Primeau: That Council return to the Regular Meeting at 10:11 a.m.

Carried 5-0

Reeve Massey returned to the Meeting at 10:11 a.m.

Troy Grainger, Manager of GROWTH Alberta, entered the Meeting at 10:11 a.m.

Voluntary Severance
#508/14

Councillor Jim Wiese: That Council reaffirm their decision In Camera and instruct Administration to follow the conditions as negotiated.

Carried 6-0

GROWTH
Presentation

Troy Grainger, Manager of GROWTH Alberta, made a presentation to Council regarding GROWTH Alberta.

Troy Grainger left the Meeting at 10:31 a.m.

Status Sheets

Council and staff discussed the Status Sheets that were presented.

Adjourn
#509/14

Councillor Albert St. Louis: That the Meeting be adjourned at 10:51 a.m.

Carried 6-0

Reeve

Administrator