



**RM of Edenwold
Meeting Minutes**

Regular Council Meeting October 22, 2024 - 09:00 AM

Minutes of a Regular Meeting of the Council of the Rural Municipality of Edenwold No. 158 held on Tuesday, October 22, 2024, in the Council Chamber of the Municipal Building, located at 100 Hutchence Road, Emerald Park, Saskatchewan, the following were present:

Reeve: Al Trainor

Councillors: Division #1 Carmen Leibel
Division #2 Stan Capnerhurst
Division #4 Karen Kotylak
Division #5 Dwayne Radmacher
Division #7 Rod Tuchscherer

Chief Administrative Officer: Karen Zaharia

Manager of Engineering and Public Works: Clark Gates

Manager of Planning and Development: Paige Boha

Financial Officer: Sara Gartshore

Absent: Division #3 Nichole Posehn and Division #6 Tim Brodt

Call to Order

With a quorum present, Reeve Trainor called the meeting to order at 9:02 a.m.

Declaration of Conflict of Interest

Council reviewed the agenda items and no conflicts of interest were declared.

Res. No: Meeting Minutes: October 8, 2024
2024/654 **Moved By:** Councillor Tuchscherer

THAT the minutes of the regular meeting held on October 8, 2024 be approved as circulated and presented.

CARRIED

Res. No: Public Hearing Minutes: October 8, 2024
2024/655 **Moved By:** Councillor Capnerhurst

THAT the minutes of the public hearing meeting held on October 8, 2024 be approved as circulated and presented.

CARRIED

Res. No: List of Accounts
2024/656 **Moved By:** Councillor Kotylak

THAT the list of accounts consisting of cheques #4620 to #4664, 11 other EFT payments & 1 credit card payment totaling \$777,093.25 plus September 22-October 5, 2024 payroll totaling \$55,742.47 be approved for payment.

CARRIED

A handwritten signature in blue ink, appearing to be "al k" or similar, located in the bottom right corner of the page.

Public Works Foreman Rod Benroth joined the council meeting at 9:06 a.m.

Public Works Report: 9:09 a.m. to 9:40 a.m.

Public Works Foreman Rod Benroth presented the Public Works Report on the following topics:

- pothole repairs were completed in the country residential subdivisions with a few remaining;
- updates on ditch mowing and gravel and dirt road grading in rural areas;
- drainage improvements are being completed with the Spruce Creek drainage channels receiving rip rap and concrete, and culvert installation in Mission Pointe to reduce localized flooding;
- discussed the need to create a plan to increase the number of certified water and sewer operators listed on the RM's permit to operate;
- winter preparation of park spaces;
- hydrant flushing has been completed;
- updates regarding the RM's operations of the water treatment and distribution systems, and the RM's wastewater system;
- fleet management updates;
- winter hours for the Public Works Department; and
- the last working day of the temporary public works labourer.

Council directed Administration to bring back the fall clean-up bins to the RM Office for two (2) weeks.

Res. No: **Accept Public Works Report**
2024/657 **Moved By:** Councillor Leibel

THAT we accept the Public Works Report as presented.

CARRIED

Res. No: **Public Works Winter Hours**
2024/658 **Moved By:** Councillor Kotylak

THAT the Public Works Department move to winter hours of 8:00 a.m. to 4:30 p.m. effective November 4, 2024, weather dependent.

CARRIED

Res. No: **Last Working Day: Temporary Public Works Labourer**
2024/659 **Moved By:** Councillor Leibel

THAT we acknowledge the last working day for Temporary Public Works Labourer Omer Prive was October 18, 2024 and we wish him all the best in his future endeavours.

CARRIED

Engineering Report: 9:40 a.m. to 9:55 a.m.

Manager of Engineering & Public Works Clark Gates presented the Engineering Report on the following topics:

- updates on the ongoing capital projects including the McGill Creek (Range Road 2175) crossing upgrade, gravel crushing, the Balgonie Grid clay cap, and water filter media replacement;

- future capital projects were presented for consideration in the 2025 budget including relocation of Balgonie's waterline through the RM's gravel pit, the extension of sewer service along South Plains Road, and drainage improvements within the Great Plains Industrial Park;
- status updates on the 2024 internal projects undertaken by the RM's Public Works Department; and
- 2024 capital projects completed by third party contractors.

Res. No: **Accept Engineering Report**
2024/660 **Moved By:** Councillor Kotylak

THAT we accept the Engineering Report as presented.

CARRIED

Public Works Foreman Rod Benroth was excused from the council meeting at 9:55 a.m.

Planning & Development Report: 9:55 a.m. to 9:58 a.m.

Manager of Planning & Development Paige Boha presented the Planning & Development Report on the following topics:

- development status updates;
- rezoning application status updates; and
- discretionary use applications.

Res. No: **Accept Planning & Development Report**
2024/661 **Moved By:** Councillor Leibel

THAT we accept the Planning & Development Report as presented.

CARRIED

Res. No: **Subdivision Approval: Proposed Parcels A1 and A2, from Parcel A, Plan 101207607, SW 09-17-17 W2**
2024/662 **Moved By:** Councillor Leibel

THAT we recommend approval of the subdivision of proposed parcels A1 and A2, from Parcel A, Plan 101207607, SW 09-17-17 W2 as shown on the Plan of Proposed Subdivision prepared by Meridian Surveys Ltd. dated June 14, 2023, and authorize the Reeve and Administrator to sign the servicing agreement, with it being noted that the servicing agreement has been signed by the property owners, the servicing agreement fee has been paid, and the application complies with the RM's Official Community Plan and Zoning Bylaw.

CARRIED

Res. No: **Bylaw No. 2024-27: Building Bylaw - 1st Reading**
2024/663 **Moved By:** Councillor Capnerhurst

THAT Bylaw No. 2024-27 being a bylaw respecting buildings be given first reading.

CARRIED

Res. No:
2024/664

Bylaw No. 2024-27: Building Bylaw - 2nd Reading
Moved By: Councillor Tuchscherer

THAT Bylaw No. 2024-27 being a bylaw respecting buildings be given second reading.

CARRIED

Res. No:
2024/665

Bylaw No. 2024-27: Building Bylaw - 3 Readings
Moved By: Councillor Leibel

THAT Bylaw No. 2024-27 being a bylaw respecting buildings be given three readings at this meeting.

CARRIED UNANIMOUSLY

Res. No:
2024/666

Bylaw No. 2024-27: Building Bylaw - 3rd Reading
Moved By: Councillor Kotylak

THAT Bylaw No. 2024-27 being a bylaw respecting buildings be given third and final reading.

CARRIED

Res. No:
2024/667

Bylaw No. 2024-12: Development Levy Bylaw - Rescind 2nd Reading
Moved By: Councillor Capnerhurst

THAT resolution #2024/532 for second reading of Bylaw No. 2024-12 being a bylaw establishing development levies, made on August 27, 2024 be rescinded due to two (2) alterations required by Community Planning.

CARRIED

Res. No:
2024/668

Bylaw No. 2024-12: Development Levy Bylaw - Rescind 3rd Reading
Moved By: Councillor Leibel

THAT resolution #2024/533 for third reading of Bylaw No. 2024-12 being a bylaw establishing development levies, made on August 27, 2024 be rescinded due to two (2) alterations required by Community Planning.

CARRIED

Res. No:
2024/669

Bylaw No. 2024-12: Development Levy Bylaw - 2nd Reading
Moved By: Councillor Kotylak

THAT Bylaw No. 2024-12 being a bylaw establishing development levies be given second reading.

CARRIED

Res. No:
2024/670

Bylaw No. 2024-12: Development Levy Bylaw - 3rd Reading
Moved By: Councillor Tuchscherer

THAT Bylaw No. 2024-12 being a bylaw establishing development levies be given third and final reading, and further; THAT we request Community Planning to waive the public advertisement requirement.

CARRIED

Res. No:
2024/671

Recess: 10:11 a.m.
Moved By: Reeve Trainor

THAT the time being 10:11 a.m. we take an 18-minute recess.

CARRIED

Res. No:
2024/672

Reconvene: 10:29 a.m.
Moved By: Reeve Trainor

THAT the time being 10:29 a.m. we reconvene our regular meeting of Council.

CARRIED

Communications Officer Lee Chambers joined the council meeting at 10:29 a.m.

Communications Report: 10:29 a.m. to 10:36 a.m.

Communications Officer Lee Chambers provided an update on social media & Voyent Alert statistics for the period of July 20 to October 17, 2024. This also included an update on increasing Facebook followers and traffic on RM events.

Communications Officer Lee Chambers was excused from council meeting at 10:36 a.m.

Res. No:
2024/673

2024 Municipal General Election: Returning Officer's Declaration of Nomination Results

Moved By: Councillor Kotylak

THAT we acknowledge the Declaration of Returning Officer for the 2024 Municipal Election Nomination Results as follows:

1. Having received one (1) nomination for the office of Reeve, I hereby declare Al Trainor duly elected by acclamation.
2. Having received two (2) nominations for the office of Councillor for Division One (1), I hereby declare that an election will occur between nominated candidates Carmen Leibel and Randy Schulz.
3. Having received one (1) nomination for office of Councillor for Division Three (3), I hereby declare Nichole Posehn duly elected by acclamation.
4. Having received four (4) nominations for the office of Councillor for Division Five (5), I hereby declare an election will occur between nominated candidates Glenn Lechner, Brent Poole, Dwayne Radmacher, and Stephen Werner.
5. Having received two (2) nominations for the office of Councillor for Division Seven (7), I hereby declare an election will occur between nominated candidates Darren Bezborotko and Rod L. Tuchscherer.

CARRIED

Res. No:
2024/674

Bylaw No. 2024-15: Animal Control Bylaw - 1st Reading
Moved By: Councillor Tuchscherer

THAT Bylaw No. 2024-15 being a bylaw to regulate animals and establish animal control be given first reading.

CARRIED

Res. No: Bylaw No. 2024-15: Animal Control Bylaw - 2nd Reading
2024/675 **Moved By:** Councillor Kotylak

THAT Bylaw No. 2024-15 being a bylaw to regulate animals and establish animal control be given second reading.

CARRIED

Res. No: Bylaw No. 2024-15: Animal Control Bylaw - 3 Readings
2024/676 **Moved By:** Councillor Leibel

THAT Bylaw No. 2024-15 being a bylaw to regulate animals and establish animal control be given three readings at this meeting.

CARRIED UNANIMOUSLY

Res. No: Bylaw No. 2024-15: Animal Control Bylaw - 3rd Reading
2024/677 **Moved By:** Councillor Capnerhurst

THAT Bylaw No. 2024-15 being a bylaw to regulate animals and establish animal control be given third and final reading.

CARRIED

Res. No: Pest Control Officer: 2024 Larvicide Report
2024/678 **Moved By:** Councillor Leibel

THAT we acknowledge Pest Control Officer Jim Sigmeth's Emerald Park Larvicide Report with it noted five (5) applications took place in 2024.

CARRIED

Res. No: Correspondence
2024/679 **Moved By:** Councillor Tuchscherer

THAT the following correspondence be hereby acknowledged and filed:

- SARM News Release: SARM Calls for More Funding to Aid in Disintegrating Roads & Bridges;
- Emerald Park Fire Department & Pilot Butte Fire Department: Fire Call - October 12, 2024 (Mutual Aid); and
- J. Panter Letter Dated October 17, 2024 - RM Committees.

CARRIED

Administration Report: 10:49 a.m. to 10:56 a.m.

Chief Administrative Officer (CAO) Karen Zaharia presented the Administration Report on the following topics:

- the upcoming SARM Mid-Term Convention taking place November 20 & 21, 2024 in Saskatoon;
- the RM council chambers and main board room will be used as a provincial election polling station for the advance polls and election day for the White City-Qu'Appelle constituency;
- update on the City of Regina's travel survey to be conducted and RM residents may receive an invitation in the mail to participate in the survey;
- the upcoming advance polls and election day for the RM's general election for Divisions One (1), Five (5) & Seven (7);
- advised that the RM will be a polling place for the November 13, 2024 Prairie Valley School Division School Board election; and

- the RM's Christmas Tree Lighting & Fireworks event will be taking place at the RM Office and Emerald Park Fire Hall on Thursday, December 5, 2024 starting at 5:00 p.m. with fireworks scheduled for 7:00 p.m.

Res. No:
2024/680

Accept Administration Report
Moved By: Councillor Capnerhurst

THAT we accept the Administration Report as presented.

CARRIED

Res. No:
2024/681

Recess for Public Hearings: 11:00 a.m.
Moved By: Reeve Trainor

THAT the time being 11:00 a.m. we recess for the following public hearings:

- Bylaw No. 2024-14: Zoning Bylaw Map Amendment - Parcel A, NE 14-16-17 W2 (AR to CR1);
- Bylaw No. 2024-28: Zoning Bylaw Map Amendment - Parcel C, LS 13 25-18-18 W2 (AR to CR1); and
- Discretionary Use Application - Cannabis Retail, 420-6 South Plains Road, Emerald Park.

CARRIED

Res. No:
2024/682

Reconvene: 11:16 a.m.
Moved By: Reeve Trainor

THAT the time being 11:16 a.m. we reconvene our regular meeting of Council.

CARRIED

Res. No:
2024/683

Bylaw No. 2024-28: Zoning Bylaw Map Amendment - Parcel C, LS 13 25-18-18 W2 (AR to CR1) - 2nd Reading
Moved By: Councillor Capnerhurst

THAT Bylaw No. 2024-28 being a bylaw to amend Bylaw No. 2019-20 known as the Zoning Bylaw by rezoning proposed Parcel C, LS 13, 25-18-18 W2 from AR – Agricultural Resource to CR1 - Country Residential 1 be given second reading.

CARRIED

Res. No:
2024/684

Bylaw No. 2024-28: Zoning Bylaw Map Amendment - Parcel C, LS 13 25-18-18 W2 (AR to CR1) - 3rd Reading
Moved By: Councillor Leibel

THAT Bylaw No. 2024-28 being a bylaw to amend Bylaw No. 2019-20 known as the Zoning Bylaw by rezoning proposed Parcel C, LS 13, 25-18-18 W2 from AR – Agricultural Resource to CR1 - Country Residential 1 be given third and final reading.

CARRIED

Res. No:
2024/685

Subdivision Approval: Parcel C, LS 13 25-18-18 W2
Moved By: Councillor Kotylak

THAT we recommend approval of the subdivision of proposed Parcel C, LS 13 25-18-18 W2 as shown on the Plan of Proposed Subdivision prepared by Meridian Surveys Ltd. dated June 20, 2024, and authorize the Reeve and Administrator to sign the servicing agreement, with it being noted that the servicing agreement has been signed by the property owners, the servicing agreement fee has been paid, and the application complies with the RM's Official Community Plan and Zoning Bylaw.

CARRIED

Res. No:
2024/686

Discretionary Use Development Permit: Cannabis Retail Outlet at 420 - 6 South Plains Road, Emerald Park
Moved By: Councillor Leibel

THAT we approve the discretionary use application for a cannabis retail outlet business and instruct the Development Officer to issue a permit for the use at 420 - 6 South Plains Road, Lot 14, Blk/Par 3, Plan 102234158 Ext 0 (the Lands) with the following conditions:

1. A retail outlet shall comply with all requirements of the federal and provincial cannabis legislation and shall provide the municipality with a copy of all applicable federal and provincial permits or approvals. The applicant shall also provide proof of compliance with all required operating licenses.
2. The development shall conform with all regulations in Section 5.28 (Discretionary Use Development Standards for Cannabis Retail Outlets) of the RM of Edenwold Zoning Bylaw No. 2019-20.
3. A retail outlet shall in no way interfere with the amenities or change the character of the neighbourhood.
4. A retail outlet shall in no way materially interfere with or affect the use and enjoyment of adjacent properties.
5. One (1) parking space for every 34 m2 of gross floor area minus any stairwells and elevators shall be provided including one (1) accessible parking space.
6. All parking must be located on-site and shall not be permitted on the municipal roadway. Signage shall be provided on-site indicating parking areas.
7. Must comply with all Loading Requirements of RM of Edenwold Zoning Bylaw No. 2019-20.
8. Must comply with all Signage Requirements of the RM of Edenwold Zoning Bylaw No. 2019-20.
9. Must comply with all Development Regulations and Requirements of the SC - Shopping Centre District, attached.
10. Must comply with Bylaw No. 2023-18, known as the Abatement of Noise and Nuisance Bylaw.
11. If the use has not commenced within twelve (12) months from the date of issue of this permit, the permit will no longer be valid, and a new discretionary use application will have to be submitted.

CARRIED

Committee Reports: 11:26 a.m. to 11:37 a.m.

Administration Committee

Councillor Leibel advised that the Administration Committee has been reviewing the RM's Speed Limit Bylaws and an updated version will be coming to a future council meeting, reviewed the RM's golf cart bylaws and the committee is working on the Noxious Weed Control Policy.

Planning & Development Committee

Councillor Tuchscherer advised that the Planning & Development Committee discussed architectural controls. There will be an open house scheduled for the proposed Greensview apartments, once the rezoning has been approved pending wastewater allocation. The open house will take place prior to the public hearing for

the discretionary use application for the apartment buildings. The open house will allow ratepayers the opportunity to ask questions to the developer regarding the development. The public hearing allows ratepayers to submit their concerns to Council regarding the application. Councillor Tuchscherer requested that all of Emerald Park, Park Meadows Estates and Meadow Ridge Estates be notified of the open house and public hearing, even if they are outside the 150-metre radius.

Water & Sewer Utility Services Committee

Councillor Tuchscherer provided an update from the Water & Sewer Utility Services Committee.

Strategic Plan Committee

Councillor Leibel advised that the Strategic Plan Committee has been reviewing the RM's Strategic Plan and inserting key performance indicators for measurable targets, determining a percentage for stabilization of reserve funds, asset management, future updates to the RM's new Strategic Plan will be done without a consultant and be facilitated by an individual with experience with strategic planning.

Council Roundtable: 11:37 a.m. to 11:48 a.m.

CAO Zaharia presented the White Butte RCMP Stakeholder Meeting notes from the meeting that took place on October 17, 2024.

Councillor Leibel suggested that the RM considers handing out candy to trick-or-treaters during office hours on Halloween in 2025.

Councillor Capnerhurst provided an update on the activities of the WCRM158 Wastewater Management Authority.

Councillor Kotylak discussed a concern with noise and traffic generated from a church located near Mission Pointe Estates.

Council discussed that future RM committee meetings will be open to the public in accordance with subsection 119(3) of *The Municipalities Act*. The dates and agendas of upcoming committee meetings will be posted on the RM website. Council may close all or part of their committee meetings to the public ("In Camera") to discuss sensitive items such as those within Part III of *The Local Authority Freedom of Information and Protection of Privacy Act* matters concerning long-range or strategic planning.

Res. No:
2024/687

Recess: 11:48 a.m.
Moved By: Reeve Trainor

THAT the time being 11:48 a.m. we recess for lunch.

CARRIED

Res. No:
2024/688

Reconvene: 1:04 p.m.
Moved By: Reeve Trainor

THAT the time being 1:04 p.m. we reconvene our regular meeting of Council with it noted that Councillor Tuchscherer was not in attendance at 1:04 p.m.

CARRIED

Councillor Posehn joined the council meeting via Microsoft Teams at 1:04 p.m.

Res. No:
2024/689

Architectural Controls
Moved By: Councillor Posehn

THAT we table the discussion regarding architectural controls until the November 12, 2024 regular council meeting.

CARRIED

Councillor Posehn left the council meeting at 1:10 p.m.

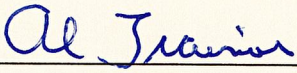
Councillor Tuchscherer joined the council meeting at 1:15 p.m.

Res. No:
2024/690

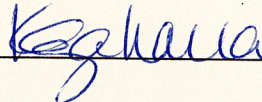
Adjournment: 1:28 p.m.
Moved By: Councillor Radmacher

THAT this meeting be hereby adjourned at 1:28 p.m. with our next regular meeting of Council to be held on Tuesday, November 12, 2024 commencing at 9:00 a.m.

CARRIED



Reeve



Administrator