

Minutes of a Regular Meeting of the Council of the Rural Municipality of Edenwold No. 158 held on Tuesday, September 23rd, 2014 in the Council Chamber of the Administration Building, 100 Queen Street, Balgonie, Saskatchewan.

Present Deputy Reeve Stan Capnerhurst

Councillors Grant Fahlman, Wayne Joyce and Reinhold Sauer.

Administrator Kim McIvor

Absent: Reeve Huber and Councillors Strudwick and Radmacher.

Quorum Deputy Reeve Capnerhurst called the meeting to order at 9:30 a.m.

Nomination Results:

Returning Officer Kim McIvor presented to Council the results of the nomination period, which are attached to and form a part of these minutes.

533/2014
Minutes **Councillor Sauer:** THAT the minutes of the regular meeting held on September 9th, 2014 be approved as circulated and presented.

Carried.

534/2014
Public Meeting **Councillor Joyce:** THAT the minutes of the public hearing meeting held on September 9th, 2014 be approved as circulated and presented.

Carried.

535/2014
Accounts **Councillor Joyce:** THAT the list of accounts for approval consisting of cheques #3281 to #3311 totalling \$260,718.65 be hereby approved for payment.

Carried.

536/2014
2013 Audited
Financial Statement **Councillor Sauer:** THAT we acknowledge the 2013 Audited Financial Statement has been presented to Council by Deputy Reeve Capnerhurst.

Carried.

537/2014
Abatements **Councillor Fahlman:** THAT we approve the following abatements:
a) NW 13-16-18 W2M Alt#000213200 293 exemption
RM - \$952.24 PVSD#208- \$837.37 Total: \$1,789.61
b) SW 4-16-17 W2M Alt#000104401-01 293 exemption
RM - \$225.46 PVSD#208 - \$198.43 Total - \$423.89
c) SW 4-16-17 W2M Alt #000104401-02 293 exemption
RM - \$1,329.77 PVSD#208 - \$1,170.38 Total - \$2,500.15

Carried.

538/2014
Operator
Resignation **Councillor Sauer:** THAT we accept the resignation of grader operator Trent Duesterbeck with regret and wish him well on his future endeavours.

Carried.

539/2014
Aspen Village Drive
Road Tender **Councillor Joyce:** That we accept the lowest tender received from KMS Construction Ltd of Tuxford, Saskatchewan for the Aspen Village Subdivision Road Construction and Paving in the amount of \$471,975.00.

Carried.

Delegation
10:00 to 10:40 a.m. Emerson Koch, Paul Thomas and Blair Arn, representatives of 101200723 Sask. Ltd, and their lawyer Adam Ailsby from Kanuka Thuringer LLP met with Council to discuss details of the proposed service agreement for the HPCI subdivision on SW 15-17-18.

540/2014
In Camera **Councillor Sauer:** THAT we recess and deliberations continue In Camera as a Committee of the Whole at 10:00 a.m. as per section 17(1)(g) of *The Local Authority Freedom of Information and Privacy Act*.

Carried.

541/2014
Out of Camera **Councillor Joyce:** THAT we move out of Camera as a Committee of the Whole and reconvene our regular meeting of Council at 10:40 a.m.

Carried.

Delegation 10:45 a.m.	Tom Williams Vice President of Engineering of Walker Projects Consulting Engineers met with Council to discuss the proposed concrete street widths at the Spruce Creek Estates. Planner Heather Kindermann, Planning Consultant Tim Cheesman and Manager of Public Works Jim Sigmeth joined the Council meeting.
542/2014 Lunch	Councillor Joyce: THAT the time being 11:10 a.m. we recess to have an onsite inspection at Spruce Creek Estates followed by lunch. Carried.
543/2014 Reconvene	Deputy Reeve Capnerhurst: THAT the time being 12:50 p.m. we reconvene. Carried.
544/2014 Spruce Creek Estates	Councillor Joyce: THAT we hereby agree to approve the Spruce Creek Estates original street design be amended to a 9 m back of curb to back of curb street width in order to accommodate a complete concrete street surface on the following conditions: <ol style="list-style-type: none"> (1) that the lot edges and driveways are finished 1.5m at grade to back of curb with topsoil and grass; (2) that the Developer's Engineering Firm provide the new cross section design to the Municipality; (3) that the Developer revises his Architectural design standards to reflect the 1.5m grade to back of curb municipal right away; (4) that the Developer is responsible for not only any damage and/or cracking of the curb and gutter from building construction but also be responsible for any damage to the extra right of way from back of curb to property line. Carried.
545/2014 In Camera	Councillor Joyce: THAT we recess and deliberations continue In Camera as a Committee of the Whole at 1:15 p.m. as per section 17(1)(g) of <i>The Local Authority Freedom of Information and Privacy Act</i> . Carried.
546/2014 Out of Camera	Councillor Joyce: THAT we move out of Camera as a Committee of the Whole and reconvene our regular meeting of Council at 1:25 p.m. Carried.
547/2014 Public Hearing Meeting	Councillor Joyce: THAT the time being 1:30 p.m. we recess our regular meeting for the Public Hearing Meeting for Bylaw No.2014-26 NE 30-18-17 W2M and Bylaw No.2014-27 SW 15-17-18 W2M. Carried.
548/2014 Reconvene Regular Meeting	Deputy Reeve Capnerhurst: THAT we reconvene our regular Council meeting the time being 2:20 p.m. Carried.
Public Works Report 2:20 to 2:30 p.m.	Manager of Public Works Jim Sigmeth gave his report to Council and was then excused from the meeting.
549/2014 Bylaw No.2014-25 1 st reading (Cressman)	Councillor Sauer: THAT Bylaw No.2014-25 being a bylaw to rezone Parcel C in the NW 27-17-18 W2M from AR-Agricultural Resource to CR2-Country Residential District be given first reading. Carried.
550/2014 Bylaw No.2014-28 1 st reading Rescinded	Councillor Joyce: THAT the first reading of Bylaw No.2014-28 being a bylaw to rezone a portion of Parcel E in the NW ¼ 19-17-17 W2M be <i>rescinded</i> as the Owner requested the rezoning application be withdrawn. Carried.
551/2014 Bylaw No.2012-23 2 nd reading	Councillor Sauer: THAT Bylaw No.2014-23 being a bylaw to rezone Parcel A in the NW 33-16-18 W2M from AR-Agricultural Resource District to CR1-Country Residential District be hereby given second reading. Carried.



- 552/2014
Bylaw No.2012-23
3rd reading
Councillor Fahlman: THAT Bylaw No.2014-23 being a bylaw to rezone Parcel A in the NW 33-16-18 W2m from AR-Agricultural Resource District to CR1-Country Residential District be hereby given third and reading.
Carried.
- 553/2014
Kenneth Etter
Subdivision
Councillor Joyce : THAT a service agreement between this municipality and Kenneth Etter with respect to the subdivision of Parcel A in the NW 33-16-18 W2M be signed by the Reeve and Administrator: and THAT a recommendation for approval be forwarded to Community Planning Branch of the Ministry of Government Relations.
Carried.
- 554/2014
Bylaw No.2014-30
1st Reading
(Park Meadows MR)
Councillor Joyce: THAT Bylaw No.2014-30 being a bylaw to sell Municipal Reserve MR1 plan 94R39763 in the SW 13-17-18 W2M in the Park Meadows Subdivision be hereby given first reading.
Carried.
- 555/2014
Recess
Councillor Sauer: THAT we approve the Trans Gas proposed Pilot Butte lateral loop between SE 32/SW33-17-18 W2M with the 2.0m minimum profile road crossing as per drawings No. HWC-14015 and HWC-14016 dated September 17th, 2014.
Carried.
- 556/2014
Recess
Councillor Sauer: THAT the time being 3:00 p.m. we take a 15 minute recess.
Carried.
Planner Kindermann was excused from the meeting. At 3:00 p.m.
- 557/2014
Reconvene
Councillor Sauer: THAT the time being 3:15 p.m. we reconvene our regular meeting.
Carried.
- 558/2014
Rezone
Pt SW 15-17-18
Bylaw 2014-27
Councillor Fahlman: THAT Bylaw No. 2014-27 being a bylaw to amend Zoning Bylaw 2010-17 by rezoning Pt. SW 15-17-18-W2 from AR-Agricultural Resource to HPCI – High Profile Commercial Industrial be hereby given second reading.
Carried.
- 559/2014
Rezone
Pt SW 15-17-18
Bylaw 2014-27
Councillor Capnerhurst: THAT Bylaw No. 2014-27 being a bylaw to amend Zoning Bylaw 2010-17 by rezoning Pt. SW 15-17-18-W2M from AR-Agricultural Resource to HPCI – High Profile Commercial Industrial be hereby given third & final reading.
Carried.
- 560/2014
101200723 Sask Ltd
HPCI subdivision
SW 15-17-17
Councillor Fahlman: THAT we approve the high profile commercial/industrial proposed subdivision of part of the SW 15-17-18W2M to create Block 1 lots 1 to 13, Block 2 lots 1 to 4 , Block 3 lots 1 to 6 and Block 4 lots 1&2 as per Midwest Surveys Job No.R-0329-12-PPS. This subdivision complies with section 14.0 High Profile Commercial/Industrial District (HPCI) of our Zoning Bylaw, a service agreement is required and the municipal reserve requirement is to be met by monetary settlement. We acknowledge a restricted covenant will be part of the Service Agreement which will include specifications as to specific uses the Developer will allow in this subdivision.
Carried.
- 561/2014
Speed Limits
Councillor Joyce: That Administration prepare a speed limit bylaw for Range Road 2183 immediately East of Section 4&9-18-18 W2M from Highway #46 north past Rock Point Estates at 50 km/hr.
Carried.



- 562/2014
WWA - H2O System
- Councillor Sauer:** THAT the RM of Edenwold No.158 approves the recommendation of the WCRM158 Wastewater Authority to proceed with the following:
- i. Construct a new secondary storage cell:
\$5,000,000.00
 - ii. H2O system (including treatment system, install and building):
\$3,200,000.00
 - iii. Construct installation facilities for the H2O system:
\$3,200,00.00
 - iv. Install additional irrigation pivots (2 over next 10 years):
\$1,000,000.00
 - v. Engineering 10%
\$1,240,000.00
 - vi. Contingencies 10%:
\$1,240,000.00
- Total \$14,880,000.00
- And further,** that proceeding on this project is subject to financing and grant availability/approvals with Administration directed to continue to explore financing and grant options for completion of this project.

Carried.

- 563/2014
WWA 2014
- Councillor Fahlman:** THAT we hereby approve payment of the \$189,740.00 fund allocation for operational costs for the WCRM158 Wastewater Authority for 2014.

Carried.

- 564/2014
Council Meeting
Date Change
- Councillor Sauer:** THAT we hereby reschedule our Wednesday, November 12th Council meeting to Monday November 10th, 2014.

Carried.

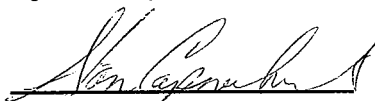
- 565/2014
Correspondence
- Councillor Joyce** THAT the following correspondence be acknowledged, adopted and filed as directed:

- 1.1 SARM: November Midterm Convention Resolution deadline
- 1.2 Ministry of Agriculture: Rabies Response Program
- 1.3 SARM: City of Regina Housing Summit Oct 21 & Regional Planning Summit: Nov 17&18
- 1.4 SARM: Civic Address System: Update
- 1.5 Ag Health & Safety: Workshop Nov 12th in Saskatoon in conjunction with SARM Convention
- 1.6 CH2M Hill, Iain Cranston: Regional Water & Waste water update
- 1.7 Your Link Inc.: Industry Canada (IC) 3500 MHz Spectrum Consultation

Carried.

- 566/2014
Adjournment
- Councillor Sauer:** THAT this meeting be hereby adjourned at 4:50 p.m. with our next regular meeting of Council being held on Tuesday, October 14th, 2014 at 9:00 a.m.

Carried.



Reeve



Administrator

Minutes of the Public Hearing Meeting of the Council of the Rural Municipality of Edenwold No. 158 held at the municipal office in Balgonie, Saskatchewan on Tuesday, September 23rd, 2014 commencing at 1:30 p.m.; to hear written and verbal submissions regarding, Bylaw No.2014-26 & Bylaw No.2014-27 with the following members of Council present:

Deputy Reeve: Stan Capnerhurst

Councillors: Grant Fahlman, Wayne Joyce & Reinhold Sauer

Administrator: Kim McIvor

Municipal Planning Consultant: Tim Cheesman

Municipal Planner: Heather Kindermann

With a Quorum being present Deputy Reeve Capnerhurst called the public hearing meeting to order @ 1:30 p.m.

In Attendance were Shauna Bzdel, Town of White City Manager; Ratepayers Rick McKague, John Panter, Howard Slack, Bruce Paling, Jennifer Paling, Terisa Tarowski, Steven Tarowski. Paul Thomas & Blair Arn representing 101200723 Saskatchewan Ltd. and Michelle Nicholson from *The Star*.

Opening Remarks:

Municipal Planner Heather Kindermann gave an overview of the Public Meeting order of business as follows:

- a) Bylaw No.2013-26: rezone Parcel A in NE 30-18-17 W2M from AR –Agricultural Resource to CR1-Country Residential
- b) Bylaw No.2014-27: rezone a portion of the SW 15-17-18 W2M from AR – Agricultural Resource to High Profile Commercial/Industrial District (HPC1).

Oral and Written Submissions:

Deputy Reeve Capnerhurst asked for verbal or written presentations in regards to Bylaw No.2013-26 being a bylaw to rezone Parcel A in NE 30-18-17 W2M from AR –Agricultural Resource to CR1-Country Residential.

Planner Heather Kindermann presented the one written submission received from Bruce and Jennifer Paling. Mr. Paling then gave his oral submission, with the main concern being the amount of country residential subdivisions happening in the municipality.

Planning Consultant Cheesman noted this rezoning and subdivision request is maintaining the low density, agricultural, rural living objectives of the municipality's Official Community Plan and Zoning Bylaw.

2014-9-1

SAUER: That we acknowledge the written or verbal presentation from Bruce and Jennifer Paling regarding Bylaw No.2014-26.

CARRIED.



Deputy Reeve Capnerhurst asked for verbal or written presentations in regards to Bylaw No.2014-27 being a bylaw to rezone a portion of the SW 15-17-18 W2M from AR – Agricultural Resource to High Profile Commercial/Industrial District (HPC1).

Planner Heather Kindermann acknowledged there was one written submission in opposition to this proposed rezoning bylaw received from the Town of White City. Town Manager Shauna Bzdel then read the letter to all present.

Oral submissions in opposition to the proposed rezoning were then presented to Council as follows:

Rick McKague, lack of details and official community plan information
Teresa Tarowski, Highway #1 by-pass and truck traffic a concern, more consideration is required

John Panter, land locking of Emerald Park needs to be considered

Steven Tarowski, industrial developments should not be allowed in this area

John Panter, municipal reserve lands and plans for neighboring lands need to be shown and addressed

Terisa Tarowski, neighboring lands being complimentary to this proposed development

John Panter, this proposal is premature until such time as the overall, master plan has been reviewed

Rick McKague, overall comprehensive plan needs to be reviewed before proceeding

Shauna Bzdel, why rezoning to high profile commercial/industrial versus general commercial.

Paul Thomas, CEO of 101200723 Saskatchewan Ltd. acknowledged the oral presentations and agreed to release to the public the comprehensive development plan which he has already presented to Council. There is no intention for this land to be developed as industrial; this just happens to be the zone the RM has in their zoning bylaw which will accommodate the types of proposed developments they wish to proceed with for this subdivision. Architectural design & building standards and/or a restricted covenant will be a part of the service agreement and sales agreements for this development.

2014-9-2

FAHLMAN: That we acknowledge the written and verbal presentations in regards to Bylaw No.2014-27.

CARRIED.


Reeve


Administrator