

MINUTES

A Regular Council Meeting for the Town of Blackfalds was held on June 11, 2024, at 5018 Waghorn Street in Council Chambers, commencing at 7:00 p.m.

MEMBERS PRESENT

Mayor Jamie Hoover
Deputy Mayor Jim Sands
Councillor Edna Coulter
Councillor Marina Appel
Councillor Laura Svab
Councillor Brenda Dennis

ATTENDING

Kim Isaak, Chief Administrative Officer
Justin de Bresser, Director of Corporate Services
Rick Kreklewich, Director of Community Services
Ken Morrison, Director of Emergency Management and Protective Services
Jolene Tejkl, Planning & Development Manager
Peter McGee, Economic Development Officer
Marco Jadie, IT Tech
Danielle Nealon, Executive & Legislative Coordinator

REGRETS

Preston Weran, Director of Infrastructure and Planning Services

MEDIA

None

OTHERS PRESENT

None

WELCOME AND CALL TO ORDER

Mayor Hoover congratulated Fayth Colby as this year's Mayor for a Day, welcomed everyone to the Regular Council Meeting of June 11, 2024, and called the meeting to order at 7:05 p.m.

TREATY SIX LAND ACKNOWLEDGEMENT

A Land Acknowledgement was read to recognize that the Town of Blackfalds is on Treaty Six Territory.

ADOPTION OF AGENDAS

172/24 Councillor Svab moved That Council adopt the Regular Agenda for June 11, 2024, as presented.

CARRIED UNANIMOUSLY

173/24 Councillor Coulter moved That Council adopt the Consent Agenda for June 11, 2024, as presented, containing:

- **Declaration of No Interest** (*conflict of duty and interest, pecuniary or other*)
- **Adoption of Minutes**
 - Regular Council Meeting Minutes - May 28, 2024
- **Council Reports**

None
- **Administrative Reports**
 - Report for Council, Enforcement and Protective Services Monthly Report - May 2024

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- Report for Council, Development & Building Monthly Report - May 2024
- **Boards, Committee and Commission Minutes and/or Reports**
 - Parkland Regional Library System Board Draft Minutes - May 16, 2024
 - Parkland Regional Library System Board Report - 2023 Return on Investment for Your Municipality
- **Information**
 - Lacombe County Council Highlights - May 23, 2024
 - City of Lacombe Council Highlights - May 27, 2024
 - Blackfalds Library Programming Report - May 2024
 - Raise Risk Literacy with These Summer Resources!
 - Special Events Permits - 2024 Blackfalds Days
- **Correspondence**
 - Letter from Shawna Wyatt, Central Alberta Victim & Witness Support Society Re: Victim Services Update - June 3, 2024

CARRIED UNANIMOUSLY**DELEGATION****Introduction of Peter McGee, Economic Development Officer**

CAO Isaak introduced and welcomed Peter McGee, the Town's Economic Development Officer.

PUBLIC HEARING**Bylaw 1308.24 - Valley Ridge Estates Area Structure Plan**

Mayor Hoover declared the Public Hearing open at 7:10 p.m. for Bylaw 1308.24.

The purpose of Bylaw 1308.24 is to repeal Bylaw 994/06 and all amendments thereto for the purposes of adopting an amended Area Structure Plan for the lands located in the Town of Blackfalds legally described as the NW 27-39-27-W4M."

First Reading was given to Bylaw 1308.24 on May 14, 2024.

Notice of this Public Hearing was advertised in accordance with Section 606 of the *Municipal Government Act* and the Town of Blackfalds Public Notification Bylaw and Public Participation Policy, as follows:

- On the bulletin board in the Town's Civic Centre, upstairs outside of Council Chambers;
- A hard copy of proposed Bylaw 1308.24 was available for viewing at the Town's Civic Centre Front Counter (upstairs);
- June 2024 edition of "Talk of the Town";
- On the Planning & Development website of the Town's website commencing on May 17, 2024;
- Via email to all local authorities and agencies on May 16, 2024;
- Via email to the Municipal Planning Commission on May 17, 2024;
- Adjacent landowners to the lands subject to the 2024 amendments on May 16, 2024;
- In the May 30, 2024, and June 6, 2024, editions of the Lacombe Express; and
- On the Town's social media channels in the weeks leading up to the Public Hearing.

The following written comments have been received to date:

- May 16, 2024, submission from ATCO Pipelines;
- May 22, 2024, submission from Rogers;
- May 24, 2024, submission from Alberta Transportation and Economic Corridors;
- May 28, 2024, submission from North Red Deer River Water Services Commission;

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- May 28, 2024, submission from North Red Deer Regional Wastewater Services Commission;
- May 28, 2024, submission from ATCO Gas;
- May 29, 2024, submission from TELUS; and
- June 4, 2024, submission from Alberta Health Services.

There were no late submissions relating to the Bylaw.

Those in Favour of the Bylaw

Stantec, on behalf of the developer, spoke in favour of the Bylaw, thanked Administration for their support, expressed excitement for this opportunity for the community, and confirmed that the development permit has not been issued yet and that the proposed development will not access the lane.

Those Opposed to the Bylaw

(None came forward)

Any Person Deemed to be Affected by the Bylaw Who Wishes to be Heard

(None came forward)

Comments from the Planning and Development Department

Manager Tejkl confirmed Stantec's comments regarding the unissued development permit, and a preliminary review of the development permit application confirms there will be no lane access for the proposed development.

Mayor Hoover declared the Public Hearing for Bylaw 1308.24 closed at 7:19 p.m.

174/24

Councillor Dennis moved to adjourn the Public Hearing for Bylaw 1308.24 at 7:19 p.m.

CARRIED UNANIMOUSLY

Bylaw 1309.24 - Valley Ridge Estates Phase 6 Redistricting Pt. NW 27-39 - 27-W4M from R-1M District to R-4 District

Mayor Hoover declared the Public Hearing open at 7:20 p.m. for Bylaw 1309.24.

The purpose of Bylaw 1309.24 is to amend Schedule 'A' of Land Use Bylaw 1268.22 to redistrict Part of the NW 27-39-27-W4M to Residential High Density District (R-4), as shown on Schedule "B" of Bylaw 1309.24.

First Reading was given to Bylaw 1309.24 on May 14, 2024.

Notice of this Public Hearing was advertised in accordance with Section 606 of the *Municipal Government Act* and the Town of Blackfalds Public Notification Bylaw and Public Participation Policy, as follows:

- On the bulletin board in the Town's Civic Centre, upstairs outside of Council Chambers;
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The following written comments have been received to date:

- May 24, 2024, submission from Alberta Transportation and Economic Corridors;
- May 29, 2024, submission from TELUS; and

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- June 4, 2024, submission from Alberta Health Services.

There were no late submissions relating to the Bylaw.

Those in Favour of the Bylaw
(None came forward)

Those Opposed to the Bylaw
(None came forward)

Any Person Deemed to be Affected by the Bylaw Who Wishes to be Heard
(None came forward)

Comments from the Planning and Development Department
(None)

Mayor Hoover declared the Public Hearing for Bylaw 1309.24 closed at 7:22 p.m.

175/24 Councillor Appel moved to adjourn the Public Hearing for Bylaw 1309.24 at 7:23 p.m.

CARRIED UNANIMOUSLY

BUSINESS**Request for Decision, Bylaw 1309.24 - Valley Ridge Area Structure Plan**

Following the closing of the Public Hearing, Manager Tejkl brought forward Bylaw 1308.24 - Valley Ridge Area Structure Plan for Council's consideration of Second and Third Reading.

176/24 Deputy Mayor Sands moved That Council give Second Reading to Bylaw 1308.24 - Valley Ridge Area Structure Plan, as presented.

CARRIED UNANIMOUSLY

177/24 Councillor Appel moved That Council give Third and Final Reading to Bylaw 1308.24 - Valley Ridge Area Structure Plan, as presented.

CARRIED UNANIMOUSLY

Request for Decision, Bylaw 1309.24 Valley Ridge Estates Phase 6 Redistricting Pt. NW 27-39-27-W4M from R-1M District to R-4 District

Following the closing of the Public Hearing, Manager Tejkl brought forward Bylaw 1309.24, pertaining to Valley Ridge Estates Phase 6 Redistricting for Council's consideration of Second and Third Reading.

178/24 Councillor Svab moved That Council give Second Reading to Bylaw 1309.24 to redistrict Pt. NW 27-39-27-W4M to Residential High Density District (R-4), as presented.

CARRIED UNANIMOUSLY

179/24 Deputy Mayor Sands moved That Council give Third and Final Reading to Bylaw 1309.24 to redistrict Pt. NW 27-39-27-W4M to Residential High Density District (R-4), as presented.

CARRIED UNANIMOUSLY

Request for Decision, Leung Roadway Phase 2 and Football Field Project Award Options

Director Kreklewich, on behalf of Director Weran, presented the Administrative recommendations for awarding the Leung Roadway Phase 2 and Football Field Project.

180/24 Councillor Appel moved That Council award Phase 2 of the Leung Road Schedule A portions, Schedule B and a portion of Schedule C work to Border Paving for \$2,594,794.29, excluding GST.

CARRIED UNANIMOUSLY

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181/24 Deputy Mayor Sands moved That Council increase the Leung Roadway Phase 2 and Football Field Project to a total of \$3.04 M, with the additional \$80,206.65 drawn from General Capital reserves to fund this work.

CARRIED UNANIMOUSLY

Request for Decision, 2024 Annual Surface Works (Pavement Rehabilitation) Project Award

CAO Isaak, on behalf of Director Weran, presented the Administrative recommendation for awarding the 2024 Annual Surface Works Project.

182/24 Councillor Coulter moved That Council award the 2024 Annual Surface Works Schedule A, B, C and D work to Border Paving for \$650,696.04, excluding GST.

CARRIED UNANIMOUSLY

183/24 Councillor Svab moved That Council increase the 2024 Annual Surface Works Project to a total of \$757,555.88, with the additional \$257,555.88 to be drawn from the Canada Community Builder Fund for this work.

CARRIED UNANIMOUSLY

DEPARTURE

Councillor Svab declared a pecuniary interest regarding the Solid Waste and Recycling Services Contract Award, and indicated she would be abstaining from voting and left Council Chambers at 7:50 p.m.

Request for Decision, Solid Waste and Recycling Services Contract Award

CAO Isaak, on behalf of Director Weran, presented the Administrative recommendation for awarding the Solid Waste and Recycling Services Contract.

184/24 Councillor Appel moved That Council award the waste management services contract for residential and commercial services to Environmental 360 Solutions Ltd. for three years commencing on July 11, 2024. This contract will be based on a status quo service plan for residential and commercial services in years one through three.

CARRIED UNANIMOUSLY

185/24 Deputy Mayor Sands moved That Council authorizes the Town signing authorities to enter into a three year agreement, with option to extend the contract for an additional 2 years, for waste management services commencing on July 11, 2024. with Environmental 360 Solutions Ltd.

CARRIED UNANIMOUSLY

ARRIVAL

Councillor Svab re-entered Council Chambers at 8:01 p.m. after the awarding of the Solid Waste and Recycling Services Contract.

Request for Decision, Rimbey Annual Rodeo Weekend Parade Invitation

Legislative Coordinator Nealon brought forward an invitation received from the Town of Rimbey for the Rimbey Annual Rodeo Weekend Parade.

186/24 Councillor Appel moved That Council designate Councillor Coulter to attend the Rimbey Annual Rodeo Weekend Parade.

CARRIED UNANIMOUSLY

Request for Decision, Mayor's Breakfast and Lacombe Days Parade Invitation

Legislative Coordinator Nealon brought forward an invitation received from the City of Lacombe for the Mayor's Breakfast and Lacombe Days Parade.

187/24 Deputy Mayor Sands moved That Council designate Mayor Hoover and Councillor Svab to attend the Mayor's Breakfast and Lacombe Days Parade.

CARRIED UNANIMOUSLY

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NOTICES OF MOTION

None

CONFIDENTIAL

None

ADJOURNMENT

Mayor Hoover adjourned the Regular Council Meeting at 8:05 p.m.

-Original Signed-

Jamie Hoover, Mayor

-Original Signed-

Kim Isaak, CAO