

**MINUTES OF CLEAR HILLS COUNTY
MUNICIPAL PLANNING COMMISSION
COUNTY COUNCIL CHAMBERS
MARCH 10, 2015**

PRESENT	Miron Croy Jake Klassen Charlie Johnson Lee Svederus Peter Frixel	Chairperson Deputy Chairperson Member Member Member
ATTENDING	Allan Rowe Dallas Logan Bonnie Morgan Audrey Bjorklund (CLGM)	Chief Administrative Officer (CAO) Development Officer (DO) Executive Assistant (EA) Community Development Manager
ABSENT		
CALL TO ORDER	Chairperson Croy called the meeting to order at 9:00 a.m.	
<u>ACCEPTANCE OF AGENDA</u> M08-15	RESOLUTION by Member Johnson to adopt the agenda governing the March 10, 2015, Municipal Planning Commission Meeting as presented. CARRIED.	
<u>APPROVAL OF MINUTES</u> Previous Regular Meeting Minutes M09-15	RESOLUTION by Member Frixel to adopt the minutes of the February 10, 2015 Municipal Planning Commission Meeting, as presented. CARRIED Member Svederus entered the meeting at 9:02 a.m.	
<u>BUSINESS ARISING FROM THE MINUTES</u>	There was no business arising from the minutes.	
<u>NEW BUSINESS</u> Subdivision Referral S03-15	Subdivision referral S03-15 was received from Mackenzie Municipal Services Agency regarding the application for subdivision from Peter & Eva Isaac for a Farmstead Separation subdivision on Part of NW 12 85 9 W6M (10.125 hectares – 25.02 acres).	
M10-15	RESOLUTION by Deputy Chairperson Klassen that the Municipal Planning Commission recommend Mackenzie Municipal Services Agency approve the subdivision application from Peter & Eva Isaac for a Farmstead Separation subdivision on Part of NW 12 85 9 W6M (10.125 hectares - 25.02 acres), subject to the following condition(s):	

1. **Developer shall pay Clear Hills County the amount of \$200.00 for offsite County services per developable lot.**
2. **Any outstanding property taxes to be paid in full on the land proposed to be subdivided or arrangements made which are satisfactory to the County.**
3. **All required Provincial/Federal Regulations to be adhered to.**
CARRIED.

Subdivision Referral
S04-15

Subdivision referral S04-15 was received from Mackenzie Municipal Services Agency regarding the application for subdivision from Randolph Maxwell for a Farmstead Separation subdivision on Part of SE 2 84 13 W6M (4.42 hectares – 10.92 acres).

M11-15

- RESOLUTION by Member Johnson that the Municipal Planning Commission recommend Mackenzie Municipal Services Agency approve the subdivision application from Randolph Maxwell for a Farmstead Separation subdivision on Part of SE 2 84 13 W6M (4.42hectares - 10.92 acres), subject to the following condition(s):**
1. **Developer shall pay Clear Hills County the amount of \$200 for offsite County services per developable lot.**
 2. **Any outstanding property taxes to be paid in full on the land proposed to be subdivided or arrangements made which are satisfactory to the County.**
 3. **All required Provincial/Federal Regulations to be adhered to.**
CARRIED.

Subdivision Referral
S05-15

Subdivision referral S05-15 was received from Mackenzie Municipal Services Agency regarding the application for subdivision from Kimberly Donnelly and Trevor Kerschbaumer for a Country Residential subdivision on Part of NW 10 83 3 W6M and Part of SW 10 83 3 W6M (4.05 hectares – 10 acres).

M12-15

- RESOLUTION by Member Svederus that the Municipal Planning Commission recommend Mackenzie Municipal Services Agency approve the subdivision application from Kimberly Donnelly and Trevor Kerschbaumer for a Country Residential subdivision on Part of NW 10 83 3 W6M and SW 10 83 3 W6M (4.05 hectares - 10 acres) waiving the need for Municipal Reserve or funds in lieu, subject to the following condition(s):**
1. **Developer shall pay Clear Hills County the amount of \$200 for offsite County services per developable lot.**
 2. **Any outstanding property taxes to be paid in full on the land proposed to be subdivided or arrangements made which are satisfactory to the County.**
 3. **All required Provincial/Federal Regulations to be adhered to.**
CARRIED.

Development Permit
Application W03-15

Development Permit Application W03-15 was received from Anton Fehr to develop a Mobile Home site including two mobile homes, located at NW 24 85 7 W6M.

M13-15

RESOLUTION by Deputy Chairperson Klassen that the Municipal Planning Commission approves Development Permit Application W03-15 from Anton Fehr to develop a Mobile Home site (Two Mobile Homes) located at NW 24 85 7 W6M, subject to the following conditions:

1. **Minimum setbacks from the property lines:**
 - a) **Front yard, 40.8m (134 feet)**
 - b) **Side yard, 15.2m (50 feet)**
 - c) **Rear yard, 15.2m (50 feet)**
2. **All structures moved in and/or constructed on site shall conform to all building code standards as set by Human Resources and Alberta Safety Codes Council.**
3. **All required Provincial/Federal Regulations to be adhered to.**
4. **All sewage disposal systems must comply with the Alberta Private Sewage Treatment and Disposal Regulations.**

CARRIED.

Application W05-15

Development Permit Application W05-15 was received from Russell and Susan Fleming to develop a Second Residence, located at NW 18 85 11 W6M.

M14-15

RESOLUTION by Member Frixel that the Municipal Planning Commission approves Development Permit Application W05-15 from Russell and Susan Fleming develop a Second Residence located at NW 18 85 11 W6M, subject to the following conditions:

1. **Minimum setbacks from the property lines:**
 - a) **Front yard, 40.8m (134 feet)**
 - b) **Side yard, 15.2m (50 feet)**
 - c) **Rear yard, 15.2m (50 feet)**
2. **All structures moved in and/or constructed on site shall conform to all building code standards as set by Human Resources and Alberta Safety Codes Council.**
3. **All required Provincial/Federal Regulations to be adhered to.**
4. **All sewage disposal systems must comply with the Alberta Private Sewage Treatment and Disposal Regulations.**

CARRIED

ADJOURNMENT

Chairperson Croy adjourned the Municipal Planning Commission Meeting on March 10, 2015 at 9:09 a.m.

DATE

CHAIRPERSON

DATE

CHIEF ADMINISTRATIVE OFFICER