

**AGENDA**  
**CLEAR HILLS COUNTY**  
**MUNICIPAL PLANNING COMMISSION MEETING**  
**October 11, 2022**

The regular meeting of the Municipal Planning Commission for the Clear Hills County will be held on Tuesday, October 11, 2022, at 9:00 a.m. in the Council Chambers, 313 Alberta Avenue, Worsley Alberta.

- A) CALL TO ORDER**
- B) AGENDA**
  - A. REGULAR MEETING of October 11, 2022..... 1**
- C) ADOPTION OF THE PREVIOUS MINUTES**
  - A. REGULAR MEETING of September 13, 2022..... 2**
- D) BUSINESS ARISING OUT OF THE MINUTES**
- E) DELEGATION**
- F) BY-LAW**
- G) OLD BUSINESS**
- H) NEW BUSINESS**
  - A. SUBDIVISION PROPOSAL – Abe Peters Friesen..... 4**
- I) CORRESPONDENCE AND INFORMATION**
- J) CONFIDENTIAL ITEMS**
- K) ADJOURNMENT**

Initials show support - Reviewed by: Development Officer: *ABj* Manager: *ABj*

**MINUTES OF CLEAR HILLS COUNTY  
MUNICIPAL PLANNING COMMISSION  
COUNTY COUNCIL CHAMBERS  
TUESDAY, SEPTEMBER 13, 2022**

PRESENT	David Janzen Jason Ruecker Danae Walmsley	Chairperson Deputy Chairperson Member
ABSENT	Abram Giesbrecht Nathan Stevenson	Member Member
ATTENDING	Allan Rowe Audrey Bjorklund Bonnie Morgan	Chief Administrative Officer (CAO) Community Development Manager (CDM) Executive Assistant (EA)
CALL TO ORDER	Chairperson Janzen called the meeting to order at 9:06 a.m.	
<u>ACCEPTANCE OF AGENDA</u> <b>M34-22 (09-13-22)</b>	<b>RESOLUTION by Member Walmsley to adopt the agenda governing the September 13, 2022, Municipal Planning Commission Meeting, as presented. CARRIED.</b>	
<u>APPROVAL OF MINUTES</u> Previous Regular Meeting Minutes <b>M35-22 (09-13-22)</b>	<b>RESOLUTION by Member Ruecker to adopt the minutes of the August 16, 2022, Municipal Planning Commission Meeting, as presented. CARRIED.</b>	
<u>NEW BUSINESS</u> Subdivision Referral D & A Driedger	Subdivision referral 22MK026 was received from Mackenzie Municipal Services Agency regarding the application for a Country Residential, first parcel out subdivision from David & Agnes Driedger for SW 2-85-9-W6M (4.05 hectares – 10 acres).	
<b>M36-22 (09-13-22)</b>	<b>RESOLUTION by Chairman Janzen that the Municipal Planning Commission recommend Mackenzie Municipal Services Agency approve a Country Residential, first parcel out subdivision from David &amp; Agnes Driedger for SW 2-85-9-W6M (4.05 hectares – 10 acres), subject to the following conditions:</b> <ol style="list-style-type: none"> <li>1. 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.</li> <li>2. All required County, Provincial and Federal Regulations to be adhered to.</li> </ol> <b>CARRIED.</b>	
Subdivision Referral A,M, K, and M Driedger	Subdivision referral 22MK029 was received from Mackenzie Municipal Services Agency regarding the application for a Farmstead Separation, first	

parcel out subdivision from Almos, Maria, Klaus & Maria Driedger for NW 7-85-8-W6M (4.0 hectares – 10.1 acres).

**M37-22 (09-13-22)**

**RESOLUTION** by Member Ruecker that the Municipal Planning Commission recommend Mackenzie Municipal Services Agency approve the Farmstead Separation, first parcel out subdivision from Almos, Maria, Klaus & Maria Driedger for NW 7-85-8-W6M (4.0 hectares – 10.1 acres), subject to the following conditions:

1. 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.
2. All required County, Provincial and Federal Regulations to be adhered to. **CARRIED.**

ADJOURNMENT

Chairperson Janzen adjourned the September 13, 2022, Municipal Planning Commission Meeting at 9:11 a.m.

\_\_\_\_\_  
DATE

\_\_\_\_\_  
CHAIRPERSON

\_\_\_\_\_  
DATE

\_\_\_\_\_  
CHIEF ADMINISTRATIVE OFFICER

# Clear Hills County

## Request For Decision (RFD)

Meeting:	Municipal Planning Commission Meeting
Meeting Date:	October 11, 2022
Originated By:	Audrey Bjorklund
Title:	<b>SUBDIVISION PROPOSAL – Abe Peters Friesen.</b>
File:	61-02-02

### DESCRIPTION:

Mr Friesen is seeking support in principle for subdividing his land prior to incurring survey and application costs. Mr. Friesen's proposal is to divide his quarter section in half lengthwise, forming two parcels approximately 80 acres each. One would include the existing farmstead and the other would be agricultural use.

### BACKGROUND:

- Zoning: Agricultural District 1 (AG1)
- Road Access:
  - Existing approach to the farmstead off Twp Rd \_\_\_\_\_
  -
- Topography: flat, under agricultural production on the west ½ yard site, fenced pasture and low slough area to the south on the east ½ of the quarter.

### ATTACHMENTS:

- Developer's picture
- Aerial of quarter

### OPTIONS:

- A. Not support the proposal in principle
- B. Support the proposal to subdivide the quarter into approximately equal parcels with the property line running north and south through the quarter creating an east lot and west lot.

### RECOMMENDED ACTION:

RESOLUTION BY ....

Initials show support - Reviewed by: Development Officer:

*Abj*

Manager:

*Abj*







SE 24-85-9-W6M

Township Road

Proposal to subdivide north to south approximately in half.



N

