

MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE VILLAGE OF BEISEKER HELD MONDAY, JULY 26, 1982 IN THE COUNCIL CHAMBERS FOLLOWING THE PUBLIC HEARING

PRESENT

MAYOR: John Richter  
DEPUTY MAYOR: Dan Benoit  
COUNCILLOR: Con Carter  
COUNCILLOR: Ray Courtman  
COUNCILLOR: Dave Fegan  
MUNICIPAL ADMINISTRATOR: Pam Whitnack  
C.R.P.C. Gail Sokolan & Janet Millet (7:20 - 7:45 P.M.)  
PUBLIC WORKS Alfred Hagel (7:50 - 8:20 P.M.)

CALL TO ORDER

The meeting was called to order at 7:20 P.M. by Mayor Richter

DELEGATIONS

The previously scheduled delegation of Constable Bunyan of the Beiseker R.C.M.P. detachment was cancelled and rescheduled to August 9, 1982.

(a) Gail Sokolan, C.R.P.C.

(1) Rocky View Industrial Amendment

The Alberta Planning Board has ruled on Rocky View's Appeal to the refusal by the Calgary Regional Planning Commission to allow rural industrial parks as part of the 1971 Regional Plan.

The Alberta Planning Board has ruled in favour of Rocky View in that rural industry should be allowed within the Calgary Region. Rocky View has now filed another proposed amendment to the Alberta Planning Board decision. The implications of this proposed amendment were discussed. A Public Hearing to consider the proposal is scheduled for August 13, 1982. A brief presentation will be prepared for review by Council members at the regular meeting of August 9, 1982. At that time a decision will be made regarding the submission or the wish of Council to make the submission to the Public Hearing.

(2) Mrs. Sokolan also informed Council that the M.D. of Kneehill has now officially applied to leave Calgary Regional Planning Commission area and join Palliser Planning Commission their proposed effective date is January 1, 1983.

Mrs. Sokolan and Ms. Millet left the meeting at 7:45 P.M.

CONFIRMATION OF MINUTES

Mayor Richter moved that the minutes of the regular meeting of July 12, 1982 and the budget meeting of July 15, 1982 be confirmed as circulated.  
Carried.

JAR

BUSINESS ARISING  
FROM MINUTES

(a) Animal Control

Councillor Courtman and Mrs. Whitnack reported that Mr. Dave Gilberg had been approached regarding the provision of animal control services to the Village of Beiseker. Due to other time commitments Mr. Gilberg was not able to accept the position.

Councillor Fegan moved that an advertisement for an animal control officer be placed in the Rocky View Five Village Weekly, Three Hills Capitol, The Airdrie Echo and the Strathmore Standard.  
Carried.

(b) Review of Public Works Items

Alfred Hagel, Public Works Foreman was in attendance for these discussions.

Mr. Hagel reported that:

- (1) The remainder of the oiling program has been completed for an approximate cost of \$2,060.00.
- (2) A water valve has been damaged near the residence at Block B Plan 4126HJ. The valve will be repaired on the morning of Tuesday July 27, 1982.
- (3) It appears that the water valve to Lot 11 Block 1 Plan 8110702 (Manyee Restaurant) may possibly be leaking. Mr. Larry Isrealson of Mercon Engineering Ltd. will be requested to review the matter to determine if the fault is with Richardson Bros. installation or if the valve was damaged during the tie-in by the restaurant contractor.
- (4) Mr. Hagel expressed concern about the extensive number of repairs required to the garden tractor and other small equipment.

Discussion was held concerning problems with the operation of this equipment.

Councillor Courtman will meet with the students and public works representatives July 27, 1982 to discuss the matter further.

Other Public Works items discussed by Council included:

- (1) The easement between Lot 7 & 28 Block 4 Plan 7810947 still requires loaming and seeding.
- (2) Anchor Fence has done further repairs to the fence around reservoir number 2. The work has been reviewed by Mr. Hagel and Councillor Courtman and the job now appears passable.
- (2) The mud along the curbs near the Memorial Hall should be tidied up as soon as possible.

JK

BUSINESS ARISING  
FROM MINUTES

(b) Review of Public Works Items

- (3) Discussion was held concerning the drainage in the alley between 8th and 9th street on the block between 1st and 2nd avenue. Some gravel will be placed on the lane in an attempt to improve drainage from some of the lots.

Councillor Fegan left the meeting at 8:10 P.M.

- (4) Several areas of general clean-up including weed trimming around posts, tidying of the median on main street, tidying of ditches, etc. were mentioned as priority items before July 30, 1982 in preparation for sports day.

Councillor Fegan returned to the meeting at 8:15 P.M.

- (5) The Public Works Department was also requested to make sure that the washrooms in the buildings in Friendship Park and the campsite were clean and operational prior to sports day

- (6) The following list of items were requested to be completed by November 15, 1982:

- (a) First Avenue drainage south of Main Street  
This project should be completed in co-ordination with representatives from Mercon Engineering Ltd.
- (b) The drainage on the road south of Beacon Heights will need to be repaired and probably will include the installation of some culverts.
- (c) The berm in Beacon Heights should be grassed
- (d) The weeds on the top soil pile in Beacon Heights should be sprayed.
- (e) The grader should attempt to tidy up the ditches on both sides of 5th Avenue
- (f) The culverts and ditches should be cleaned on the east side of 2nd Avenue between 7th & 9th Street
- (g) All manholes should be flushed and necessary manhole repairs be completed.
- (h) The old land fill site should be cleaned-up graded and seeded, if possible.

(c) Weed Control

Weed control notices have been sent to the following properties:

Lot 12 Block 7 Plan 7710063  
Lot 6 Block 7 Plan 7710063

One of the properties was cleaned up by Village forces, the other was cleaned up by the tennant.

*JK*

BUSINESS ARISING  
FROM MINUTES

(c) Weed Control (Continued)

Weed control notices should be sent to the owners of the following properties:

- Lot 8 Block 1 Plan 1548HE
- Lot 3 Block 14 Plan 7711235

(d) Well Problems

General discussion was held concerning problems with Wells #5 and #6.

A report on well rehabilitation from Nowack Geological Services Limited was circulated to Council.

Councillor Courtman moved that the chlorine shock treatment be completed as soon as possible by Village forces and that Nowack Geological Services be engaged to supervise the shock treatment and perform the slug test.

Carried.

(e) Bylaw Enforcement

Further discussion on Bylaw Enforcement was tabled until costs for the service were known.

(f) Insurance

Documentation has been received from Reed Stenhouse Limited on the various rates for Insuring Village buildings. In view of the receipt of this information the Arena Management Board will be invited to the August 9, 1982 meeting to discuss insurance costs.

(g) Rocky View Agreement In Principle

Mayor Richter and Councillor Courtman reported on their attendance on their joint meeting with the M.D. of Rocky View Council on July 13, 1982.

(h) Summer Works

Many of the summer works items and progress were discussed in conjunction with the Public Works Items. This led to further discussion of the Public Works Items including:

- (1) Mayor Richter will review the letter sent to residents on 8th Street to determine if all the items which Council had indicated would be rectified have been completed.
- (2) The gravel around the manhole at 3rd Avenue and 9th Street should be mixed with some oil and packed so that it does not keep spreading away from the manhole cover.

JAR

BUSINESS ARISING FROM MINUTES

(h) Summer Works (Continued)

- (3) The possibility of obtaining cut ends for the culverts will be investigated.

(i) Fence Quotations - 2nd Avenue near School

Deputy Mayor Benoit presented one quotation obtained for the installation of a tubing fence.

Councillor Fegan moved that the matter be tabled until another cost estimate was obtained.

Carried.

(j) Street Improvements

The Administrator informed Council of the results of tenders called by Mercon Engineering Limited for the completion of the street improvements along 1st Avenue and part of Main Street.

Councillor Courtman moved that the matter be tabled until a firm quotation was received from McNair Sand and Gravel.

Carried.

(k) Memorial Hall Repairs

One quotation for painting of Memorial Hall and two quotations for the repair of the Memorial Hall roof were presented to Council. Three more quotations for the roofing will be obtained. Due to the high cost involved a delegation of Council will then attend a Lions Club meeting to determine if they will be interested in aiding with the funding of this project.

(l) Budget

Typed copies of the 1982 Budget were circulated to Council.

(m) Trailer Park Water Meter

Mrs. Whitnack will contact Denver Eitzen to see how soon he will be completing the work for Mr. Goodman.

gfk.

CORRESPONDENCE

(a) June 29, 1982 Alberta Environment  
Re: Dry Rubble Pit

Since it appears that it is the Village responsibility to obtain its own site for a dry rubble pit, the Administrator is to write local health unit for the criteria for a possible rubble pit site.

(b) July 19, 1982 Alberta Municipal Financing Corporation  
Re: Interest rates effective August 1, 1982 -  
For Council's Information

(c) July 22, 1982 Unsigned letter  
Re: Problems on fifth street

(d) July 23, 1982 Residents on fifth street  
Re: Problems on fifth street

Mayor Richter moved that:

- (1) Mr. Ken Ternowetsky be sent a copy of the letters concerning these problems.
- (2) A letter be sent to all residents of fifth street indicating that it would be more beneficial if the letters of complaint were properly signed.
- (3) Copies of the letters of complaint are to be circulated to all of the residents along fifth street.

Carried.

(e) June 20, 1982 Alberta Environment  
Re: Drumheller & District Regional Solid Waste Management Association.

This is an outline of responsibilities of all parties in the association

For Council's Information

(f) July 13, 1982 Alberta Urban Municipalities Association  
Re: Amendments to the Bylaws of the A.U.M.A. to be considered at the Jasper Convention

For Council's Information

NEW BUSINESS

(a) Councillor's Reports

Fegan: No report

Carter: No report

Benoit: Deputy Mayor Benoit reported on his attendance at the Calgary Regional Planning Commission meeting of July 16, 1982 wherein the Beiseker Annexation Application was considered.

Courtman: Councillor Courtman moved that Council acknowledge that Sheila Wegener is the new member on the Beiseker & District Recreation Board replacing Mr. Roy Hagel.

Carried.

Councillor Courtman reported on his attendance at the Community Baptist Church service wherein the Beiseker Church was granted recognition as one of the many Baptist Churches in Alberta

Councillor Courtman moved that a letter of congratulations be sent to the Community Baptist Church

Carried.

Centennial Building

Councillor Courtman moved that:

1. A letter be sent to all groups who use the Centennial Building indicating that there would now be a \$5.00 charge for each usage
2. All useage of the Centennial Building must be booked
3. The locks be changed on the Centennial Building.

Carried.

Richter: No Report

(b) Alternatives to Pavement

The cost estimates for various road surfacings which would provide alternative to pavement have been considered by the General Municipal Plan working committee. The cost estimate which were considered by the committee were circulated to Council.

JJK

NEW BUSINESS

(b) Alternatives to Pavement (Continued)

The recommendation of the General Plan Working  
Committee is as follows:

1. That the road mix alternative be considered for  
all of the Village of Beiseker excepting Main  
Street and First Avenue
2. Debenture financing for such a project be  
investigated to a maximum of five years
3. That the repayment of the financial costs be  
done on a frontage tax basis
4. That the work be completed as soon as possible

Councillor Courtman moved that the Municipal  
Administrator do further investigation into the  
proposed road-mix alternative for streets surfacing  
and proceed with the preparation of a Bylaw for  
advertising of the project.

Carried.

(c) Well #7

The solicitors for Mr. Schwengler will be obtaining  
an appraisal for the well site. Their notice of  
appeal has been filed with the Land Compensation  
Board.

(d) Streets Assistance Program

A reply has been received from Mr. Bernie Kathol  
Regional Director of Alberta Transportation regarding  
our suggestions for possible funding for the street  
assistance program.

(e) Canadian Western Natural Gas

Council was informed of the Canadian Western Natural  
Gas Company Limited application to the Public Utilities  
Board for an increase of rates in 1982.

(f) First Avenue Storm Sewer Project

A deficiency list for the First Avenue storm sewer  
project was distributed to Council

(g) North Road Project

Final acceptance inspection deficiency list for the  
North Road Project was distributed to Council.

JR



NEW BUSINESS

(h) Letters of Complaint

An unsigned letter of complaint had been received concerning garbage behind the Dairy Bar and hotel. Appropriate letters have been written.

BYLAWS

(a) Bylaw 80-13

Councillor Courtman moved that third reading be given to Bylaw 80-18 being a Bylaw for the purpose of closing to Public travel an portion of public street in accordance with Section 175 & 177 of the Municipal Government Act.

Carried

ACCOUNTS FOR APPROVAL

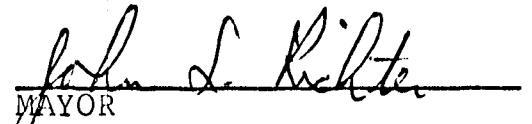
Councillor Carter moved that the following list of accounts be approved for payment.  
Carried.

1265	Cansel Survey Equipment - pin locator	\$400.00
1266	Ornell Salken	258.27
1267	Mary Straub	150.53
1268	Cheryl Coyne	467.99
1269	Pamela Whitnack	600.00
1270	Alfred Hagel	500.00
1271	Dave Wright	350.00
1272	John Wold	318.84
1273	Brian Otterson	264.89
1274	Darrel Knopp	205.55
1275	Mary Bell	151.91
1276	Receiver General of Canada	1,631.28
1277	AUMA - benefit plan	451.73
1278	Canadian Postal Corporation	60.00
1279	Cheryl Coyne - petty Cash	22.25
1280	Neptune Meters Ltd.	1,693.10
1281	Irricanada Holdings Ltd.	680.00
1282	Faber Gurevitch	47.00
1283	Canadian Western Natural Gas	144.23
1284	Ed's Cleaning Supplies	76.90
1285	Carole F. Laurila - budget	192.25
1286	Mercon Engineering Ltd.	337.00
1287	Mary Bell- Rug cleaning	44.25
1288	Brians Welding - repair on tractor	154.00
1289	Grand & Toy Limited	10.68
1290	TransAlta Utilities	1,357.94
1291	Harold Schmaltz UFA	33.50
1292	Alberta Government Telephones	209.17
1293	Batra Construction Ltd - paving	30,811.90
1294	Wayne Balderson - damage dep - hall	120.00
1295	Mike Schleppe - overpayment on invoice	36.00
1296	James Scheibler - utility refund	33.40
1297	Susan Lukey - utility refund	29.75
1298	John Zacher - utility refund	5.00
1299	Allen Fuller - utility refund	65.00
1300	Alice Passmore	30.00
1301	Alvin Hagel	18.39

Jfk

ADJOURNMENT

Mayor Richter moved the meeting be adjourned at 10:10 P.M.  
Carried.

  
MAYOR

  
MUNICIPAL ADMINISTRATOR

MINUTES OF A SPECIAL MEETING OF THE COUNCIL OF THE VILLAGE OF BEISEKER HELD MONDAY, JULY 26, 1982 AT 7:00 P.M. IN THE COUNCIL CHAMBERS

PRESENT

MAYOR: John Richter  
DEPUTY MAYOR: Dan Benoit  
COUNCILLOR: Con Carter  
COUNCILLOR: Ray Courtman  
COUNCILLOR: Dave Fegan  
MUNICIPAL ADMINISTRATOR: Pam Whitnack  
C.R.P.C. Gail Sokolan  
Janet Millet  
PROPERTY OWNER Joe VanHee

CALL TO ORDER

Mayor Richter opened the meeting by stating that the Public Hearing would be held pursuant to Section 139 of the Planning Act 1980.

Mayor Richter then declared the Public Hearing portion of the meeting to be open.

Purpose of the Public Hearing was to consider Bylaws 82-5 and 82-6.

The Secretary then stated the nature of the Bylaw

Bylaw 82-5

Bylaw 82-5 is a Bylaw to amend Land Use Bylaw 79-15 by:

- (1) Section 21.0.0, Subsection 21.3.0 is amended by adding a new discretionary use to read as follows:

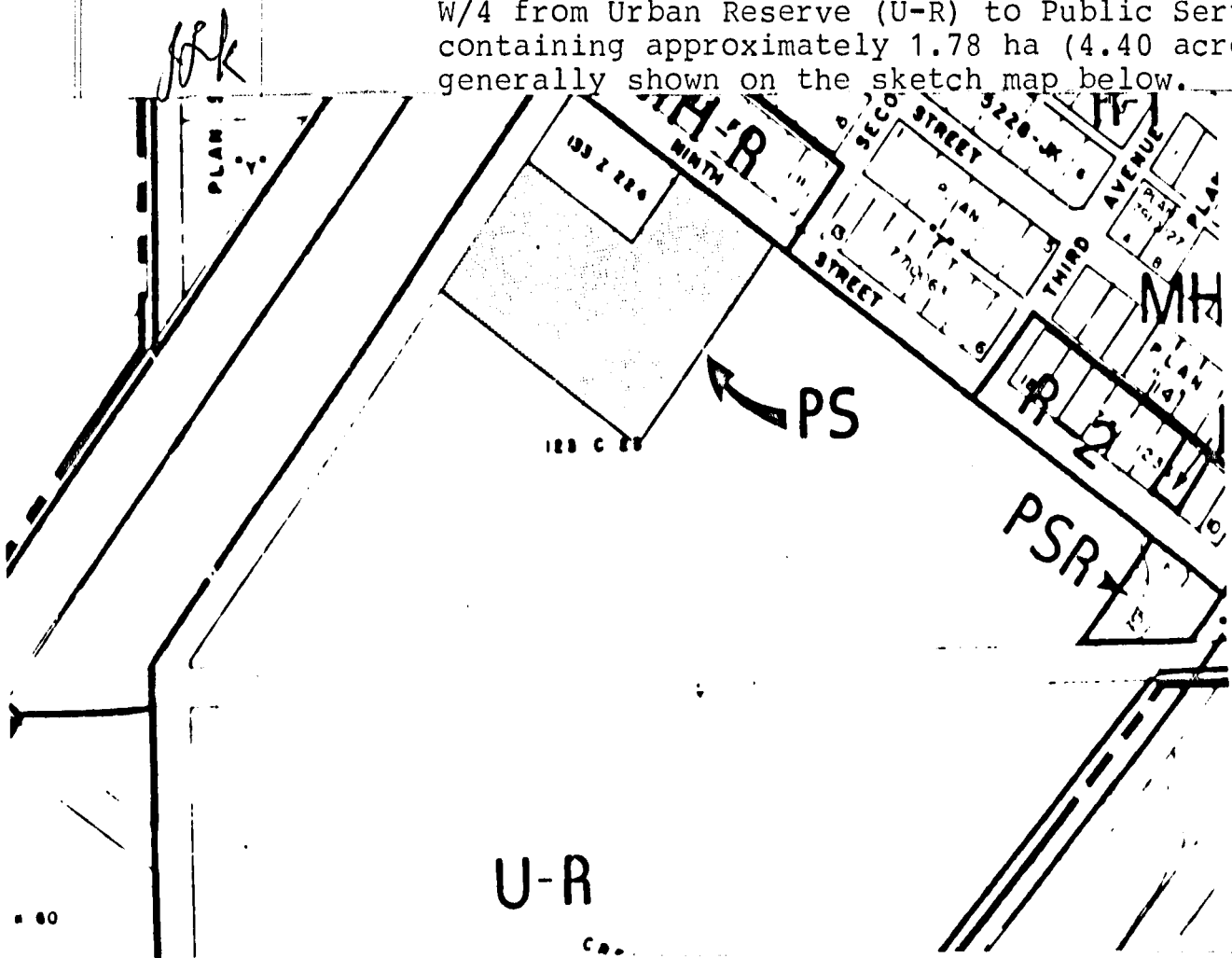
"Churches"

Bylaw 82-6

Bylaw 82-6 is a Bylaw to amend Land Use Bylaw 79-15 of the Village of Beiseker. The Bylaw is amended as follows:

- (1) Section 8.0.0, subsection 8.3.0 being the Land Use Map is amended by:

- (a) redesignating those lands in the NE $\frac{1}{4}$  Sec. 12-28-12 W/4 from Urban Reserve (U-R) to Public Service (PS) containing approximately 1.78 ha (4.40 acres) as generally shown on the sketch map below.



Bylaw 82-6 (Continued)

(2) Section 20.0.0 is amended by deleting Subsection  
20.5.1 in its entirety and inserting a new subsection  
as follows:

20.5.1 Area of Site: 16 ha (39.54 ac.) excepting  
that portion of the NE 1/4 12-28-26-W/4 lying to  
the east of Plan No. 7911207 and to the north-  
east of Plan No. 4011X, which shall have a  
minimum area of site of 9.7 ha (23.97 ac.)  
more or less.

Notice of the Public Hearing was given to the owner of the  
of the land that is subject to the proposed Bylaw, Calgary  
Regional Planning Commission.

The notice of the Public Hearing was advertised in the July  
6, and July 13, 1982 issues of the Rocky View Five Village  
Weekly.

Mayor Richter then stated the Rules of Conduct that would  
be followed for presentations to be made at a Public Hearing

No written presentations were received.

Gail Sokolan of Calgary Regional Planning Commission  
presented a letter from Acting Director Lawrence E. Brophy  
which indicated that pursuant to Section 7.1.2 of Land Use  
Bylaw 79-15 that the proposed amending Bylaws are correct  
as to form and content, and are in conformity with the  
planning act, Chapter P-9, Revised Statutes of Alberta 1980,  
the Regional Plan 1971, and the Village's General Municipal  
Plan.

Mr. Joe VanHee, property owner then arrived at the hearing,  
Mr. VanHee simply wanted to confirm that only the proposed  
Church site would be re-designated from Urban Reserve to  
Public Service District. He wished to insure that his own  
remaining property would remain Urban Reserve. Council  
confirmed this information for Mr. VanHee.

There were no further questions or presentations.

Councillor Carter moved the Public Hearing Portion of the  
meeting be closed.  
Carried.

JK

PRESENTATIONS

BYLAWS

(a) Bylaw 82-5

Councillor Courtman moved that second reading be given  
to Bylaw 82-5.

Carried.

Councillor Fegan moved that third reading be given to  
Bylaw 82-5.

Carried.

(b) Bylaw 82-6

Councillor Courtman moved that second reading be given  
to Bylaw 82-6

Carried.

Councillor Fegan moved that third reading be given to  
Bylaw 82-6

Carried.

Discussion followed concerning the proposed Subdivision of  
4.4 acres from Mr. VanHee's property within the NE $\frac{1}{4}$  Sec. 12-  
28-26 W.4M comprising of approximately 4.4 acres.

Janet Millet brought to Council's attention the manner in  
which the proposed Church subdivision would fit with a  
previously approved outline plan for residential development.

Discussion was also held concerning the provision of public  
reserve from the 4.4 acre parcel to be subdivided.

Mr. VanHee was made aware that if the purchasers of the  
proposed subdivision did not provide their own Public Reserve  
dedication then he would be required to provide the Public  
Reserve land from the remainder of his parcel at the time  
of further subdivision. The matter of Public Reserve  
dedication would be decided between Mr. VanHee and his  
potential purchasers. Council's only requirement would be  
that the Public Reserve be provided in some manner.

ADJOURNMENT

The meeting was adjourned by a motion of Mayor Richter at  
7:20 P.M.

  
MAYOR

  
MUNICIPAL ADMINISTRATOR

WE, THE UNDERSIGNED, HEREBY WAIVE NOTICE OF A SPECIAL MEETING OF THE COUNCIL OF THE VILLAGE OF BEISEKER HELD MONDAY, JULY 26, 1982 AT 7:00 P.M. IN THE COUNCIL CHAMBERS FOR THE PURPOSE OF:

(a) Purpose of the Public Hearing was to consider bylaws 82-5 and 82-6.

MAYOR: John L. Richter

DEPUTY MAYOR: Daniel E. Benson

COUNCILLOR: C. C. Cate

COUNCILLOR: Wane Fogami

COUNCILLOR: [Signature]

MUNICIPAL ADMINISTRATOR: Patricia Whitnack