



Regular Council Meeting Minutes

March 8, 2022, 9:00 a.m.

Council Chambers and Through Electronic Communications

Sturgeon County Centre

9613-100 Street

Morinville, Alberta

Members Present:

Mayor Alanna Hnatiw
Dan Derouin, Councillor - Division 1
Kristin Toms, Councillor - Division 2
Matthew McLennan, Councillor - Division 3
Neal Comeau, Councillor - Division 4
Deanna Stang, Councillor - Division 5
Jason Berry, Councillor - Division 6

Administration Present:

Scott MacDougall, Acting County Commissioner – CAO
Jesse Sopko, General Manager, Corporate Services
Travis Peter, General Manager, Development & Strategic Services
Andrew Hayes, General Manager, Financial Services & Chief Financial Officer
Tyler Westover, Director, Economic Development & Ecosystem Services
Tim Osborne, Corporate Operations Advisor, Infrastructure Services
Sabrina Duquette, Corporate Finance & Treasury
Bonnie McInnis, Manager, Planning and Development Services
Brandon Sandmaier, Municipal Energy Specialist, Fleet & Facility Services
Martyn Bell, Program Lead, Current Planning, Planning & Development Services
Lisa Schovanek, Legislative Officer, Legislative Services
Dianne Mason, Legislative Officer, Legislative Services

1. CALL TO ORDER AND RELATED BUSINESS

1.1 CALL TO ORDER

Mayor Hnatiw called the March 8, 2022 Regular Council Meeting to order at 9:04 a.m. and acknowledged that Council meets on Treaty 6 Territory, a traditional meeting ground for many Indigenous Peoples, and in particular the Michel Band and Alexander First Nation, and also recognized the Métis and Inuit, whose footsteps have marked these lands and share a deep rooted history.

Mayor Hnatiw recognized March 8, 2022 as International Women's Day.

1.2 ADOPTION OF AGENDA

Motion 069/22

Moved by K. Toms

That the March 8, 2022 Regular Council Meeting Agenda be adopted as amended with the addition of Item 9.1 Notice of Motion - Establishment of Sturgeon County Youth Council (Councillor Toms).

Carried Unanimously

3. ADOPTION OF MINUTES

3.1 February 22, 2022 Regular Council Meeting Minutes

Motion 070/22

Moved by N. Comeau

That Council adopt the February 22, 2022 Regular Council Meeting Minutes as presented.

Carried Unanimously

4. PUBLIC PRESENTATIONS

4.1 9:05 a.m. Alan Grueber Presentation re Off-site Levy Exemption Request

Presented by: Alan Grueber, County Resident.

Bonnie McInnis, Manager, Planning & Development Services, provided supplementary information and responded to Council's questions.

Motion 071/22

Moved by K. Toms

That Council direct Administration to exempt the off-site levy fee payment of \$119,378.52 for Lot 21, Block 5, Plan 7621623 as a condition of the Development Permit for a single detached dwelling.

Carried Unanimously

5. BUSINESS

5.1 Bylaw 1574/22 - Debenture for Meadowview Drive Phase 2 - Second and Third Reading

Presented by: Sabrina Duquette, Manager, Corporate Finance & Treasury.

Motion 072/22

Moved by N. Comeau

That Council give second reading of Bylaw 1574/22.

Carried Unanimously

Motion 073/22

Moved by N. Comeau

That Council give third reading of Bylaw 1574/22.

Carried Unanimously

5.2 Bylaw 1573/22 - Debenture for Bridge File 2212 - Second and Third Reading

Presented by: Sabrina Duquette, Manager, Corporate Finance & Treasury.

Motion 074/22

Moved by D. Stang

That Council give second reading of Bylaw 1573/22.

Carried Unanimously

Motion 075/22

Moved by D. Stang

That Council give third reading of Bylaw 1573/22.

Carried Unanimously

5.3 Bylaw 1576/22 - Debenture for Range Road 234 Reconstruction - Second and Third Reading

Presented by: Sabrina Duquette, Manager, Corporate Finance & Treasury.

Motion 076/22

Moved by D. Stang

That Council give second reading of Bylaw 1576/22.

Carried Unanimously

Motion 077/22

Moved by D. Stang

That Council give third reading of Bylaw 1576/22.

Carried Unanimously

5.4 Bylaw 1575/22 - Debenture for Improvements to Range Road 11 - Second and Third Reading

Presented by: Sabrina Duquette, Manager, Corporate Finance & Treasury.

Motion 078/22

Moved by N. Comeau

That Council give second reading of Bylaw 1575/22.

Carried Unanimously

Motion 079/22

Moved by N. Comeau

That Council give third reading of Bylaw 1575/22.

Carried Unanimously

5.5 Bylaw 1578/22 - Debenture for Sturgeon Crest Subdivision Road Rehabilitation - Second and Third Reading

Presented by: Sabrina Duquette, Manager, Corporate Finance & Treasury.

Motion 080/22

Moved by K. Toms

That Council give second reading of Bylaw 1578/22.

Carried Unanimously

Motion 081/22

Moved by K. Toms

That Council give third reading of Bylaw 1578/22.

Carried Unanimously

5.6 Bylaw 1577/22 - Debenture for Range Road 252 Upgrade - Second and Third Reading

Presented by: Sabrina Duquette, Manager, Corporate Finance & Treasury.

Motion 082/22

Moved by K. Toms

That Council give second reading of Bylaw 1577/22.

Carried Unanimously

Motion 083/22

Moved by K. Toms

That Council give third reading of Bylaw 1577/22.

Carried Unanimously

5.7 Bylaw 1579/22 - Debenture for Coal Mine Road Reconstruction - Second and Third Reading

Presented by: Sabrina Duquette, Manager, Corporate Finance & Treasury.

Motion 084/22

Moved by K. Toms

That Council give second reading of Bylaw 1579/22.

Carried Unanimously

Motion 085/22

Moved by K. Toms

That Council give third reading of Bylaw 1579/22.

Carried Unanimously

5.8 Bylaw 1562/21 - Clean Energy Improvement Program Tax Bylaw - First Reading

Presented by: Scott MacDougall, Acting Chief Administrative Officer - CAO and Brandon Sandmaier, Municipal Energy Specialist, Fleet & Facility Services.

Motion 086/22

Moved by N. Comeau

That Council give first reading of Bylaw 1562/21.

Carried Unanimously

The meeting was recessed at 10:16 a.m.

The meeting was reconvened at 10:25 a.m. with all those members of Council previously listed in attendance.

5.9 Bylaw 1571/22 - Amendment to Land Use Bylaw 1385/17 - Redistricting of Lot A Plan 4491MC from AG - Agriculture District to REC - Recreational District - First Reading

Presented by: Bonnie McInnis, Manager, and Martyn Bell, Program Lead, Current Planning, Planning & Development Services.

Motion 087/22

Moved by N. Comeau

That Council give first reading of Bylaw 1571/22 as amended.

Carried Unanimously

5.10 Sturgeon Valley Development Readiness Studies

Presented by: Andrew Hayes, General Manager, Financial Services & Chief Financial Officer.

Motion 088/22

Moved by K. Toms

That Council approve \$642,294 in funding from the Reserve & Debt Priority Reserve, and \$170,000 in funding from the Utility Capital Reserve, to secure required infrastructure related technical analysis in support of development in the Sturgeon Valley.

Carried Unanimously

5.11 Revised 2021-2022 Council Appointments to Boards, Committees and Commissions

Presented by Jesse Sopko, General Manager, Corporate Services.

Motion 089/22

Moved by J. Berry

That Council approve the revised 2021/2022 Council Boards, Committees and Commissions Appointment List as presented.

For (6): A. Hnatiw, D. Derouin, K. Toms, N. Comeau, D. Stang, and J. Berry

Against (1): M. McLennan

Carried

5.12 2022 Canadian Hydrogen Convention Exhibition Opportunities

Presented by Tyler Westover, Director, Economic Development & Ecosystem Services.

Motion 090/22

Moved by N. Comeau

That Council direct Administration to participate in the 2022 Canadian Hydrogen Convention Exhibition, utilizing and activating the Edmonton Region Hydrogen Hub exhibition space.

Carried Unanimously

7. MAYOR AND COUNCIL

8. NOTICES OF MOTION

8.1 Notice of Motion - Establishment of Sturgeon County Youth Council (Councillor Toms)

Councillor Toms gave notice that she will introduce the following motion at the March 22, 2022 Council Meeting:

That Council direct Administration to draft a bylaw establishing a Youth Council as a Council committee with the mandate of advising Council on issues relating to youth in the community.

6. CLOSED SESSION

6.1 Closed Session - Land Matter

Motion 091/22

Moved by N. Comeau

That Council move into a closed session at 11:02 a.m. pursuant to section 197(2) of the *Municipal Government Act* and in accordance with section 24 (advice from officials) and section 25 (disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*.

Carried Unanimously

Presented by: Scott MacDougall, Acting Chief Administrative Officer - CAO and Jeff Yanew, Manager, Utility & Waste Management Services.

The following members of Administration were also in attendance for the closed session to provide information and/or administrative assistance:

Jesse Sopko, General Manager, Corporate Services; Travis Peter, General Manager, Development & Strategic Services; Andrew Hayes, General Manager, Financial Services & Chief Financial Officer; Lisa Schovaneck, Legislative Officer, Legislative Services; and Dianne Mason, Legislative Officer, Legislative Services.

Motion 092/22

Moved by N. Comeau

That Council move out of the closed session at 11:39 a.m.

Carried Unanimously

The meeting was recessed at 11:39 a.m.

The meeting was reconvened at 12:52 p.m. with all those members of Council previously listed in attendance.

6.1 Closed Session - Land Matter ...continued

Motion 093/22

Moved by N. Comeau

That Council direct Administration to negotiate a lease for a nominal amount with Alberta Transportation for lands located at the intersection of Highway 44 and Township Road 570, for the purpose of constructing a truck fill station, with the Chief Administrative Officer executing the lease based on terms and conditions to be finalized through the negotiations.

Carried Unanimously

Motion 094/22

Moved by N. Comeau

That Council authorize the expenditure of up to \$1.1 million from the Utility Capital Reserve to fund the construction of the truck fill to be located at the intersection of Highway 44 and Township Road 570.

Carried Unanimously

Motion 095/22

Moved by N. Comeau

That the Request for Decision and attachments of item 6.1 of the March 8, 2022 Council Meeting agenda remain confidential in accordance with section 24 (advice from officials) and section 25 (disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*.

Carried Unanimously

The meeting was recessed at 12:56 p.m.

The meeting was reconvened at 2:22 p.m. with all those members of Council previously listed in attendance.

6.2 Closed Session - Land Matter
Motion 096/22

Moved by N. Comeau

That Council move into a closed session at 2:23 p.m. pursuant to section 197(2) of the *Municipal Government Act* and in accordance with section 24 (advice from officials) and section 25 (disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*.

Carried Unanimously

Presented by Scott MacDougall, Acting Chief Administrative Officer - CAO.

The following members of Administration were also in attendance for the closed session to provide information and/or administrative assistance:

Jesse Sopko, General Manager, Corporate Services; Travis Peter, General Manager, Development & Strategic Services; Andrew Hayes, General Manager, Financial Services & Chief Financial Officer; Tim Osborne, Corporate Operations Advisor, Infrastructure Services; Sabrina Duquette, Manager, Corporate Finance & Treasury; Lisa Schovanek, Legislative Officer, Legislative Services; and Dianne Mason, Legislative Officer, Legislative Services.

Motion 097/22

Moved by N. Comeau

That Council move out of the closed session at 3:02 p.m.

Carried Unanimously

Motion 098/22

Moved by M. McLennan

That Council direct Administration to list the property located at Lot K, Block 1, Plan 782 0012 for sale, with the Chief Administrative Officer authorized to execute the sale of the property at the highest possible value.

For (5): A. Hnatiw, D. Derouin, K. Toms, N. Comeau, and D. Stang
Against (2): M. McLennan and J. Berry

Carried

Motion 099/22

Moved by M. McLennan

That the Request for Decision and attachments of item 6.2 of the March 8, 2022 Council Meeting agenda remain confidential in accordance with section 24 (advice from officials) and section 25 (disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*.

Carried Unanimously

6.3 Closed Session - Business Development Opportunity

Motion 100/22

Moved by N. Comeau

That Council move into a closed session at 3:03 p.m. pursuant to section 197(2) of the *Municipal Government Act* and in accordance with section 24 (advice from officials) and section 25 (disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*.

Carried Unanimously

Presented by Scott MacDougall, Acting Chief Administrative Officer - CAO.

The following members of Administration were also in attendance for the closed session to provide information and/or administrative assistance:

Jesse Sopko, General Manager, Corporate Services; Travis Peter, General Manager, Development & Strategic Services; Andrew Hayes, General Manager, Financial Services & Chief Financial Officer; Tim Osborne, Corporate Operations Advisor, Infrastructure Services; Lisa Schovanek, Legislative Officer, Legislative Services; and Dianne Mason, Legislative Officer, Legislative Services.

Motion 101/22

Moved by N. Comeau

That Council move out of the closed session at 4:05 p.m.

Carried Unanimously

Motion 102/22

Moved by N. Comeau

That the Request for Decision and attachments of item 6.3 of the March 8, 2022 Council Meeting agenda remain confidential in accordance with section 24 (advice from officials) and section 25 (disclosure harmful to economic and other interests of a public body) of the *Freedom of Information and Protection of Privacy Act*.

Carried Unanimously

9. ADJOURNMENT

Motion 103/22

Moved by N. Comeau

That Council adjourn the March 8, 2022 Regular Council Meeting at 4:06 p.m.

Carried Unanimously

Mayor

County Commissioner (CAO)