

**MUNICIPAL PLANNING COMMISSION MEETING
WEDNESDAY JULY 20, 2016 – 12:30 PM
TOWN OF REDCLIFF**

MINUTES

PRESENT: Members: B. Duncan, J. Beach, L. Leipert,
J. Steinke
Development Officer: B. Stehr
Director of Planning & Engineering J. Johansen

ABSENT: Members: B. Vine, E. Solberg, B. Lowery

1. **CALL TO ORDER**
B. Duncan called the meeting to order at 12:36 pm.
2. **ADOPTION OF AGENDA**
J. Beach moved that the agenda be adopted as amended to add the following items.
 - A) 6 b) Subdivision extension for 2014 SUB 02
 - B) 6 c) Development Permit 16-DP-029 that was tabled at the June 15, 2016 MPC meeting

- Carried.
3. **PREVIOUS MINUTES**
 - A) L. Leipert moved that the minutes of June 15, 2016 be adopted as presented.
- Carried.
 - B) J. Beach moved that the minutes of June 22, 2016 be adopted as presented.
- Carried.
 - C) J. Steinke moved that the minutes of July 7, 2016 be adopted as presented.
- Carried.
4. **LIST OF DEVELOPMENT PERMIT ADVERTISED**
L. Leipert moved that Development Permits advertised be received for information.
- Carried.
5. **DEVELOPMENT PERMIT APPLICATIONS APPROVED BY DEVELOPMENT AUTHORITY**
J. Steinke moved that Development Permits approved by the Development Authority be received for information.
- Carried.
6. **DEVELOPMENT PERMITS FOR MPC CONSIDERATION**
 - a. **Development Permit Application 16-DP-037**
Aecon Group Inc.
NE 17, 13, 6, W4 (501 Mitchell Street N)
Asphalt, Aggregate and Concrete Plant

L. Leipert moved that Development Permit Application 16-DP-037 NE 17, 13, 6, W4 (501 Mitchell Street N) for an Asphalt, Aggregate and Concrete Plant be approved as submitted with the following conditions:

- a) The Applicant to register an easement to title to allow for water drainage from 590 Highway Avenue NE (Lot 8, Block A, Plan 1010762);
- b) The Applicant to provide a revised site plan showing the sound/dust berm having a minimum side slope ratio of 3:1;
- c) The Applicant shall provide to the Town of Redcliff all applicable licenses as required by Provincial and Federal bodies.

b. Town of Redcliff Subdivision Application 2014 SUB 02

FarWest Land & Properties Inc.

Lots 1-20, Block 99, Plan 1117V (102, 110, 114, 122 5 Street NW)

Second Request for Subdivision Extension

L. Leipert moved to grant a second Subdivision extension for 2014 SUB 02 Lots 1-20, Block 99, Plan 1117V (102, 110, 114, 122 5 Street NW).

- Carried.

c. Development Permit Application 16-DP-029

FarWest Land & Properties Inc.

Lot 39-40, Block 8, Plan 1117V (638 2 Street SE)

Semi Detached Dwelling

L. Leipert moved to lift Development Permit Application 16-DP-029 (Lot 39-40, Block 8, Plan 1117V (638 2 Street SE)) for a Semi Detached Dwelling from the table.

- Carried

J. Steinke moved to table Development Permit Application 16-DP-029 (Lot 39-40, Block 8, Plan 1117V (638 2 Street SE)) for a Semi Detached Dwelling until the August 17, 2016 Municipal Planning Commission meeting.

- Carried.

7. FOR DISCUSSION

a) Development Permit Application 16-DP-036

Prairie Rose School Division

Lot 1, Block 108, Plan 1117V (102 4 Street SE)


Oversized fence

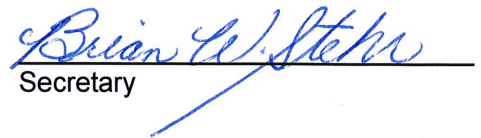
The Municipal Planning Commission discussed the application and is forwarding the following comments / concerns to Council with respect to this Development Permit Application.

1. The Commission's concern is for the safety of children at the school. They feel that the over height fence will increase safety.
2. The Commission does not feel that their oversized fences will impact the adjoining properties view, use, or enjoyment of their property.

8. **ADJOURNMENT**

J. Beach moved adjournment of meeting at 12:48pm
- Carried.


Chairman


Secretary