

**MINUTES OF THE MUNICIPAL PLANNING COMMISSION
WEDNESDAY NOVEMBER 20, 2019 – 12:30 PM
TOWN OF REDCLIFF**

PRESENT: Members: B. Duncan, S. Gale, L. Leipert,
J. Beach, J. Steinke, B. Vine

Development Officer B. Stehr
Director of Planning & Engineering J. Johansen
Technical Assistant/Recording Secretary R. Arabsky

ABSENT: Members: N. Stebanuk

1. CALL TO ORDER

B. Duncan called the meeting to order at 12:32 p.m.

2. ADOPTION OF AGENDA

L. Leipert moved that the agenda be adopted as presented. – Carried.

3. PREVIOUS MINUTES

A) S. Gale moved the minutes of the MPC meeting October 16, 2019 be adopted as presented. – Carried.

B) J. Beach moved the minutes of the Special MPC meeting October 23, 2019 be adopted as presented. – Carried.

4. REPORTS TO MPC

J. Steinke moved to receive for information the following Reports to MPC for the MPC Meeting of November 20, 2019:

A) Dates Development Permits advertised in Commentator

a. October 15, 2019, October 22, 2019, and November 12, 2019

B) Development Permit Applications approved/denied by Development Officer since the last MPC meeting:

a. Development Permit Application 19-DP-069
ROCC Lending & Services Ltd.
Lots 37-39, Block 86, Plan 755AD (115 Broadway Avenue E)
Approved: Change of Use – Financial Institution

b. Development Permit Application 19-DP-070
Peter Klassen
Lot 14, Block B, Plan 9711474 (405 1 Street NW)
Approved: Deck

c. Development Permit Application 19-DP-072
Bryce Farrell
Lots 15-16, Block 10, Plan 3042AV (607 7 Street SE)
Approved: Permit to Stay

- d. Development Permit Application 19-DP-073
Frank Sleeking
Lots 23-24, Block 14, Plan 1117V (406 Main Street S)
Approved: Driveway
- e. Development Permit Application 19-DP-074
CertainTeed Insulation
Lot 5, Block A, Plan 0211147(101 1 Street NE)
Approved: Industrial Building
- f. Development Permit Application 19-DP-075
William Haynes
Lots 28-29, Block 17, Plan 3042AV (816 3 Street SE)
Approved: Permit to Stay
- g. Development Permit Application 19-DP-076
BL and Son Contracting Ltd.
Lots 11-12, Block 54, Plan 1117V (101 1 Street SE)
Approved: Accessory Building – Detached Garage
- h. Development Permit Application 19-DP-077
Brad Hayward
Lot 115, Block 1, Plan 0213235 (51 Riverview Drive SE)
Approved: Accessory Building - Gazebo

C) Appeals of Development Decisions received since the last MPC Meeting.

- a. No Appeals of Development decisions have been received.

D) SDAB Decisions rendered since the last MPC Meeting.

- a. No SDAB Decisions have been rendered since the last MPC meeting.

E) Council Decisions and Direction related to the Land Use Bylaw since the last MPC.

- a. No Decisions or Directions related to the Land Use Bylaw have been received

F) Items Received for Information

- a. No items received for information have been received.

- Carried.

5. LAND USE BYLAW AMENDMENT APPLICATION FOR MPC COMMENT

A) Land Use Bylaw Amendment Application

Richard and Marian Bos

Lots 25-38, Block 32, Plan 1117V (334 2 Street SW)

H – Horticultural District to R1- Single Family Residential District

L. Leipert moved that the following comments be submitted to Council regarding Land Use Bylaw Amendment Application for Lots 25- 38, Block 32, Plan 1117V (334 2 Street SW), H – Horticultural District to R1 – Single Family Residential District:

- 1. MPC supports the application to change the land use zoning for Lots 25-38, Block 32, Plan 1117V (334 2 Street SW) from H – Horticultural District to R1- Single Family Residential District

- Defeated

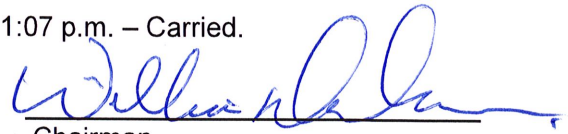
B. Vine moved that the following comments be submitted to Council regarding Land Use Bylaw Amendment Application for Lots 25- 38, Block 32, Plan 1117V (334 2 Street SW), H – Horticultural District to R1 – Single Family Residential District:

1. MPC supports the application to change the land use zoning for Lots 25-38, Block 32, Plan 1117V (334 2 Street SW) from H – Horticultural District to R1- Single Family Residential District as it is consistent with the use proposed by the Municipal Development Plan, however MPC recommends that Council should consider the implications to property taxes, servicing, etc. resulting from the change in zoning.

- Carried

6. ADJOURNMENT

J. Steinke moved adjournment of the meeting at 1:07 p.m. – Carried.



Chairman



Recording Secretary