

**MINUTES OF THE MUNICIPAL PLANNING COMMISSION
WEDNESDAY MARCH 18, 2020 – 12:30 PM
TOWN OF REDCLIFF**

PRESENT: Members

S. Gale, L. Leipert, J. Steinke,
J. Beach, B. Vine, N. Stebanuk

Development Officer
Director of Planning & Engineering
Technical Assistant/Recording Secretary

B. Stehr
J. Johansen
R. Arabsky

ABSENT: Members

B. Duncan

1. CALL TO ORDER

S. Gale called the meeting to order at 12:30 p.m.

2. ADOPTION OF AGENDA

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

3. PREVIOUS MINUTES

A) J. Beach moved the minutes of the MPC meeting February 25, 2020 be adopted as presented. – Carried.

4. REPORTS TO MPC

L. Leipert moved to receive for information the following Reports to MPC for the MPC Meeting of March 18, 2020:

A) Dates Development Permits advertised in Commentator

- a. February 18, 2020 & March 3, 2020

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

- a. Development Permit Application 20-DP-009
Bob Seleski
Lots 34-35, Block 1, Plan 3042AV (528 6 Street SE)
Approved: Roof over Deck
- b. Development Permit Application 20-DP-011
Brian Smail
Lot 21, Block 4, Plan 7410853 (604 4 Street SE)
Approved: Permit to Stay
- c. Development Permit Application 20-DP-012
William Haynes
Lot 22, Block B, Plan 0412564 (517 5 Avenue SE)
Approved: Permit to Stay
- d. Development Permit Application 20-DP-013
2124530 Alberta Ltd.
Lot 7, Block 80, Plan 9310188 (615 Broadway Avenue E)
Approved: Change of Use – Trade and Contractor Service

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. DEVELOPMENT PERMIT APPLICATION FOR MPC DECISION

A) Development Permit Application 20-DP-010

L.B.D. Construction

Lot 54, Block 138, Plan 9812329 (322 Main Street N)

Accessory Building - Detached Garage

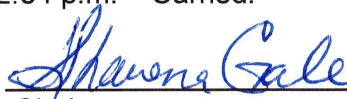
L. Leipert moved that Development Permit Application 20-DP-010 for an Accessory Building with a variance to the 1.5m separation from the principle building [Lot 54, Block 138, Plan 9812329 (322 Main Street N)] be approved with the following conditions:

1. The provisions of the Town of Redcliff's Land Use Bylaw (1698/2011);
2. Approval by the Development Authority does not exclude the need and/or requirements of the Applicant to obtain any and all other permits as may be required by this or any other legislation, bylaw, or regulation;
3. The Development Authority may, by notice in writing, suspend a Development Permit where development has occurred in contravention to the terms and conditions of the permit and /or Land Use Bylaw;
4. Exterior finishes to the addition must match or compliment the principle building to the satisfaction of the Development Officer;
5. Relocation of affected utility services to the satisfaction of all utility departments. Be advised that relocation of services is at the applicant's expense. The Town has not confirmed utility locations and it shall be the responsibility of the applicant to ensure that the development does not interfere with the utilities, and any utility right-of-ways.

- Carried

6. ADJOURNMENT

J. Steinke moved adjournment of the meeting at 12:34 p.m. – Carried.


Chairman


Recording Secretary