

**MINUTES OF THE REGULAR COUNCIL MEETING
OF THE SUMMER VILLAGE OF WHITE SANDS COUNCIL
held on August 10, 2022
Multi-Plex Hall, 8 Front Street, White Sands**

Present: Councilor Lorne Thurston
Councilor Ed Waugh
Mayor Bill Sanchuck
Chief Administrative Officer, Dean Pickering
Administrative Support, Erin Weinzierl
Public Works, Tim Heatherington
Development Officer, Leann Graham

Public: (9)

1. **Call to Order:** Mayor Sanchuck called the Council Meeting to order at 9:32 a.m.

2. **Agenda Additions/Approval**
Agenda Additions: 5.2 Karen Ahern

Motion 22:08:10:1 Moved by Councillor Thurston Mayor Sanchuck approved as amended.

MOTION CARRIED

3. **Public Hearing None**

4. **Adoption of Minutes**

4.1 Regular Council Meeting Minutes July 13, 2022

Motion 22:08:10:2 Moved by Councillor Thurston approved the Regular Council Meeting minutes July 13, 2022.

MOTION CARRIED

4.2 Municipal Planning Commission (MPC) Meeting July 13, 2022

Motion 22:08:10:3 Moved by Councillor Waugh to approve the Municipal Planning Commission (MPC) Meeting July 13, 2022

MOTION CARRIED

4.3 Special Council Meeting Minutes, July 28, 2022

Motion 22:08:10:4 Moved by Councillor Waugh approve the Special Council Meeting Minutes, July 28, 2022.

MOTION CARRIED

5. **Delegates:**

5.1 White Sands Hall Society

5.2 Karen Ahern, 24 Mackenzie Way

- Concerns of fence height in Land Use Bylaw 186-22 and parking lot near her lot.

6. **Bylaws & Policies:**

6.1 Add in the definition of the accessory building that it cannot be used for sleeping/living.

Motion 22:08:10:5 Moved by Mayor Sanchuck to add in the definition of the accessory building that it cannot be used for sleeping/living.

MOTION CARRIED

7. **Council and CAO Reports**

7.1 Council Reports

Councillor Thurston:

- Cattle were let in at Bar Harbour after the wedding
- Tank for the freshwater tank to have it insulated before winter.
- Tree removal on Front Street on MR and Public Works is looking into it.
- 17 Horseshoe Lane has 3 trailers on their property that Administration needs to look into.
- Light standards
- Land-Use Bylaw 186-22 final amount?

Councillor Waugh:

- Thank you to Council and Public Works to help with the wedding that was held by the boat launch area. Would like to promote having more functions there and keep that area of cut and clean.
- Looked at the proposed area with Public Works for the Community Garden would not be suitable and there is a nest of Purple Martins. Another area would be near First and Second Street by the fire road.

Mayor Sanchuck:

- Companies are bolting their signs on Traffic signs and should not be done.

7.2 CAO Report June 2022.

Motion 22:08:10:6 Moved by Councillor Thurston to accept the Council and CAO reports as presented.

MOTION CARRIED

Two Public Members arrived 10:18 AM.

8. Business:

8.1 RFD – Subdivision 2022-17_Consolidated

Motion 22:08:10:7 Moved by Councillor Thurston the to approve Subdivision 2022-17 with the following recommendations and conditions:

That the application for a three (3) 0.45 +/- acres parcel subdivision as shown on the Tentative Plan has been evaluated in terms of Section 654 of the Municipal Government Act and Section 7 of the Subdivision and Development Regulations and having considered adjacent landowner(s) submissions, it is recommended that the application be approved as per Tentative Plan for the following reasons:

1. That the application is consistent with Section 7 of the Subdivision and Development Regulations;
2. The application is consistent with the policies of the Intermunicipal Development Plan;
3. The application is consistent with the policies of the Municipal Development Plan;
and
4. The application is consistent with the Land Use Bylaw 186-22.

Further, in accordance with Sections 654 and 655 of the Municipal Government Act, the application is approved subject to the following conditions:

1. Subdivision to be effected by a Plan of Survey, pursuant to Section 657 of the Municipal Government Act.
2. All outstanding Property Taxes to be paid to the Summer Village of White Sands as per Section 654 (1) (d) of the Municipal Government Act.

3. The owner/applicant shall enter into and comply with the terms and conditions of, a development agreement with and to the satisfaction of the Summer Village of White Sands, in accordance with Section 655 of the Municipal Government Act, as amended, with regard to all municipal improvements such as storm water management, roadway construction including approaches and other utilities as may be required.
4. Easements for servicing and drainage shall be obtained by the Summer Village of White Sands upon subdivision.
5. The Applicant shall prepare and submit to the Village for approval, at no cost to the Town, engineering design drawings that are required for the construction of municipal improvements.
6. The issuance of a Construction Completion Certificate for the municipal improvements to the Village's satisfaction, pursuant to the subdivision development agreement referenced above.

MOTION CARRIED

8.2 RFD – SREMA Emergency Contingency Preparation Request.

Motion 22:08:10:8 Moved by Mayor Sanchuck to defer a decision to a future council meeting until they get further information.

MOTION CARRIED

8.3 RFD – Summer Village of White Sands AGM Date – August 27, 2022

Motion 22:08:10:9 Moved by Mayor Sanchuck to approve the AGM Date – August 27, 2022.

MOTION CARRIED

1 Public member withdrew at 10:46 AM.

8.4 RFD – White Sands Memorial Park Plan and Budget

Motion 22:08:10:10 Moved by Mayor Sanchuck to defer a decision until after the AGM Meeting and ask the Town of Stettler to create a GSI Map of the area.

MOTION CARRIED

8.5 RFD – County of Stettler letter 7 28 2022 Road Use Agreement – SV of White Sands

Motion 22:08:10:11 Moved by Mayor Sanchuck to direct administration to book a meeting with the County of Stettler before the AGM meeting, if feasible.

MOTION CARRIED

8.6 RFD – AB Environment & Parks Vegetation Removal – Summer Village of White Sands

Motion 22:08:10:12 Moved by Mayor Sanchuck to direct the administration to develop a Buffalo Lake Integrated Shore Line Plan.

MOTION CARRIED

8.7 RFD – Municipal Office Renovations Drawings be Berry Architecture

8.8 RFD – RTM Municipal Office Sample Layouts, Pictures, Prelim Pricing

9. Financial Reports

- 9.1. Financials Rev Exp Statements July 2022
- 9.2. Financials Capital Rev Exp Statements July 2022
- 9.3. Financials Cheque Register July 2022
- 9.4. Financials Bank Reconciliation June 2022
- 9.5. Financials Tax Trial Balance as of August 5, 2022.
- 9.6. Letter by a resident asking to reverse the penalty

Motion 22:08:10:13 Moved by Mayor Sanchuck to uphold the tax penalty for the resident that sent a letter asking to reverse the penalties.

MOTION CARRIED

Motion 22:08:10:14 Moved by Councillor Waugh to approve all financial reports as presented.

MOTION CARRIED

10. Correspondence

- 10.1. New Website on the Future of Provincial Policing
- 10.2. County of Stettler Press Release 7 30 2022 Avian Flu Confirmed with Our Region
- 10.3. County of Stettler Municipal Development Plan Amendment Bylaw 1638-22 Notification Letter
- 10.4. Stettler Board of Trade – Information for Stettler Business Owners – July 28, 2022

Motion 22:08:10:15 Moved by Mayor Sanchuck to direct the administration to write a letter to the Alberta Summer Villages Association discussing Council's concerns about the future of Alberta Policing and how the requisition is not sustainable for summer villages.

MOTION CARRIED

Motion 22:08:10:16 Moved by Councillor Thurston to accept correspondence as information.

MOTION CARRIED

11. In-Camera Session

- 11.1 Arrow Engineering – Buffalo Lake Ranch Estates Remediation Plan – Engineering Roads**
- 11.2 Al-Terra Engineering – Buffalo Lake Ranch Estates Meeting Remediation July 29, 2022**
- 11.3 Conference Call -Jensen Projects – Municipal Hall Renovations Project**
- 11.4 Karen Ahern**
- 11.5 Deb's Mercantile development**

Motion 22:07:13:18 Moved by Mayor Sanchuck to go In Camera to discuss personnel – land – legal – other at 11:57 AM.

MOTION CARRIED

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Councillor Waugh recuses himself from the meeting due to having a personal interest at 12:37 PM.

Motion 22:08:10:17 Moved by Councillor Thurston to come out of In Camera at 12:54 PM.

MOTION CARRIED

Motion 22:08:10:18 Moved by Mayor Sanchuck to allow the variance to keep the height of the fence on the North side along the parking lot side, with the condition that any dead trees are removed, and the grading is repaired along the fence line. However, the front fence must be lowered to 4 feet as per the Land Use Bylaw 186-22 by the deadline given by August 12, 2022.

MOTION CARRIED

Motion 22:08:10:19 Moved by Councillor Thurston to approve the remediation plan as presented with the comments and changes from Al-Terra Engineering allowing the development to proceed with securing a contractor and provide the Summer Village with a contract schedule.

MOTION CARRIED

12. Adjournment

Motion 22:08:10:20 Moved by Mayor Sanchuck to adjourn the regular council meeting at 12:55 PM.

MOTION CARRIED

Next Regular Meeting of Council date: September 14, 2022

MAYOR

CHIEF ADMINISTRATIVE OFFICER