

**Meeting Minutes of the Subdivision Authority
Tuesday, February 1, 2022; 6:00 pm
MD of Pincher Creek No. 9 via Virtual Meeting**

IN ATTENDANCE

Members: Reeve Rick Lemire, Councillors Tony Bruder, Dave Cox, Harold Hollingshead and John MacGarva

Staff: Director of Development and Community Services Roland Milligan,
Financial Services and Planning Clerk Joyce Mackenzie-Grieve

Planning
Advisors: ORRSC, Senior Planner Gavin Scott

Absent: CAO Troy MacCulloch

COMMENCEMENT

Reeve Rick Lemire called the meeting to order, the time being 6:01 pm.

1. ADOPTION OF AGENDA

Councillor Harold Hollingshead 22/001

Moved that the Subdivision Authority Agenda for February 1, 2022, be approved as presented.

Carried

2. ADOPTION OF MINUTES

Councillor John MacGarva 22/002

Moved that the December 7, 2021, Subdivision Authority Minutes, be approved as amended.

Carried

3. CLOSED MEETING SESSION

Councillor Dave Cox 22/003

Moved that the Subdivision Authority close the meeting to the public, under the authority of the *Municipal Government Act* Section 197(2.1), the time being 6:02 pm.

Carried

MINUTES
SUBDIVISION AUTHORITY
Municipal District of Pincher Creek No. 9
February 1, 2022

Councillor Dave Cox

22/004

Moved that the Subdivision Authority open the meeting to the public, the time being 6:10 pm.

Carried

4. UNFINISHED BUSINESS

Nil

5. SUBDIVISION APPLICATIONS

- a.** Subdivision Application No. 2021-0-207
James Cecil Beer & Kenneth James Beer
NW1/4 34-5-30-W4M

Councillor Harold Hollingshead

22/005

Moved that the Country Residential subdivision of NW1/4 34-5-30-W4M (Certificate of Title No. 211 180 847), to create a 4-acre (1.62 ha) parcel from a previously subdivided title of 69.07 acres (27.95 ha) for country residential use; BE APPROVED subject to the following:

RESERVE:

The 10% reserve requirement, pursuant to Sections 666 and 667 of the Municipal Government Act, be provided as money in place of land on the 4.00 acres at the market value of \$3,750 per acre with the actual acreage and amount to be paid to the MD of Pincher Creek be determined at the final stage, for Municipal Reserve Purposes.

CONDITIONS:

1. That, pursuant to Section 654(1)(d) of the *Municipal Government Act*, all outstanding property taxes shall be paid to the M.D. of Pincher Creek No. 9.
2. That, pursuant to Section 655(1)(b) of the *Municipal Government Act*, the applicant or owner or both enter into a Development Agreement with the M.D. of Pincher Creek No. 9 which shall be registered concurrently with the final plan against the title(s) being created.
3. Prior to finalization of the subdivision, a registered license of the water well within the NW34-5-30 W4M in accordance with the Water Act and Environmental Protection and Enhancement Act with a copy of the approvals submitted to the Subdivision Authority as well as the submittal of an easement right of way and agreement for the water line from its location south of the proposed property to Lot 1 Block 2.

MINUTES
SUBDIVISION AUTHORITY
Municipal District of Pincher Creek No. 9
February 1, 2022

REASONS:

1. The proposed subdivision is consistent with the South Saskatchewan Regional Plan and with waiver complies with both the Municipal Development Plan and Land Use Bylaw.
2. The Subdivision Authority is satisfied that the proposed subdivision is suitable for the purpose for which the subdivision is intended pursuant to Section 7 of the Subdivision and Development Regulation.
3. That in consideration of the prior lot configuration and in accordance with Municipal Development Plan Section 1, a waiver of subdivision policies under Section 18 was deemed appropriate and granted.

Carried

6. NEW BUSINESS

Nil

- 7. NEXT MEETING** – Tuesday, March 1, 2022; 6:00 pm.

8. ADJOURNMENT

Councillor John MacGarva

22/006

Moved that the meeting adjourn, the time being 6:11 pm.

Carried



Rick Lemire, Chair
Subdivision Authority



Roland Milligan, Secretary
Subdivision Authority