

SMOKY LAKE COUNTY

Minutes of the **Municipal Planning Commission** meeting held on **Monday, August 19, 2013** in the County Council Chambers.

The meeting was Called to Order at 2:47 p.m. by the Chairman Dareld Cholak in the presence of the following persons:

ATTENDANCE

Reeve Dareld Cholak	Division 1
Councillor Ron Bobocel	Division 2
Councillor Randy Orichowski	Division 5
Cory Ollikka	Development Officer
Aline Brousseau	Planning and Development Manager
Jeremy Smith	Planning and Development Assistant/ Recording Secretary

2.0 ADOPTION OF AGENDA

MPC13.040: Orichowski

That the Agenda for the Municipal Planning Commission for August 19, 2013 be approved as presented.

CARRIED

3.0 MINUTES

Nil.

4.0 REQUEST FOR DECISION

4.1 Development Permit(s) to be Considered:

4.1.1 DP 044-13; Franchuk, Ryan

MPC13.041: Bobocel

That the Municipal Planning Commission approve Development Permit No. 044-13: SW 7-60-16-W4M for a 3rd dwelling, subject to the following conditions:

1. The proposed development shall be located as per the attached site plan dated August 15, 2013.
Minimum Front Yard Setback: 92 ft
Minimum Rear Yard and Side Yard Setback: 60 ft
2. All applicants, private or general contractors shall, during construction, renovation or demolition of a building, keep the land in a reasonable condition so as not to constitute a nuisance and shall secure all manner of debris so as to prevent it from blowing onto any other private or public property. At the conclusion of construction all building materials and debris shall be cleared from the site. As well, the applicant shall prevent excess soil or debris from being spilled on public road allowances, streets, lanes and sidewalks.
3. Lot grade elevations must ensure that site grades shall be established to not allow one site to drain onto an adjacent site.
4. Natural Gas Services are provided by Smoky Lake County. All costs associated with connecting to this service are the responsibility of the developer.
5. The developer shall obtain any and all approvals, permits, and authorizations from any and all agencies, departments, and authorities that may be required.
6. The proposed development shall commence within 12 months from the date of its issuance and carried out with reasonable diligence within five (5) years.

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7. The developer shall keep the area subject to the development permit in a clean and tidy condition, free from rubbish and non-aggregate debris.
8. The applicant shall be financially responsible during construction for any damage by the applicant, his servants, his suppliers, agents or contractors to any public or private property.
9. Any development involving pipeline and/or power line rights-of-way shall be sited to comply with all relevant Federal and Provincial legislation and regulations. Setbacks from pipelines and other utility corridors shall be in accordance with appropriate Provincial legislation and regulations and any regulations established by the Alberta Energy and Utilities Board.
10. The manufactured and modular home units shall be a minimum of 700 sq. ft.
11. The maximum height of the dwelling shall not exceed 11m (36.1 ft).

CARRIED

4.2 **Heritage Resource Intervention Permit(s) to be Considered:**
Nil.

5.0 **ISSUES FOR INFORMATION**
Nil.

6.0 **CORRESPONDANCE**
Nil.

7.0 **DELEGATON(S)**
Nil.

8.0 **ADJOURNMENT**

MPC13.042: Cholak

To adjourn the Municipal Planning Commission Meeting of August 19, 2013 at 2:54 p.m.

CARRIED



Dareld Cholak, Chairperson

SEAL


Cory Ollikka, Development Officer