

SMOKY LAKE COUNTY

Minutes of the **Municipal Planning Commission** meeting held on **Wednesday, August 7, 2019** in the County Council Chambers.

The meeting was called to Order at 11:06 a.m. by the Chairperson, Lorne Halisky in the presence of the following persons:

ATTENDANCE

Johnny Cherniwchan	Division 2
Craig Lukinuk	Division 3 (Reeve)
Councillor Lorne Halisky	Division 4
Councillor Randy Orichowski	Division 5 (Deputy Reeve)
Jordan Ruegg	Planning and Development Manager
Cory Ollikka	Development Officer
Kyle Schole	Planning and Development Assistant
Patti Priest	Recording Secretary

ABSENT

Councillor Dan Gawalko	Division 1
Lydia Cielin	Assistant CAO

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One Member of the Public were present.

2.0 ADOPTION OF AGENDA

MPC19.034: Lukinuk

That the Agenda for the Municipal Planning Commission meeting for Wednesday, August 7, 2019, be adopted as presented.

CARRIED UNANIMOUSLY.

3.0 MINUTES

MPC19.035: Orichowski

That the Minutes of July 24, 2019 – Municipal Planning Commission meeting, be adopted as presented.

CARRIED.

4.0 REQUEST FOR DECISION

4.1 Development Permits to be Considered:

DP 038-19 Loberg Bed and Breakfast.

MPC19.036: Lukinuk

That the Municipal Planning Commission APPROVE Development Permit No. 038-19: SW-3-59-14-W4M for the development of a Bed and Breakfast Use for an Accessory Building, subject to the following conditions:

1. The proposed Development shall be constructed and sited as per the Development Plan dated June 2, 2019, and prepared by Roxanne Loeberg, attached to, and forming part of, this Development Permit.
2. The Developer shall obtain any and all necessary approvals, permits, authorizations and licenses from any and all agencies, departments and authorities as may be required.
3. Applicant to acquire any necessary approvals from Alberta Health regarding hospitality and food service facilities.
4. Applicant to ensure that operation of the Bed and Breakfast does not alter the principal character or external appearance of the dwelling/buildings involved.

5. Applicant to provide no more than ten (10) sleeping units, with guests occupying said units on a temporary basis of not longer than fourteen (14) days consecutively.
6. Applicant to provide one (1) additional parking space for each sleeping unit.
7. Applicant to ensure that the Bed and Breakfast operations shall be operated by an on-site or live-in owner.
8. Applicant to ensure that the Bed and Breakfast Establishment does not occupy greater than 30% of the Dwelling.
9. Applicant to apply for and obtain any required building permits, and/or secondary permits (electrical, plumbing, sewage, gas).
10. Lot grade elevations must ensure that site grades shall be established to not allow one site to drain onto an adjacent site.
11. Natural gas services are provided by Smoky Lake County. All costs associated with connecting to this service will be borne solely by the Developer. Please contact Daniel Moric, Manager, Smoky Lake County Gas Department at 780-656-5734 for more information.
12. Municipal water and sewer services are not available at this location. It will be the sole responsibility of the Developer to ensure that water well and private sewage disposal systems associated with this Development conform to current provincial requirements. In addition, all infrastructure improvement costs associated with the Development will be borne solely by the Developer.

CARRIED UNANIMOUSLY.

5.0 ISSUES FOR INFORMATION

5.1 Nil.

6.0 CORRESPONDENCE

6.1 Nil.

7.0 DELEGATION

7.1 Nil.

8.0 ADJOURNMENT

MPC19.037: Halisky

That the Municipal Planning Commission Meeting of August 7, 2019 adjourn at 11:21 a.m.

CARRIED.

Lorne Halisky, Chairperson

S E A L

Cory Ollikka, Development Officer