

**SMOKY LAKE COUNTY**

Minutes of the **County Council Committee of the Whole Meeting for the Purpose of Planning of Wednesday, August 7, 2024, at 10:01 A.M.** held in County Council Chambers and virtually online through Electronic Communication Technology.

The meeting was called to Order by the Reeve Mr. Jered Serben, in the presence of the following persons:

| <b>ATTENDANCE</b>    |                      |                                |
|----------------------|----------------------|--------------------------------|
| <u>Div. No.</u>      | <u>Councillor(s)</u> | <u>Wednesday, Aug. 7, 2024</u> |
| 1                    | Dan Gawalko          | Present in Chambers            |
| 2                    | Linda Fenerty        | Present in Chambers            |
| 3                    | Dominique Céré       | Present in Chambers            |
| 4                    | Lorne Halisky        | Present in Chambers            |
| 5                    | Jered Serben         | Present in Chambers            |
| CAO                  | Kevin Lucas          | Present in Chambers            |
| Assistant CAO        | Lydia Cielin         | Absent                         |
| Executive Svcs/R.S.  | Patti Priest         | Present in Chambers            |
| Plan. & Dev. Manager | Jordan Ruegg         | Present in Chambers            |
| Finance Manager      | Brenda Adamson       | Present Virtually              |
| Comm Officer         | Evonne Zukiwski      | Present Virtually              |
| Nat. Gas Manager     | Daniel Moric         | Present Virtually              |
| GIS Operator         | Carole Dowhaniuk     | Present Virtually              |

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**2 Delegations:**

Ducks Unlimited representatives: Bart Muusse, Provincial Policy Specialist and James Olson, Conservation Programs Lead for Northern Alberta.

3 Members of the Public were present virtually.

No Members of the Media were present.

**Agenda:**

732-24: Fenerty

That the Agenda for Smoky Lake County Council Committee of the Whole Meeting for the purpose of Planning, for Wednesday, August 7, 2024, be adopted, as amended:

**Addition to the Agenda:**

1. Executive Session (In Camera), Land & Legal Issue, in respect to DP024-24 – Supportive Living Facility, under the authority of the FOIP Act, Section 16: Third Party Business Interests, and Section 24: Advice from Officials.

Carried Unanimously.

**Delegations:**

- 3.1. **Ducks Unlimited’s Provincial Policy Specialist & Head of Conservation Programs**  
Present before Council from 10:03 a.m. to 10:24 a.m. was Ducks Unlimited representatives: Bart Muusse, Provincial Policy Specialist and James Olson, Conservation Programs Lead for Northern Alberta, to discuss potential conservation opportunities for the two County-Owned parcels of land, legally described as SE-25-61-18-W4M (107.35 ACRES), and PT. NE 25-61-18-W4M (32.78 ACRES), including, but not limited to the following information:
  - Ducks Unlimited, a non-profit organization, looks for options on how to best utilize the land to keep it in as natural of a state as possible, through conservation easements and/or owning the land with habitat management done in-house.

- Trails and boardwalks are not maintained, the lands are for rustic recreation, hunting, and bird watching type activities. When lands are taken on, they are left in as natural of a state as possible while ensuring they are not spreading weeds, with two teams: the Northern Team and Southern Team as the first point of contact to refer any complaints to.

One Member of the Public, virtually joined the meeting, time 10:14 a.m.

Algonquin Shooting Sports Association representatives: Dennis M. Holowaychuk, Secretary Treasurer, and Graham Dalziel, President, entered Council Chambers, time 10:22 a.m.

Ducks Unlimited representatives: Bart Muusse, Provincial Policy Specialist and James Olson, Conservation Programs Lead for Northern Alberta, virtually left the meeting, time 10:25 a.m.

### **3.2. Algonquin Shooting Sports Association's Secretary Treasurer & President**

Present before Council from 10:30 a.m. to 10:48 a.m. was Algonquin Shooting Sports Association representatives: Dennis M. Holowaychuk, Secretary Treasurer, and Graham Dalziel, President, to offer potential stewardship of the two County-Owned parcels of land, legally described as SE-25-61-18-W4M (107.35 ACRES), and PT. NE 25-61-18-W4M (32.78 ACRES), adjacent to Hanmore Lake, including but not limited to the following points:

- The Hanmore Lake Area Structure Plan (ASP) is the law of the land and in keeping with that, regardless of whether the County leases or sells the land, we are obliged to uphold the ASP passed by Bylaw in 1986.
- The lake is in a eutrophic state, so let's not do things today that will accelerate that.
- The Algonquin Shooting Sports Association was formed by members of the local Fish & Game Association which was disbanded and who gave funds to start up the Algonquin Shooting Sports Association.
- The Fish & Game Association had 250-300 members who voluntarily cleaned lakes and put outhouses and benches at Brodic, Hanmore, and Bellis. There are 282 to 350 Algonquin Shooting Sports Association members, and the membership numbers vary from year to year.
- We want to maintain the lake and enhance the user experience; we would leave it in its natural state and allow hunting and bird watching; we would maintain it as a protective buffer to the lake and shore.
- There are not many waterfowl at Hanmore Lake because birds prefer shallower water where they can get down to the bottom.
- The Department of Fisheries and Oceans should be contacted to reduce the maximum size of the watercrafts on Hanmore Lake, the wake boats are devastating to the lakes.

Algonquin Shooting Sports Association representatives: Dennis M. Holowaychuk, Secretary Treasurer, and Graham Dalziel, President, entered Council Chambers, time 10:48 a.m.

**Issues for Information:**

**4.1. County-Owned Lands Inventory List**

Smoky Lake County Policy Statement No. 61-10: Disposition of County Owned Property, requires that a list of County-owned lands be forwarded to Council annually by the Planning and Development Department. The County recently sold a number of parcels of land through public bid but there are still a total of 21 parcels of land remaining in the County’s inventory. Several of these parcels were previously leased to County residents for grazing purposes but these leases were terminated effective October 31, 2023, to facilitate the parcels being put out to public bid. Administration has received several inquiries from County residents as to the status of these lands and whether or not they will be up for lease again in the future. Council discussed the following County-Owned Lands and options of how to address the lands:

| PROPERTY # | ROLL #   | LEGAL DESCRIPTION                | SIZE OF PARCEL     | NOTES   |
|------------|----------|----------------------------------|--------------------|---|
| 1          | 12590230 | PT. NW-2-59-12-4                 | 13.57 ACRES        | NORTH SIDE OF SADDLE LAKE INDIAN RESERVE (RGE RD 122)                     |
| 2          | 12592941 | PT. NE-29-59-12-4                | 2.02 ACRES         | SOUTH OF HWY 28 ON RGE RD 124 (TAKEN FOR NUISANCE GROUND)                 |
| 3          | 13602121 | PT. SW-21-60-13-4                | 1 ACRE             | RGE RD 134 NORTH OF TWP RD 602  |
| 4          | 13620810 | SE-8-62-13-4                     | 125.10 ACRES       | SOUTH SIDE OF WHITEFISH LAKE  |
| 5          | 13620820 | SW-8-62-13-4                     | 153.50 ACRES       | SOUTH SIDE OF WHITEFISH LAKE  |
| 6          | 14593042 | NE-30-59-14-4                    | 153.87 ACRES       | ADJACENT TO IRONHORSE TRAIL EAST OF RGE RD 150 (QUAD CAMPGROUND - LEASED) |
| 7          | 15593521 | PT. SW-35-59-15-4                | 0.5 ACRES          | EAST OF BELLIS & NORTH OF TWP RD 595A (NO ROAD ACCESS)                    |
| 8          | 16582740 | PT. NE-27-58-16-4                | 2.5 ACRES          | ADJACENT TO NORTH SASKATCHEWAN RIVER, EAST OF RGE RD 163 (NO ROAD ACCESS) |
| 9          | 16593341 | PLAN 8120163 LOT 1               | 20.16 ACRES        | NORTH OF TWP RD 595A & WEST OF RGE RD 163                                 |
| 10         | 16611220 | SW-12-61-16-4                    | 160 ACRES          | NORTH OF TWP RD 604 & EAST OF RGE RD 155 (NO ROAD ACCESS)                 |
| 11         | 18591021 | PLAN 3329ET                      | 1 ACRES            | EAST OF RGE RD 183 & SOUTH OF WARSPITE (LAND TAKEN FOR NUISANCE GROUND?)  |
| 12         | 18612510 | SE-25-61-18-4                    | 107.35 ACRES       | HANMORE LAKE WEST CAMPGROUND  |
| 13         | 18612541 | NE-25-61-18-4                    | 32.78 ACRES        | NORTHWEST SIDE OF HANMORE LAKE  |
| 14         | 22010103 | PLAN 1955CL BLOCK 1 LOT 3        | 3,900 SQUARE FEET  | 5026-49TH STREET SPEDDEN  |
| 15         | 22010118 | PLAN 1955CL BLOCK 1 LOT 18       | 6,222 SQUARE FEET  | 4927 51 AVENUE SPEDDEN  |
| 16         | 27150412 | PLAN 1039CL BLOCK 4 LOTS 12-14   | 13,637 SQUARE FEET | BELLIS NORTH OF PLAYGROUND  |
| 17         | 27150415 | PLAN 1039CL BLOCK 4 LOTS 15 & 16 | 12,803 SQUARE FEET | BELLIS NORTH OF PLAYGROUND  |
| 18         | 40310201 | PLAN 716CL BLOCK 2 LOT 1         | 3,900 SQUARE FEET  | 5035 50 ST WARSPITE   |
| 19         | 40341501 | PLAN 3474MC; OT                  | 6.65 ACRES         | WARSPITE  |
| 20         | 40451210 | PLAN 0425044, BLOCK H, LOT 10A   | 12,800 SQUARE FEET | 5104 49 AVE WARSPITE (NO PHYSICAL ROAD ACCESS - UNDEVELOPED ROAD PLAN)    |
| 21         | 40451211 | PLAN 0425044, BLOCK H, LOT 11A   | 10,000 SQUARE FEET | 5108 49 AVE WARSPITE (NO PHYSICAL ROAD ACCESS - UNDEVELOPED ROAD PLAN)    |

733-24: Halisky

That Smoky Lake County Council **recommends** the County-Owned Land Inventory List, received at the August 7, 2024, Committee of the Whole Meeting be brought to the August 8, 2024, Regular Council Meeting, to consider proceeding with the follow actions as highlighted under the properties identified in the said list as:

- **#4** and **5**: investigate tourism opportunities, potential through the Smoky Lake Tourism Company;
- **#6**: contact Muni-Corr Ltd., to determine if they have any interest obtaining the land north of the Iron Horse Trail and OHV Campsite;
- **#1, 2, 3, 7, 8, 9, 10, 11, 14, 15, 16, 17, 18, 19, 20, 21**: contact the adjacent Landowners and provide them 30-days to purchase and if they have no interest, then sell the properties through an unreserved auction at Ritchies Brothers; and
- **#12 & 13**: draft the possible conditions for a potential of a lease.

Carried.

**Addition to the Agenda - Executive Session:**

**Land & Legal Issue: Development Permit DP024-24 – Supportive Living Facility**

734-24: Halisky That Smoky Lake County Council go into Executive Session to discuss a Land and Legal Issue in respect to Development Permit DP024-24: Supportive Living Facility, under the authority of the FOIP Act, Section 16: Third Party Business Interests, and Section 24: Advice from Officials, in the presence of all Council, Chief Administrative Officer, Planning and Development Manager, and Executive Services Clerk, time 11:41 a.m.

Carried.

Jordan Ruegg, Planning and Development Manager, and Patti Priest, Executive Services Clerk, left the meeting, time 12:53 p.m.

735-24: Gawalko That Smoky Lake County go out of Executive Session, time 1:17 p.m.

Carried.

**ADJOURNMENT**

736-24: Gawalko That the Smoky Lake County Council Committee of the Whole for the purpose of Legislation Meeting of August 7, 2024, be adjourned, time 1:18 p.m.

Carried.

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REEVE

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CHIEF ADMINISTRATIVE OFFICER