

Minutes of the Town of Olds Special Council meeting held electronically on Wednesday, November 25, 2020 at 12:45 p.m. through Zoom Meetings in the Council Chambers, at the Town Municipal Office.

The Town of Olds Council opened the Town of Olds Special Council Meeting held through **ZOOM Meetings** on November 25, 2020 at 12:45 p.m. and then recess the meeting to join the Mountain View County ZOOM Meeting to participate in the **Joint Public Hearing** that MVC is Chairing. Upon completion of the Joint Public Hearing, the Town of Olds Council then left the MVC Council meeting and reconvened the Town of Olds Special Council meeting.

PRESENT – ELECTED OFFICIALS:

In the Chair, Mayor Michael Muzychka (from Chambers)

ELECTRONICALLY PRESENT – ELECTED OFFICIALS:

Councillor Debbie Bennett, Councillor Wanda Blatz, Councillor Mary Jane Harper, Councillor Mary Anne Overwater, Councillor Heather Ryan and Councillor Mitch Thomson.

ABSENT– ELECTED OFFICIALS:

ELECTRONICALLY PRESENT for the Regular meeting of Council – STAFF:

Michael Merritt, Chief Administrative Officer; Doug Wagstaff, Director of Community Services; Sheena Linderman, Director of Finance; Scott Chant, Director of Operations; Monica Leatherdale, Communications Coordinator and Marcie McKinnon, Legislative Clerk.

1. CALL TO ORDER

Mayor Michael Muzychka called the meeting to order at 12:49 p.m.

2. ADOPTION OF THE AGENDA

Moved by Councillor Blatz, "to accept the Special Council meeting agenda for the Wednesday, November 25, 2020, as presented."

Motion Carried 20-498

Mayor Muzychka spoke on the process for the Joint Public Hearing and provided direction and instructions to meeting participants for joining the County's regular Council meeting. Anyone who wanted to participate in the Joint Public Hearing was to Pre-Register with the County.

Mayor Muzychka recessed the Town of Olds Special Council meeting at 12:53 p.m.

Technical glitch with joining instructions that was immediately corrected. (MVC meeting link) Town of Olds Elected Official and Administration then joined the MVC regular Council meeting already in progress for the Joint Public Hearing.

Mayor Muzychka reconvened the Town of Olds Special Council meeting at 1:12 p.m.

3. NEW BUSINESS

3A) Joint Public Hearing for the Intermunicipal Development Plan (IDP)

Reeve Beattie welcomed the Town of Olds Mayor, Councillors and staff to the meeting.

Mayor Michael Muzychka, confirmed the following Town Council members are logged in and participating on Zoom:

Councillor Debbie Bennett
Councillor Wanda Blatz
Councillor Mary Jane Harper
Councillor Mary Anne Overwater
Councillor Heather Ryan

Councillor Mitch Thomson

Mayor Muzychka reconvened the Town of Olds Special Council Meeting.

Mayor Muzychka confirmed that the Town is ready to proceed with the Joint Public Hearing and that Reeve Beattie will Chair the Joint Public Hearings.

Reeve Beattie discussed the process for the electronic meeting.

Reeve Beattie opened the Joint Public Hearing regarding Bylaw No. 19/20 - MVC and Olds Intermunicipal Development Plan and read the Bylaw.

Mayor Muzychka opened the Town of Olds Joint Public Hearing at 1:12 p.m. and read the purpose of Bylaw 2020-13 – Intermunicipal Development Plan (IDP).

Margaretha Bloem, Director of Planning and Development Services, Mountain View County, provided a joint presentation that is included in the Revised Agenda package and was shared on the screen. She provided an overview of the proposed IDP Bylaw and discussed the following:

- Area covered by the IDP
- Short Term Annexation
- Urban Fringe Area
- Referral Area
- College Area
- Agricultural Growth Area
- Municipal Services

Margaretha Bloem advised that all correspondence received was provided in the Revised Agenda Package.

Margaretha Bloem confirmed that Town of Olds staff is present to answer any questions regarding Bylaw No. 19/20 - MVC and Olds Intermunicipal Development Plan and Town of Olds Bylaw 2020-13.

Reeve Beattie confirmed that there was one person in attendance at the County office. He asked if there any comments regarding the proposed Bylaws. He advised that the person in the gallery did not have any comments.

Reeve Beattie advised that comments from the pre-registered speakers would be heard at this time.

Leigh Scrivener, NW 4-33-1 W5M, RV Storage and Self-Storage, advised that they had provided a presentation and did not have any comments at this time.

Cornel Van't Klooster, NE 36-32-2-5, stated that he did not have any comments at this time.

Reeve Beattie asked if anyone else in the meeting wished to speak.
No one came forward.

Reeve Beattie asked if any Councillors had any comments.

Councillor Kemmere confirmed that Mr. Van't Klooster had provided correspondence and may wish to comment.

Cornel Van't Klooster, owner of NE 36-32-2-5, stated that he disagrees with the IDP because it has an impact on his recently purchased lands. He feels that businesses should be allowed in the Urban Fringe and it should not be used for just agricultural purposes. He has a proposal for a potential business and requested that changes be made to allow small businesses within the fringe area.

Council questions resulted in the following information:

- Mr. Van't Klooster's land is in the Fringe Area west of the Town of Olds south of Highway 27
- IDP Policy Section G. - Urban Fringe applies to all lands within the IDP Fringe Areas. Section G. 4 and G. 6 refer to current land designation
- Section S 7. – Plan Administration and Implementation addresses how plan amendments can be brought forward

Reeve Beattie asked if there were any questions for Mr. Van't Klooster.
No questions were asked.

Reeve Beattie asked if there were any comments from the registered speakers.

Leigh Scrivener, landowner, NW 4-33-1 W5M, RV Storage and Self-Storage, provided a presentation which was included in the agenda package. He requested that Mountain View County approve a direct control redesignation for RV Storage and Self-Storage prior to Annexation. He requested that the Town of Olds redesignate the lands to Light Industrial after the property is annexed.

Margaretha Bloem discussed Section F. Short Term Annexation. Mr. Scrivener's land is in the Short Term Annexation area. The IDP does not allow for joint decisions between the Town and County. She stated that a potential solution would be for the landowner to bring forward a Development Permit application for a storage facility as a discretionary use under the County's Land Use Bylaw. The County is not in favour of a direct control bylaw at this time.

Reeve Beattie asked if there were any questions from any Councillors.
No one came forward.

Reeve Beattie requested that all microphones be unmuted.
He asked if anyone wished to speak in favour or opposition to the Bylaw.
No one came forward.

Reeve Beattie asked a second time if anyone wished to speak in favour or opposed to the Bylaw.
No one came forward.

He asked if any County Councillors or Town Councillors had any questions.

Council questions resulted in the following information:

- The Agricultural District has a variety of permitted and discretionary uses. An event Centre would not qualify under a permitted or discretionary use in the Agricultural District.
- There is a process for the landowner in the Fringe Area to bring forward an application, with detailed information of what is being proposed, and a request to amend the IDP. Both municipalities would need to support an amendment to the IDP.

The Planning and Development Department was provided the opportunity for closing remarks and declined.

Reeve Beattie asked if Councillors from either Council had any questions.
No one came forward.

Hearing no further comments Reeve Beattie closed the Public Hearing for County Bylaw No. 19/20 - MVC and Olds Intermunicipal Development Plan.

Mayor Muzychka closed the Public Hearing for Town of Olds Bylaw 2020-13 – Intermunicipal Development Plan (IDP), at 1:52 p.m.

Mayor Muzychka recessed the Town's Special Council meeting at 1:57 p.m.

The Town of Olds Mayor, Councillors, and staff returned to the Town of Olds Special Council Zoom meeting.

Mayor Muzychka reconvened the Town's Special Council meeting at 2:07 p.m.
Administration moved the public from the waiting room back to the meeting.

3B) Town of Olds Bylaw 2020-13 Intermunicipal Development Plan (IDP)
Moved by Councillor Ryan, "that Council give bylaw 2020-13, second reading."
Motion Carried 20-499

Councillor Harper, "moved that Town of Olds Bylaw 2020-13, Intermunicipal Development Plan (IDP)."
Motion Carried 20-500

On behalf of Council, Mayor Muzychka thanked all involved for the hard work over the last three years. CAO Merritt also expressed job well done by everyone involved over the years.

Mayor Muzychka recessed the meeting at 2:14 p.m.
Mayor Muzychka reconvened the meeting at 3:00 p.m.

3C) Town of Olds Bylaw 2020-20 Mask Bylaw
Moved by Councillor Blatz, "that second reading be given to Bylaw 2020-20 Indoor Public Spaces Mask Bylaw."

CAO Merritt addressed the recent measures put forward by the provincial government indicating that Administration is seeking more details. In three weeks the AB Gov. will reassess those measures and determine if they will leave, relax and add further.

Director of Emergency Management, Brian Powell spoke on being better prepared by having a bylaw in place to enact if required.

Director Wagstaff spoke on facilities regulations being considered in relations to the new measures. He indicated that it takes a day or two to work through the details from the AB Government.

Fire Chief Andrew, spoke to the flood of requests for 'fire occupancy' numbers, due to the recent provincial governments new measures. They are corresponding with Fire Services Alberta to get answers before the 27th implementation date.

Mayor Muzychka indicated that all email correspondence received have been shared with Council for their consideration before this meeting.

Mayor Muzychka had the registered speakers unmuted and were given opportunity to speak to Council regarding the Mask Bylaw.

Dr. Darlene Donszelmann spoke in favor of the mask bylaw.

Mr. (Charles) Chuck Howard spoke in favor of the mask bylaw.

Mr. Doug Mantai spoke in opposition of the mask bylaw.

Mr. Rick Kohut spoke in opposition of the mask bylaw.

Council thanked all citizens for the input of emails, phone calls and coming to speak today, we appreciated all the comments and are concerned about our citizens.

Council discussion ensued on the provincial regulations and measures, local enforcement, business, school and facility closures, encouragement to our citizens to continue to comply with the protocols in place by the provincial government to limit the spread. Council feels our community has done a very good job following the measures suggested by Alberta Health Services.

Councillor Thomson, "Called the question on the debate."

Motion Carried 20-501

Moved by Councillor Harper, "that council table the vote on the second reading of the Mask Bylaw 2020-20 to a future council meeting."

Motion Carried 20-502

CLOSED SECTION

FOIP Section 16 Disclosure harmful to business interests of a third party

3D) Public at Large Appointment

Mayor Muzychka declared pecuniary interest with a personal connection to the subject being considered for appointment and left the meeting at 4:01 p.m.

Deputy Mayor Blatz took over as Chair of the meeting.

Moved by Councillor Overwater, "that Council move to closed session in accordance with section 197(2) of the *Municipal Government Act* to discuss matters exempt from disclosure under FOIP Section 16 at 4:04 p.m. with CAO Merritt and Mr. Larry Wright in attendance."

Motion Carried 20-503

Administration moved the public into the waiting room at 4:04 p.m.

Moved by Councillor Harper, "that the meeting reconvene to the regular Council meeting at 4:30 p.m."

Motion Carried 20-504

Deputy Mayor Blatz recessed the meeting at 4:30 p.m.

Deputy Mayor Blatz reconvened the meeting at 4:40 p.m.

Administration moved the public from the waiting room back to the meeting.

RISE AND REPORT

Moved by Councillor Overwater, "that Council accept the appointment of Mr. James Carpenter as the Business Representative for Olds, to the Central Alberta Economic Partnership (CAEP).

Motion Carried 20-505

Mayor Muzychka rejoined the meeting at 4:41 p.m.

4. ADJOURNMENT

Moved by Councillor Ryan, "that this meeting be adjourned at 4:43 p.m."

Motion Carried 20-506



Michael Muzychka,
Mayor



Michael Merritt,
Chief Administrative Officer

These minutes were approved on the fourteenth day of December, 2020.