

**LAC LA BICHE COUNTY**  
**COUNTY LAND DEVELOPMENT & AREA STRUCTURE PLANS**  
**STRATEGIC SESSION**

**DATE:** April 19, 2016  
**TIME:** 10 a.m.  
**PLACE:** Council Chambers  
County Centre

**AGENDA**

1. CALL TO ORDER
2. ADOPTION OF AGENDA
3. ADOPTION OF MINUTES
  - 3.1 March 29, 2016 Strategic Session Minutes – County Assessors.
4. UNFINISHED BUSINESS
5. URGENT MATTERS
6. DELEGATIONS
7. DISPOSITION OF DELEGATIONS
8. NEW BUSINESS
  - 8.1 Briefing – Mill Rate Bylaw Discussion (hand out);
  - 8.2 RFD – Hamlet of Plamondon Area Structure Plan Open House;
  - 8.3 RFD – Lac La Biche Area Structure Plan Boundaries;
  - 8.4 Briefing – Strategic Session on Housing/Land.
9. IN CAMERA SESSION
10. ADJOURNMENT

**LAC LA BICHE COUNTY  
COUNTY LAND DEVELOPMENT &  
AREA STRUCTURE PLANS  
STRATEGIC SESSION**

**COUNTY CENTRE, LAC LA BICHE**

**April 19, 2016 – 10 a.m.**

Minutes of the Lac La Biche County Strategic Session held April 19, 2016 at 10 a.m.

**CALL TO ORDER** Mayor Moghrabi called the meeting to order at 10:07 a.m.

<b>PRESENT</b>	Omer Moghrabi	Mayor
	Wanda Austin	Councillor
	Robert Richard	Councillor
	Richard Olson	Councillor
	David Phillips	Councillor
	MJ Siebold	Councillor
	Tim Thompson	Councillor
	Hajar (Jerry) Haymour	Councillor
	John Nowak	Councillor/Deputy Mayor
<b>STAFF IN ATTENDANCE</b>	Shadia Amblie	Chief Administrative Officer
	Gordon Shaw	Senior Manager, Planning & Development
	Dan Small	Senior Manager, Finance & Grants
	Julie MacIsaac	Communications Coordinator
	Vicki Versteeg	Legislative Services Coordinator

**ADOPTION OF AGENDA**

SS.16.009 Motion by Councillor Olson to approve the April 19, 2016 Strategic Session agenda as presented.

**CARRIED UNANIMOUSLY**

**ADOPTION OF MINUTES**

3.1 March 29, 2016 – Strategic Session – Re: County Assessors.

SS.16.010 Motion by Councillor Phillips to adopt the March 29, 2016 Strategic Session – Re: County Assessors minutes as circulated.

**CARRIED UNANIMOUSLY**

## **UNFINISHED BUSINESS**

There was no unfinished business to address.

## **URGENT MATTERS**

There were no urgent matters to address.

## **DELEGATIONS & DISPOSITION OF DELEGATIONS**

No delegations attended the meeting.

## **NEW BUSINESS**

### **8.1 Briefing – Mill Rate Bylaw Discussion;**

Mr. Dan Small, Senior Manager of Finance and Grants, addressed the timing requirements for mill rate bylaws, implications of increased provincial requisitions, and options for 2016 mill rate bylaws. Discussion followed on the municipal assessment's potential impact on mill rates.

Mayor Moghrabi exited Council Chambers at 10:17 a.m.; Deputy Mayor Nowak assumed the Chair.

Mayor Moghrabi returned to Council Chambers at 10:18 a.m. and resumed the Chair.

Discussion continued on how provincial tax requisitions are determined, increases in provincial requisitions, and Council's preferences for 2016 mill rates.

## **RECESS**

Mayor Moghrabi called a recess at 11:16 a.m.

## **RECONVENE**

Mayor Moghrabi reconvened the meeting at 11:31 a.m. with all those Members of Council previously listed in attendance.

## **NEW BUSINESS**

### **8.1 Briefing – Mill Rate Bylaw Discussion (continued);**

Consideration of options for the 2016 mill rate bylaw continued.

8.1 Briefing – Mill Rate Bylaw Discussion (continued);

SS.16.011 Motion by Councillor Nowak to accept the briefing on 2016 mill rates as information, and further that Administration distribute to Council, via email, a report detailing the mill rates for select comparator municipalities that are set in the coming week (April 19 – April 22, 2016).

**CARRIED UNANIMOUSLY**

SS.16.012 Motion by Councillor Richard to direct Administration to return to the April 26, 2016 Regular Council meeting with a report on the implications mill rate changes as discussed.

**CARRIED UNANIMOUSLY**

8.2 RFD – Hamlet of Plamondon Area Structure Plan Open House;

Mr. Gord Shaw, Senior Manager of Planning and Development, addressed the recent work on the Hamlet of Plamondon Area Structure Plan (ASP) and outstanding work on the ASP. Discussion followed on the scope of the ASP and accommodating future growth in the areas surrounding the Hamlet of Plamondon.

Councillor Nowak exited Council Chambers at 12:30 p.m.

Discussion continued on the scope and comprehensiveness of the ASP.

Councillor Nowak returned to Council Chambers at 12:38 p.m.

SS.16.013 Motion by Councillor Olson to direct Administration to consult with Opus Stewart Weir to determine the costs of expanding the Hamlet of Plamondon Area Structure Plan to include North and East Plamondon, and further that Administration return to a future Council meeting with estimated costs of expanding the Area Structure Plan.

**CARRIED UNANIMOUSLY**

**RECESS**

Mayor Moghrabi called a recess at 12:41 p.m.

**RECONVENE**

Mayor Moghrabi reconvened the meeting at 2:08 p.m. with all those Members of Council previously listed in attendance.

## NEW BUSINESS

### 8.3 RFD – Lac La Biche Area Structure Plan Boundaries;

Mr. Shaw addressed the Area Structure Plans (ASPs) for Lac La Biche – South and West. Discussion followed on the scope of the Lac La Biche West ASP.

Councillor Thompson exited Council Chambers at 2:26 p.m.

Discussion continued on extension of the Lac La Biche South ASP.

SS.16.014 Motion by Councillor Phillips to direct Administration to determine costs associated with amending the Plan Area boundary for the South Lac La Biche Major Area Structure Plan, to south boundary of NW-30-66-13-W4M, and report back to County Council with this information.

**IN FAVOUR**  
**Mayor Moghrabi**  
**Councillor Austin**  
**Councillor Richard**  
**Councillor Olson**  
**Councillor Phillips**  
**Councillor Siebold**  
**Councillor Nowak**

**OPPOSED**  
**Councillor Haymour**

**CARRIED**

SS.16.015 Motion by Councillor Haymour to direct Administration to prepare a Request for Proposal (RFP) for consulting services for the preparation of an area structure plan for the lands East of Lac La Biche, as detailed in attachment two of the Request for Decision, and present this to County Council prior to issuing the RFP.

**CARRIED UNANIMOUSLY**

SS.16.016 Motion by Councillor Phillips to direct Administration to prepare a revised Lac La Biche Lake Management Plan Area Structure Plan, using in-house resources wherever possible, through 2016 and 2017.

**CARRIED UNANIMOUSLY**

Councillor Thompson returned to Council Chambers at 2:47 p.m.

**IN CAMERA SESSION**

SS.16.017 Motion by Councillor Austin to go in camera at 2:47 p.m.

**CARRIED UNANIMOUSLY**

8.4 Briefing – Strategic Session on Housing/Land (s. 25 FOIP).

Councillor Olson exited Council Chambers at 3:24 p.m.

Councillor Olson returned to Council Chambers at 3:25 p.m.

Councillor Austin exited Council Chambers at 3:36 p.m.

Councillor Austin returned to Council Chambers at 3:37 p.m.

**RETURN TO REGULAR MEETING**

SS.16.018 Motion by Councillor Haymour to proceed with the meeting out of camera at 3:42 p.m.

**CARRIED UNANIMOUSLY**

**BUSINESS ARISING OUT OF IN CAMERA SESSION**

8.4 Briefing – Strategic Session on Housing/Land (s. 25 FOIP).

SS.16.019 Motion by Councillor Haymour that Administration return to Council with a cost estimate to develop lots at the Hammond subdivision, and further that Administration prepare an exhaustive list of available lots and properties in the Hamlet of Lac La Biche.

**CARRIED UNANIMOUSLY**

SS.16.020 Motion by Councillor Nowak that Administration return to Council with an exhaustive list of available lots and properties immediately surrounding the Hamlet of Lac La Biche.

**IN FAVOUR**  
**Mayor Moghrabi**  
**Councillor Austin**  
**Councillor Richard**  
**Councillor Olson**  
**Councillor Phillips**  
**Councillor Siebold**  
**Councillor Thompson**  
**Councillor Nowak**

**OPPOSED**  
**Councillor Haymour**

**CARRIED**

SS.16.021 Motion by Councillor Olson to direct Administration to provide to Council an update on the progress of previously approved, but undeveloped, subdivisions within and immediately surrounding the Hamlet of Lac La Biche.

**CARRIED UNANIMOUSLY**

**ADJOURNMENT**

SS.16.022 Motion by Councillor Richard to adjourn the Strategic Session of April 19, 2016 at 3:51 p.m.

**CARRIED UNANIMOUSLY**

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**Omer Moghrabi, Mayor**

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**Shadia Amblie**  
**Chief Administrative Officer**