



**TOWN OF BLACKFALDS
PUBLIC HEARING MEETING
TUESDAY, September 10, 2019
MINUTES**

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A Public Hearing for the Town of Blackfalds was held on Tuesday, September 10, 2019 at the Civic/Cultural Center, 5018 Waghorn Street, Blackfalds, Alberta, commencing at 7:00 pm.

MEMBERS PRESENT

Mayor Richard Poole
Deputy Mayor Jamie Hoover
Councillor Marina Appel
Councillor Ray Olfert
Councillor Rebecca Stendie
Councillor Laura Svab
Councillor Will Taylor

ATTENDING

CAO Myron Thompson
Community Services Director Sean Barnes
Infrastructure and Property Services Director Preston Weran
Interim Director of Corporate Services Darolee Bouteiller
Community Services Administrative Assistant Shelby Craig
IT Analyst Cory Babey
Executive Assistant Anne Peck
Municipal Clerk Lorrie Logan

REGRETS

None

MEDIA

Ashli Barrett, Lacombe Globe

PUBLIC

Paul White, Sunshine Construction
Johnathan White, Sunshine Construction
Stacey Friedrich, Blackfalds
Linda Murrell, Blackfalds
Conrad Maki, Blackfalds
Glyn Evans, Blackfalds
Craig Saunders, Blackfalds
Lana Hoover, Blackfalds

PUBLIC HEARING CALLED TO ORDER

Mayor Poole called the Public Hearing meeting to order at 7:01pm.

BACKGROUND

The purpose of Bylaw 1236/19 is to amend the Land Use Bylaw 1198/16 for the redistricting of Lot 38, Plan RN 17A (5017 Wilson Street) from R-1L (Residential Single-Family Large Lot) to R-2 (Residential Multi Dwelling District). First Reading was given to Bylaw 1236/19 on July 23, 2019. Notice of this Public Hearing was advertised on the website, in the Town May Newsletters, on the Town bulletin board and in the Lacombe Globe – August 27 and Sept 3, 2019.

WRITTEN COMMENTS

No objections from notified parties.

CHAIRPERSON ASKED FOR ANY LATE WRITTEN SUBMISSIONS

None

COMMENTS FROM THE PLANNING DEPARTMENT

IPS Director Weran provided comment that Sunshine Construction applied to develop a new structure on the vacant lot. In order to develop a multi-family dwelling, be it a duplex (side by side) or 4-plex, the lot would require a re-designation. IPS Director Weran added that the application is within planning requirements and added that the Downtown Revitalization Plan provides for a multitude of opportunities in that area. IPS Director Weran concluded that planning is in support of the re-designation to provide for the development which will assist in progressive movement for the downtown core.

COMMENTS IN SUPPORT OF THE BYLAW



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Paul White, Sunrise Construction addressed Council that he and his brother put through the application and are excited to proceed. Plans are to construct a new modern design by-level/2-story structure with a small footprint allowing for a good yard, with 2 parking for double occupancy and a garage. Mr. White also added that inspections will be conducted as per building codes.

COMMENTS OPPOSING THE BYLAW

None

COMMENTS FROM THOSE AFFECTED BY THE BYLAW

None

ADDITIONAL COMMENTS FROM PLANNING DEPARTMENT

None

QUESTIONS FROM COUNCIL

None

PUBLIC HEARING DECLARED AS CLOSED

Mayor Poole declared the Public Hearing closed.

Motion to adjourn Councillor Taylor - Carried Unanimously

ADJOURN

Mayor Poole adjourned the Public Hearing at 7:07pm.

MAYOR RICHARD POOLE

CAO MYRON THOMPSON