

**FOOTHILLS COUNTY**

**COUNCIL MINUTES**

**March 25, 2026, 9:00 a.m.**

**Foothills County Administration Office**

**309 Macleod Trail South – High River**

Present: Reeve Siewert, Deputy Reeve Oel, Councillor Alger, Councillor McHugh, Councillor Callister, Councillor Kendall, Councillor Estes

Administration: CAO R. Payne, Municipal Advisor H. Riva Cambrin, Director of Planning H. Hemingway, Manager of Legislative Services S. Barrett, Recording Secretary J.Schuler

**GENERAL MATTERS**

**Call Meeting to Order**

The meeting was called to order at 9:00 am.

**Approval of the Agenda**

That Council approve the agenda for the Council meeting of March 25, 2026.

**CARRIED**

**MISCELLANEOUS MUNICIPAL ITEMS**

Director of Public Works W. Kruger, Manager of Operations, Public Works B. Weberg, Manager of Agricultural Services K. Kornelsen, Deputy Director of Community and Emergency Services P. Stapley, and Director of Community and Emergency Services R. Saulnier were in attendance for a discussion period with Council.

**Disposal of Equipment - Spring 2026 Auction**

**Moved by:** Councillor Alger

That Council authorize Administration to proceed with disposal of the following equipment utilizing Michener Allen Auction Calgary.

E32-117 (CAT, 160M) and attachments

E32-402 (Case Backhoe Loader) and attachments

E32-410 (300V Skid Steer) and attachments

E32-703 (1500 Dodge Pickup)

E32-635 (Ford F450)

E32-894 (CAT, RM500)

E32-895-(CAT, RM500)

E32-986 – (Massey Ferg 4WD)

E62-836 – Zero Turn Mower

E62-807 – (Zero Turn Mower)

E62-833 – (Toro Top Dresser)

E32-305 (Dynapac Packer)

**CARRIED**

**Agricultural Services Board - Shop Cement Pad**

**Moved by:** Councillor Callister

That Council authorize administration to proceed with the completion of a 30' x 25 ' cement pad outside the ASB shop, and that Council award the project to Big Rock Concrete for a total cost not to exceed \$9,825.00 plus applicable taxes.

**CARRIED**

**Rapid Rescue Response**

That Council authorize the 2026 Capital Equipment purchase of one 2026 Ford F-350 XLT Rapid Response Truck for a total cost not to exceed \$89,866.05 plus applicable taxes.

**CARRIED**

**Appointment of Bylaw Officer**

That Council appoint Derek Kines as a Bylaw Officer to carry out the duties and responsibilities of a Bylaw Officer under the Municipal Government Act and the Bylaw Enforcement Officer Bylaw.

**CARRIED**

**Request to License Municipal Reserve Parcel - Factory Outlet Trailers**

That Council deny the request to license Municipal Reserve parcel, Plan 0713900, Block 1, Lot 5MR: SW 19-19-28 W4M.

**CARRIED**

**Fee Bylaw Amendment - 67/2025**

**Bylaw 09/2026**

Bylaw 09/2026 was introduced into the meeting to authorize amendments to Bylaw

67/2025 being a Bylaw of Foothills County for the purpose of establishing fees, rates, and charges for services, licenses, permits and approvals provided to the public by the County, including Fee Bylaw Schedules A to O.

That Bylaw 09/2026 be given first reading.

**THE BYLAW WAS PASSED FOR ONE READING**

**SCHEDULED MEETINGS & PUBLIC HEARINGS**

10:00 a.m. Killam - SW 07-22-28 W4M - Redesignation (A to CR)

D. Killam, S. Killam and J. Dobbin were in attendance for the public hearing in connection to the proposed redesignation of a 2.55 +/- acre portion of Plan 1111914, Block 1, Lot 6; Ptn. SW 07-22-28-W4M, from Agricultural Sub-District "A" to Country Residential District and to allow for a future boundary adjustment and the subdivision of one new Country Residential District lot.

Also in attendance was J. Killam.

Three letters of support were received from J. Prpich, T. Stefano, and D. Froc and one letter of opposition was received by C. Hanson.

The public hearing was closed.

Killam - SW 07-22-28 W4M - Redesignation (A to CR) – Decision

**Bylaw 10/2026**

Bylaw 10/2026 was introduced into the meeting to authorize redesignation of a 2.55 +/- acre portion of Plan 1111914, Block 1, Lot 6, Ptn. SW 07-22-28-W4M from Agricultural Sub-District "A" to Country Residential District to allow the future subdivision of one (1) 2.55 +/- acre Country Residential District lot, and future boundary adjustment of 0.83 +/- acres, with an approximate 28.72 +/- acre Agricultural Sub-District "A" balance parcel. In their consideration of the criteria noted within Agricultural Policy 5 of the MDP2010, Council is of the opinion that the lands are suitable for the intended use and fragmentation of the subject lands would not be detrimental to the overall nature of the area. Further, the application falls within the density provisions and lot size restrictions of the Country Residential District within the County's Land Use Bylaw.

The new 2.55 +/- acre lot will be designated at Country Residential Sub-District 'A' to ensure that the recommendations and restrictions as outlined in the wetland assessment and impact report (CIMA+), building envelopes, lot grading plans, comprehensive site drainage plan, septic disposal evaluations and high water table testing (provided as conditions of subdivision) are complied with to the satisfaction of the Public Works department. A completion certificate by a Professional Engineer verifying that all aspects of the noted reports have been met and a \$5000.00 deposit as a pre-release condition to ensure compliance of all conditions of the development permit will be required.

Prior to further consideration of the Bylaw, the Applicant will be required to submit the following:

1. Landowners to fully execute and comply with all requirements as outlined within the Municipal Development Agreement for the purpose of grading, drainage and payment of the community sustainability fee, as required by Council and the Public Works department;
2. Proof of adequate water supply to be provided for both the proposed and balance parcels, in accordance with the Provincial Water Act, to the satisfaction of the County;
3. Comprehensive Site Drainage Plan to be provided for the subject lands, to the satisfaction of the Public Works department, as a condition of subdivision;
4. Lot Grading Plan to be provided for proposed lot, to the satisfaction of the Public Works department, as a condition of subdivision;
5. Geotechnical Report completed in accordance with Municipal standards to be provided for High Water Table Testing for the proposed lot, to the satisfaction of the Public Works department, as a condition of subdivision;
6. Septic Disposal Evaluation to be provided for the proposed lot, in accordance with Part 2 Section 6(4)(b) of the Matters Related to Subdivision and Development Regulation, to the satisfaction of the Public Works department, as a condition of subdivision;
7. Site plan to be provided which identifies building envelopes, for the proposed lot, which meet the requirements as outlined in Policy 9 under the Residential section of the MDP2010, to the satisfaction of the Public Works department, as a condition of subdivision;
8. Engineered driveway to be provided for the proposed 2.55 +/- acre lot to be provided to the satisfaction of the Public Works department, as a condition of subdivision;

9. Acceptance of the new water well identified within the Class 2 wetland, on the proposed 2.55 +/- acre lot, to be provided to the satisfaction of Alberta Environment and Protected Areas and the County's public works department;
10. Applicant to comply with all requirements of the Alberta Environment and Protected Areas Water Act Approval, granted for disturbance to the Class 2 Wetlands, as noted within the CIMA+ Wetland Assessment and Impact Report, in conjunction with the Horizon Surveys site plan. Compliance is to be provided to the satisfaction of Alberta Environment and Protected Areas, as a condition of development permit;
11. Final redesignation application fees to be submitted; and
12. Submission of an executed subdivision application and the necessary fees.

That Bylaw 10/2026 be given first reading.

**THE BYLAW WAS PASSED FOR ONE READING**

Foothills County/City of Calgary Annexation Negotiation Committee

That Council adopt the Terms of Reference for the Foothills County – City of Calgary Annexation Negotiation Committee.

**CARRIED**

**Bylaw 11/2026**

Bylaw 11/2026 was introduced into the meeting to establish the Foothills County – City of Calgary Annexation Negotiation Committee.

That Bylaw 11/2026 be given first reading.

**CARRIED**

That Reeve Siewert, Deputy Reeve Oel, and Councillor Alger be appointed as members and that Councillor Callister be appointed as alternate member to the City of Calgary and Foothills County Annexation Negotiation Committee. Further, that Deputy Reeve Oel be appointed as Co-Chair to the Annexation Negotiation Committee.

**CARRIED**

Review and Update of the Foothills County Municipal Development Plan

That Council adopt the Draft Terms of Reference for the review and update of the Foothills County Municipal Development Plan with minor amendments and authorize Administration to proceed with the comprehensive Municipal Development Plan review and update.

**CARRIED**

**OTHER MATTERS**

Lunch

That Council adjourn for lunch.

**CARRIED**

**CONFIDENTIAL CLOSED SESSION**

Advice from Officials - ATIA s. 29

That, in accordance with Section 197 of the *Municipal Government Act*, Council move into a Closed Meeting at 1:00 p.m. to discuss advice from officials as per Section 29 of the *Access to Information Act (ATIA)*. CAO R. Payne, Municipal Advisor H. Riva Cambrin, Director of Planning H. Hemingway, and Manager of Legislative Services S. Barrett attended the closed session of Council for the purpose of providing information to Council.

**CARRIED**

Return to Open Session

That Council return to its open meeting of Council at 1:44 p.m.

**CARRIED**

1:30 p.m. Van den Berg - SW 21-22-02 W5M - Amendment (CR)

L. James and F. Van Den Berg were in attendance for the public hearing in connection to the proposed amendment to the Country Residential District land use rules to allow for the future subdivision of one 6.0 +/- acre Country Residential District lot with a 10.35 +/- acre Country Residential District balance parcel on Plan 2511202, Block 7, Lot 2; Ptn. SW 21-22-02 W5M.

Three letters of support were received from D. Mueller, J and T Hammill, and C. McKevitt.

The public hearing was closed.

Van den Berg - SW 21-22-02 W5M - Amendment (CR) - Decision

**Bylaw 12/2026**

Bylaw 12/2026 was introduced into the meeting to authorize an amendment to the Country Residential District land use rules in order to allow for the future subdivision of one new 6.0 +/- acre Country Residential District lot with a 10.35 +/- acre Country

Residential District balance parcel on Plan 2511202, Block 7, Lot 2; Ptn. SW 21-22-02 W5M.

Council is supportive of the application, as it is considered to be in alignment with the intent of the Residential section of the MDP2010, specifically with respect to directing additional Residential development to lands already zoned Country Residential District. The new 6.0 +/- acre parcel shall be designated as Country Residential Sub-District "A" to ensure that the recommendations and restrictions as outlined in the PSTS testing (provided as condition of subdivision) are complied with to the satisfaction of the Public Works department. A completion certificate by a Professional Engineer verifying that all aspects of the noted report have been met and a \$5000.00 deposit is required as a pre-release condition to ensure compliance with all conditions of the development permit.

Prior to further consideration of the Bylaw, the applicant will be required to submit the following:

1. Applicant to fully execute and comply with all requirements as outlined within a Development Agreement for the purposes of payment of the community sustainability fee and any other improvements as required by Council and/or the Public Works department;
2. Applicants are to provide proof of water to meet the requirements of the Provincial water act.
3. Septic Disposal Evaluation, to be provided for the proposed 6.0 +/- acre Country Residential lot, in accordance with Part 2 Section 6(4)(b) of the Matters Related to Subdivision and Development Regulation, to the satisfaction of the Public Works department, as a condition of subdivision;
4. The applicants to provide a revised site plan that illustrates a 30 metre wide future road dedication with a sufficient area for a cul-de-sac over the panhandle.
5. Final amendment application fees to be submitted; and
6. Submission of an executed subdivision application and the necessary fees.

That Bylaw 12/2026 be given first reading.

#### **CARRIED**

#### **MISCELLANEOUS PLANNING ITEMS**

Weir - NW 01-19-28 W4M - Bylaw 32-2024 (2nd & 3rd reading)

#### **Bylaw 32/2024**

Bylaw 32/2024 was reintroduced into the meeting to authorize the redesignation of the 6.89 +/- acre portion of Plan 0813086, Block 1, Lot 1; Ptn. NW 01-19-28 W4M from Country Residential District to Direct Control District #26 to allow for the operation of a Commercial Dog Kennel facility.

That Bylaw 32/2024 be given second reading.

#### **THE BYLAW WAS PASSED FOR TWO READINGS**

That Bylaw 32/2024 be given third reading.

#### **THE BYLAW WAS PASSED**

Mancal Properties Development Inc./Alberta Kennel Club - NW 11-21-01 W5M - Development Permit Application - Dog Show

That Council approve Development Permit 26D 004 to allow for one Event – the Summer Classic (Event) – an Alberta Kennel Club hosted all-breed dog show to be held over the course of no greater than a 4 day period during the summer of 2026 on Ptn. NW 11-21-01 W5M, in accordance with the application for Development Permit and the plans as accepted by the Development Authority to be appropriate, and subject to the following conditions

#### **CONDITIONS OF APPROVAL:**

Please note that the following requirements must be complied with at all times. Failure to complete and/or adhere with the conditions of approval will see the Development Permit deemed null and void.

1. The Event shall be conducted and maintained in accordance with all conditions of approval and requirements, and as per the plans that have been acknowledged by the Development Authority to be appropriate. Additions to, or revisions to the development and use approved herein may occur only upon obtaining appropriate independent approvals;
2. A copy of an executed security contract with a private firm shall be provided to a municipal Development Officer at least 14 days prior to the start of any Annual Event;

3. The Event organizer shall maintain acceptable liability insurance from the date of commencement of set up or assembly for the Event until the date of completion of all related activities. Such coverage shall include and protect the municipality against claims for all damages or injury, including death to any person or persons and for damage to any property of the municipality or any other public or private property resulting from any act omission on the part of the Event organizer or any of his or her servants or agents. Such insurance shall name the County as additional insured. Proof of insurance must be provided to a municipal Development Officer at least 14 days prior to the start of any annual Event;
4. Temporary structures that are to be used in conjunction with the Event shall be installed by licensed and insured contractors. It is the Event Organizer's responsibility to ensure that use, occupancy, and supply of any structures complies with the requirements of the Alberta Building and Fire Codes at all times. Temporary event structures shall be installed no earlier than 5 days prior to the Event and must be wholly removed from the parcel within 72 hours of the completion of the Event;
5. The Event organizer shall provide traffic control personnel to manage the intersection of 306 Avenue West and Highway 552 West, especially during peak arrival and departure;
6. The maximum number of Event attendees over the four-day period shall not exceed 1,300 daily;
7. Public attendance to the Event site is limited to between the hours of 8:00 AM and 7:00 PM;
8. The use of amplification devices for the purposes of the Event, including testing of the same, shall be limited to between the hours of 8:00 AM and 7:00 PM;
9. The Event organizer shall submit an Emergency Response Plan specific to the annual Event, to the satisfaction of the Director of Emergency Management;
10. The Event organizer is required to obtain a permit from the Ministry of Transportation and Economic Corridors prior to commencing the annual event. This permit must remain valid for the full duration of the event. This application can be submitted through the RPATH portal at <https://roadsideplanning.alberta.ca> and may be subject to additional requirements;
11. It is the Event Organizer's responsibility to ensure that the dogs in attendance are kept indoors between the hours of 9:00pm and 7:00am daily, unless under the immediate control of the owner, or an authorized representative, at all times;
12. The Foothills Fire Department Fire Inspector is to be contacted to schedule the required fire inspection prior to the Event;
13. Onsite, un-serviced camping (dry camping) has been included within this permit, accessory to the Event activities only. Use of the property in this manner does not constitute approval for a campground, nor identify any area of the property as a campground as defined within the Land Use Bylaw. Any use of fire pits on the property must comply with Foothills Fire Services, at all times;
14. It is the responsibility of the Event Organizer to confirm, comply, and be responsible for requirements and any associated costs related to services of the Royal Canadian Mounted Police, local law enforcement, and fire protection services, including but not limited to, any requirements for enhanced policing services, and at all times maintaining and employing an up-to-date Emergency Action Plan and Event Operations Plan. The Event organizer is responsible for any costs incurred resulting from said requirements, or on-site attendance by these agencies;
15. The Event Organizer is responsible for the provision of adequate emergency and/or medical services for the duration of activities associated with this Event;
16. The Event Organizer is responsible for ensuring adequate on-site waste disposal and recycling containers. Waste collection and disposal at an authorized facility is at the Event organizer's expense. All waste materials are to be handled and disposed of under guidelines provided by governing Provincial regulatory bodies, at an approved waste disposal and/ or recycling site. There shall be no long-term storage of waste materials on the property, nor burning of waste materials on the property;
17. The Event and any associated activities and/or supporting functions must be wholly contained within the boundaries of the legally titled property. The Event organizer assumes full responsibility for any required implementation and cost of

traffic control and transport, parking control, and maintaining unobstructed ingress and egress for emergency access to the subject property and area lands. Crowd control and site security is the responsibility of the Event organizer. On-site attendance at any given time over the course of any scheduled day is required to be limited by the capacity of available on-site parking, and site safety and security.

**ADVISORY REQUIREMENTS:**

The following requirements are provided by Foothills County to inform the applicant(s) and landowner(s) of their necessity. It is the responsibility and liability of the applicant(s) and landowner(s) to ensure adherence with these requirements

1. For the purposes of this Event, the Event Organizer is considered to be the Alberta Kennel Club;
2. This approval is in addition to approvals previously issued for the property and does not replace any previously issued permits;
3. All food and beverage trucks (mobile sales vehicles) are required to have current Alberta Health Services approvals and a Fire Inspection from the Foothills Fire Department;
4. Activities related to the Event: such as, but not limited to, set up and take down, and any activities occurring outside of approved hours of public attendance, shall be subject to the Community Standards Bylaw and the Dark Sky Bylaw;
5. The development and use of the land are to comply with the requirements of the applicable Building, Safety and Fire Codes at all times;
6. The Organizer must meet all requirements of Alberta Health Services and Alberta Transportation and Economic Corridors;
7. The Event and any associated activities and/or supporting functions must adhere to the accepted Emergency Response Plan at all times.
8. Signage, whether directional or for advertising purposes, required for this Event must be submitted and approved by Foothills County and/or Alberta Transportation and Economic Corridors. No signage is permitted beyond the boundary of the lot without applicable approval;
9. The issuance of a development permit by Foothills County does not relieve the applicants of the responsibility of complying with all other applicable municipal bylaws and requirements, nor excuse violation of any Provincial or federal regulation or act which may affect use of the land;
10. The applicant agrees to indemnify and hold harmless Foothills County, its employees and agents from any and all claims, demands, or actions and costs whatsoever may arise, directly or indirectly from any done, or omitted to be done in the construction, maintenance, alteration or operation(s) of the approved development. In addition, the applicant will carry insurance to cover general liability including bodily injury and property damage to a third party;
11. The Organizer shall be responsible for payment of any professional costs, including legal fees that may be incurred by the County with respect to the development approved under this permit.

**CARRIED**

Germaniuk, Waddell & Frayn, Dawson - NW 20-21-29 W4M - Bylaw 35-2024 (2nd & 3rd reading)

**Bylaw 35/2024**

Bylaw 35/2024 was reintroduced into the meeting authorizing the redesignation of a 58.47-acre portion of Plan 0214179, Block 1, Lot 7; Ptn. NW 20-21-29 W4M from Agricultural District to Country Residential District in order to allow for a future Boundary Adjustment between Lots 5, 6 & 7 and subdivision of eight (8) 3.03 +/- to 4.13 +/- acre Country Residential lots with 3.38 +/- acres of Municipal Reserve parcel and 0.29 +/- acres of an Environmental Reserve Easement on Lots 1 & 2 with an approximate 22.65 +/- acre Agricultural District balance parcel. In their consideration of the criteria noted in Agriculture Policy 4 of the MDP2010, Council is of the opinion that fragmentation of the subject lands would not be detrimental to the agricultural nature of the area. Further, the application falls within the density provisions and lot size restrictions set out within the Country Residential and Agricultural Districts within the County's Land Use Bylaw.

The eight new parcels to be subdivided out of Plan 0214179, Block 1, Lot 7; Ptn. NW 20-21-29 W4M shall be designated as Country Residential Sub-District 'A' to ensure the recommendations and restrictions as outlined in the septic disposal evaluation, stormwater management plan, building envelopes and slope stability report (if

required) are complied with to the satisfaction of the Public Works Department. A completion certificate by a Professional Engineer verifying that all aspects of the noted reports have been met, and a \$5,000 deposit as a pre-release condition to ensure compliance with all conditions of the development permit will be required.

That Bylaw 35/2024 be given second reading.

**THE BYLAW WAS PASSED FOR TWO READINGS**

That Bylaw 35/2024 be given third reading.

**THE BYLAW WAS PASSED**

Villam/Cunningham - NE 18-20-29 W4M - Bylaw 82/2025 - (2nd & 3rd reading)

**Bylaw 82/2025**

Bylaw 82/2025 was reintroduced into the meeting authorizing the redesignation of Plan 9411470, Block 2; Ptn: NE 18-20-29-W4M from Agricultural District to Country Residential Sub-District "A" and Country Residential District, in order to allow for the future subdivision of one new 10.0 +/- acre Country Residential Sub-District "A" lot with an approximate 17.73 +/- acre Country Residential District balance parcel.

That Bylaw 82/2025 be given second reading.

**THE BYLAW WAS PASSED FOR TWO READINGS**

That Bylaw 82/2025 be given third reading.

**THE BYLAW WAS PASSED**

Johnson - SE 04-20-03 W5M - Bylaw 14/2025 - (2nd & 3rd reading)

**Bylaw 57/2025**

Bylaw 57/2025 was reintroduced into the meeting to authorize an amendment to the Agricultural District land use rules on Ptn. SE 04-20-03 W5M to allow for the future subdivision of one new 75.77 +/- acre Agricultural District lot with an 80.19 +/- acre Agricultural District balance parcel.

That bylaw 57/2025 be given second reading.

**THE BYLAW WAS PASSED FOR TWO READINGS**

That bylaw 57/2025 be given third reading.

**THE BYLAW WAS PASSED**

**SUBDIVISION APPROVING AUTHORITY ITEMS**

That Council recess to sit as the Subdivision Approving Authority.

**CARRIED**

Germaniuk, Waddell & Frayn, Dawson - NW 20-21-29 W4M - Request for Boundary Adjustment and Subdivision

That the subdivision of eight (8), 3.39 +/- to 4.13 +/- acre Country Residential Sub-District "A" lots, with a 22.65 +/- acre Agricultural District balance parcel, a 3.38 +/- acre Municipal Reserve parcel, and 0.29 acres of ERE, all within Plan 0214179, Block 1, Lot 7, PTN: NW 20-21-29-W4M. Further, the Subdivision Approving Authority approved the following boundary adjustments:

1. To subtract 0.22 +/- acres from the west boundary of Plan 0214179, Block 1, Lot 5 and add 0.22 +/- acres to the north boundary of Plan 0214179, Block 1, Lot 7 to accommodate the internal road that is to be constructed within Lot 7. To subtract 0.11 +/- from the west boundary of Plan 0214179, Block 1, Lot 6, PTN: NW 20-21-29-W4M and add 0.11 +/- acres to the east boundary of Plan 0214179, Block 1, Lot 7, all within the NW 20-21-29-W4M, which are required as part of the land transaction between Lot 5 and Lot 7 in exchange for the land required for the internal road construction.

The Subdivision has been evaluated in terms of Section 654 of the Municipal Government Act and Section 9 of the Matters Related to Subdivision and Development Regulation and therefore it is recommended that the application be approved as per the tentative plan for the following reasons:

The application is consistent with Section 9 of the Matters Related to Subdivision and Development Regulation;

Pursuant to Section 20 of the Regulation, written approval was received from the Minister of Transportation allowing the Subdivision Authority to grant a variance to Section 18 and 19 of the Regulation, and;

The subject lands have the appropriate land use designations.

In their consideration of the criteria noted in the Residential Policy of the MDP2010, Council is of the opinion the lands are suitable for the intended use and are compatible with the surrounding area and that it falls within the density provisions and lot size restrictions within the County's Land Use Bylaw.

Council acknowledges the existing accessory buildings, in excess of those allowed

under the County's land use bylaw that are to be retained within the 22,65+/- acre Agricultural District balance parcel as nonconforming structures, allowing these structures to be retained in support of the agricultural operation for this property. Further, in accordance with Sections 654 and 655 of the Municipal Government Act, the application is approved subject to the following conditions:

1. Subdivision to be effected by Plan of Survey, pursuant to Section 657 of the Municipal Government Act, or such other means satisfactory to the Registrar of the South Alberta Land Titles District;
2. It is the applicant's responsibility to provide a Real Property Report or an 'as built' drawing signed and sealed by an Alberta Land Surveyor, certifying the location of water wells within the boundaries of the appropriate properties and the adjacent municipal road(s) and that the site plan is surveyed according to municipal setback requirements
3. Executed Municipal Development Agreement to be complied with and registered on the title to the lands subject to the Development Agreement concurrent with the Plan of Survey;
4. Completion of all pre-release conditions as noted in the executed Municipal Development Agreement to the satisfaction of the County and where applicable the appropriate external agencies. These conditions include:
  - a) Payment of the \$11,300 per new lot Community Sustainability Fee;
  - b) Submission of all necessary engineering drawings, cost estimates and engineering review fees for all required internal transportation infrastructure, utility infrastructure, storm water management and any other necessary municipal and on-site improvements;
  - c) Submission of all necessary Letters of Credit in accordance with the Municipal Development Agreement, for all required internal improvements, stormwater, grading and drainage;
  - d) Submission of all Liability Insurance requirements as noted in the Municipal Development Agreement;
  - e) All utility right of way agreements, easements, licenses and installation requirements to be provided to the satisfaction of the County and utility companies.
5. All accesses to be located and culverts and approaches to be installed to current Municipal subdivision road construction standards, to the satisfaction of the Public Works department;
6. Stormwater Management Plan (to include grading and drainage) to be provided for the subject lands, to the satisfaction of the Public Works department;
7. Execution of an Environment Reserve Easement Agreement over the area proposed for ERE, to be defined by right of way plan and registered concurrently with the plan of subdivision.
8. Septic Disposal Evaluations to be provided for all lots proposed, in accordance with Part 2 Section 6(4)(b) of the Matters Related to Subdivision and Development Regulation, to the satisfaction of the Public Works department;
9. Geotechnical report completed in accordance with County standards, provided for slope stability testing for all new lots, to the satisfaction of the Public Works department;
10. Site plan to be provided which identifies building envelopes on each of the lots proposed which meets the requirements as outline in Policy 9 under the Residential section of the MDP2010, to the satisfaction of the Public Works department;
11. Withdrawal and Discharge of Road Acquisition Caveat 021437961, from Plan 0214179, Block 1, Lots 5 and 6; Ptn. NW 20-21-29-W4M;
12. Applicant (Plan 0214179, Block 1, Lot 7) is to provide a complete application for development permit with respect to the second residence that is to be retained as a secondary suite on the 22.65 +/- acre Agricultural District balance parcel, to the satisfaction of the County;
13. Applicant (Plan 0214179, Block 1, Lot 5) is to provide a complete application for development permit with respect to the sea can that is to be retained on the 4.55 +/- acre boundary adjusted Country Residential District parcel, to the satisfaction of the County;

14. Public Reserve: To be partially provided through the provision of a 3.39 +/- acre Municipal Reserve parcel (9.4% of the development area), as outlined in the applicant's approved site plan, with the outstanding reserves owing for the development area and reserves owing for the 22.65 +/- acre Agricultural District balance parcel to be deferred by caveat to the 22.65 +/- acre Agricultural District balance remaining;
15. Landowners are to pay all arrears of taxes on the existing parcels prior to finalization of the subdivision and;
16. Submission of subdivision endorsement fees.

**CARRIED**

Villam/Cunningham - NE 18-20-29 W4M - Request for Subdivision

That the subdivision of one new 10.0 +/- acre Country Residential Sub-District "A" parcel, leaving a 17.73 +/- acre Country Residential District balance has been evaluated in terms of Section 654 of the Municipal Government Act and Sections 9 and 20 of the Matters Related to Subdivision and Development Regulation (the Regulation), and the application is approved as per the tentative plan and a variance is granted to Section 18 of the Regulation for the following reasons:

The application is consistent with Section 9 of the Regulation;

The subject lands have the appropriate land use designation; and

Pursuant to Section 20 of the Regulation, written approval was received by the Minister of Transportation allowing the Subdivision Authority to grant a variance to Section 18 of the Regulation.

Further, in accordance with Sections 654 and 655 of the Municipal Government Act, the application is approved subject to the following conditions:

1. Subdivision to be effected by Plan of Survey, pursuant to Section 657 of the Municipal Government Act, or such other means satisfactory to the Registrar of the South Alberta Land Titles District;
2. It is the applicant's responsibility to provide a Real Property Report or an 'as built' drawing signed and sealed by an Alberta Land Surveyor, certifying the locations of the adjacent municipal road(s), water well(s) within the boundaries of the appropriate parcels and that the site plan is surveyed according to municipal setback requirements;
3. Executed Municipal Development Agreement to be complied with and registered on the title to the lands subject to the Development Agreement concurrent with the Plan of Survey;
4. Completion of all pre-release conditions as noted in the executed Municipal Development Agreement to the satisfaction of the Municipality and where applicable the appropriate external agencies. These conditions include:
  - a) Payment of the \$11,300.00 per new lot Community Sustainability Fee;
  - b) Payment of the \$6,500.00 contribution toward a dust control surface on Meridian Street;
  - c) Submission of all necessary engineered drawings, cost estimates and engineering review fees for the required external road improvements and any other necessary municipal and on-site improvements;
  - d) Submission of a Letter of Credit, in accordance with the Municipal Development Agreement, for the required improvements;
  - e) Submission of Liability Insurance requirements in accordance with the Municipal Development Agreement;
  - f) All accesses to be located and culverts and approaches to be installed to current Municipal subdivision road construction standards, to the satisfaction of the Public Works department;
5. Septic Disposal Evaluation to be provided for the suitability and location of a septic system for the 10 +/- acre lot accordance with Part 2 Section 6(4)(b) and (c) of the Matters Related to Subdivision and Development Regulation, to the satisfaction of the Public Works department;
6. Public Reserve is to be deferred by way of caveat for the 10.0 +/- acre parcel and the 17.73 +/- acre balance parcel;
7. Landowners are to provide all utility easements and agreements to the satisfaction of the County and the utility companies;
8. Landowners are to pay all arrears of taxes on the existing parcel prior to finalization of the subdivision; and
9. Submission of subdivision endorsement fees.

**CARRIED**

Johnson - SE 04-20-03 W5M - Request for Subdivision

That the subdivision of one new 75.77 +/- acre Agricultural District parcel, leaving an 80.19 +/- acre Agricultural District balance parcel from Ptn. SE 4-20-03 W5M has been evaluated in terms of Section 654 of the Municipal Government Act and Sections 9 and 20 of the Matters Related to Subdivision and Development Regulation and is approved as per the tentative plan and a variance is granted to Section 18 of the Regulation for the following reasons:

The application is consistent with Section 9 of the Matters Related to Subdivision and Development Regulation;

The subject lands have the appropriate land use designation; and

Pursuant to Section 20 of the Regulation, written approval was received by the Minister of Transportation allowing the Subdivision Authority to grant a variance to Section 18 of the Regulation.

Further, in accordance with Sections 654 and 655 of the Municipal Government Act, the application is approved subject to the following conditions:

1. Subdivision to be effected by Plan of Survey, pursuant to Section 657 of the Municipal Government Act or such other means satisfactory to the Registrar of the South Alberta Land Titles District, and is to include the provision for a service road that is 50m in length along the highway frontage and 30m in width as required by Alberta Transportation and Economic Corridors;
2. It is the applicant's responsibility to provide a Real Property Report or an 'as built' drawing signed and sealed by an Alberta Land Surveyor, certifying the locations of the adjacent municipal road(s), water well(s) within the boundaries of the appropriate parcels and that the site plan is surveyed according to municipal setback requirements;
3. All accesses to be located and culverts and approaches to be installed to, to the satisfaction of Alberta Transportation and Economic Corridors;
4. Landowners are to contact the GIS department to obtain an updated civic address for the most western dwelling that will be located on the proposed parcel;
5. Landowners are to submit a Development Permit application to bring the existing barn, which does not currently meet required setbacks, into compliance with the Land Use Bylaw 60/2014;
6. Completion of the pre-release condition(s) as noted in the Municipal Development Agreement that was executed at the time of land use redesignation to the satisfaction of the Municipality. This condition includes:
  - a) Payment of \$11,300.00 per new lot Community Sustainability Fee;
7. Landowners are to provide all utility easements and agreements to the satisfaction of the County and the utility companies;
8. Landowners are to pay all arrears of taxes on the existing parcel prior to finalization of the subdivision; and
9. Submission of subdivision endorsement fees.

**CARRIED**

Adjourn

That the meeting of the Subdivision Approving Authority adjourn and that Council continue with its regular agenda.

**OTHER MATTERS**

Accounts

Accounts - March 18, 2026

That the following cheques 0070852-0070853, 0070855-0070862, 0070864, ETF's 031740-031745, 031748, 031750-031753, 031757-031759, 031761-031765, 031768-031773, 031776-031779, 031781-031783, 031785-031799, 031801 and Pre-Authorized Payments dated February 25, 2026, February 27, 2026, March 2, 2026, March 4, 2026, March 6, 2026, March 9, 2026 and March 13, 2026 totalling \$77,400.25.

<b>Cheque No.</b>	<b>Vendor Name</b>	<b>Vendor Amt.</b>
0070854	Direct Energy Business	\$13,333.05
0070863	Receiver General For Canada	\$300,015.85
<b>EFT No.</b>	<b>Vendor Name</b>	<b>Vendor Amt.</b>
EFT031746	Brownlee LLP	\$14,561.57
EFT031747	Calix Inc.	\$7,150.50

EFT031749	Christ The Redeemer Catholic Education	\$644,201.94
EFT031754	Everest Construction Management Ltd.	\$315,862.32
EFT031755	Fairmont Refrigeration &	\$5,957.00
EFT031756	Foothills County	\$400,000.00
EFT031760	GME Excavation Sewer and Water Calgary	\$47,526.96
EFT031766	ISL Engineering and Land Services	\$5,494.86
EFT031767	John Deere Financial	\$11,672.95
EFT031774	Local Authorities Pension Plan	\$101,418.06
EFT031775	Maple Reinders Constructors Ltd	\$1,264,277.41
EFT031780	NSC Minerals Ltd.	\$7,347.48
EFT031784	Procesco Inc.	\$10,144.05
EFT031800	Wearpro Equipment & Supply Ltd.	\$21,532.56
EFT031802	WSP E&I Canada Limited	\$39,035.14
<b>Pre-Authorized</b>	<b>Vendor Name</b>	<b>Vendor Amt.</b>
<b>Payments</b>		
February 10, 2026	GroupSource -Group Insurance	\$137,250.42

**CARRIED**

Accounts - March 25, 2026

That the following ETF's 031803-031808, 031812-031814, 031818-031820, 031822-031823, 031825-031828, 031830-031835, 031837, 031839-031848, 031851-031853, 031855-031860, 031862-031863 and Pre-Authorized Payments dated March 18, 2026, March 19, 2026 totalling \$62,685.05

<b>EFT No.</b>	<b>Vendor Name</b>	<b>Vendor Amt.</b>
EFT031803	1009720 Alberta Ltd.	\$12,362.69
EFT031809	Aquatech Diving & Marine Services Ltd.	\$21,010.52
EFT031810	ATCO Gas and Pipelines Ltd.	\$42,000.00
EFT031811	Beaver Tooth Mulching Ltd.	\$11,655.00
EFT031815	Canoe Procurement Group of Canada	\$190,311.13
EFT031816	Certified Tracking Solutions	\$5,132.03
EFT031817	Cleartech Industries Inc.	\$7,293.67
EFT031821	Contain-A-Way Services	\$8,172.69
EFT031824	Fairmont Refrigeration &	\$7,303.14
EFT031829	High River Ag Society	\$6,909.95
EFT031836	McElhanney Ltd.	\$18,003.83
EFT031838	MPE a division of Englobe	\$61,629.52
EFT031850	Serenity Land Corporation	\$332,500.00
EFT031854	Syn-Core Directional Ltd.	\$102,761.42
EFT031861	Muniworth Innovations Inc. dba Waterworth	\$10,489.50
EFT031864	Wire Construction Ltd.	\$8,573.25
<b>Pre-Authorized</b>	<b>Vendor Name</b>	<b>Vendor Amt.</b>
<b>Payments</b>		
March 16, 2026	Direct Energy Business	\$46,237.88

**CARRIED**

Minutes – March 11, 2026

That Council adopt the minutes, as circulated, of its March 11, 2026 Council meeting.

**CARRIED**

**CONFIDENTIAL CLOSED SESSION**

**CONFIDENTIAL CLOSED SESSION**

That, in accordance with Section 197 of the *Municipal Government Act*, Council move into a Closed Meeting at 3:05 p.m. to discuss advice from officials as per Section 29 of the *Access to Information Act (ATIA)*. CAO R. Payne, Municipal Advisor H. Riva Cambrin, Director of Planning H. Hemingway, and Manager of Legislative Services S. Barrett attended the closed session of Council for the purpose of providing information to Council.

**CARRIED**

Return to Open Session

That Council return to its open meeting of Council at 5:04 p.m.

**CARRIED**

**MOTIONS ARISING FROM CONFIDENTIAL CLOSED SESSION**

That Council authorize administration to contact the High River Fish and Game office to arrange a meeting with Council.

**CARRIED**

That Council has no objection to the Town of Okotoks use of the identified road allowance and County lands for temporary parking by Dawg Stadium with the required liability waivers.

**CARRIED**

**OTHER MATTERS**

**Committee Reports**

That Council postpone the Committee Reports to next Council meeting.

**CARRIED**

**Adjourn**

That Council adjourn at 5:06 p.m.

**CARRIED**