

MINUTES OF THE REGULAR MEETING OF THE SUBDIVISION
AUTHORITY OF THE TOWN OF TABER, IN THE PROVINCE OF
ALBERTA, HELD IN THE COUNCIL CHAMBERS, ADMINISTRATION
BUILDING, ON MONDAY, MARCH 14, 2016, AT 5:04 PM
IMMEDIATELY FOLLOWING THE PUBLIC HEARING AT 5:00 PM.

Members

Brewin, Jack
De Vlieger, Henk
Popadynetz, Rick
Prokop, Andrew
Sparks, Randy
Strojwas, Joe

Absent

Ross-Giroux, Laura

Chief Administrative Officer

Birch, Greg

Staff

Armfelt, Cory
Van Ham, Kerry
Wannop, Devon

CALL TO ORDER

Mayor De Vlieger called the meeting to order at 5:04 PM.

ADOPTION OF AGENDA

RES.118/2016 MOVED by Councillor Sparks that Council adopts the
Agenda as presented.

CARRIED UNANIMOUSLY

70/2016

Meeting Date
14/03/2016

[Handwritten signature]

[Handwritten initials RB]

SUBDIVISION APPLICATION(S)

A) Subdivision TT 16-0-002 - Block A1/B1 Plan 7819AQ

G. Birch introduced C. Armfelt who provided background on subdivision application TT 16-0-002. Mr. Armfelt reported that Administration received an internal subdivision application to subdivide a portion of Block A1/B1 Plan 7819AQ to create two new parcels. Mr. Armfelt stated that the subdivision of the land is part of the process to facilitate the development of a composting materials handling facility and this development is considered a permitted use under the Direct Control (DC-3) district.

Discussion occurred regarding the subdivision application.

RES.119/2016 MOVED by Councillor Sparks that the Subdivision Authority approves subdivision application TT 16-0-002, a portion of Block A1/B1 Plan 7819AQ, N ½ 8-16-10-W4M with the following conditions:

1. That approval shall apply to a portion of Block A1/B1 Plan 7819AQ, N ½ 8-16- 10 W4M,
2. The Developer shall be required to pay any offsite levies owing passed via bylaw within the Town of Taber prior to endorsement, at the discretion of the endorsement authority,
3. The servicing requirements for proposed lots 1 and 2 will be at the discretion of the Development Authority,
4. The subdivision shall be registered in a manner satisfactory to the Land Titles Office, and

71/2016

Meeting Date
14/03/2016




SUBDIVISION APPLICATION(S) – CONT'D

**A) Subdivision TT 16-0-002 - Block A1/B1 Plan 7819AQ –
Cont'd**

5. Easements or right of ways shall be registered against the land for the provision of gas, power, and electrical utilities, all municipal services, and waste management facilities, plus any other service considerations required. The developer is responsible for making suitable arrangements with the relevant utility companies and/or town for the provision of services prior to final endorsement of the plan.

CARRIED UNANIMOUSLY

B) Subdivision TT 16-0-003 - Lot 10 Block 2 Plan 0712104

C. Armfelt stated that Administration has received a subdivision application for approval at Lot 10 Block 2 Plan 0712104.

Mr. Armfelt indicated the intention of the subdivision is to create a new 1.5 acre industrial lot which will facilitate a land sale. The land sale is dependent on the subdivision approval and endorsement as the land sales agreement closing date is set for 30 days after the subdivision endorsement.

Mr. Armfelt also reported the application has been circulated to all affected parties and has been advertised in the newspaper.

72/2016

Meeting Date
14/03/2016

9
TCP

SUBDIVISION APPLICATION(S) – CONT'D

**B) Subdivision TT 16-0-003 - Lot 10 Block 2 Plan 0712104 –
Cont'd**

RES.120/2016 MOVED by Councillor Popadynetz that the Subdivision Authority approves subdivision application TT 16-0-003, Lot 10 Block 2 Plan 0712104, within SE ¼ 8-16-10-W4M with the following conditions:

1. That approval shall apply to TT 16-0-003, Lot 10, Block 2, Plan 071 2104 within SE ¼ 8-10-16 W4M,
2. The Town shall provide new water and sewer service connections for proposed Lot 12 as per the Land Sales Agreement,
3. In the event the parcel does not meet the municipal servicing requirements or vehicle accesses, at the Town's discretion and prior to endorsement, a Deferred Servicing Agreement shall be registered on the title by Caveat,
4. The subdivision shall be registered in a manner satisfactory to the Land Titles Office, and
5. Easements or right of ways shall be registered against the land for the provision of gas, power, and electrical utilities, all municipal services, and waste management facilities, plus any other service considerations required. The developer is responsible for making suitable arrangements with the relevant utility companies and Town departments for the provision of services prior to final endorsement of the plan.

CARRIED UNANIMOUSLY

73/2016

Meeting Date
14/03/2016

4
107

CLOSE OF MEETING

RES.121/2016 MOVED by Councillor Popadynetz that the meeting
of Subdivision Authority is hereby closed.

CARRIED UNANIMOUSLY AT 5:12 PM



MAYOR



CHIEF ADMINISTRATIVE OFFICER

