

Town of Grande Cache
SUBDIVISION AUTHORITY MEETING
Tuesday, August 28, 2007 at 5:00 pm
Council Chambers

Present: Mayor Louise Krewusik
Councillor Terry Coray
Councillor Jackie Dube
Councillor Gordon Frentz
Councillor Tony McCormick
Darren Ottaway, Chief Administrative Officer
Carolyn Ferraby, Chief Financial Officer
Debbie McCann, Development Officer
Lisa Brown, Executive Assistant

Regrets: Councillor Paul Bailey
Councillor Vic Beland

1.0 CALL TO ORDER

Mayor Krewusik called the meeting to order at 5:09 pm.

2.0 ADOPTION OF THE AGENDA

**Moved by Councillor McCormick and seconded by Councillor Frentz
221/07 RESOLVED THAT** the agenda is adopted as presented.

CARRIED

3.0 PURPOSE OF THE SUBDIVISION AUTHORITY MEETING

**3.1 Issue Sheet – Subdivision Application No. S07-005
Lot A, Plan 6285 NY and Lot 115, Block 14, Plan 972 2913,
Grande Cache, Alberta**

D. McCann said there were no comments, objections or concerns submitted for the subdivision application.

4.0 PUBLIC COMMENTS AND/OR WRITTEN PRESENTATIONS

There were no public comments.

5.0 APPLICANT/AGENT COMMENTS REGARDING THE APPLICATION

There were no applicant or agent comments.

6.0 RECOMMENDATIONS FROM THE CONSULTING PLANNER

The proposed subdivision complies with Provincial Legislation, and the Town of Grande Cache Municipal Development Plan and Land Use By-Law in all respects, subject to the following conditions:

- 1) The portion of Lot A, Plan 6285 NY being subdivided is to be consolidated with Lot 115, Block 14, Plan 972 2913 in a manner such that future subdivision of the newly created titled area will require Subdivision Authority approval.

- 2) Pursuant to Section 655 of the Municipal Government Act, the owner(s)/developer(s) shall enter into a development agreement with the Town of Grande Cache, all matters contained therein being to the satisfaction of the Town of Grande Cache.
- 3) As required, concurrent with the registration of the subdivision plan at the Land Titles Office, the interests of the utility companies, especially but not limited to those of Atco Electric, Telus and AltaGas Utilities, shall be protected to the satisfaction of the utility companies, via Utility Right of Ways, or other such instruments registered against the titles created for the proposed and remnant parcels.
- 4) The Deferred Reserve Caveat currently registered against Lot A, Plan 6285 NY is to be discharged and a new Deferred Reserve Caveat is to be registered in the same amount against the title issued for the remainder of Lot A, Plan 6285 NY.

7.0 DECISION OF THE SUBDIVISION AUTHORITY

**Moved by Councillor Frenz and seconded by Councillor McCormick
222/07 BE IT RESOLVED THAT** the proposed Subdivision Application No. S07-005 is approved with the following recommendations:

The proposed subdivision complies with Provincial Legislation, and the Town of Grande Cache Municipal Development Plan and Land Use By-Law in all respects, subject to the following conditions:

- 1) The portion of Lot A, Plan 6285 NY being subdivided is to be consolidated with Lot 115, Block 14, Plan 972 2913 in a manner such that future subdivision of the newly created titled area will require Subdivision Authority approval.
- 2) Pursuant to Section 655 of the Municipal Government Act, the owner(s)/developer(s) shall enter into a development agreement with the Town of Grande Cache, all matters contained therein being to the satisfaction of the Town of Grande Cache.
- 3) As required, concurrent with the registration of the subdivision plan at the Land Titles Office, the interests of the utility companies, especially but not limited to those of Atco Electric, Telus and AltaGas Utilities, shall be protected to the satisfaction of the utility companies, via Utility Right-of-Ways, or other such instruments registered against the titles created for the proposed and remnant parcels.
- 4) The Deferred Reserve Caveat currently registered against Lot A, Plan 6285 NY is to be discharged and a new Deferred Reserve Caveat is to be registered in the same amount against the title issued for the remainder of Lot A, Plan 6285 NY.

CARRIED

8.0 ADJOURNMENT

**Moved by Councillor Dube and seconded by Councillor Coray
223/07 WHEREAS** the business of this meeting has now been completed;

BE IT RESOLVED THAT Council does now adjourn.

CARRIED

The meeting concluded at 5:12 pm.

Louise Krewusik
Mayor

Darren Ottaway
Chief Administrative Officer