

TOWN OF RIMBEY

TOWN COUNCIL AGENDA

**AGENDA FOR SPECIAL MEETING OF THE TOWN COUNCIL TO BE
HELD ON MONDAY APRIL 20, 2015 AT 9:00 AM IN THE COUNCIL
CHAMBERS OF THE TOWN ADMINISTRATION BUILDING**

- 1 **Call to Order Special Council Meeting
& Record of Attendance**

- 2 **Agenda Approval**

- 3 **3.1 Glenn Olson Subdivision**



- 4 **In Camera**
 **4.1 Land (Pursuant to Division 2, Section 24(1) of the Freedom of
Information and Protection of Privacy Act)**

- 5 **Adjournment**





TOWN OF RIMBEY REQUEST FOR DECISION

Council Agenda Item	3.1	
Council Meeting Date	Special Meeting April 20, 2015	
Subject	Glenn and Allan Olson Sub Division - WPCA File Number TR/15/01 Land Description SW@-27-42-W5	
For Public Agenda	Public Information	
Background	<p>Allan and Glenn Olson originally applied to West Central Planning Agency to subdivide this parcel. West Central replied back and subsequently required Council to table the approval until an Area Structure Plan was developed and approved by West Central Planning Agency. Council tabled this request under Resolution # 101/15.</p> <p>Since that time, the Olson's approached Administration and indicated their request was misinterpreted, in that they wanted to subdivide the land for estate planning purposes and required quick action for this to happen. Administration instructed them to advise West Central of this issue so that proper due diligence could be enacted. West Central was in receipt of Glenn and Allan Olson's letter and subsequently prepared the documents that are attached to this RFD.</p>	
Discussion	Administration recommends Council give consideration to the Olson's request on compassionate grounds.	
Relevant Policy/Legislation	MGA S. 633	
Options/Consequences	There is no reason to deny this request as the Olson's are not going to undertake a development, only for estate planning purposes.	
Desired Outcome(s)		
Financial Implications	None. If permits are required Administration will fulfill this within the policies of Rimbe.	
Follow Up	The Olson's will be notified in writing and in person from the Chief Administrator.	
Attachments	West Central Planning Letter Glenn and Allan Olson's letter to West Central Email cover sheet from West Central	
Recommendation	Administration request Council give thoughtful consideration to this RFD.	
Prepared By:		
	 _____ Donna Tona Interim Chief Administrative Officer	_____ April 16, 2015 Date
Endorsed By:	 _____ Lori Hillis, CA Acting Chief Administrative Officer	_____ April 17/15 Date

WEST CENTRAL PLANNING AGENCY

#101, 5111 – 50 AVENUE WETASKIWIN, ALBERTA T9A 0S5

TELEPHONE (780) 352-2215 – FAX (780) 352-2211

ADMIN@WESTCENTRALPLANNING.CA

April 13th, 2015

WCPA File Number: TR/15/01

Glenn Olson
Box 446
Rimbey, AB
TOC 2J0

Allen Olson
Box 118
Rimbey, AB
TOC 2J0

Proposed Subdivision of SW-27-42-2-W5

The Town of Rimbey has determined that your application for a subdivision is consistent with Section 654 of the Municipal Government Act, and the application has therefore been **approved**.

In order to complete the subdivision and obtain separate titles, **you must do the following**:

1. Engage an Alberta Land Surveyor to prepare a plan of subdivision to be registered at Land Titles Office based on the approved West Central Planning Agency drawing dated January 10, 2015. On completion of the survey plan, your surveyor must submit the plan to West Central Planning Agency for endorsement.
2. The applicant shall enter into and comply with a development agreement, on terms satisfactory to the Town of Rimbey, for the purposes described in Section 655 of the *Municipal Government Act*, and including:
 - a. The provision of municipal services and utilities and the payment of related fees and levies.
 - b. All shallow services including but not exclusive to natural gas, power, and cable.
 - c. Create a new access to the proposed lot from 40th street.
3. If necessary you are to pay any outstanding offsite levies. Please contact the Town of Rimbey to arrange for payment of these fees.
4. Any outstanding taxes on the property are to be paid
5. A fee of \$200 (\$100 per lot) is payable to West Central Planning Agency when the plan is submitted for endorsement.
6. Reserves are owing and shall be deferred into the remainder of the parcel. WCPA will prepare the deferred reserve caveat prior to endorsing the plan.

Should you wish to appeal any of these conditions, you must file notice of appeal with the Secretary of the Municipal Government Board within 14 days of this letter (not business days). The Board's address:

Municipal Government Board
Alberta Municipal Affairs
15th Floor, Commerce Place
10155 102 Street
Edmonton, AB T5J 4L4

Phone: 780-427-4864

Fax: 780-427-0986

E-mail: mgbmail@gov.ab.ca

Government departments affected by this subdivision have the right to appeal against this decision, so this office will not endorse any documents or plans until the appeal period has expired, 19 days from the date of this letter

Regards,

Kemi D. Apanisile, BURPI, RPP, MCIP
Municipal Planner, WCPA



Date: April 10, 2015

West Central Planning Agency
101, 5111 – 50 Avenue
Wetaskiwin, Alberta
T9A 0S5

ATTENTION: Kemi D. Apanisile

Dear Sir:

RE: Proposed Subdivision
SW 27-42-2-5
Your File TR/15/01
Glenn and Allen Olson

We have received your correspondence respecting the requirement for an Area Structure Plan as a condition of subdivision.

We respectfully request that the requirement for the Structure Plan be waived in this case insofar as the reason for the subdivision has arisen out of health issues. In order to accommodate our estates, we must separate our interest in the land.

We are not planning any development on the lands and we plan to leave the lands in their natural state at this time.


Thank you for your consideration.

Yours truly

Per: X


Glenn Olson

Per: X


Allen Olson

RECEIVED APR 13 2015

LA

Lori Hillis

From: Kemi Apanisile <kapanisile@westcentralplanning.ca>
Sent: Monday, April 13, 2015 3:59 PM
To: Lori Hillis
Subject: Subdivision file TR-15-01
Attachments: ASP waiver letter.pdf; TR-15-01 Glen & Allen Olsen - Draft Approval.docx
Importance: High

Hello Lori Hills

West Central Planning Agency has received additional information regarding subdivision application TR/15/01. The applicant has written a letter of intent with respect to the proposed parcel. In the letter the applicant is requesting a waiver of the required ASP; as the proposed subdivision is due to on-going health issues which requires separation of land to accommodate their estate. The applicant does not intend on further developing the land in the immediate future. As result the need for an ASP may not be needed as originally advised..

However, WCPA does not have authorization to amend decisions made by Council. As result, WCPA recommends that Council considers the applicants waiver letter. If the waiver is granted WCPA has written a draft approval letter for Council's deliberation.

Please be advised that WCPA will need a written format of the decision made by Council.

Regards,

Kemi D. Apanisile
Municipal Planner, BURPI, RPP, MCIP
West Central Planning Agency
780-352-2215