

**MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE  
RURAL MUNICIPALITY OF CORMAN PARK NO. 344  
HELD MONDAY, AUGUST 14, 2006 AT 8:45 A.M.**

- Present** 1. Reeve Ed Hobday, Councillors Al Haight, Craig Riddell, Monty Vanhouwe, John Germs, John Rempel, Dick Friesen, Mel Henry, Joanne Janzen, William Waldner, Joseph Kasahoff and Len Kasahoff.
- Staff present: Tammy Knuttila, Administrator; Judy Douglas, Assistant Administrator; Glen Grismer, Director of Planning; Doug Defosse, Director of Operations; Eric MacDougall, Planner and Bill Delainey, Planning Technician.
- In Camera Session** 2. Council met in camera to discuss various issues prior to the Council meeting. In Camera session started at 8:45 a.m. Council meeting reconvened at 9:00 a.m.
- Call to Order** 3. Reeve Hobday called the meeting to order at 9:00 a.m.
- Agenda** 4. Janzen: That the agenda with the addition of the following items be approved:
- 12. h)i Rheinland ILO (Friesen)
  - 12. h)ii) H. Friesen Building Permit – Blumenheim (Friesen)
  - 12. h)iii) McGowan Property (Friesen)
  - 13. a) Access off Highway (Haight)
  - 13. b) Mowing (Haight)
  - 13. c) Anderson Dust Control (Germs)
  - 13. d) Unimproved Road Strategy (Friesen)
  - 13. e) Culverts (Rempel)
  - 13. f) Rheinland West road (Friesen)
  - 17. a) Moyer Enforcement (Riddell)
  - 17. b) Schedlosky Property (Janzen)
  - 17. c) Unruh Untidy/Weeds (Janzen)
  - 17. d) Eagle Ridge Request (Hobday)
- CARRIED.
- Discretionary Use/Finley** 5. Janzen: That the application of Robert Finley and R. P. Industries to establish a mineral resource extraction operation on the S½, SW 25-37-5-W3 as a Discretionary Use for the purpose of topsoil extraction be DEFERRED pending exploration of access to the site via the undeveloped road allowance. CARRIED.
- (Robert Finley was present during the discussion of this item to respond to questions posed by Council.)
- Subdivision/North Prairie Homes** 6. Henry: That the application of Webb Surveys Ltd. for North Prairie Developments to subdivide a 1.0 acre parcel (0.40 ha) from the SW 21-38-5-W3 for the purpose of creating a parcel as a dedicated road to provide an access strip to lot 75 in the Town of Martensville be DENIED; and that the Council indicate a willingness to reconsider this subdivision when there is a commitment from the Town of Martensville to maintain the property in question and a motion by the Town of Martensville to initiate a boundary alteration process to bring about annexation of the 1 acre parcel into the Town of Martensville. CARRIED.

- Martensville Annexation** 7. Henry: That Corman Park communicate with the Town of Martensville to inquire as to its intentions for annexation of a 1.0 acre parcel from the SW-21-38-5-W3 for the purpose of creating a dedicated road.  
CARRIED.
- Rescind Bylaw** 8. Riddell: That Bylaw No. 42/05 be rescinded. CARRIED.  
  
(Councillor Vanhouwe declared a pecuniary interest in the above resolution and left the meeting during discussion and voting thereon.)
- Rezoning/Vanhouwe Chan** 9. Riddell: That the application of Roger Chan & Monty Vanhouwe to rezone from D-Agricultural 2 District (DAG2) to D-Recreational 1 District (DREC1) to provide for the establishment of an outdoor paintball operation on a portion of the East ½, SE 2-36-6-W3; be APPROVED subject to the applicants;  
i. submitting an acceptable landscape plan for the proposed paintball fields; and  
ii. meeting all bylaw requirements and applicable codes for new buildings including;  
a.) flood-proofing all proposed permanent non-agricultural use structures to elevations as prescribed by the Saskatchewan Watershed Authority (SWA).  
CARRIED.  
  
(Councillor Vanhouwe declared a pecuniary interest in the above resolution and left the meeting during discussion and voting thereon.)
- Rezoning/Vanhouwe Chan** 10. Rempel: That the application of Monty Vanhouwe to rezone from D-Agricultural 2 District (DAG2) to D-Recreational 1 District (DREC1) by Contract to provide for the consolidation of land with an existing driving range operation located on a portion of the East ½, SE 2-36-6-W3 be APPROVED.  
CARRIED.  
  
(Councillor Vanhouwe declared a pecuniary interest in the above resolution and left the meeting during discussion and voting thereon.)
- Rezoning/Scott** 11. Waldner: That the application of G. and K. Scott to rezone an 80 acre parcel located within S½, NE 20-37-7-W3 from Agricultural District (AG) to Agricultural Residential 1 District (AR1) for the purpose of updating the zoning to the appropriate district be APPROVED subject to the applicants being responsible for all of the costs associated with the rezoning.  
CARRIED.
- Rezoning/Spence** 12. Henry: That the application of D. and J. Spence to rezone an 80 acre parcel located within W½, SW 21-39-5-W3 from Agricultural District (AG) to Agricultural Residential 1 District (AR1) for the purpose of updating the zoning to the appropriate district be APPROVED subject to the applicants being responsible for all of the costs associated with the rezoning.  
CARRIED.

- Subdivision/Sasktel** 13. Riddell: That the application of SaskTel to subdivide a 0.45 acre parcel (0.18 ha) from the N $\frac{1}{2}$  of SW 14-35-5-W3 for the purpose of creating a parcel for the construction of a digital cellular tower be APPROVED.  
CARRIED.
- Subdivision/Sasktel** 14. Riddell: That the Administration send a letter to SaskTel asking that a public consultation process be carried out by SaskTel to allow Corman Park residents in the vicinity of the project to receive information and provide input.  
CARRIED.
- Bylaw No.38/06** 15. Haight: That Bylaw No. 38/06 being a bylaw to rezone Ptn. SE 2-36-6 W3 from D-Agricultural 2 District (DAG2) to D-Recreation 1 District (DREC1) be now read a first time.  
CARRIED.  
  
(Councillor Vanhouwe declared a pecuniary interest in the above bylaw and left the meeting during discussion and voting thereon.)
- Bylaw No. 39/06** 16. Riddell: That Bylaw No. 39/06 being a bylaw to rezone Ptn. SE 2-36-6 W3 from D-Agricultural 2 District (DAG2) to D-Recreation 1 District (DREC1) be now read a first time.  
CARRIED.  
  
(Councillor Vanhouwe declared a pecuniary interest in the above bylaw and left the meeting during discussion and voting thereon.)
- Bylaw No. 40/06** 17. Vanhouwe: That Bylaw No. 40/06 being a bylaw to rezone S $\frac{1}{2}$ , NE 20-37-7-W3 from Agricultural District (AG) to Agricultural Residential 1 District (AR1) be now read a first time.  
CARRIED.
- Bylaw No. 41/06** 18. Germs: That Bylaw No. 41/06 being a bylaw to rezone W $\frac{1}{2}$ , SW 21-39-5-W3 from Agricultural District (AG) to Agricultural Residential 1 District (AR1) be now read a first time.  
CARRIED.
- Development Report Summary** 19. Vanhouwe: That the Development Report Summary as contained in Item F of the Planning Report be received.  
CARRIED.
- District Bylaw Review** 20. The Director of Planning provided an update on the District Bylaw Review and outlined the work completed to date.
- Multi Parcel Residential Criteria** 21. The Council reviewed the results of its input into the criteria that will be utilized in consideration of multi parcel subdivision proposals.
- Updates/Enforcement Items** 22. Council was provided with updates regarding actions taken with respect to the following outstanding items:  
a) H. McGowan – Concerns regarding the number of acres indicated on the roll have been corrected. Council was also advised that the owner of adjacent property has removed railway cars stored and will have the remaining cars removed by the end of August.  
b) Councillor Friesen indicated that he had spoken to taxpayers within the area of the proposed ILO at Rheinland and felt that their concerns had been addressed.

**Public Hearing**

23. At 11:00 a.m. the meeting was opened to receive submissions regarding the following bylaws:

Bylaw #	Applicant	Legal	Zoning
			Existing to Proposed
31/06	Dennis Muso (B. Richardt)	Pcl. E, NE 35-35-5-W3	DAG1 to DC1
33/06	D. & B. Gibbon	Ptn. LSD 12, NW 34-35-5-W3	DAG1 to DCR3
34/06	M. & G. James	E½, SE 14-35-5-W3	AG to AR1
35/06	G. & K. Zaluski	S½, SW 8-39-5-W3	AG to AR1

There were no written or verbal submissions received regarding Bylaw Nos. 33/06, 34/06 and 35/06.

The following written submission was received regarding Bylaw No. 31/06:

- a) Sask. Highways and Transportation – re: Access

**Close Hearing**

24. Janzen: That the Public Hearing now close. CARRIED.

**Bylaw No. 31/06**

25. Haight: That Bylaw No. 31/06 be now read a second time. CARRIED.

Riddell: That Bylaw No. 31/06 be now read a third time. CARRIED.

**Bylaw No. 33/06**

26. Vanhouwe: That Bylaw No. 33/06 be now read a second time. CARRIED.

Rempel: That Bylaw No. 33/06 be now read a third time. CARRIED.

**Bylaw No. 34/06**

27. Friesen: That Bylaw No. 34/06 be now read a second time. CARRIED.

Henry: That Bylaw No. 34/06 be now read a third time. CARRIED.

**Bylaw No. 35/06**

28. Janzen: That Bylaw No. 35/06 be now read a second time. CARRIED.

Waldner: That Bylaw No. 35/06 be now read a third time. CARRIED.

**Bylaw Amendments/  
Blumenheim Area**

29. Council discussed potential amendments to the land use bylaws that would recognize the heritage aspect of settlements such as Blumenheim and provide for traditional land uses in those areas. The Planning Department was directed to investigate potential amendments.

**Receive Planning Report**

30. Haight: That the Planning Report be received. CARRIED.

**Public Works Report**

31. Henry: That the Public Works Report for the month of July be received. CARRIED.

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- Cee Pee Grid** 32. Henry: That the Cee Pee Grid construction commence this year pending acquisition of borrow material for the project. CARRIED.
- Purchase Tractor** 33. Henry: That we purchase a replacement cab for the John Deere 2755 for approximately \$5,000 plus shipping. CARRIED.
- Traffic Bylaw** 34. Henry: That Council direct Administration to investigate changes to the Traffic Bylaw to allow for the reduced speed on specific roads in the municipality so that they are enforceable. CARRIED.
- Primary Weight Request/Melness Road** 35. Henry: That a Primary Weight permit be issued for a route including Melness Road. Further, that future requests for Primary Weight permits on seal coat surfaces be referred to the Public Works Committee in order to provide an opportunity to assess the potential damage. CARRIED.
- Twp. Road 400 Primary Weight Permit** 36. J. Kasahoff: That Froese Aggregates be provided with a primary weight permit on Township Road 400 on a trial basis subject to reduced speeds. CARRIED.
- Langham Grid** 37. Germs: That maintenance for the purpose of draining portions of the Langham Grid in addition to gravelling as required be performed. CARRIED.
- Yield Signs/Baker Road** 38. Henry: That yield signs be erected at the intersections of Range Road 3044 and Range Road 3045 and Baker Road. CARRIED.
- Custom Work Request** 39. Germs: That council approve a request for the construction of a private driveway in Hidden Ridge as custom work for Jason Campbell. CARRIED.
- Dust Control/Wiebe** 40. Henry: That Jake Wiebe be advised of Council policy regarding dust control and further that Inland Aggregates be approached to determine if the Lutheran Grid is being utilized in its gravel haul. CARRIED.
- Road Maintenance** 41. Riddell: That the Director of Operations be authorized to expend up to \$7,500 in additional costs to provide for the backlog of maintenance of roads including summer roads. CARRIED.
- Agra Road/Dust Control** 42. Germs: That dust control be applied to the portions of Agra Road and Range Road 3045 on a one time basis in lieu of crop damage incurred at the time of upgrading the road. CARRIED.
- Public Works Minutes** 43. Henry: That the minutes of the Public Works Committee meeting held August 2, 2006 be received. CARRIED.
- Weed-Pest Control Committee** 44. Council was advised that the Weed-Pest Control Committee will be hosting an information meeting with organic growers to discuss the unique concerns of weed control on those land.

- Tax Enforcement/  
Boelynn Investments** 45. J. Kasahoff: That the Municipality execute a pro-rated proceeds agreement with Canada Revenue and Customs Agency with regard to Lot 5, Block 2, SW-14-38-5-W3 and proceed with action under the Tax Enforcement Act to take title to the property. CARRIED.
- Tax Enforcement/  
Magnum Oil** 46. J. Kasahoff: That the Municipality proceed with action under the Tax Enforcement Act to take title to Parcel C, NW-9-38-5-W3. CARRIED.
- Clavet Facility Project** 47. Germs: That \$10,000 of the Community Share Funding be designated for the Clavet Facility project. CARRIED.
- Hamlet of Eagle Ridge/  
Road Proposal** 48. Haight: That the request of the Hamlet of Eagle Ridge for cost share of 60/40 to seal coat portions of Township Road 372 and Range Road 3042 be declined. Further, that the Hamlet be advised that Council is undertaking a policy to establish a criteria for consideration of cost share requests. CARRIED.
- Public Utility  
Corporations** 49. The Director of Planning provided an outline of the aspects of public utilities and private utilities. Council has previously determined that it does not wish to establish a public utility in the Municipality and has instead provided guidance to taxpayers wishing to form water user co-operatives. Council determined that this continues to be the position of Council with regard to public utilities.
- Vanhouwe Request  
for Costs** 50. Henry: That the request of Sharon Vanhouwe for reimbursement of costs incurred in the spring due to flooding be referred to the Administration Committee for review and recommendation. CARRIED.  
  
(Councillor Vanhouwe declared a pecuniary interest in the above resolution and left the meeting during discussion and voting thereon.)
- RM of Grant** 51. Janzen: That we decline the request of the R.M. of Grant for a contribution to the upgrade of the haul road being a portion of the boundary road between the R.M. of Aberdeen and the R.M. of Grant. CARRIED.
- Sask. Trails Association** 52. Riddell: That representation from the Saskatchewan Trails Association and the Trans Canada Trail Association be invited to provide a presentation to Council at a future Council meeting. CARRIED.
- Correspondence** 53. Haight: That the following correspondence be received:  
Correspondence – Information Items  
a) SARM – June 30, 2006 Update  
b) Canada Sask. Agri-Environment – re: New Personnel  
c) Riverhills Partnership – re: Country Residential Development  
d) Central Watershed Advisory Committee - re: Meeting Notes (2)  
e) Langham Recreation Board – re: Minutes

