

Town of Drumheller COUNCIL MEETING AGENDA

Monday, May 13, 2019 at 4:30 PM
Council Chamber, Town Hall
224 Centre Street, Drumheller, Alberta



Page

1. **CALL TO ORDER**
2. **MAYOR'S OPENING REMARK**
- 3 2.1. Proclamation National Public Works Week, May 19-25, 2019
[Proclamation Public Works Week May 19-25, 2019](#)
- 4 - 5 2.2. Motion to approve Council's Summer Meeting Calendar
[Council's Meeting Schedule for July and August 2019](#)
3. **ADOPTION OF AGENDA**
4. **MINUTES**
- 4.1. **ADOPTION OF REGULAR COUNCIL MEETING MINUTES**
- 6 - 12 4.1.1. Regular Council Meeting Minutes of April 29, 2019
[Regular Council Meeting Minutes of April 29, 2019](#)
- 4.2. **MINUTES OF MEETING PRESENTED FOR INFORMATION**
- 4.3. **BUSINESS ARISING FROM THE MINUTES**
5. **DELEGATIONS**
6. **REQUEST FOR DECISION REPORTS**
- 6.1. **CAO**
- 13 - 16 6.1.1. Bylaw 08.19 being a bylaw to provide for the establishment of a Tourism Corridor and Community Standards Appeal Board - 2nd and 3rd readings
[Bylaw 08.19 being a bylaw to establish a Tourism Corridor and Community Standards Appeal Board - second and third readings](#)
- 17 - 18 6.1.2. Bylaw 10.19 being the 2019 Municipal Taxation Bylaw - all three readings
[Bylaw 10.19 being a bylaw to authorize the rates of taxation to be levied against assessable property - all three readings](#)
- 19 - 32 6.1.3. Bylaw 11.19 being a bylaw to amend Bylaw 23.06 being local improvement taxes in respect of all lands that directly benefit from the Rosedale Cambria Water Distribution System - all three readings
[Bylaw 11.19 being an amendment to Bylaw 23.06 \(Local Improvement Rosedale Cambria Water Distribution System\) - all three readings](#)
[Schedule B - Bylaw 11 19 Rosedale Cambria Water Distribution System Local Improvement Tax RECALCULATION 2019](#)
- 33 - 34 6.1.4. RFD - Appointment to Municipal Planning Commission
[RFD - Municipal Planning Commission Appointment 2019](#)
- 6.2. **DEPUTY CAO / DIRECTOR OF CORPORATE SERVICES**
- 6.3. **DIRECTOR OF INFRASTRUCTURE SERVICES**

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6.4. DIRECTOR OF EMERGENCY / PROTECTIVE SERVICES

6.5. MANAGER OF ECONOMIC DEVELOPMENT

- 6.5.1. RFD - Economic Development Reserve
[RFD - Economic Development Reserve](#)

6.6. COMMUNICATIONS OFFICER

6.7.

REVIEW OF STRATEGIC PRIORITIES

7. PRESENTATION OF QUARTERLY REPORTS BY ADMINISTRATION

8. PUBLIC HEARING TO COMMENCE AT 5:30 PM

9. PUBLIC HEARING DECISIONS

10. UNFINISHED BUSINESS

11. NOTICE OF MOTION

12. COUNCILLOR REPORTS

13. IN-CAMERA MATTERS

- 13.1. Labour Matter (Section 17 *FOIPP Act* - Personal Information)



PROCLAMATION

Whereas Public Works professionals focus on infrastructure, facilities and services that are of vital importance to sustainable and resilient communities and to the public health, high quality of life and well-being of the people of Drumheller; and

Whereas these infrastructure, facilities and services could not be provided without the dedicated efforts of public works professionals, who are engineers, managers and employees at all levels of government and the private sector, who are responsible for rebuilding, improving and protecting our community's transportation, water supply, water treatment and solid waste systems, and public buildings.

Whereas "It Starts Here" is the theme for the 2019 National Public Works Week.

THEREFORE, I do hereby proclaim the week of May 19 – 25, 2019 as National Public Works Week and encourage our citizens to thank the public works staff in our community for all the hard work they do.

Dated at Drumheller, Alberta this 13th day of May, 2019.

Mayor Heather Colberg

JULY, 2019 SUMMER CALENDAR

Sun	Mon	Tue	Wed	Thu	Fri	Sat
	1 STATUTORY HOLIDAY	2 COUNCIL COMMITTEE CANCELLED	3	4	5	6
7	8 4:30 PM COUNCIL MEETING WILL BE HELD	9	10	11	12	13
14	15 COUNCIL COMMITTEE CANCELLED	16	17	18	19	20
21	22 4:30 PM COUNCIL MEETING WILL BE HELD	23	24	25	26	27
28	29 COUNCIL COMMITTEE CANCELLED	30	31			

AGENDA ITEM #2.2.

AUGUST, 2019 SUMMER CALENDAR

Sun	Mon	Tue	Wed	Thu	Fri	Sat
				1	2	3
4	5 STATUTORY HOLIDAY	6 4:30 PM COUNCIL MEETING WILL BE HELD	7	8	9	10
11	12 COUNCIL COMMITTEE CANCELLED	13	14	15	16	17
18	19 4:30 PM COUNCIL MEETING WILL BE HELD	20	21	22	23	24
25	26 COUNCIL COMMITTEE CANCELLED	27	28	29		

AGENDA ITEM #2.2.

**Town of Drumheller
COUNCIL MEETING
MINUTES**

April 29, 2019, at 4:30 PM
Council Chamber, Town Hall
224 Centre Street, Drumheller, AB, T0J 0Y4



PRESENT:

MAYOR:

Heather Colberg

COUNCIL:

Kristyne De Mott

Jay Garbutt

Tony Lacher

Fred Makowecki

Tom Zariski

CHIEF ADMINISTRATIVE OFFICER:

Darryl Drohomerski

DEPUTY CAO/DIRECTOR OF CORPORATE SERVICES:

Barb Miller

DIRECTOR OF INFRASTRUCTURE SERVICES

Dave Brett

DIRECTOR OF PROTECTIVE / EMERGENCY SERVICES:

Greg Peters

MANAGER OF ECONOMIC DEVELOPMENT

Sean Wallace

COMMUNICATIONS OFFICER/ECONOMIC DEVELOPMENT OFFICER:

Julia Fielding

RECORDING SECRETARY:

Linda Handy

ABSENT: Councillor Lisa Hansen-Zacharuk

1. CALL TO ORDER

Mayor Heather Colberg called the meeting to order at 4:30 PM.

2. MAYOR'S OPENING REMARK

Mayor Heather Colberg announced the following activities:

Alberta's Annual Highway Cleanup – Volunteer Groups – May 4th;

East Coulee SpringFest – May 3rd – 4th;

Town's Spring Cleanup – starts today until May 9th (reminder of no demolition material).

Mayor Colberg proclaimed May 5 - 11, 2019 as Emergency Preparedness Week.

3. ADOPTION OF AGENDA

MO2019.73 Zariski, Lacher moved to adopt the agenda as presented. Carried unanimously.

4. MINUTES

4.1. ADOPTION OF REGULAR COUNCIL MEETING MINUTES

4.1.1. Regular Council Meeting Minutes of April 15, 2019

MO2019.74 Garbutt, DeMott moved to adopt the Regular Council Meeting Minutes of April 15, 2019 as presented. Carried unanimously.

4.2. MINUTES OF MEETING PRESENTED FOR INFORMATION

Municipal Planning Commission Meeting Minutes of March 4, 2019

Municipal Planning Commission Meeting Minutes of March 28, 2019

4.3. BUSINESS ARISING FROM THE MINUTES

5.0 DELEGATIONS

Leon Pfeiffer - CPA, CA of RSM Canada attended the meeting and provided an overview of the 2018 audited Financial Statements. His overview included the following comments:

Page 4 Consolidated Statement of Financial Position – The balance sheet is divided by financial assets, liabilities and non financial assets (not as easily converted into cash). Financial assets (comprised of cash and cash equivalents, taxes receivable, etc.) total \$36.2M. Liabilities (comprised of deferred revenue, long term debt, etc) total \$22.8M. Net financial assets are \$13.3M which have increased \$2.7M from prior year and this indicates a very positive financial position. Non-financial assets (comprised of tangible capital assets, inventory for consumption – gravel, fuel, etc) total \$143.1M similar to last year. Accumulated surplus – total of \$156.4M (increase of \$3M over last year which is trending in the right direction).

Page 5 Consolidated Statement of Operations (profit and loss statement). Revenue received \$20.5M (increase of \$600k; net municipal taxes raised is \$8.7M; the next largest source of revenue is sales and user fees at \$7.8M); Expenses paid \$19.5M (decrease of \$800k over prior year – largest decrease in Protective Services of \$490K); Excess of revenue over expenses before capital revenues of \$1M which is up \$1.9M over budgeted (budgeted for a deficiency of \$325,510). Government transfer for capital is below budget due to grants for flood mitigation, fire equipment and other capital structures budgeted to purchase but did not happen. Excess of Revenue Over Expenses of \$3M compared to \$2.4M the prior year.

Page 6 Consolidated Statement of Changes in Accumulated Surplus – Accumulated surplus divided into three pots – unrestricted surplus went from \$5.7M in 2018 to \$4.6M (funds that can be used for any purpose); restricted surplus of \$18.8M (up \$3.3M from prior year – these dollars are internally restricted not subject to external restrictions); and equity in tangible capital assets which represents the net book value of all capital assets (being the original costs less depreciation minus the debt against those assets) for a total of \$133M; leaving a total of \$156.4M as on the balance sheet.

Regular Council Meeting Minutes
April 29, 2019

Page 7 Consolidated Statement of Changes in Net Financial Assets – Annual Surplus of \$3M less adjustments like acquisition of tangible capital assets of \$(4.6M) plus amortization of tangible capital assets of \$4.2M for an increase in net financial assets of \$2.6M. This amount is added to change in prepaid expenses and change in inventory for a total of \$2.7M which is added to the net financial assets at balance at the beginning of the year \$10.6M which gives the net financial assets end year total of \$13.3M.

Page 8 – Net inflow of cash and cash equivalents: \$13.8M is the net cash inflow from operations (increase from prior year and it is a positive cash flow – core operations of the Town are generating positive cash flow; if not, the Town would have to start borrowing or grant funding to sustain operations – reflection of good management); \$4.6M for acquiring capital assets, investing activities cash outflow of \$15.2M and take on debt of \$476k and repayment of long term debt of \$891k for a net cash flow of \$414k for financing activities. Resulting in a decrease in cash of \$6.4M which is tied up in the transition of cash to investments. At the end of the 2018, went from \$10.5M in cash and cash equivalent down to \$4.1M however the Town has \$25M in investments.

In response to a question on the Town's unused debt limit, Councillor J. Garbutt reminded Council / Administration that there is an approved stricter debt limit policy in place by former Councils which is 60% of the Provincial's limit. Mayor Colberg asked how the capital revenue projection (\$10M) is determined. B. Miller explained that the number results from the 2018 capital budget and expected flood mitigation work. Mayor Colberg asked how restricted reserves are explained to the residents. B. Miller explained that reserves are like a piggybank and these dollars are used for future repairs or replacement.

L. Pfeiffer concluded his report by commending Administration on the Town's strong financial position. Auditor emphasized that the Town has a strong balance sheet with the ability to pay off current liabilities and remain with an excess.

L. Pfeiffer stated the next report is a summary of how the audit went which is a required report to Council.

Council congratulated Director of Corporate Services B. Miller and her staff for their excellent work for the Town's accounts.

MO2019.75 Garbutt, Zariski moved to approve the 2018 financial statements as presented. Carried unanimously.

Mayor Colberg called a recess at 5:50 PM
Mayor Colberg reconvened the meeting at 5:55 PM.

6. REQUEST FOR DECISION REPORTS
6.1. CAO

6.1.1 Bylaw 06.19 being the Community Standards Bylaw – second and third readings

MO2019.76 Lacher, Garbutt moved second reading of Bylaw 06.19.

D. Drohomerski asked G. Peters to speak to the bylaw. G. Peters recommended that a definition for vehicle be included in the Bylaw that would offer a broader definition and as defined in the Traffic Act which reads as follows: “*Vehicle means a device in, on or by which a person or thing may be transported or drawn on a highway and includes a combination of vehicles but does not include a mobility aid.*” Mayor Colberg would like to change Clause 3.23 that defines reasonable time period more clearly such as wording “within 30 days or at the discretion of the CAO”. Councillor J. Garbutt stated that the new bylaw offers more judgment by Administration and he is comfortable with wording as written “reasonable time period”. Councillor Zariski agreed that reasonable “as determined by the Bylaw Officer or the CAO” would define it more clearly. G. Peters stated that the circumstance and evidence needs to be determined by the enforcing officer.

Councillors Lacher and Garbutt agreed to a friendly amendment to include vehicle definition and Clause 3.23 “as determined by the CAO”.

MO2019.76A Lacher, Garbutt moved second reading of Bylaw 06.19 as amended to include vehicle definition and under Clause 3.23 “as determined by the CAO”. Carried unanimously.

MO2019.77 Lacher, Zariski moved third reading of Bylaw 06.19 as amended. Carried unanimously.

6.1.2 Bylaw 08.19 being a bylaw for the purpose establishing a Tourism Corridor and Community Standards Appeal Board – first reading

D. Drohomerski presented Bylaw 08.19 which is a bylaw to create a Tourism Corridor and Community Standards Appeal Board. He recommended that Council proceed to first reading of Bylaw 08.19.

MO2019.78 Zariski, DeMott moved first reading of Bylaw 08.19. Carried unanimously.

6.1.3 RFD – Community Assistance Application – Drumheller Community Learning Society – Homework Help Program

D. Drohomerski presented a Community Assistance Application from the Drumheller Community Learning Society – Homework Help Program asking for \$7000. He explained that as stated in the Community Assistance Policy C-02-18, all requests for funding above \$5,000 must go before Council for consideration and approval. Louise Henrickson – Homework Help Program Coordinator presented to Council on November 19, 2018. At that time, L. Henrickson expressed the need for financial assistance due to the loss of donations and grants.

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MO2019.79 Garbutt, Lacher moved to approve a \$7000 donation to Drumheller Community Learning Society – Homework Help Program under the Community Assistance Program.

In response to questions from Council, it was noted that the proper financials were not attached to the application. Councillor Garbutt stated that he is a board member and the Homework Help Program does not operate with a surplus. He further stated that they are asking for support for the Program from September 1st 2019 to June 30th 2020. He further stated that the funding is only transitional until the Program is able to fundraise and access casino dollars.

Councillor K. DeMott stated that there is sufficient time for the Program Coordinator to find funding elsewhere and recommended that Council donate a smaller amount. She reported that the Drumheller Public Library recently donated dollars towards the Program. D. Drohomerski stated that Council could consider a donation for the period from September to December 2019 and then another donation for the period from January to June 2020.

Councillor K. DeMott asked for a friendly amendment to the motion to consider a smaller donation for the 2019 Program.

Councillor Jay Garbutt did not agree to the friendly amendment

Vote on Motion:

5 – in favour; Colberg, Zariski, Lacher, Makowecki, Garbutt

1 – opposed; DeMott

Carried.

Council recommended that in 2020 Council revisit the total amount allotted to the Community Assistance Program.

6.1.4 RFD – Community Assistance Application – Hope College

D. Drohomerski presented a Community Assistance Application for Hope College and their ask is for \$7500.00.

Council did not move forward with a motion.

6.1.5 RFD – Community Counselling Program

D. Drohomerski advised that in 2019 Council agreed to allocate \$75,000.00 to establish and operate the program over the next three (3) years (2019-2021). A RFP for the delivery of this Community Counselling Program was posted on the Town website and the Alberta Purchasing Connection site with a closing date of April 15, 2019. One proposal was received by Wheatland County Counselling in the amount of \$25,000 per year for three (3) years.

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MO2019.80 Zariski, Makowecki moved to accept the proposal from Wheatland County Counselling in the amount of \$25,000.00 per year for three (3) years. Carried unanimously.

- 6.2. DEPUTY CAO / DIRECTOR OF CORPORATE SERVICES
- 6.3 DIRECTOR OF INFRASTRUCTURE SERVICES
- 6.4 DIRECTOR OF EMERGENCY / PROTECTIVE SERVICES
- 6.5 REVIEW OF STRATEGIC BUSINESS PLAN WORK PRIORITIES
- 7. PRESENTATION OF QUARTERLY REPORTS BY ADMINISTRATION
- 8. PUBLIC HEARING TO COMMENCE AT 5:30 PM
- 9. PUBLIC HEARING DECISIONS
- 10. UNFINISHED BUSINESS
- 11. NOTICE OF MOTION
- 12. COUNCILLOR REPORTS
- 13. IN-CAMERA MATTERS
MO2019.81 Garbutt, DeMott moved to go in closed meeting at 6:18 PM. Carried unanimously.

13.1 Land Matter: Legal Description Plan 0913419 Block 6 Lot 2 (*FOIPP Act Section 23 Local Public Body Confidences*)

13.2 Land Matter: Legal Description 4128EQ Block 6 Lot 1 (*FOIPP Act Section 23 Local Public Body Confidences*)

13.3 Labour Matter (*FOIPP Section 17 Personal Privacy*)

MO2019.82 DeMott, Lacher moved to go out of closed meeting at 8:15 PM. Carried unanimously.

13.2 Land Matter – Legal Description 4128EQ Block 6 Lot 1

MO2019.83 Zariski, Makowecki moved that Council accept the offer of \$15,000 for the subject land adjacent to Lot 1, Block 2, Plan 4128EQ, with the purchaser responsible for all land related costs, including surveys and land titles. Carried unanimously.

14. ADJOURNMENT

There being no further business, Mayor Colberg adjourned the meeting at 8:17 PM.

Chief Administrative Officer

Mayor

**TOWN OF DRUMHELLER
BYLAW NO. 08.19**

Being a bylaw of the Town of Drumheller in the Province of Alberta, pursuant to the provisions of Section 8(d) of the Municipal Government Act, R.S.A. 2000, c. M-26 and amendments thereto, to provide for the establishment of a Tourism Corridor and Community Standards Appeal Board;

NOW, THEREFORE, THE COUNCIL OF THE TOWN OF DRUMHELLER ENACTS AS FOLLOWS:

TITLE

1. This bylaw may be cited as the "Tourism Corridor and Community Standards Appeal Board Bylaw".

DEFINITIONS

2. In this Bylaw unless the context otherwise requires;
 - (a) "*Applicant*" means a person who is seeking a Tourism Corridor and Community Standards Appeal;
 - (b) "*Board*" means the Tourism Corridor and Community Standards Appeal Board established by this Bylaw;
 - (c) "*Chairman*" means the Chairman of the Board;
 - (d) "*Tourism Corridor and Community Standards Appeal*" means the appeal of:
 - (i) an Order issued pursuant to the Tourism Corridor Property Standards Bylaw 04.19 and the Community Standards Bylaw 06.19;
 - (ii) an Order issued pursuant to Section 545 of the Municipal Government Act R.S.A. 2000, c.M-26 regarding contraventions of other Bylaws or enactments that the Town is authorized to enforce;
 - (iii) an Order issued pursuant to Section 546 of the Municipal Government

Act R.S.A. 2000, c.M-26; or

(iv) an Order issued under the Weed Control Act, R.S.A. 2008, c.W-5-1.

(e) "Council" means the Municipal Council of the Town;

(f) "Order" means a written Order identifying a contravention of these Bylaws and stipulating the actions that the Owner or Occupier shall take to remedy the contravention.

(g) "Town" means the Town of Drumheller, a municipal corporation and, where the context so requires, the area included within the boundaries of the said Municipal Corporation.

ESTABLISHMENT OF THE COMMUNITY STANDARDS APPEAL BOARD

3. (a) There is hereby established a Tourism Corridor and Community Standards Appeal Board which shall have jurisdiction to hear and determine all appeals submitted by Applicants to the Town of Drumheller.

(i) The Board shall be a Committee of Council.

(b) Council shall each year appoint by resolution not less than three members of Council to act as a Board of Appeal to review any Order issued under the Tourism Corridor Property Standards Bylaw 04.19 and the Community Standards Bylaw 06.19 and Sections 545 and 546 of the Municipal Government Act R.S.A. 2000, c.M-26 and the Weed Control Act R.S.A. 2008, c.W-5-1.

(c) In the event that any member of the Board is not in attendance at a meeting of the Board, any other member of Council may sit as substitute for that member on the Board.

(d) The Chairman shall be elected by the members of the Board and they shall be entitled to vote in all decisions made by the Board.

(e) In the event that the Chairman is not in attendance at a meeting of the Board, the members present may elect a chairman who shall chair the meeting of the Board for the duration of that meeting only.

(f) Two members present shall constitute a quorum.

(g) The Board may establish its own rules of procedure.

**APPEAL OF ORDERS ISSUED UNDER THE WEED CONTROL ACT, RSA. 2008,
c.W-5.1**

4. (a) Any Notice of Appeal filed with respect to a Weed Notice shall be accompanied by a deposit in the amount of \$500.00, which shall be refunded if the applicant's appeal is successful.

(b) A Notice of Appeal will not be considered as having been filed unless the notice of appeal and fee referred to in Subsection (1) above have been received by the Town of Drumheller within ten (10) days of receiving the Order.

(c) The fee referred to in Subsection (1) above shall not be waived under any circumstances.

(d) The Town of Drumheller shall, upon receipt of a notice of appeal, set a date for the hearing of the appeal which hearing shall be held within five (5) days from the day of receipt of the Notice of Appeal pursuant to the provisions set out in the Weed Control Regulation 19/2010.

(e) After reviewing the Order, the Board may confirm, rescind or vary the Order.

**APPEAL OF ORDERS UNDER SECTION 545 AND 546 OF THE MUNICIPAL
GOVERNMENT ACT, RSA. 2000, c.M-26 AND THE TOURISM CORRIDOR
PROPERTY STANDARDS BYLAW 04.19 AND THE COMMUNITY STANDARDS
BYLAW 06.19**

5. (a) Any notice of appeal filed with respect to a Remedial Order shall be accompanied by a deposit in the amount of \$250.00, which shall be refunded if the applicant's appeal is successful.

(b) A person to whom an Order is directed may seek a review of the Order by filing a Notice of Appeal will not be considered as having been filed unless the notice of appeal and fee referred to in Subsection (1) above have been received by the Town of Drumheller within fourteen (14) days of receiving the Order issued under the provisions of Section 545 of the Municipal Government Act R.S.A. 2000, c.M-26, and within seven (7) days of receiving the Order issued under Section 546 Municipal Government Act R.S.A. 2000, c.M-26.

(c) The fee referred to in Subsection (1) above shall not be waived under any circumstances.

(d) The Town of Drumheller shall, upon receipt of a Notice of Appeal, set a date for the hearing of the appeal which hearing shall be held within fifteen (15) days from the day of receipt of the Notice of Appeal.

(e) After reviewing the Order, the Board may confirm, vary, substitute or cancel the Order.

6. If a Person affected by the decision of the Board, may appeal the decision to the Court of Queen’s Bench if:

- (a) The procedure required to be followed by this Act is not followed, or
- (b) The decision is patently unreasonable.

The appeal must be made:

(i) in the case of an Appeal of an Order under section 545 of the *Municipal Government Act*, within 30 days after the date the decision under section 547 of the *Municipal Government Act* is served on the person affected by the decision, and,

(ii) in the case of an Appeal of an Order under section 546 of the *Municipal Government Act*, within 15 days after the date the decision under section 547 of the *Municipal Government Act* is served on the person affected by the decision.

Bylaw 22.10 is hereby repealed.

This Bylaw shall take effect on the date of the third and final reading.

READ A FIRST TIME this 29th day of April, 2019.

READ A SECOND TIME this _____ day of _____, 2019

READ A THIRD TIME AND PASSED this _____ day of _____, 2019

Mayor

Chief Administrative Officer

**Town of Drumheller
Bylaw Number 10.19**

A BYLAW TO AUTHORIZE THE RATES OF TAXATION TO BE LEVIED AGAINST ASSESSABLE PROPERTY WITHIN THE MUNICIPALITY OF THE TOWN OF DRUMHELLER ALBERTA FOR THE 2019 TAXATION YEAR.

WHEREAS the Town of Drumheller has approved the 2019 Budget requiring property tax revenue of \$8,884,435;

AND WHEREAS the required tax to pay the requisition from the Province for the Alberta School Foundation Fund and the requisition for Christ the Redeemer CSRD No. 3 is estimated to be \$2,248,192 and \$428,227, respectively;

AND WHEREAS the required tax to pay the requisition from the Drumheller and District Seniors Foundation (DDSF) is \$536,726.50;

AND WHEREAS the required tax to pay the requisition from the Province for the assessment of Designated Industrial Properties is \$2,890.63;

AND WHEREAS the Council is authorized to classify assessed property, and to establish different rates of taxation in respect to each class of property, subject to the Municipal Government Act, Chapter M-26, Revised Statutes of Alberta, 2000; and the assessed value of all property in the Town of Drumheller as shown on the assessmentroll is:

Assessed Value of Property	Municipal Requisition	Education Requisition	Drumheller & District Seniors Foundation Requisition	Govn't of Alberta Requisition (Designated Industrial Properties)
Residential/Farmland	689,049,490	689,049,490	689,049,490	exempt
Non Residential	245,977,210	238,824,630	241,474,390	36,776,510
Total Assessment	\$935,026,700	\$927,874,120	\$930,523,880	\$36,776,510

NOW THEREFORE the Council of the Town of Drumheller, in the Province of Alberta, hereby enacts as follows:

AGENDA ITEM #6.1.2.

1. That the Chief Administrative Officer is hereby authorized to levy the following rates of taxation on the assessed value of all property as shown on the assessment roll of the Town of Drumheller.

2019 Municipal Tax Rates	Tax Levy	Assessment	Tax Rate
Residential/Farmland	\$5,620,564	\$689,049,490	0.008156980
Non Residential/M&E	\$3,263,963	\$245,977,210	0.013269370
Totals	\$8,884,527	\$935,026,700	
2019 Education Tax Rates	Tax Levy	Assessment	Tax Rate
Residential/Farmland	\$1,794,000	\$689,049,490	0.002603590
Non Residential/M&E	\$882,419	\$238,824,630	0.003694840
Totals	\$2,676,419	\$927,874,120	
2019 DDSF (Seniors)	Tax Levy	Assessment	Tax Rate
Residential/Farmland	\$397,444	\$689,049,490	0.000576800
Non Residential/M&E	\$139,283	\$241,474,390	0.000576800
Totals	\$540,273	\$930,523,880	
2018 Govn't Alberta – Designated Property Rates	Tax Levy	Assessment	Tax Rate
Designated Industrial Property	\$2,890.63	\$36,776,510	0.078600000
Totals	\$2,890.63	\$36,776,510	

2. That this bylaw shall take effect on the date of the third and final reading.

READ A FIRST TIME this 13th day of May, 2019

READ A SECOND TIME this 13th day of May, 2019

READ A THIRD TIME AND PASSED this 13th day of May, 2019

MAYOR

CHIEF ADMINISTRATIVE OFFICER

**TOWN OF DRUMHELLER
BYLAW 11.19**

A Bylaw of the Town of Drumheller, in the Province of Alberta, to amend By-law 23-06 being local improvement taxes in respect of all lands that directly benefit from the Rosedale Cambria Water Distribution System local improvement project.

WHEREAS, the Municipal Government Act, Chapter M-26, Revised Statutes of Alberta, 2000 and amendments thereto provide Council by bylaw to amend a local improvement tax bylaw; and

WHEREAS, there has been a subdivision of lots in respect of which the local improvement tax is payable; and

WHEREAS, the Council of the Town of Drumheller has deemed that the local improvement tax bylaw must be amended so that each parcel of land bears an appropriate share of the local improvement tax.

NOW THEREFORE, the Council of the Town of Drumheller duly assembled hereby amends schedules to By-law 23-06 and 24-10, 04.14 by;

1.
 - a. that Schedule "A" appended to and forming part of By-law 04.14 containing 120 connections be removed.
 - b. that a new Schedule "B" containing 123 connections be appended in its place.
2. This bylaw shall take effect on the day of final passing thereof.

READ A FIRST TIME THIS 13th DAY OF May, 2019.

READ A SECOND TIME THIS 13th DAY OF May, 2019.

READ A THIRD TIME THIS 13th DAY OF May, 2019.

MAYOR

CHIEF ADMINISTRATIVE OFFICER

Schedule B to By-law No. 11.19

Annual Levy For The Rosedale Cambria Water Distribution System Local Improvement Project

1. Properties to be assessed:

LEGAL DESCRIPTION	CIVIC ADDRESS	NO. OF PROPERTIES	NO OF IMPROVEMENT	NO OF CONNECTIONS (based on developable properties)	NO. of CONNECTION TAXED AS OF DATE OF LOCAL IMPROVEMENT PLAN*	NO. of CONNECTIONS TO BE TAXED AT A LATER DATE**
Lot 7, Block 9, Plan 9310274	311 Mabbott Road	1	1	1	1	0
Lot 15, Block 9, Plan 9310274	125 Starmine Drive	1	1	1	1	0
Lot 2&3, Block 8, Plan 5808G.X.	53 - 5 Avenue East	2	1	1	1	0
Lot 4, Block 8, Plan 5808G.X.	71 - 5 Avenue East	1	0	1	0	1
Lot 4, Plan 9110746	348 Mabbott Road	1	1	1	1	0
Lot 9, Block 7, Plan 5808GX	96 - 5th Avenue East	1	0	1	0	1
Lot 1-7, Block 7, Plan 5808G.X.	578 Centre Street	7	1	2	1	1
Lot 14 &15 Block 7, Plan 5808G.X.	540 Centre Street	2	0	1	1	0
Lot 1 & 2, Block 1, Plan 5808G.X.	906 - 1 Street West	2	1	1	1	0

Lot 3, 4 & 5, Block 1, Plan 5808G.X.	928 - 1 Street West	3	4	4	4	0
Lot 10, Block 1 Plan 1810590	928 - 1 Street West, Cambria	1	1	1	1	0
Lot 11, Block 1 Plan 1810590	940 - 1 Street West, Cambria	1	0	1	0	1
Lot 6, Block 9, Plan 9310274	321 Starmine Drive	1	2	1	1	0
Lot 3B, Plan 9011258	117 Railway Ave	1	1	1	1	0
Lot 8&9, Block 8, Plan 5808G.X.	88 - 4 Avenue East	2	1	1	1	0
Lot 7, Block 1, Plan 5808G.X.	964 - 1 Street West	1	1	1	1	0
Part N.E. 21-28-19-4	115 Pinter Drive	1	1	1	1	0
Lot 6, Block 1, Plan 5808G.X.	952 - 1 Street West	1	1	1	1	0
Lot 3, Plan 9110746	336 Mabbott Road	1	0	1	1	0
Lot 1, Block 3, Plan 9610391	358 Railway Ave	1	1	1	1	0
Lot 2, Block 3, Plan 9610391	350 Railway Ave	1	1	1	1	0
Block 1 Plan 9412439	80 - 8 Avenue North	1	1	1	1	0

Lot 6MR, Plan 9911430	120 Railway Ave	1	0	1	1	0
Lot 1&2 Block 15, Plan 5808G.X.	333 Centre Street	2	0	1	1	0
Lot 4,5,6&7 Block 15, Plan 5808G.X.	369 Centre Street	4	0	2	4	4
Bylaw 24-10 - Lot 8, Block 15, Plan 1011347	369 Centre Street	1	1	1	1	0
Lot 10, Plan 0011980	174 Railway Ave	1	0	1	1	0
Lot 5&6, Plan 3867H.U. Lot 6, Plan 3867HU	151 Railway Ave 173 Railway Ave.	2	0	2	0	2
Lot 10, Plan 3867H.U.	276 Mabbott Road	1	1	1	1	0
Lot 9, Plan 3867HU	288 Mabbott Road	1	1	1	1	0
Lot 12, Plan 9711053	264 Mabbott Road	1	1	1	1	0
Lot 7, Plan 3867H.U.	195 Railway Ave	1	1	1	1	0
Lot 9, Block 9, Plan 9310274	339 Mabbott Road	1	1	1	1	0
Lot 13, Block 9, Plan 9310274	365 Starmine Drive	1	1	1	1	0
S.E. 28-28-19-4		1	1	1	1	0
SW 28-28-19-4		1	4	1	1	0

Lot 10 & 11, Block 8, Plan 5808G.X.	76 - 4 Street East	2	1	1	1	0
Lot 12 & 13, Block 8, Plan 5808G.X.	432 Centre Street	2	1	1	1	0
Lot 3, 4&5, Block 9, Plan 5808G.X.	73 - 4 Avenue East	3	1	1	1	0
Lot 3, Block 15, Plan 5808GX	27 - 4th Avenue West	1	1	1	1	0
Lot 23, Block 10, Plan 9710728	376 Railway Ave	1	1	1	1	0
Lots 5, Block 10, Plan 0310340	105 Pinter Drive	1	1	1	1	0
Lot 2, Block 10, Plan 9912591	101 Pinter Drive	1	0	1	1	0
Lot 2, Plan 9110746	324 Mabbott Road	1	1	1	1	0
Lot 1, 2&3, Block 16, Plan 5808G.X.	435 Centre Street	3	0	2	1	1
N.E. 21-28-19-4	111 Pinter Drive	1	1	1	1	0
Lot 6A, Block 10, Plan 0610286	503 Railway Ave	1	1	1	1	0
Lot 18A, Block 10, Plan 9410239	492 Railway Ave	1	1	1	1	0
Block 1, Plan 9211033	30 Centre Street	1	1	1	1	0
Lot 12&13, Block 7, Plan 5808G.X.	62 - 5 Avenue East	2	1	1	1	0
Lot 8, Block 9, Plan 9310274	327 Mabbott Road	1	1	1	1	0

N.E. 21-28-19-4	109 Pinter Drive	1	1	1	1	0
Lot 4, Block 1, Plan 8410680	107 Centre Street	1	1	1	1	0
Lot 2, Block 1, Plan 8410680	141 Centre Street	1	0	1	1	0
Lot B, Plan 5808G.X.	64 Centre Street	1	1	1	1	0
Lot 2, Block 12, Plan 7510536	136 Centre Street	1	1	1	1	0
Lot 3, Block 1, Plan 8410680	129 Centre Street	1	0	0	0	0
Lot 17, Block 9, Plan 9812373	324 Starmine Drive	1	1	1	1	0
W. 169.95' of Lot 4, Plan 3867H.U.	125 Railway Ave	1	0	1	1	0
Lot 5A, Block 10, Plan 0610286	452 Mabbott Road	1	1	1	1	0
Lot 10 & 11, Block 7, Plan 5808G.X.	84 - 5 Avenue East	2	1	1	1	0
Lot 18, Block 9, Plan 9812373	332 Starmine Drive	1	1	1	1	0
Block 2, Plan 9913475	50 - 8 Avenue North	1	1	1	1	0
Lot 11, Block 9, Plan 9310274	443 Mabbott Road	1	1	1	1	0
Lot 3A, Plan 9011258	111 Railway Ave	1	1	1	1	0
Lot 1 & 2, Block 14, Plan 5808G.X.	251 Centre St	2	1	1	1	0

Lot 3, Block 14, Plan 5808GX	16 - 3 Avenue West	1	0	0	0	0
Lot 4-7, Block 14, Plan 5808G.X.	277 Centre Street	4	1	2	1	1
Lot 1, Block 11, Plan 1712180	119 Pinter Drive, Rosedale	1	1	1	1	0
Lot 7-9, Block 9, Plan 5808GX	328 Centre Street	3	1	1	1	0
Lot 21A, Block 10, Plan 9710728	424 Railway Ave	1	1	1	1	0
E 200.05' of Lot 4, Plan 3867H.U.	139 Railway Ave	1	1	1	1	0
Lot C, Plan 5808G.X.	42 Centre Street	1	1	1	1	0
Ptn of N.E. 21-28-19-4	117 Pinter Drive	1	0	1	1	0
Ptn of N.E. 21-28-19-4	90 Pinter Road	1	2-1	1	1	0
Ptn of N.W.21-28-19-4	95 Pinter Road	1	1	1	1	0
Lot 4, Plan 9911429	180 Railway Ave	1	1	1	1	0
Block 6, Plan 5808GX	670 Centre Street	1	0	1	1	0
Lot 1&2, Block 13, Plan 5808G.X.	185 Centre Street	2	1	1	1	0
Lot 10, Block 9, Plan 9310274	351 Mabbott Road	1	1	1	1	0

Lot 8, Plan 3867H.U.	300 Mabbott Road	4	0	4	4	0
Lot 9, Plan 0011980	166 Railway Ave	1	0	1	1	0
Lot 1, Plan 9110746	312 Mabbott Road	1	1	1	1	0
Lot 1, Block 1, Plan 8410680	163 Centre Street	1	1	1	1	0
Lot 1&2, Block 10, Plan 5808G.X.	280 Centre Street	2	1	1	1	0
Lot 3 & 4, Block 10, Plan 5808G.X.	280 Centre Street	2	0	1	0	1
Lot 5 & 6, Block 10, Plan 5808G.X.	92 - 2 Avenue East	2	0	1	0	1
Lot 7&8, Block 10, Plan 5808G.X.	242 Centre Street	2	1	1	1	0
Lot 17, Block 9, Plan 9610671	515 Mabbott Road	1	3	1	1	0
Lot 3, Block 10, Plan 9912591	103 Pinter Road	1	1	1	1	0
Lot 8, Plan 0011980	158 Railway Ave	1	1	1	1	0
Lot 1 Block 12, Plan 7510536	158 Centre Street	4	0	4	4	0
Lot 7, Block 12, Plan 1811832	166 Centre Street, Cambria	1	0	1	0	1
Lot 8, Block 12, Plan 1811832	158 Centre Street, Cambria	1	0	1	1	0
Lot 2 & 3, Block 11, Plan 5808G.X.	57 - 2 Avenue East	2	0	2	4	4

Lot 1, Block 8, Plan 5808G.X.	470 Centre Street	1	1	1	1	0
Lot 8&9, Block 1, Plan 5808G.X.	976 - 1 Street West	2	1	1	1	0
Lot D, Plan 5808G.X.	75 Centre Street	1	0	1	1	0
Lot 6, Block 9, Plan 5808G.X.		1	0	0	0	0
Block 5, Plan 5808G.X.	710 Centre Street	1	0	1	1	0
Lot 1, Block 11, Plan 5808G.X.	174 Centre Street	1	0	1	1	0
Lot 4, Block 11, Plan 5808G.X.	69 - 2 Avenue East	1	0	1	1	0
N.E. 15-28-19-4		1	0	1	1	0
Lot 16MR, Block 9, Plan 9310274	113 Starmine Drive	1	0	1	1	0
Lot R3, Block 12, Plan 7510536		1	0	1	1	0
Lot 19, Block 10, Plan 9310274	468 Railway Ave	1	1	1	1	0
Lot 22, Block 10, Plan 9710728	412 Railway Ave	1	0	1	1	0
Lot 5, Plan 9911430	150 Railway Ave	1	1	1	1	0
Lots 4, Block 10, Plan 0310340	107 Pinter Drive	1	0	1	1	0

Lot 20A, Block 10, Plan 9710728	446 Railway Ave	1	0	1	1	0
Lot 1 & 2, Block 9, Plan 5808 G.X.	366 Centre Street	2	1	1	1	0
Lot Z, Block 8, Plan 5808G.X.	95 - 5 Avenue East	1	1	1	1	0
Bylaw 24-10 – Lot 11, Block 3, Plan 1011587	176 Railway Ave E	1	1	1	1	0
ADDITIONS						
Lot 5, Block 11, Plan 0710187	174 Centre Street	1	1	1	1	0
Lot 14, Block 11, Plan 0814739	306 Mabbott Road	1	0	1	1	0
Lot 13, Block 11, Plan 0814739	300 Mabbott Road	1	1	1	1	0
LSD 14, NW 15-28-19-4	705 Centre Street	1	1	1	1	0
LSD 11, NW 15-28-19-4	701 Centre Street	1	1	1	1	0
SE 15-28-19-4	55 Centre Street	1	1	1	1	0
Lot 1, Block 12, Plan 1313072	301 Mabbott Road	1	1	1	1	0
Lot 2, Block 12, Plan 1313072	291 Mabbott Road	1	0	1	0	1

Lot 3, Block 12, Plan 1313072	281 Mabbott Road	1	0	1	1	0
Lot 4, Block 12, Plan 1313072	271 Mabbott Road	1	0	1	1	0
Lot 5, Block 12, Plan 1313072	261 Mabbott Road	1	1	1	1	0
Lot 6, Block 12, Plan 1313072	251 Mabbott Road	1	0	1	1	0
Lot 7, Block 12, Plan 1313072	241 Mabbott Road	1	0	1	1	0
Lot 8, Block 12, Plan 1313072	231 Mabbott Road	1	0	1	1	0
Lot 9, Block 12, Plan 1313072	221 Pinter Road	1	1	1	1	0
Lot 10, Block 12, Plan 1313072	385 Starmine Drive	1	1	1	1	0

2. Total Developable Parcels 120

Developable parcel means

- (i) a single title parcel of land which is at least 15,000 square feet; or
- (ii) a series of adjacent and contiguous lots which make up at least 15,000 square fee but less than 30,000 square feet; or
- (iii) A single title parcel which has an improvement or is improved in the future.

Improvement Means

- (i) a structure
- (ii) any thing attached or secured to a structure, that would be transferred without special mention by a transfer or sale of the structure; and
- (iii) a designated manufactured home

*Total # of Units subject to Local Improvement Tax Today: 110

**Total # of Units with deferred Local Improvement Tax: 10

3. Total Levy	\$950,000.00
4. Total Levy per Developable Parcel	\$ 7,916.67
5. Annual Unit Rate per Developable Parcel for a Period of Twenty (20) years at 4.987%	\$ 634.55

6. Total Yearly Assessment against all properties
to be assessed (A portion of which may be deferred) \$ 76,146.00

**Parcels deferred will be subject to the local improvement tax once the parcel(s) meet the criteria of developable. The local improvement tax will be recalculated and re-amortized based on the number of years remaining in the local improvement tax bylaw as per section 402(2) of the Municipal Government Act. Parcels that meet the criteria for the local improvement tax after the life of the local improvement tax will be required to be the full tax levy immediately.

7. Unusual Parcels pursuant to Section 404
of the Municipal Government Act 0

8. Special notes as it relates to Affected Properties

- (a) The total cost of the local improvement shall be evenly distributed between all developable parcels.
- (b) All developable parcels shall be liable to pay for the local improvement
- (c) Where an owner has more than one developable parcel that is contiguous at the time of the approval of the local improvement plan:
 - i. the owner shall be liable to pay the local improvement tax for one developable parcel immediately; and
 - ii. a local improvement tax shall be applied to the remaining developable parcels upon the placement of an improvement on that developable parcel.
- (d) Where an owner owns more than one developable parcel which are not contiguous, the owner shall be liable for the local improvement tax on all developable parcels immediately.
- (e) A change in ownership will result in a local improvement tax on a developable lot where a local improvement tax has not yet been levied.
- (f) The Town shall have the right to register the local improvement bylaw against all developable parcels as a caveat in accordance with the Land Titles Act.
- (g) A caveat registered against a developable parcel shall not be discharged until the local improvement tax for the developable parcel has been paid in full.

Schedule B to Bylaw No. 23-06

Annual Levy For The Rosedale Cambria Water Distribution System Local Improvement Project

1. Properties to be assessed:

No. of Parcels	Annual Rate of Assessment Per Developable Parcel	Amount of Annual Assessment
120	\$634.55	\$76,146.00 (subject to deferred properties)

2. Total number of parcels 120

*Total # of Units subject to Local Improvement Tax Today: 110
 **Total # of Units with deferred Local Improvement Tax: 10

3. Total annual assessments \$76,146.00
 (A portion may be deferred)

**Parcels deferred will be subject to the local improvement tax once the parcel(s) meet the criteria of developable. The local improvement tax will be recalculated and re-amortized based on the number of years remaining in the local improvement tax bylaw as per section 402(2) of the Municipal Government Act. Parcels that meet the criteria for the local improvement tax after the life of the local improvement tax will be required to be the full tax levy immediately.

4. Term of annual assessments 20 Years

5. Total assessment against all parcels \$1,522,929.60



**Town of Drumheller
REQUEST FOR DECISION**

TITLE:	MUNICIPAL PLANNING COMMISSION APPOINTMENT
DATE:	May 10, 2019
PRESENTED BY:	Darryl Drohomerski
ATTACHMENT:	

SUMMARY

The Municipal Planning Commission has one vacancy. Andrew Luger submitted his name.

RECOMMENDATION:

Development Officer recommends the appointment of Andrew Luger to the Municipal Planning Commission.

DISCUSSION (OPTIONS / BENEFITS / DISADVANTAGES):

Volunteering for Town of Drumheller Boards and Committees is an important way to ensure that Town business operates in an open and transparent way, as identified in the Municipal Sustainability Plan. Volunteer appointments are necessary to ensure the success of Drumheller's Municipal Planning Commission.

FINANCIAL IMPACT:

N/A

STRATEGIC POLICY ALIGNMENT:

Good governance.


COMMUNICATION PLAN:

Board appointments are posted on the Town's website.

MOTION:

That Council approve the appointment of Andrew Luger to the Municipal Planning Commission for a term of three years expiring on the date of Council's 2021 Annual Organizational Meeting.

Prepared By: Linda Handy,
Executive Assistant


Approved By: Darryl Drohomerski
Chief Administrative Officer



DRUMHELLER

CHIEF ADMINISTRATIVE OFFICER



APPLICATION TO SERVE ON
TOWN PUBLIC SERVICE BOARDS

Date APRIL 5 / 2019

Board applied for MUNICIPAL PLANNING COMMISSION

Name of Applicant ANDREW LUCER

Full Address [REDACTED] Postal Code T0J 0Y0

Length of Residency in Town 2 YRS

Phone (403) [REDACTED] E-mail Address [REDACTED]

Past Service on Similar Boards PAST DIRECTOR OF

CALGARY MINOR SOCCER ASSOC, CALGARY WOMEN'S SOCCER
COCHRANE MINOR SOCCER

BRIEF PERSONAL HISTORY (include information which you feel would assist Council in making a decision as to your capabilities to serve on this Board)

- PROJECT MANAGEMENT PROFESSIONAL
- COSTS & SCHEDULE MANAGER
- CONSTRUCTION MANAGEMENT

[Signature]
Signature of Applicant

Return Email Address: lhandy@dinosaurvalley.com

Personal Information is being collected for the purpose of appointing individuals to Town public service boards pursuant to the provisions of the Municipal Government Act and its regulations, and pursuant to Section 34(2) of the Freedom of Information and Protection of Privacy Act. If you have any questions about the collection of your personal information, you may contact the F.O.I.P. Coordinator at (403)823-1339.

3 1/2 x 15 1/2 x 49 H/11

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**Town of Drumheller
REQUEST FOR DECISION**

TITLE:	Economic Development Reserve
DATE:	May 13, 2019
PRESENTED BY:	Sean Wallace
ATTACHMENT:	None

SUMMARY:

Developing funding mechanisms for municipal economic development (ED) activities in small to medium size communities is often difficult. Funding mechanisms can come in many forms and combinations. The most common forms are fee for service, grants, use of existing municipal reserves or an established dedicated ED reserve.

One of the most common methods of developing a dedicated ED reserve is to take the first 1.5 years of the municipal portion of property tax, after the incentive period ends, from new retail, commercial, industrial and agrivalue “new build” developments (new assessments) as a funding mechanism and create a reserve account. This is an easy and reliable method to ensure ED builds a reserve for investment attraction and promotion activities such as development and design of marketing collaterals, marketing campaigns, tradeshow & conferences, travel and hosting delegations. It would also include economic development lobby efforts with the provincial and federal government such as meeting expenses. Eventually, ED activities become self-funded through this mechanism.

FINANCIAL IMPACT:

For the first 1.5 taxable years of the municipal portion of property tax (after the incentive period ends) these tax revenues would be diverted to an ED reserve which would deprive the Town the use of those tax revenues for general operating for 2.5 years.

RECOMMENDATION:

That Council approve the establishment of a dedicated ED reserve.

STRATEGIC POLICY ALIGNMENT:

There is no specific mention of establishing an ED reserve as a strategic policy item but there are economic development items mentioned that require funding as it relates to development of promotional pieces, as mentioned in the summary, and the “Drumheller Advantage” communique for business attraction (yet to be written).

Request for Decision
Page 2

COMMUNICATIONS STRATEGY:

In terms of public communications, the focus should be on the ROI of building a reserve for investment attraction purposes with little or no impact to the taxpayer as tax revenues diverted are from new developments and not existing properties already paying property taxes.

MOTION: Councillor _____

That Council approve the establishment of a dedicated ED Reserve diverting the first 1.5 years of property tax, after the incentive period ends, on new retail, commercial, industrial and agrivalue "new build" assessments.

Seconded: _____



Prepared By: Sean Wallace
Manager of Economic Development



Approved By: Darryl E. Drohomerski
Chief Administrative Officer