

Minutes of a Public Hearing in regards to By-law No 956/12, held in the Clearwater County Council Chambers on April 10, 2012.

The Public Hearing was called to order at 1:14 P.M. with the following being Present:

Reeve:	Pat Alexander
Councillors:	Earl Graham
	Bob Bryant
	Case Korver
	Dick Wymenga
	Jim Duncan
	John Vandermeer
Municipal Manager:	Ron Leaf
Recording Secretary:	Christine Heggart
Development Officer:	Kimberly Jakowski
Development Officer:	Marilyn Sanders
	Sarah Maetche
	Char Newby
	Lorne Newby
	Mike Haugen
	Denniece Crout
	Albert Benz

Reeve Alexander outlined the hearing agenda and process to be used for the Public Hearing.

Ms. Jakowski provided an overview of the application for the redesignation of 22.66 acres described as Pt. NE 33-36-06-W5 from Agriculture District "A" to Intensive Agriculture District "IA" for the purpose of separating Deep Creek Honey Company Ltd. from the remainder of the quarter section.

Ms. Jakowski noted the land is located approximately 5 miles northwest of the Village of Caroline and that Charlotte Newby and her siblings each hold 1/5 title to the NE 33-36-06-W5 containing 113.33 acres.

Ms. Jakowski noted the landowner's intent for the land to be used for a commercial greenhouse as well as a honey/ bee farm. The business currently operates with approximately 300 bee hives with plans of adding more. A honey house was also built to extract the honey onsite.

The Chair invited questions from Council.

There were no questions from Council.

The Chair invited the applicant to speak.

Lorne Newby spoke to the revenue generation potential of the business and responded to questions from Council that they average approximately 25 pounds of honey per hive. .

Mr. Newby provided a slideshow presentation of photos and described the operation of the business, the review by the Canadian Food Inspection Agency (CFIA) and license pending to be able to sell in stores.

Rhonda Serhan, Marshall Morton, Rick Emmons and Murray Hagan joined the meeting.

The Chair invited anyone in favour of the application to speak.

No members of the public spoke to the application.

The Chair invited anyone in opposition of the application to speak.

No members of the public spoke to the application.

The Chair asked for written comments from the public.

No written submissions were received from the public.

The Chair asked for comments received from referral agencies.

Energy Resources Conservation Board

The ERCB sent a response saying they have received the referral and will be responding further but have not sent any further comments.

FortisAlberta Inc.

No objection.

Rocky Gas Co-op – Craig Cannaday

The Rocky Gas Co-op has no concerns with this proposal on this parcel of land.

Public Works – Marshall Morton

The existing approaches into the proposed redesignation and subdivision are to County standards and access to the remainder of the quarter is also to County standards.

Municipal Planning Commission

The Municipal Planning Commission reviewed the application and recommends that Council favorably consider granting second and third readings to the subject Land Use Bylaw Amendment.

The Chair invited the Applicant to respond to concerns.

The applicant did not have any further comments to add.

Adjournment at 1:30 P.M.

MUNICIPAL MANAGER

REEVE