

A G E N D A

FOR THE REGULAR MEETING OF RED DEER CITY COUNCIL
TO BE HELD IN THE COUNCIL CHAMBERS, CITY HALL,
MONDAY, AUGUST 20, 1990,
COMMENCING AT 4:30 P.M.

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Committee of the Whole

- 1) Land Matter
- 2) Land Matter
- 3) Legal Matter

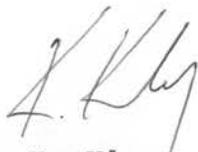
UNFINISHED BUSINESSNO. 1

DATE: August 9, 1990
TO: City Council
FROM: Assistant City Clerk
RE: AMBULANCE CHARGE - IRENE KOZOWY

The following material appeared on the Council Agenda of August 7, 1990, pertaining to an ambulance charge relative to a bike accident which took place on June 21.

At the request of the applicant, the item was tabled in order that she might be present at the Council meeting.

This matter is once again presented for Council's consideration.



K. Kloss
Assistant City Clerk

KK/ds

R.R. 4, Site 7, Box 4
Red Deer, Alberta
T4M 5E4

July 19, 1990

City of Red Deer
4914-48 Avenue
Red Deer, Alberta

Attention: Mr. McGee

Dear Sir:

Further to our recent telephone conversation regarding an ambulance charge I received for a bike accident that took place on June 21, I would like to make a complaint. You might recall that I told you there were three of us with broken bones needing an ambulance in the same vicinity. As you will notice on the enclosed bill, the mileage was divided between us three, but there was also the basic charge of \$182 billed to each, totalling \$546. Seeing we all used the same ambulance, the charge should have only been \$182, and that would be divided among us. Does that mean if my whole family and I were in an accident, each would be billed the charge even if we used the same ambulance? I'm sure you will agree that to be absurd as is this.

Also, the woman that phoned in the accident specifically stated that only an ambulance would be needed as we had broken bones. Yet, along with the ambulance came a fire van. I feel that was a waste of our money because the van was clearly not needed.

Due to the above reasons, I am only paying 1/3 of the basic ambulance charge as I feel that is rightly fair. I hope this matter will be straightened out and I thank you for your cooperation.

Sincerely,



Irene Kozowy

Enclosure

DATE: July 26, 1990
TO: City Clerk
FROM: Fire Chief
RE: IRENE GRACE KOZOWY, INVOICE 13355FD

On June 22, 1990 at approximately 13:39 hours an ALS ambulance was dispatched to the bike trails near the Heritage Ranch to provide medical assistance to two youngsters, an eight year old girl and a twelve year old boy, who had been injured in a bicycle accident.

Because of two previous serious accidents and a shortage of ambulances and personnel, the Platoon Chief accompanied the ambulance in his van to provide additional assistance if required.

Coincidentally, on the arrival of the ambulance it was noted Ms. Kozowy had also suffered a bicycle accident in the same area and had broken her arm.

While it would not be normal practice to transport more than two patients in one ambulance, because of circumstances, previously mentioned, the young boy, who had a fractured wrist, rode as a sit up patient in the attendant seat, while Ms. Kozowy and the young girl were transported as stretcher patients.

At their regular meeting of July 23, 1990, Council approved the ground ambulance rates as recommended by Alberta Health and the Alberta Ambulance Operators Association for 1990/91. Item 2 of the schedule states "the base rate is payable for each patient in multiple patient trips. Mileage is split by the number of patients transported". This has been the billing procedure for many years.

The City presently subsidizes each patient trip by an amount in excess of \$100.00 per patient, regardless of whether one, two, or more patients are transported simultaneously.

Ms. Kozowy is not correct in assuming that it is only fair that she pays 1/3 of this invoice. Her level of medical care was much higher than that given to the youngster with the broken wrist, yet he was invoiced the same amount as Ms. Kozowy. Obviously the hospital didn't bill Alberta Health Care 1/3 the cost of treating these patients because they all arrived in one ambulance.

It is my recommendation that Council advise Ms. Kozowy she is responsible for the full amount of her ambulance invoice.

Respectfully submitted.



Robert Oscroft
Fire Chief

RO/dd



THE CITY OF RED DEER

P.O. BOX 5008, 4914-48 AVENUE, RED DEER, ALBERTA T4N 3T4
TEL. 342-8224

INVOICE DATE
29 June 1990
DAY/MONTH/YEAR

THE CITY OF RED DEER

INVOICE DATE
29 June 1990
DAY/MONTH/YEAR

NAME: Irene Grace KOZOWY
ADDRESS: R.R. #4, Site 7, Box 4
RED DEER, Alberta
T4N 5E4

TERMS
NET 30 DAYS

PENALTY 1% PER MONTH CHARGED ON ALL OVERDUE ACCOUNTS ANNUAL INTEREST 18% UNLESS OTHERWISE ADVISED

K01006
ACCOUNT NO

AMOUNT PAID

PLEASE QUOTE ACCOUNT NO. WHEN PAYING BY CHEQUE.

INQUIRIES — CONTENTS · ORIGINATING DEPT./PAYMENT · TREASURY DEPT.

REFERENCE	CHARGES	CASHIER'S STUB												
Ambulance Service on 22 June 1990 at 13:39 hours		ORIGINATING DEPT CODES DENOTED BY INVOICE NO. PREFIX												
From: Heritage Ranch		BI - Bldg. Insp. 342-8191												
To: Red Deer Regional Hospital Centre		CC - City Clerks 342-8132												
ALS Basic Charge		CI - Citizen Action Bus 343-1199												
Mileage: 10 km ÷ 3 patients = 3.3. km @ \$2.16/km		DC - Daycare 347-7973												
		EL - Electric 342-8274												
		EN - Engineering 342-8160												
		FD - Fire 348-5344												
		GA - Garage 342-8230												
		GC - River Bend 343-8311												
		GH - G.H. Dawe 343-2033												
		LF - Landfill 342-8224												
		LT - Land 342-8127												
		MU - Museum 343-6844												
		PW - Public Works 342-8160												
		RE - Recreation 342-6100												
		SS - Community Services 342-8100												
		TC - Tourist / Convention 342-8275												
		TR - Treasury 342-8224												
		TS - Transit 342-8225												
		TX - Tax Search 342-8224												
<table border="1"> <thead> <tr> <th>ACCOUNT</th> <th>AMOUNT</th> </tr> </thead> <tbody> <tr> <td>1 - 2500 - 0000 - 425</td> <td>\$189.13</td> </tr> <tr> <td>-</td> <td>-</td> </tr> <tr> <td>-</td> <td>-</td> </tr> <tr> <td>-</td> <td>-</td> </tr> <tr> <td>-</td> <td>-</td> </tr> </tbody> </table>	ACCOUNT	AMOUNT	1 - 2500 - 0000 - 425	\$189.13	-	-	-	-	-	-	-	-	ACCOUNT NEW <input checked="" type="checkbox"/> RECURRING <input type="checkbox"/> OLD <input type="checkbox"/> NON RECUR <input checked="" type="checkbox"/> INTEREST CHARGE YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	THIS STUB MUST BE RETURNED WITH YOUR PAYMENT
ACCOUNT	AMOUNT													
1 - 2500 - 0000 - 425	\$189.13													
-	-													
-	-													
-	-													
-	-													
INVOICE AMOUNT	\$189.13	INVOICE AMOUNT												

PLEASE PRESENT ENTIRE INVOICE IF RECEIPT REQUIRED

Form No. 31769916
Rev. 89/07

CUSTOMER'S COPY

MAKE CHEQUES PAYABLE TO "THE CITY OF RED DEER"

DIRECTIVE

5

Alberta
HEALTH

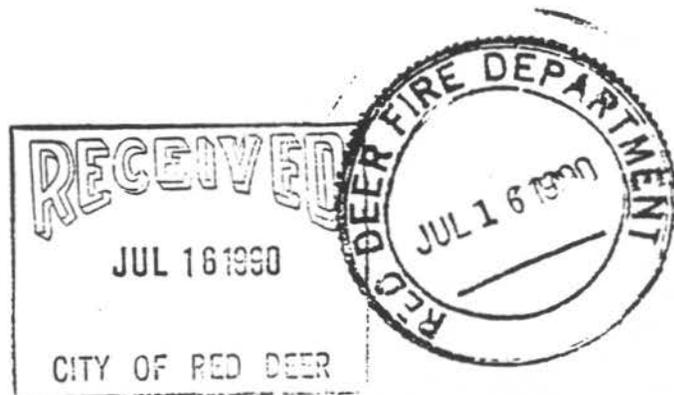
Subject 1990/91 GROUND AMBULANCE RATES	Page 1 of 1	Number D-256
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To: ALL HOSPITALS AND LONG TERM CARE FACILITIES
ALBERTA AMBULANCE OPERATORS ASSOCIATION
ALL GROUND AMBULANCE OPERATORS

On June 28, 1990, the Honourable Nancy J. Betkowski, Minister of Health announced that the provincial government had reached a decision on ground ambulance rates it will pay for services where it has a direct responsibility. The attached rate schedule has been set following consultation with other government departments and Alberta Blue Cross, the review of financial information provided by the Alberta Ambulance Operators Association and in consideration of the increases provided to other health care providers.

The new ambulance rates are effective July 1, 1990 to June 30, 1991.

Please destroy Directive D-211 dated June 30, 1989.



Approval <i>[Signature]</i>	Contact Director, Ambulance Services Telephone # 427-3294	Date <i>July 3/90</i>
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SCHEDULE OF GROUND AMBULANCE RATES

1. The provincial government will pay the following rates for ground ambulance services effective July 1, 1990 to June 30, 1991 for services where it has a direct responsibility. The Medical Examiner's Office sets the rates it will pay for the transportation of deceased persons.

	<u>Base Rate</u>	<u>Distance Rate</u>
E.R.U. (Emergency Response Unit)	\$ 98.50	\$1.90/km
B.L.S. (Basic Life Support)	\$122.50	\$1.90/km
A.L.S. (Advanced Life Support)	\$159.50	\$1.90/km

- Standby charges \$80.00 per hour; maximum 3 hours per claim
- Response fee where treatment only is provided: \$81.50

- ~~2.~~ The base rate is payable for each patient in multiple patient trips. Mileage is split by the number of patients transported.

3. Charges per trip for ambulance services will be based on lowest standard of:

- (a) Ambulance, or
- (b) Personnel

4. Air ambulance escort: EMT-A and EMT-P personnel: \$70.30/hour

June 20, 1990

Commissioners' Comments

We can understand the arguments presented by the applicant and if we were recovering the full cost of the service these arguments would be valid. In view of the very significant subsidy by the City for all ambulance trips including this one, we would have to concur with the comments of the Fire Chief and recommend Council not change the invoice.

"R.J. MCGHEE"
Mayor

"M.C. DAY"
City Commissioner

**THE CITY OF RED DEER**

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-8195

City Clerk's Department 342-8132

August 9, 1990

Ms. Irene Kozowy
R.R. 4, Site 7, Box 4
Red Deer, Alberta
T4N 5E4

Dear Madam:

At the City of Red Deer Council meeting of August 7, 1990, your letter dated July 19, 1990, concerning an ambulance charge relative to a bike accident on June 21, was presented to Council.

Prior to any consideration of your correspondence, Council agreed, as per your request, to table this matter to the Monday, August 20, 1990, Council meeting. For your information, I have attached the items which appeared on the August 7th meeting and which will again appear on the August 20th Council meeting.

If you wish to attend the August 20th Council meeting, please contact the City Clerk at 342-8134 on August 17, 1990, to establish a time this item will be heard.

Trusting you will find this satisfactory. If you have any questions, please do not hesitate to contact the undersigned.

Sincerely,

A handwritten signature in black ink, appearing to be 'K. Kloss'.

K. Kloss
Assistant City Clerk

KK/ds

Encl.

c.c. Fire Chief
Dir. of Financial Services
Accounts Receivable Supervisor

DATE: July 25, 1990
TO: B. Oscroft, Fire Chief
FROM: D. Hamel
Chief Executives' Secretary
RE: IRENE GRACE KOZOWY, INVOICE 13355 FD

Please find attached copy of a letter received from Ms. Irene Kozowy regarding ambulance charges relating to a bike accident on June 21st.

We would appreciate receiving your comments on the concerns raised in Ms. Kozowy's letter prior to Tuesday, July 31, 1990, as we would like to have this item placed on the next Council agenda.

Thank you.



Donna Hamel

**THE CITY OF RED DEER**

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-6195

City Clerk's Department 342-8132

August 21, 1990

Ms. Irene Kozowy
R.R. #4, Site 7, Box 4
RED DEER, Alberta
T4N 5E4

Dear Ms. Kozowy:

RE: AMBULANCE INVOICE 13355

I would advise that your correspondence dated July 19, 1990 concerning an ambulance charge pertaining to a bike accident on June 21st, was considered at the Council meeting of August 20, 1990.

At the above noted meeting, Council passed the following motion agreeing that there be no change to the invoice.

"RESOLVED that Council of The City of Red Deer having considered correspondence from Irene Kozowy dated July 19, 1990, re: Ambulance Invoice No. 13355, and having considered comments from the Administration, hereby agrees that said invoice be not changed and as recommended to Council August 20, 1990."

The decision of Council in this instance is submitted for your information. It is my understanding that you received all of the administrative comment which appeared on the Council agenda, which hopefully helps to explain the rationale for the ambulance charge in this instance.

We thank you for being present at the Council meeting of August 20, 1990, and if you have any questions, please do not hesitate to contact the undersigned. I am returning herewith the original copy of the above noted invoice, which I believe you had sent in with your letter.

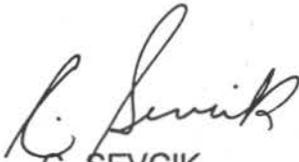
...2

*a delight
to discover!*

Ms. Irene Kozowy
August 21, 1990
Page 2

Trusting you will find this satisfactory.

Sincerely,

A handwritten signature in cursive script, appearing to read 'C. Sevcik', written in dark ink.

C. SEVCIK
City Clerk

CS/jt

Enc.

c.c. Fire Chief
Director of Financial Services
Accounts Receivable Supervisor

DATE: August 8, 1990
TO: City Council
FROM: Assistant City Clerk
RE: APPLICATION BY PETER AND JOANNA WATTS/BASEMENT SUITE -
10 GORDON STREET

The following material appeared on the Council Agendas of July 23 and August 7, 1990, pertaining to an application from Peter and Joanne Watts for permission to have a basement suite at 10 Gordon Street, Lot 17, Block 8, Plan 792-2367.

At the request of the applicants, the item was tabled again in order that they might be allowed more time to gather necessary information.

This matter is once again presented for Council's consideration.



K. Kloss
Assistant City Clerk

KK/ds



107 652

INFORMATION HEREIN IS BELIEVED TO BE ACCURATE, BUT NOT WARRANTED TO BE SO.

Address of Property <u>10 GORDON STREET, RED DEER, ALTA.</u>		No. Rooms <u>5</u>	M.L.S. No. <u>R-4792</u>
Owner's Name <u>DYKENS: WILLEN & FREDERIKA</u>		No. Bedrooms <u>3 + 2</u>	Expires <u>6-1-10</u>
Owner's Address <u>SAME</u>		Showing by <u>PHONE</u>	Price \$ <u>259,999.00</u>
Owner's Res. Phone <u>342-0231</u> Bus. Phone _____		<u>LISTER</u>	Cash Down \$ <u>ALL</u>
Lot <u>17</u> Blk <u>8</u> Plan <u>792-2367</u> Subdiv <u>GLENDALE</u>		Offers thru <u>LISTER</u>	Posse <u>30 DAYS - NEG.</u>
Code <u>7-50</u>			
1st FLOOR	2nd FLOOR	BASEMENT	GARAGE
LR <u>3.23</u> x <u>5.30</u>	BR _____ x _____	BR <u>3.20</u> x <u>3.80</u>	Size <u>7.52</u> x <u>6.39</u>
D.R. _____	BR _____ x _____	BR <u>3.19</u> x <u>4.32</u>	Heated <u>YES</u>
KIT <u>3.53</u> x <u>4.46</u>	BR _____ x _____	BR <u>4.30</u> x <u>2.65</u>	Floor <u>CONCRETE</u>
BR <u>5.10</u> x <u>6.24</u>	BR _____ x _____	BATH <u>1-4 PCE</u>	Wired <u>YES 220</u>
BR <u>4.44</u> x <u>3.35</u>	DEN _____ x _____	KITCH <u>4.24</u> x <u>3.80</u>	Ext Fin <u>ALUM. SIDING</u>
BR <u>3.93</u> x <u>2.63</u>	BATH _____	HEATING _____	Permission to Place Sign <u>YES</u>
DEN _____	BATH _____	F.A. <u>N.G.</u>	
BATH <u>1-4 PCE</u>		Grey _____	Distance To Bus _____ Stores _____
		Thermostat <u>YES</u>	Prot. Elem. School _____ Jr High _____ Sr High _____
		Open Fireplace <u>YES</u>	Cath. Elem. School _____ Jr High _____ Sr High _____
1st Mtge or A/S to <u>CLEAR</u>	at \$ _____	mo int _____	% Amt \$ _____
2nd Mtge or A/S to _____	at \$ _____	mo int _____	% Amt \$ _____
Vendor will carry _____	at \$ _____	mo int _____	% Amt \$ _____
Are taxes included in monthly payment? (Yes) (No) Total monthly payment \$ _____		including taxes Total \$ _____	
1st Mortgage renewal Date _____		2nd Mortgage Renewal Date _____	
CHATTLES INCLUDED All securely attached fixtures and 2 FRIGDES, 2 STOVES, 2 WASHERS, 2 DRYERS, 1 DEEP FREEZE, WASH UNIT, POOL TABLE, DISHWASHER BUILT-IN.			
Listing Broker <u>CANADA TRUST REALTOR</u>		Salesman <u>RUTH MULLEN/STAN PIEBIK</u> 59-605	
Branch Office <u>RED DEER</u>		Office Phone <u>342-3144</u> Residence Phone <u>346-8797/885-4794</u>	
REMARKS <u>HOT & COLD WATER IN GARAGE. SUNDECK WITH ROOF 2.43x2.304. BRICK-CEMENT BLOCK FENCING INSIDE PROPERTY LINE. LOT PIE FRONT 1.30 (61.976 FT), BACK 9.344 (10.65 ft.), N 33.171 (108.828ft), S 36.00 (118.11 ft). 2 BEDROOM SUITE WITH SEPERATE ENTRANCE. FULLY CONTAINED. STORAGE. STORAGE SHED 8x8. AVERY 8x12 (GREEN HOUSE OR PLAY HOUSE). TENANTS IN SUITE TO STAY UNTIL AUG. 1/86.</u>			

MLS VIEWING: TUESDAY
APRIL 1, 1986

you

INFORMATION HEREIN IS BELIEVED TO BE ACCURATE BUT NOT WARRANTED

Address of Property <u>10 GORDON STREET, RED DEER, ALTA.</u>			No Rooms <u>5</u>	MLS No R- _____	
Owner's Name <u>DYKENS: WILLIAM & FREDERIKA</u>			No Bedrooms <u>3 + 2</u>	Expires <u>6-1-30</u>	
Owner's Address <u>SAME</u>			Showing ins <u>PHONE</u>	Price \$ <u>119,900.00</u>	
Owner's Res Phone <u>342-0231</u> Bus Phone _____			<u>LISTER</u>	Cash Down \$ <u>ALL</u>	
Lot <u>17</u> Bk <u>B</u> Plan <u>792-2367</u> Subdiv <u>GLENDALE</u>			Offers thru <u>LISTER</u>	Poss <u>30 DAYS - NEW</u>	
1st FLOOR		2nd FLOOR	BASEMENT	GARAGE	GROUND
LR <u>3.23 x 5.30</u>	BR _____ x _____	RR <u>3.20 x 3.80</u>	Size <u>7.52 x 6.39</u>	Lot Size <u>SEE BELOW</u>	DWELLING
DR _____ x _____	BR _____ x _____	BR <u>3.19 x 4.32</u>	Heated <u>YES</u>	Walks <u>YES</u>	Style <u>SPLIT</u>
KIT <u>3.53 x 4.46</u>	BR _____ x _____	BR <u>4.30 x 2.65</u>	Floor <u>CONCRETE</u>	Stubs <u>YES</u>	Size <u>D.S. x 84.10</u>
BR <u>5.10 x 6.24</u>	BR _____ x _____	BATH <u>1-4 PCE</u>	Wwd <u>YES 220</u>	Fenced <u>YES</u>	w' <u>134.30 MAIN</u>
BR <u>4.44 x 3.35</u>	DEN _____ x _____	KITCH <u>4.24x3.80</u>	Ext Fin <u>ALUM. SIDING</u>	Lawns in <u>YES</u>	Ext Fin <u>ALUM. SIDING</u>
BR <u>3.93 x 2.63</u>	BATH _____	HEATING _____	Permission to Place Sign <u>YES</u>		Age <u>5 YRS</u>
DEN _____ x _____	BATH _____	FA <u>N.G.</u>	Distance To Bus _____ Stores _____		Taxes \$ <u>1200.00 19 86</u>
BATH <u>1-4 PCE</u>		Grav _____	Prot Elem School _____ Jr High _____ Sr High _____		
		Thermostat <u>YES</u>	Cath Elem School _____ Jr High _____ Sr High _____		
		Open Fireplace <u>YES</u>			
1st Mlge or A/S to <u>CLEAR</u> at \$ _____ mo int _____ % Amt \$ _____					
2nd Mlge or A/S to _____ at \$ _____ mo int _____ % Amt \$ _____					
Vendor will carry _____ at \$ _____ mo int _____ % Amt \$ _____					
Are taxes included in monthly payment? (Yes) (No) Total monthly payment \$ _____ including taxes Total \$ _____					
1st Mortgage renewal Date _____ 2nd Mortgage Renewal Date _____					

CHATELLETS INCLUDED All securely attached fixtures and 2 FRIGDES, 2 STOVES, 2 WASHERS, 2 DRYERS, 1 DEEP FREEZE, WALL UNIT, POOL TABLE, DISHWASHER BUILT-IN.

Listing Broker CANADA TRUST REALTOR Salesman RUTH MULLEN/STAN PIEBIAK **59-605**

Branch Office RED DEER Office Phone 343-3344 Residence Phone 346-8797/885-4794

REMARKS HOT & COLD WATER IN GARAGE. SUNDECK WITH ROOF 2.43x2.304. BRICK-CEMENT BLOCK FENCING INSIDE PROPERTY LINE. LOT PIE FRONT 1.90(63.976 FT), BACK 9.344(30.65 ft), N 33.171(106.828ft), S 36.00(118.11 ft). 2 BEDROOM SUITE WITH SEPERATE ENTRANCE. FULLY CONTAINED STORAGE. STORAGE SHED 8X8. AVERY 8X12 (GREEN HOUSE OR PLAY HOUSE). TENANTS IN SUITE TO STAY UNTIL AUG. 1/86.

MLS VIEWING: TUESDAY
APRIL 1, 1986

3, 1986

274 Houses For Sale 7 274

and
9.
ll
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ly
5
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3

BOWER, executive 2-storey split, 3-1 bedrooms, main floor family and laundry room, double garage, intercom, deck, fireplace, fully developed. 346-1702.

4-BEDROOMS, duplex in West Park, immaculate, nice landscaping. Phone after 6 p.m. 346-9319.

GLENDALE OWNER
Moving, must sell nice finished bi-level, close to schools, open house, Sunday, July 27, 11 a.m.-4 p.m. 343-2953. No reasonable offer will be refused.



DATE: July 12, 1990
TO: City Clerk
FROM: Bylaws and Inspections Manager
RE: 10 GORDON STREET

FILE NO.

In response to your memo regarding the above subject, we have the following comments for Council's consideration.

10 Gordon Street is presently zoned R1; however, there are several R1A sites at several locations on the street. R1 zoning permits single family dwellings with no basement suites; R1A mentions duplexes as a discretionary use. The applicant is requesting a zoning change to allow a single family dwelling with a basement suite.

A complaint, received by our department, initiated a letter to the property owner who, after discussing the matter with us, decided to bring the matter before Council.

We do not support the request because:

1. The increased density from one suite would not be noticeable; however, after one is approved, it would be difficult to refuse other applications.
2. There is opposition to the use of the site, as evidenced by the complaint.

Yours truly,



R. Strader
Bylaws and Inspections Manager
BUILDING INSPECTION DEPARTMENT

RS/vs



DIRECTOR: W. G. A. Shaw, ACP, MCIP

July 13, 1990

Mr. C. Sevcik,
City Clerk
City of Red Deer
Box 5008
Red Deer, Alta.
T4N 3T4

Dear Sir:

Re: Lot 17, Block 8, Plan 792-2367
Rezoning Request / 10 Gordon St. / Watts

Mr. & Mrs. Gordon Watts are requesting that their property at 10 Gordon Street in Glendale be redesignated to permit them the use of the basement suite as a separate unit.

They mentioned the dwelling has two front doors and also room for off-street parking for six vehicles. The site under consideration is designated as R1 and to permit the basement suite it requires redesignation to R2.

The R1 district is a low density, single family area which does not permit basement suites, it allows boarders, but no cooking facilities.

The purpose of the Land Use By-law not to allow two units in a single family area is to maintain the character of the area and prevent any action which may interfere with the amenities of the neighbourhood, or materially interfere with the enjoyment or value of the surrounding properties.

The fact that the dwelling has two front doors and room for extra parking are not sufficient reasons for rezoning. We therefore recommend the request be denied.

Yours truly,


D. Rouhi, MCIP
SENIOR PLANNER
/cc

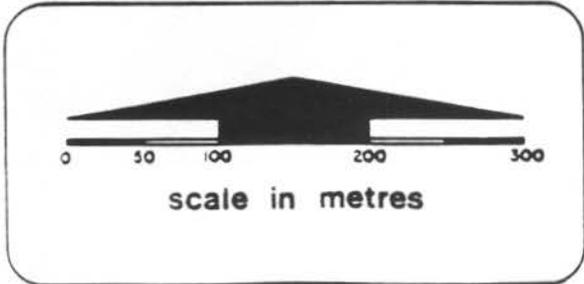
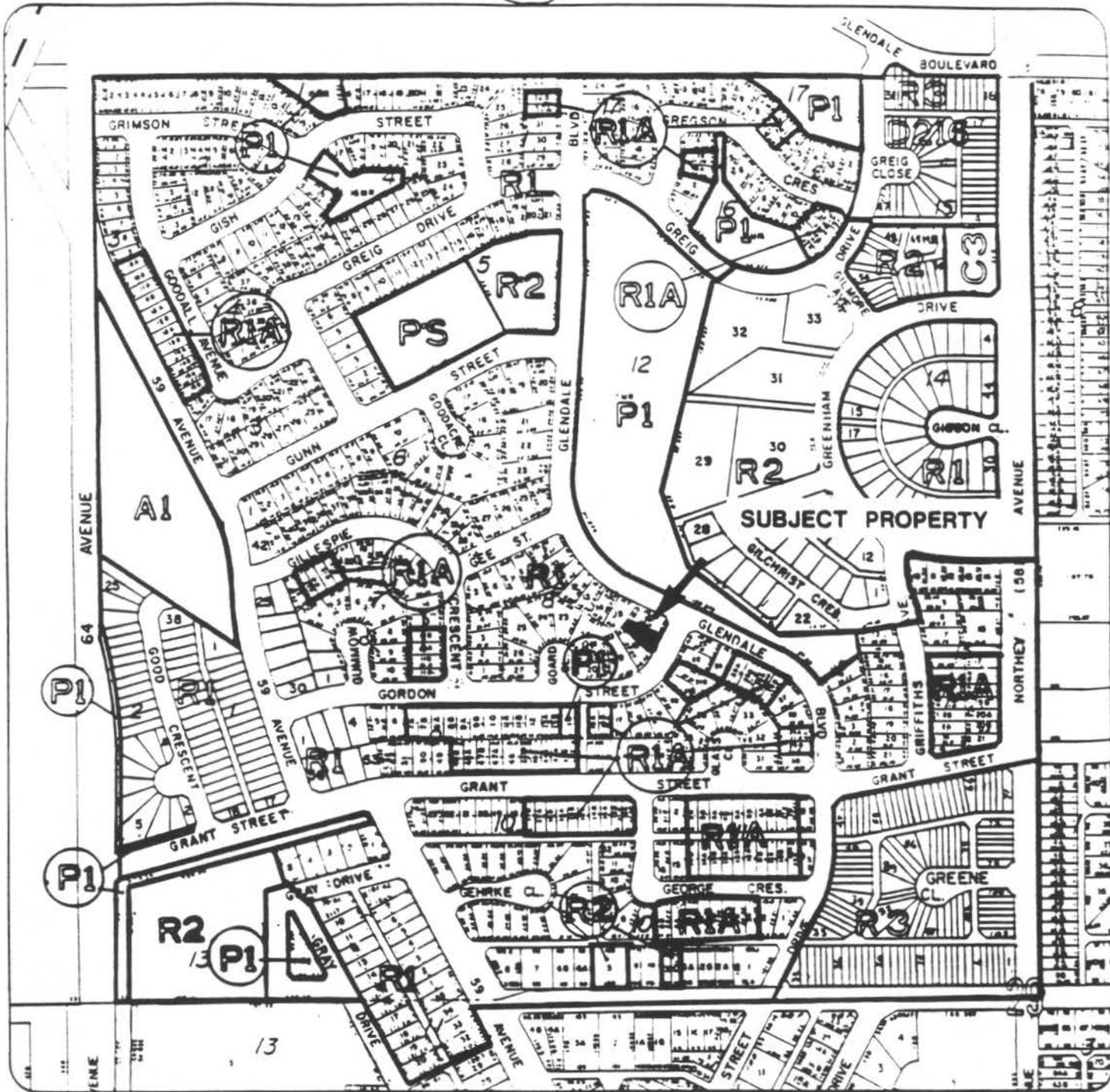
c.c. Director of Community Services
Director of Engineering Services
Bylaws & Inspections Manager
City Assessor

MUNICIPALITIES WITHIN COMMISSION AREA

CITY OF RED DEER • MUNICIPAL DISTRICT OF CLEARWATER No. 99 • COUNTY OF STETTLETT No. 8 • COUNTY OF LACOMBE No. 14 • COUNTY OF MOUNTAIN VIEW No. 17 • COUNTY OF PAINTEARTH No. 18 • COUNTY OF RED DEER No. 23 • TOWN OF BLACKFALDS • TOWN OF BOWDEN • TOWN OF CARSTAIRS • TOWN OF CASTOR • TOWN OF CORONATION • TOWN OF DIDSBUURY • TOWN OF ECKVILLE • TOWN OF INNISFAIL • TOWN OF LACOMBE • TOWN OF OLDS • TOWN OF PENHOLD • TOWN OF ROCKY MOUNTAIN HOUSE • TOWN OF STETTLETT • TOWN OF SUNDRE • TOWN OF SYLVAN LAKE • VILLAGE OF ALIX • VILLAGE OF BENTLEY • VILLAGE OF BIG VALLEY • VILLAGE OF BOTHA • VILLAGE OF CAROLINE • VILLAGE OF CLIVE • VILLAGE OF CREMONA • VILLAGE OF DELBURN • VILLAGE OF DONALDA • VILLAGE OF ESNORA • VILLAGE OF GADSBY • VILLAGE OF HALKIRK • VILLAGE OF MIRROR • SUMMER VILLAGE OF BIRCHCLIFF • SUMMER VILLAGE OF GULL LAKE • SUMMER VILLAGE OF HALF MOON BAY • SUMMER VILLAGE OF JARVIS BAY • SUMMER VILLAGE OF NORGLINWOLD • SUMMER VILLAGE OF ROCHON SANDS • SUMMER VILLAGE OF WHITE SANDS

Land Use Districts

E13



- Revisions :**
- | | |
|----------------------|----------------------|
| 2672/O-80 (15/9/80) | 2672/P-86 (17/11/86) |
| 2672/O-80(27/Oct/80) | 2672/S-86 (1/12/86) |
| 2672/T-81 (7/12/81) | 2672/T-86 (15/12/86) |
| 2672/BB-81 (7/12/81) | 2672/L-89 (26/06/89) |
| 2672/F-82 (19/7/82) | |

DATE: July 12, 1990
TO: City Clerk
FROM: Fire Marshal
RE: REZONING #10 GORDON STREET

This department has no objections to a basement suite at this address, provided all Building and Fire Code requirements are complied with.



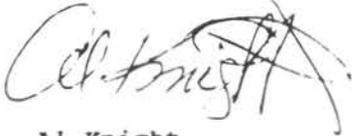
Cliff Robson
Fire Marshal

CR/kp

DATE: July 16, 1990
TO: City Clerk
FROM: City Assessor
RE: REZONING REQUEST/10 GORDON STREET/WATTS
LOT 17, BLOCK 8, PLAN 792-2367

In review of comments made, we concur with the Red Deer Regional Planning Commission statements.

We have no other comments.

A handwritten signature in cursive script, appearing to read "Al Knight". The signature is written in dark ink and is somewhat stylized, with a large loop at the end.

Al Knight

AK/dm

COMMISSIONERS' COMMENTS:

The attached application is for the rezoning of a piece of property to legalize an existing basement suite.

A search of our records indicates that this basement suite was added at some time illegally without a building permit. It would appear that the applicant purchased this residence specifically because it had a basement suite.

Many applications have come before Council where people have bought property based on representation from the real estate industry, which have subsequently proved not to conform to the Land Use Bylaw, a situation of which the realtor should have been aware. Rarely, however, are the details of the transaction available to Council, as in this case.

We would concur with the comments of the administration and recommend Council NOT approve this application. We sympathize with the concerns expressed by the applicants, but recommend that they address these concerns to the realtors involved, namely Ruth Mullen and Stan Piebiak and the realty company, Canada Trust.

"R. J. McGHEE"
Mayor

"M. C. DAY"
City Commissioner



THE CITY OF RED DEER

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-6195

City Clerk's Department 342-8132

August 8, 1990

Peter and Joanna Watts
10 Gordon Street
Red Deer, Alberta
T4P 2L7

Dear Mr. & Mrs. Watts:

At the City of Red Deer Council meeting of August 7, 1990, your letter dated July 9, 1990, concerning the basement suite at 10 Gordon Street was presented to Council. At said meeting, and as per your request, this item was tabled to the Monday, August 20, 1990, Council meeting.

If you wish to be in attendance at this meeting, please contact the City Clerk at 342-8134 on Friday, August 17, 1990, to obtain a time in which this matter will be heard.

Trusting you will find this satisfactory. If you have any questions, please do not hesitate to contact the undersigned.

Sincerely,

K. Kloss
Assistant City Clerk

KK/ds

c.c. Bylaws & Inspections Manager
Sr. Planner
City Assessor
Fire Chief



THE CITY OF RED DEER

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-6195

City Clerk's Department 342-8132
August 21, 1990

Peter & Joanna Watts
10 Gordon Street
RED DEER, Alberta
T4P 2L7

Dear Mr. & Mrs. Watts:

RE: BASEMENT SUITE - 10 GORDON STREET

Your request that Council consider redesignating the above noted property to allow a basement suite in the existing home received consideration at the Council meeting of August 20, 1990.

At the above noted meeting Council passed the following motion agreeing that your request be not approved.

"RESOLVED that Council of The City of Red Deer hereby agrees that the application from Peter and Joanna Watts for a Land Use Bylaw Amendment to allow a basement suite at 10 Gordon Street, Lot 17, Block 8, Plan 792-2367, be not approved and as recommended to Council August 20, 1990."

The decision of Council in this instance is submitted for your information, and I am also enclosing herewith all of the administrative comments which appeared on the Council agenda of August 20th (pages 11 to 16).

If you have any questions, please do not hesitate to contact the undersigned.

Sincerely,

C. SEVCIK
City Clerk
CS/jt
Enc.

c.c. Bylaws & Inspections Manager
Senior Planner

Fire Chief
City Assessor



*a delight
to discover!*

PUBLIC HEARINGSNO. 1

DATE: August 13, 1990
TO: City Council
FROM: Assistant City Clerk
RE: PUBLIC HEARINGS - LAND USE BYLAW AMENDMENTS 2672/S-90
AND 2672/T-90

Public Hearings have been advertised in regard to Land Use Bylaw Amendments 2672/S-90 and 2672/T-90, to be held in the Council Chambers of City Hall on Monday, August 20, 1990, commencing at 7:00 p.m. or as soon thereafter as Council may determine.

Bylaw 2672/S-90 pertains to the plan of subdivision for development of Phase I by Melcor Developments in Anders Park East creating 65 single family lots designated R.1 and 1 commercial site designated C.3 consisting of 0.69 acres.

Bylaw 2672/T-90 amends the Land Use Bylaw to clearly indicate that the Director of Engineering Services has jurisdiction to grant or deny vehicle access to the property under Bylaw 2800/82 and any appeal rests with City Council.

To date, a number of letters of objection have been received with regard to Bylaw 2672/S-90 pertaining to Anders Parks East, copies of which are attached.

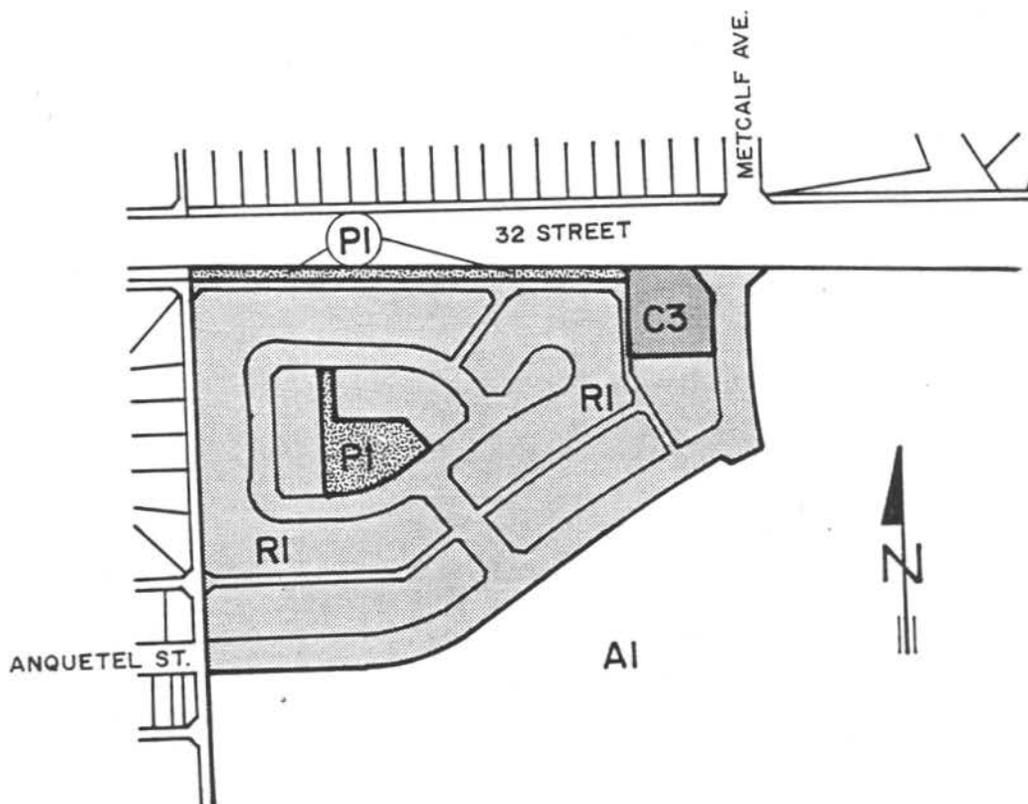
The preceding bylaws may be given second and third readings following the Public Hearings.

Respectfully submitted,

K. Kloss
Assistant City Clerk

KK/ds

Encl.



Change from AI to RI , PI , C3 

- AI - Future Urban Development District
- RI - Residential (Low Density) District
- PI - Parks and Recreation District
- C3 - Commercial (Local Convenience) District

342-8716 w.
342-2865 h.

87 Martin Close,
Red Deer, T4R 1P6

August 7th, 1990

City Clerk,
The City of Red Deer,
P.O. Box 5008,
Red Deer, T4N 3T4

THE CITY OF RED DEER
CLERK'S DEPARTMENT

RECEIVED	
TIME	12:25
DATE	Aug. 10/90
BY	AS

Dear Sir,

Re: Proposed Land Use Bylaw Amendment 2672/S-90

With reference to your letter dated July 31st, 1990 regarding the above, we hereby submit our objection to:

"Redesignation of a portion of the South-East 1/4 Section 10/38/27/4, Anders Park East to create 65 single family lots and 1 commercial site of 0.69ha:

From Al-Future Urban Development District

To: R1 - Residential (Low Density) District
P1 - Parks and Recreation District, and
C3 - Commercial (Local Convenience) District"

We have no difficulty with redesignation to 'R1' and 'P1'. Our objection is specific to 'C3', for the following reasons:-

1. Given, that within comfortable walking distance, there are local convenience facilities already in the area, (namely at Eastview, Deerpark and Eastview Estates) we can see no justification for further commercial developments in this community.
2. By their very nature, and as demonstrated at other locations throughout the city, such local convenience facilities tend to attract late night "undesireables" with resultant disturbances taking place. Furthermore, there is potential for break and enter and other criminal activities to occur.

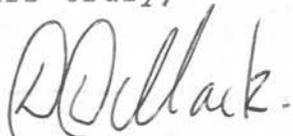
We have no desire to see these activities take place within this quiet residential community.

3. As our city develops Eastwards, the volume (and speed) of traffic on 32nd Street continues to increase. The location of this proposed 'C3' District places it at a busy intersection. We therefore question the safety of this location, based upon the likelihood of traffic accidents.

Given, that such local convenience facilities tend to attract young people, it would seem inevitable that the risk of death or injury to local children will significantly increase, since most would have to cross 32nd Street to gain access.

For these reasons we object to the proposed Land Use Bylaw Amendment and recommend to City Council that it not be approved with the inclusion of the C3 - Commercial (Local Convenience) District.

Yours truly,



David D. Mack, P.Eng.



Mary Mack

LaClare's
11 Mayberry Close
Red Deer T4R 2A1

August 7th, 1990

City Clerk,
 The City of Red Deer,
 P.O. Box 5008,
 Red Deer, T4N 3T4

THE CITY OF RED DEER
 CLERK'S DEPARTMENT

RECEIVED	
TIME	2:10 pm
DATE	Aug. 13 / 90
BY	SP

Dear Sir,

Re: Proposed Land Use Bylaw Amendment 2672/S-90

With reference to your letter dated July 31st, 1990 regarding the above, we hereby submit our objection to:

"Redesignation of a portion of the South-East 1/4
 Section 10/38/27/4, Anders Park East to create
 65 single family lots and 1 commercial site of 0.69ha:

From Al-Future Urban Development District

To: R1 - Residential (Low Density) District
 P1 - Parks and Recreation District, and
 C3 - Commercial (Local Convenience) District"

We have no difficulty with redesignation to 'R1' and 'P1'. Our objection is specific to 'C3', for the following reasons:-

1. Given, that within comfortable walking distance, there are local convenience facilities already in the area, (namely at Eastview, Deerpark and Eastview Estates) we can see no justification for further commercial developments in this community.
2. By their very nature, and as demonstrated at other locations throughout the city, such local convenience facilities tend to attract late night "undesireables" with resultant disturbances taking place. Furthermore, there is potential for break and enter and other criminal activities to occur.

We have no desire to see these activities take place within this quiet residential community.

3. As our city develops Eastwards, the volume (and speed) of traffic on 32nd Street continues to increase. The location of this proposed 'C3' District places it at a busy intersection. We therefore question the safety of this location, based upon the likelihood of traffic accidents.

Given, that such local convenience facilities tend to attract young people, it would seem inevitable that the risk of death or injury to local children will significantly increase, since most would have to cross 32nd Street to gain access.

For these reasons we object to the proposed Land Use Bylaw Amendment and recommend to City Council that it not be approved with the inclusion of the C3 - Commercial (Local Convenience) District.

Yours truly,



L. J. LaClare

119 Martindale
 99 Martindale Close
 115 Martindale Close
 Red Deer, Alberta

T4R 1P6

August 13, 1990

City Clerk
 City of Red Deer

THE CITY OF RED DEER CLERK'S DEPARTMENT	
RECEIVED	
TIME	4:25
DATE	Aug. 13/90
BY	do

Dear Sir,

Re: proposed land use by law amendment
 2672/5-90.

I am writing this letter in order to submit objection to the redesignation of Anders Park East from A1 designation to R1, P1 and C3 designation. In specific we object to the inclusion of the C3 designation.

Our concerns are as follows:

- 1) Firstly, we are concerned for the safety of children in our residential area, who would be drawn to local convenience areas.

32nd street traffic is freeway in nature and children's safety is threatened as they attempt to cross such traffic ways.

2. When purchasing property in this area we were led to believe by previous city recommendations that the area of Anders Park East was to be R1 and P1 development only. This is the type of neighborhood we chose to live in and are unwilling to accept the undesirable activities which are associated with night-time convenience store activities. The undersigned are in agreement.

Yours truly,

DEL + LORI KUEFLER

Del + Lori Kuefler
99 Martin Close
343-1209

BRAD + LYLA LANGFORD

Brad + Lyla Langford
115 Martin Close
343-7840

GORD + PEGGY KINGCOTT

Gord + Peggy Kingcott
119 Martin Close

Red Deer Alta 342-1227

DATE: July 24, 1990
TO: Red Deer Regional Planning Commission
FROM: City Clerk
RE: LAND USE BYLAW AMENDMENTS 2672/S-90 AND 2672/T-90

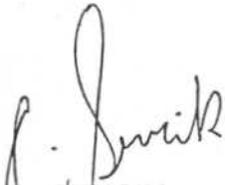
Council of The City of Red Deer at its meeting held on July 23, 1990, gave first reading to the above noted bylaws, copies of which are enclosed herewith.

Bylaw 2672/S-90 pertains to the plan of subdivision for development of Phase 1 by Melcor Developments in Anders Park East creating 65 single family lots designated R1 and 1 commercial site designated C3 consisting of 0.69 acres.

Bylaw 2672/T-90 amends the Land Use Bylaw to clearly indicate that the Director of Engineering Services has jurisdiction to grant or deny vehicle access to the property under Bylaw 2800/82 and any appeal rests with City Council.

This office will now proceed with advertising for a public hearing to be held on Monday, August 20, 1990 commencing at 7 p.m. or as soon thereafter as Council may determine.

Trusting you will find this satisfactory.



C. SEVCIK
City Clerk

CS/jt

Enc.

c.c. Director of Community Services
Director of Engineering Services
Bylaws & Inspections Manager
City Assessor
E. L. & P. Manager
Fire Chief
Parks Manager
Recreation & Culture Manager

**THE CITY OF RED DEER**

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-6198

City Clerk's Department 342-8132

July 24, 1990

Melcor Developments Ltd.
#400, 4808 Ross Street
RED DEER, Alberta
T4N 1X4

Attention: Mr. Fred Lebedoff

Dear Sir:

RE: LAND USE BYLAW AMENDMENT 2672/S-90 - ANDERS PARK EAST
S.E. 1/4 10-38-27-4

I wish to advise that the above noted Land Use Bylaw Amendment, pertaining to the plan of subdivision for development of Phase 1 consisting of 65 single family lots and 1 commercial site in Anders Park East, received first reading at the Council meeting of July 23, 1990. I am enclosing herewith a copy of the aforementioned bylaw amendment.

This office will now proceed with preparation of advertising for a public hearing to be held on Monday, August 20, 1990 commencing at 7 p.m. or as soon thereafter as Council may determine. The advertising is scheduled to appear in the paper on Friday, August 3rd and 10th. In accordance with the Land Use Bylaw, you are required to deposit with the City Clerk prior to public advertising an amount equal to the estimated cost of public advertising, which in this instance is \$500. We will require this deposit by no later than Tuesday, July 31, 1990, to proceed with the advertising as scheduled above. Once the actual costs are known, you will be either invoiced for or refunded the balance.

....2

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to discover!*

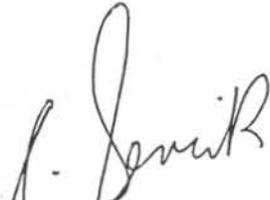
Melcor Developments Ltd.

July 24, 1990

Page 2

I trust you will find this satisfactory, however, if you have any questions, please do not hesitate to contact the undersigned.

Sincerely,

A handwritten signature in black ink, appearing to read 'C. Sevcik', written in a cursive style.

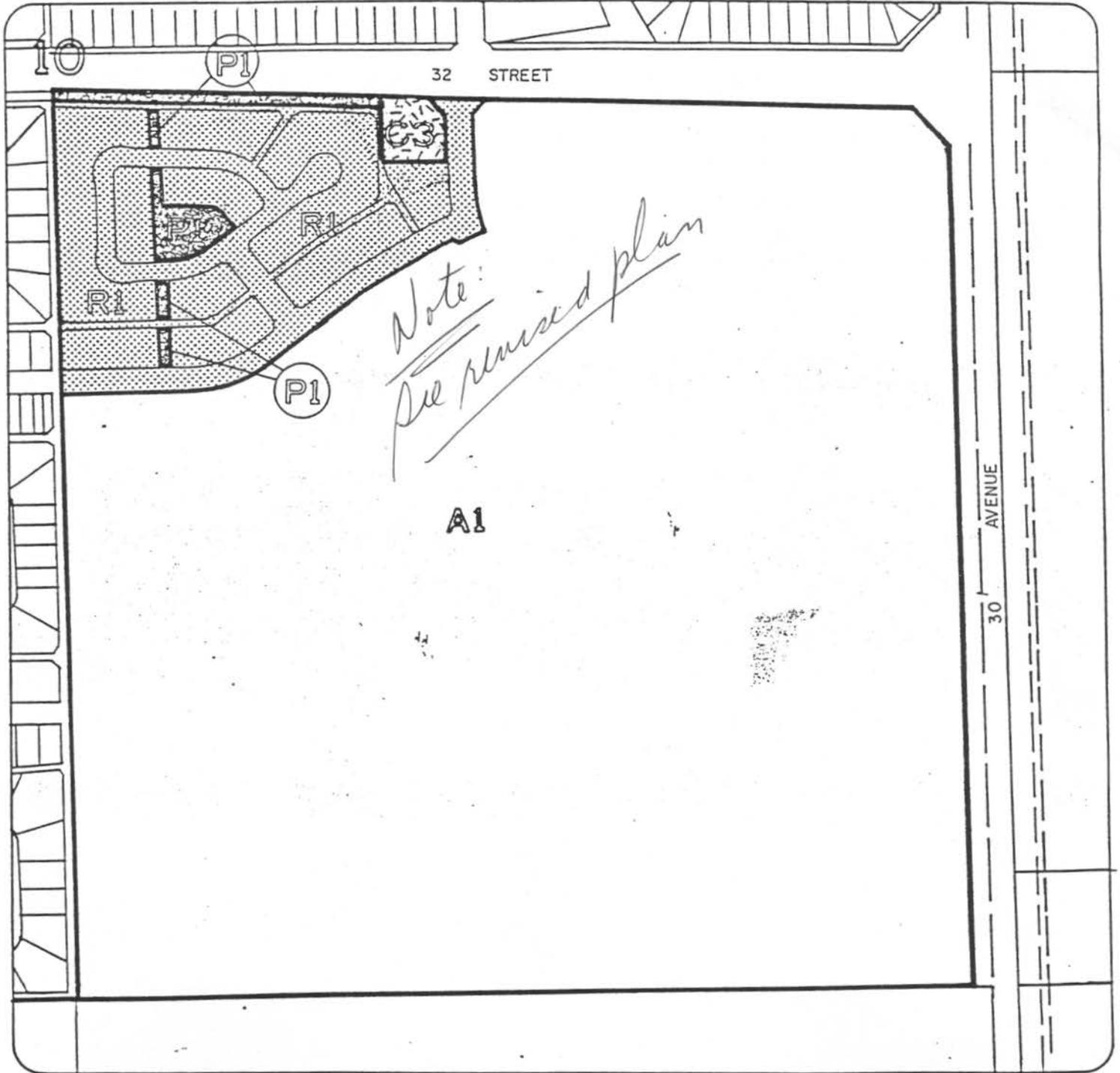
C. SEVCIK
City Clerk
CS/jt

Enc.

c.c. Senior Planner, D. Rouhi
Council & Committee Secretary - Wilma

City of Red Deer --- Land Use Bylaw
Land Use Districts

J6



Revisions :

MAP NO. 14/90
(BYLAW No. 2672/S-90)

Change from A1 to R1  , P1  ,
& C3 .

"PLAN"

1. The Council of The City of Red Deer propose to pass Bylaw 2672/S-90 being an amendment to the Land Use Bylaw of The City of Red Deer.

2. The purpose of the proposed amending Bylaw No. 2672/S-90 is to amend the land use classification of the property referred to in the above plan.

3. A copy of the proposed amending Bylaw may be inspected by the public at the office of the City Clerk, City Hall, Red Deer, between the hours of 8:00 o'clock in the forenoon and 4:30 o'clock in the afternoon Mondays to Fridays inclusive.

4. The Council of The City of Red Deer will hold a Public Hearing in the Council Chambers of City Hall, Red Deer, on Monday, the 20th day of August 1990 at 7:00 p.m., or as soon thereafter as Council may determine, for the purpose of hearing presentations for or against the proposed amending Bylaw.

5. Any person claiming to be affected by the proposed bylaw shall be heard. Any other interested party may be heard if Council agrees.

6. To ensure the Public Hearing is conducted in an orderly manner, each speaker shall be limited to a maximum of 10 minutes, exclusive of questions put to the speaker by Council. Speakers must direct their remarks to the advisability of the bylaw under consideration and should not repeat at length points made by other speakers.

7. No written representation or petition shall be heard by Council of The City of Red Deer unless:-

- (a) such representation or petition is filed with the City Clerk no later than 4:30 p.m. on the Monday prior to the date of the Public Hearing;
- (b) it contains the names and addresses of all persons making the representation, and
- (c) it states the names and addresses of all persons authorized to represent a group of persons or the public at large.

DATE OF FIRST PUBLICATION of this Notice: August 3, 1990.

DATE OF LAST PUBLICATION of this Notice: August 10, 1990.

C. SEVCIK, CITY CLERK

DATE	NO.	BY
49618	Aug. 3 & 10/90	

LAND USE BYLAW AMENDMENT

1. The Council of The City of Red Deer propose to pass Bylaw 2672/T-90 being an amendment to the Land Use Bylaw of The City of Red Deer.

2. The purpose of the proposed amending Bylaw No. 2672/T-90 is to amend the Land Use Bylaw as follows:

"(1) Clause 2.2.5.2(c)(IV) be deleted and that there will be substituted in its place and stead, the following

2.2.5.2(c)(IV) 'The number and location of proposed entrances and exits to and from the development shall be subject to approval by the Director of Engineering Services, pursuant to Section 92.1 of the City of Red Deer Traffic Bylaw No. 2800/82'."

3. A copy of the proposed amending Bylaw may be inspected by the public at the office of the City Clerk, City Hall, Red Deer, between the hours of 8:00 o'clock in the forenoon and 4:30 o'clock in the afternoon Mondays to Fridays inclusive.

4. The Council of The City of Red Deer will hold a Public Hearing in the Council Chambers of City Hall, Red Deer, on Monday, the 20th day of **August 1990** at 7:00 p.m., or as soon thereafter as Council may determine, for the purpose of hearing presentations for or against the proposed amending Bylaw.

5. Any person claiming to be affected by the proposed bylaw shall be heard. Any other interested party may be heard if Council agrees.

6. To ensure the Public Hearing is conducted in an orderly manner, each speaker shall be limited to a maximum of 10 minutes, exclusive of questions put to the speaker by Council. Speakers must direct their remarks to the advisability of the bylaw under consideration and should not repeat at length points made by other speakers.

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- (a) such representation or petition is filed with the City Clerk no later than 4:30 p.m. on the Monday prior to the date of the Public Hearing;
- (b) it contains the names and addresses of all persons making the representation, and
- (c) it states the names and addresses of all persons authorized to represent a group of persons or the public at large.

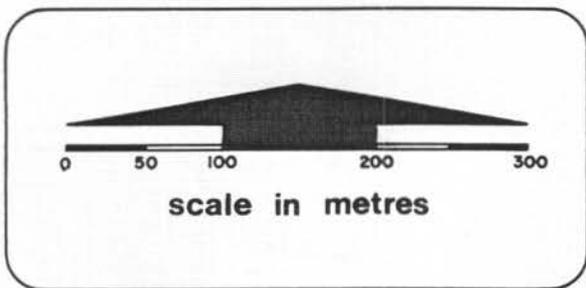
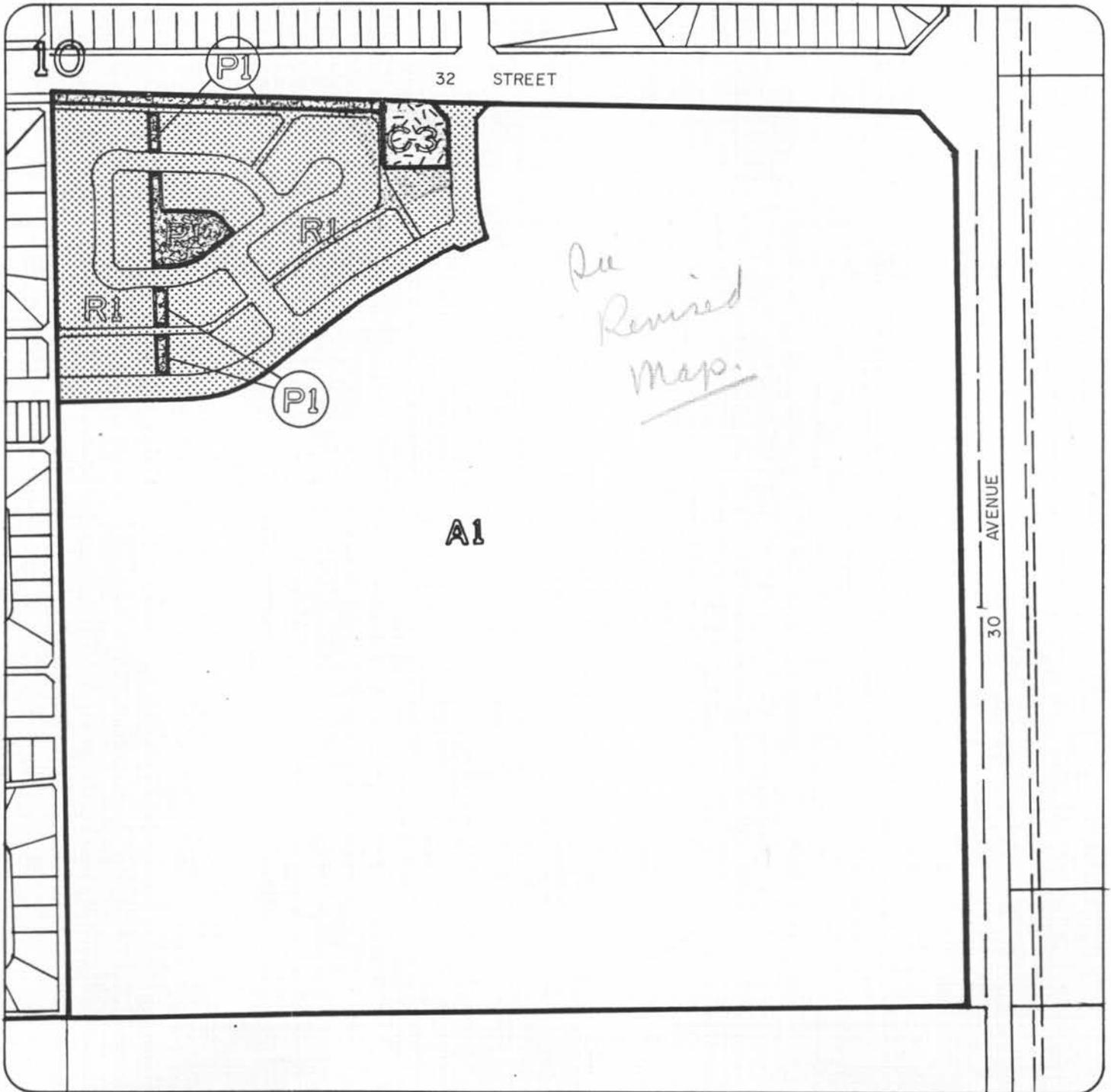
DATE OF FIRST PUBLICATION of this Notice: August 3, 1990.

DATE OF LAST PUBLICATION of this Notice: August 10, 1990.

C. SEVCIK, CITY CLERK

City of Red Deer --- Land Use Bylaw Land Use Districts

J6



Revisions :

MAP NO. 14/90
(BYLAW No. 2672 / S-90)

Change from A1 to R1 [stippled], P1 [cross-hatched],
& C3 [diagonal lines].

DATE: August 21, 1990
TO: Red Deer Regional Planning Commission
FROM: City Clerk
RE: LAND USE BYLAW AMENDMENTS 2672/S-90 AND 2672/T-90

Council of The City of Red Deer at its meeting held on Monday, August 20, 1990, gave second and third reading to the aforementioned Land Use Bylaw Amendments, a copy of which is enclosed herewith.

Bylaw 2672/S-90 pertains to the plan of subdivision for development of Phase 1 by Melcor Developments in Anders Park East creating 65 single-family lots and 1 commercial site.

Bylaw 2672/T-90 amends the Land Use Bylaw to clearly indicate that the Director of Engineering Services has jurisdiction to grant or deny vehicle access to the property under Bylaw 2800/82, and any appeal rests with City Council.

Trusting that you will find this satisfactory and that you will be sending us the revisions for inclusion in the office consolidation copy at your earliest convenience.



C. SEVCIK
City Clerk

CS/jt

Enc.

c.c. Director of Engineering Services
Bylaws & Inspections Manager
City Assessor
Director of Community Services
E. L. & P. Manager
Fire Chief

BYLAW 2672/S-90

Being a Bylaw to amend Bylaw 2672/80, the Land Use Bylaw of
The City of Red Deer.

COUNCIL OF THE CITY OF RED DEER IN THE PROVINCE OF ALBERTA
ENACTS AS FOLLOWS:

- (1) The "Use District Map" as referred to in Section 1.4 is hereby amended in accordance with the Use District Map No. 14/90, attached hereto and forming part of the Bylaw.
- (2) This Bylaw shall come into force upon the final passing hereof.

READ A FIRST TIME IN OPEN COUNCIL this 23 day of July A.D. 1990

READ A SECOND TIME IN OPEN COUNCIL this 20 day of August A.D. 1990

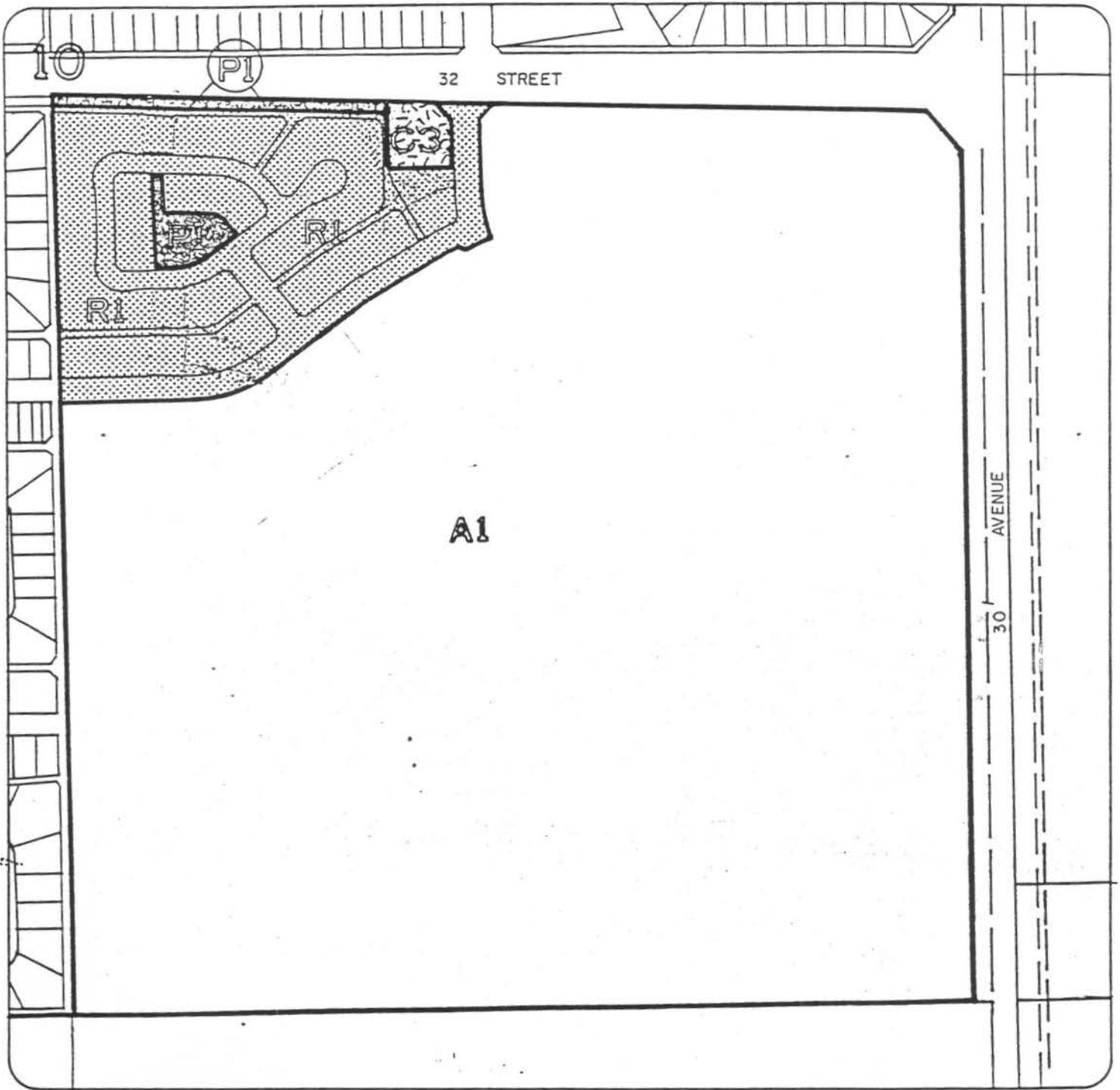
READ A THIRD TIME AND FINALLY PASSED IN OPEN COUNCIL this 20 day
of August A.D. 1990.

D/ 
MAYOR


CITY CLERK

City of Red Deer --- Land Use Bylaw
Land Use Districts

J6



Revisions :

MAP NO. 14/90
(BYLAW No. 2672 / S-90)

Change from **A1** to **R1** , **P1** ,
& **C3** .

BYLAW NO. 2672/T-90

BEING A BYLAW TO AMEND BYLAW NO. 2672/80, THE LAND USE BYLAW OF THE CITY OF RED DEER.

COUNCIL OF THE CITY OF RED DEER IN THE PROVINCE OF ALBERTA ENACTS AS FOLLOWS:

(1) Clause 2.2.5.2(c)(IV) be deleted and that there will be substituted in its place and stead, the following

2.2.5.2(c)(IV) "The number and location of proposed entrances and exits to and from the development shall be subject to approval by the Director of Engineering Services, pursuant to section 92.1 of the City of Red Deer Traffic Bylaw No.2800/82."

This Bylaw shall come into force upon the final passing thereof.

READ A FIRST TIME IN OPEN COUNCIL, this 23rd day of July A.D., 1990

READ A SECOND TIME IN OPEN COUNCIL, this 20 day of August A.D., 1990

READ A THIRD TIME AND FINALLY PASSED IN OPEN COUNCIL,
this 20 day of August A.D., 1990


01 MAYOR


CITY CLERK



THE CITY OF RED DEER

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-8195

City Clerk's Department 342-8132

August 21, 1990

Melcor Developments Ltd.
#400, 4808 Ross Street
RED DEER, Alberta
T4N 1X4

Attention: Mr. Fred Lebedoff

Dear Sir:

**RE: LAND USE BYLAW AMENDMENT 2672/S-90 - ANDERS PARK EAST
SOUTHEAST 1/4 OF 10-38-27-4**

Further to our letter of July 24, 1990 wherein we advised of a public hearing in regard to the aforementioned Land Use Bylaw Amendment, I wish to advise as follows:

At the Council meeting of Monday, August 20, 1990, Land Use Bylaw Amendment 2672/S-90 was given second and third reading by Council following the public hearing. Enclosed herewith is a copy of the aforementioned Bylaw Amendment as finally approved by Council.

I trust you will find same satisfactory. If you have any questions, please do not hesitate to contact the undersigned.

Sincerely,

C. SEVCIK
City Clerk
CS/jt
Enc.

c.c. Bylaws & Inspections Manager
Director of Community Services
Director of Engineering Services

City Assessor
E. L. & P. Manager
Senior Planner



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to discover!*

BYLAW 2672/S-90

Being a Bylaw to amend Bylaw 2672/80, the Land Use Bylaw of The City of Red Deer.

COUNCIL OF THE CITY OF RED DEER IN THE PROVINCE OF ALBERTA ENACTS AS FOLLOWS:

- (1) The "Use District Map" as referred to in Section 1.4 is hereby amended in accordance with the Use District Map No. 14/90, attached hereto and forming part of the Bylaw.
- (2) This Bylaw shall come into force upon the final passing hereof.

READ A FIRST TIME IN OPEN COUNCIL this 23 day of July A.D. 1990

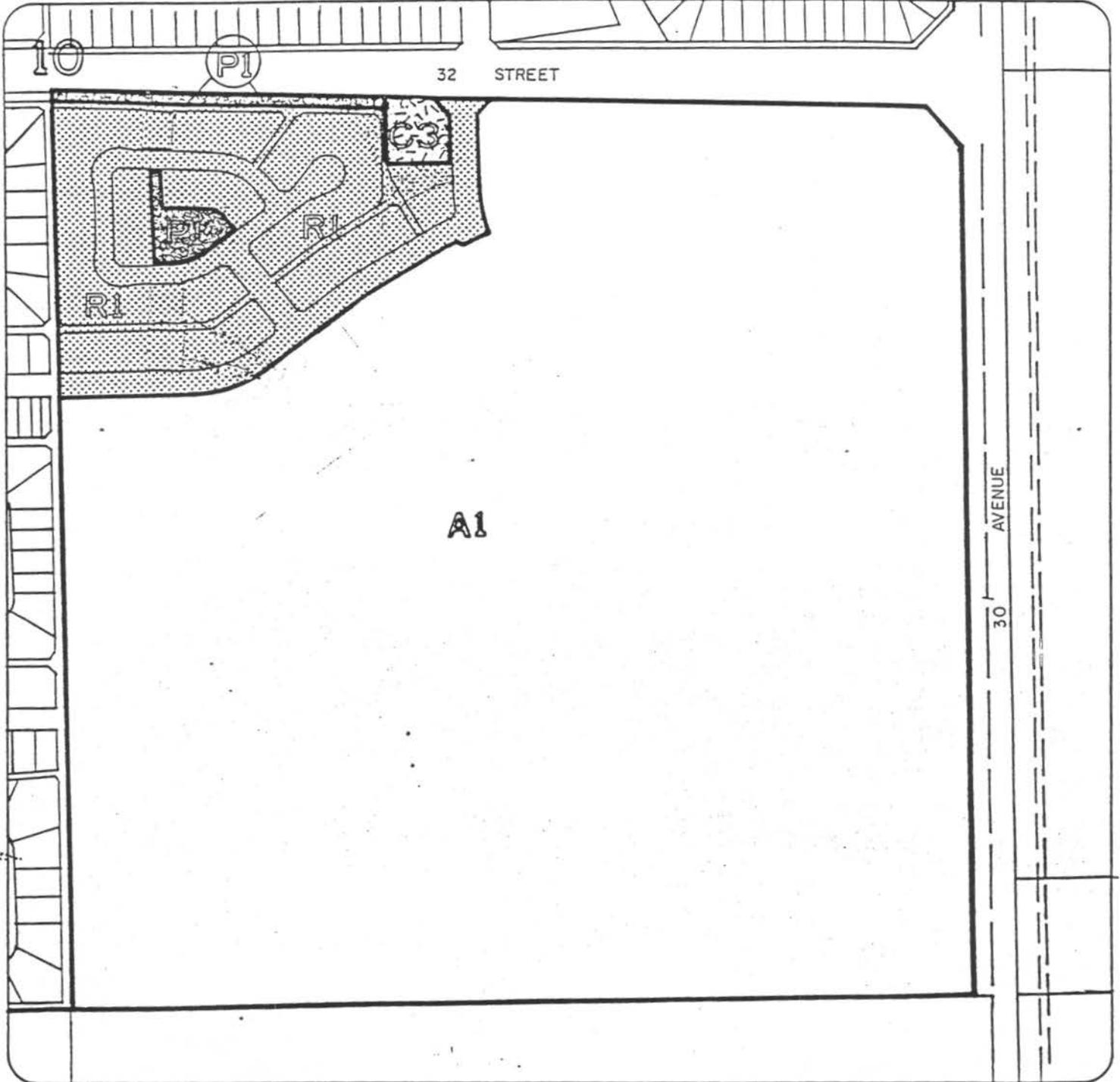
READ A SECOND TIME IN OPEN COUNCIL this 20 day of August A.D. 1990

READ A THIRD TIME AND FINALLY PASSED IN OPEN COUNCIL this 20 day of August A.D. 1990.

D/ 
MAYOR


CITY CLERK

Land Use Districts



Revisions :

MAP NO. 14/90
(BYLAW No. 2672/S-90)

Change from A1 to R1 , P1 ,
& C3 .



scale in metres

REPORTS

NO. 1

RED DEER
 ECONOMIC DEVELOPMENT BOARD
 P.O. BOX 5008
 RED DEER, ALBERTA
 T4N 3T4

August 7, 1990

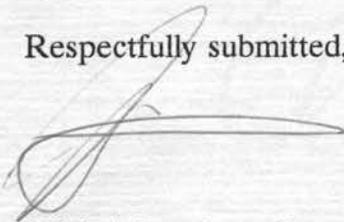
Mayor and Members of Council
 The City of Red Deer
 Red Deer, Alberta

Dear Mayor McGhee and Members of Council:

RE: REVISION OF ECONOMIC DEVELOPMENT BOARD MANDATE

At their May meeting, the Economic Development Board agreed that their mandate should be reviewed. As a result the Mandate Review Sub-committee recommended some changes to the Economic Development Bylaw (attached). The Board approved these changes and we are now asking for City Council's endorsement.

Respectfully submitted,



Michel Dandurand
 Chairman
 ECONOMIC DEVELOPMENT BOARD

/mm

Commissioners' Comments

We would concur with the recommendation of the Economic Development Board that the Bylaw be amended as outlined with the exception of Clause 3.(b)(v) where the Board is recommending representation from "boards, associations, or organizations which have a direct impact on economic development in the City of Red Deer". We believe that this is too vague and would make it extremely difficult when the City Clerk advertises for nominations for various committees. We have no objections to what the Board is trying to achieve, but would recommend that they provide a specific list of the boards, associations and organizations that they feel might be eligible and from which Council can make the selection of representatives. When such a list is



RED DEER

a delight to discover!

received, Council can decide whether or not the list should be incorporated in the bylaw along with the other amendments.

"R.J. MCGHEE"
Mayor

"M.C. DAY"
City Commissioner

OFFICE CONSOLIDATION
BYLAW NO. 2874/85
ECONOMIC DEVELOPMENT BYLAW

Recommended Changes

BYLAW NO. 2874/85

Being a By-law of the City of Red Deer
to establish an Economic Development Board

THE MUNICIPAL COUNCIL OF THE CITY OF RED DEER IN THE PROVINCE OF
ALBERTA, DULY ASSEMBLED, ENACTS AS FOLLOWS:

SHORT TITLE

- 1. This Bylaw may be cited as the "Economic Development Bylaw".

DEFINITIONS

- 2. In this Bylaw, unless the context otherwise requires:
 - (a) "Board" means the Economic Development Board appointed by Council under this bylaw.
 - (b) "City" means the City of Red Deer, in the Province of Alberta.
 - (c) "Council" means the Municipal Council of the City, elected pursuant to the provisions of the Municipal Elections Act.
 - (d) "Representative of Business & Industry" means a person who is either an owner or an employee of a business or an industry within the limits of the City.
 - (e) "Member" means a member of the Board.

BOARD

- 3. (a) An Economic Development Board in and for the City of Red Deer, known as "The Red Deer Economic Development Board", is hereby established.
- (b) The Board shall consist of the following members to be appointed by the Council of the City of Red Deer, and shall include:
 - (i) The Mayor as ex officio member
 - (ii) A representative of Council, or an alternate
 - (iii) Two representatives of the Red Deer Chamber of Commerce
 - (iv) A county representative or an alternate, to be appointed by the County of Red Deer No. 23
 - (v) A representative of the Red Deer Labour Council, or an alternate, and
 - (vi) Six or more representatives of business and industry.

- (iii) One representative of the Red Deer Chamber of Commerce
- (v) Four or more representatives from boards, associations, or organizations, which have a direct impact on economic development of The City of Red Deer
- (vi) Four citizens-at-large from business, labour and industry.

Recommended Changes

-2-

(c) The Chairman of the Board shall be one of the representatives of business and industry elected by the Board at its meeting next following the statutory meeting of Council who shall hold office for a term of two years.

APPOINTMENT OF MEMBERS

4. (a) Representatives of business and industry shall be appointed as follows:
- (i) One-half of the representatives or such number as Council may decide for a term expiring at the statutory meeting of Council in October 1986, and thereafter all appointments for terms of two years, and
 - (ii) One-half of the representatives or such number as Council may decide for a term expiring at the statutory meeting of Council in October 1987, and thereafter all appointments for terms of two years.
 - (iii) A retiring member shall be eligible for re-appointment but no member shall hold office for a term to exceed four (4) consecutive years. Retiring members are eligible for re-appointment after a one year absence from the Board.
- (b) All other members shall be appointed annually at the statutory meeting of Council held in October of each year.
- (c) The City Commissioner and the City Economic Development Director shall be technical advisors to the Board, without voting rights.
- (d) The Board may, as required, call upon the expertise of external specialists, to provide information, assistance or guidance on specific issues. In any event, the external specialists shall not have the right to vote on any matters.

TERMS OF OFFICE

5. All members shall remain in office until their respective successors are appointed by the Council of the City of Red Deer.

(c) The Chairman of the Board shall be one of the representatives described in section 3, sub-section (b), articles (v) and (vi).

- (a) Those representing groups described in section 3, sub-section (b), articles (iii), (v) and (vi) shall be appointed as follows:
- (i) Representative of section 3, sub-section (b), article (iii); three representatives from section 3, sub-section (b), article (v); and one representative from section 3, subsection (b), article (vi) or such number as Council may decide for a term expiring at the statutory meeting of Council in October 1992, and thereafter for terms of two years.
 - (ii) Three representatives of section 3, subsection (b), article (v); and one representative of section 3, sub-section (b), article (vi) or such number as Council may decide for a term expiring at the statutory meeting of Council in October 1993, and thereafter all appointments for terms of two years.

Recommended Changes

-3-

6. Should a vacancy on the Board occur at any time other than the expiration of the term for which that person is appointed, the person appointed by Council to fill such a vacancy shall hold office for the remainder of the term concerned. If the person assuming the unexpired term of a retiring Board member serves more than 50 per cent of such members term, he/she would be eligible for one more two year term, if he/she serve less than 50 percent of the unexpired term of such member, he/she would be eligible for two more two year terms.
7. Every voting member of the Board, who shall be absent from three (3) consecutive meetings of the Board shall, unless such absence be caused by illness or authorized by resolution of the Board recorded in its minutes, shall cease to be a member, and any appointment to replace such a vacancy shall be for the remainder of the term of the vacancy so created. Any member forfeiting his/her office may be eligible for re-appointment in the future, but shall not be eligible for re-appointment for the unexpired portion of the term so forfeited.
8. Any member of the Board may resign at any time upon sending written notice to the City Clerk of the City of Red Deer to that effect, and any member of the Board may be removed from office by Council of the City of Red Deer.

MEETINGS

9. The Mayor shall fix the date upon which the first meeting of the Board shall be held.
10. The Board shall hold in each year, such meetings as may be determined by the Board.
11. Special meetings may be called on 24 hours notice by the Chairman or at the request of any five (5) voting members of the Board.

QUORUM AND VOTING

12. A majority of the voting members shall constitute a quorum.
13. All members shall vote on any matter before the Board unless a conflict of interest is declared. In the event of a tie vote, the resolution shall be deemed defeated. In the absence of the Chairman, an acting Chairman shall be elected from amongst the representatives of business and industry.

BOARD POWERS

14. The Board may appoint an executive committee to deal with any special phase or matter coming within its scope as defined by the Board.

Recommended Changes

- 15. When requested, the Board shall advise Council on all policy matters relating to the development of new industry and the expansion of existing industry, and , without limiting the generality of the foregoing, such matters shall include the location of industrial and commerce sites, the provision of utilities and services, industrial and commercial land sales policies, land use classifications, the Economic Development Department budget, and such other matters as Council or the Economic Development Department may refer to the Board for its consideration and recommendation.
- 16. Overall objectives of the Board shall be to improve the level of expertise in the City to more effectively deal with Economic Development matters.
- 17. The Board shall co-operate with public and private agencies and any civic organizations to ensure the most beneficial and effective use may be made of all industrial, and commercial facilities. The Board shall hear and consider representations from any body of citizens; or may initiate analysis on any matter relating to industrial and commercial development and where necessary shall make recommendations to the City Council thereon.
- 18. The Board shall assist in promotional activities to attract industry and commerce to the City and shall refer all enquiries, applications and proposals regarding potential industries and commerce to the Economic Development Department for appropriate action, and when necessary, make recommendations to Council thereon.
- 19. The Board shall, once in each year, arrange and conduct a banquet to recognize and honor those new businesses and industries which have been established within the City within the previous calendar year.
- 20. Neither the Board nor any member thereof shall have any power to pledge the credit of the City of Red Deer in connection with any matters whatsoever, nor shall the Board nor any members thereof have any power to authorize any expenditures to be charged against the City of Red Deer, without prior approval by Council of the City of Red Deer.
- 21. All Board members shall be able to submit items or a notice of motion, to be placed on the agenda of a regular meeting of the Board, by submitting such items or notice of motion to the Economic Development Department no later than ten (10) days prior to the scheduled meeting.

15. Delete: "When requested"

Change: "Commerce to commercial"

- 16. The overall objectives of the Board, consistent with Council's recognition of the primary importance of the economic development of the City, is to more effectively deal with economic development matters.
- 18. The Board shall encourage and assist in promotional activities to attract industry and commerce to the City and shall refer all inquiries, applications and proposals regarding potential industries and commerce to the Economic Development Department for appropriate action, and monitor recommendations to Council thereon.
- 21. All Board members shall be expected to submit items or a notice of motion, to be placed on the agenda of a regular meeting of the Board, by submitting such items of notice of motion to the Economic Development Department no later than ten (10) days prior to the scheduled meeting.

Recommended Changes

MINUTES

- 22. The Board shall ensure that a minute book is kept, and that minutes of regular and special meetings of the Board are recorded therein by the Secretary or Secretary protem, as delegated by the City Clerk. Copies of all minutes shall be filed with the City Clerk.
- 23. Bylaw No. 2253 and all amendments thereto are hereby repealed.

READ A FIRST TIME IN OPEN COUNCIL this 30 day of September A.D., 1985.

READ A SECOND TIME IN OPEN COUNCIL this 30 day of September A.D., 1985.

READ A THIRD TIME IN OPEN COUNCIL AND FINALLY PASSED this 30 day of September A.D., 1985.

MAYOR



CITY CLERK



DATE: August 21, 1990
TO: Economic Development Board
FROM: City Clerk
RE: REVISION OF ECONOMIC DEVELOPMENT BOARD MANDATE

The changes recommended to the Economic Development Board Bylaw received consideration at the Council meeting of August 20, 1990, and at which meeting Council passed the following motion.

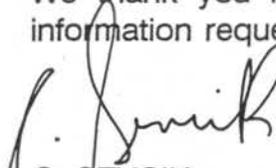
"RESOLVED that Council of The City of Red Deer having considered report from the Economic Development Board dated August 7, 1990, re: Revisions of the Economic Development Board Mandate hereby agrees as follows:

1. that the proposed revisions to the Economic Development Board Bylaw be approved in principle subject to the Economic Development Board providing Council with a specific list of the Boards, Associations, and Organizations that might be eligible to have representation on the Economic Development Board relative to proposed revision 3. (b) (v).
2. that the appropriate bylaw amendment be drafted for Council's consideration.

and as presented to Council August 20, 1990."

In accordance with Council's decision, we would request that the Board provide us with a specific list as noted in the above resolution. Upon receipt of such list, the matter will be resubmitted to Council for a decision as to whether same is to be incorporated in the Bylaw along with the other amendments.

We thank you for your interest in this matter and look forward to the additional information requested.



C. SEVCIK

City Clerk

CS/jt

c.c. City Commissioner
Economic Development Manager

City Solicitor

DATE: August 10, 1990

FILE NO.

TO: City Clerk

FROM: Bylaws and Inspections Manager

RE: CAT BYLAW

Could you arrange to have the following placed before Council for their consideration?

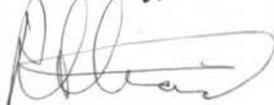
During the 1990 budget deliberations, Council approved the sum of \$8000 for cat control. As of August 8, 1990, we have not been able to respond to further requests for cat traps, as that account has been fully expended. A breakdown of expenses for this account are as follows:

May	-	Regular Time	-	\$1820
		Overtime	-	\$1132
		Euthanization	-	<u>\$ 190</u>
				\$3142
June	-	Regular Time	-	\$1140
		Overtime	-	\$ 495
		Euthanization	-	<u>\$ 440</u>
				\$2075
July	-	Regular Time	-	\$ 670
		Overtime	-	\$ 742
		Euthanization	-	<u>\$ 660</u>
				\$2072
				\$7289
Purchase Traps	-			<u>\$ 750</u>
TOTAL	-			\$7929

There were a total of 20 tickets, for a value of \$800, issued. 157 cats were trapped and 29 were claimed.

Submitted for Council information.

Yours truly,



R. Strader
Bylaws and Inspections Manager
BUILDING INSPECTION DEPARTMENT

RS/vs

Commissioners' Comments

As can be seen the Cat Control Program has been an effective and humane method of control. We would recommend that Council approve an overexpenditure of \$6,000 to the 1990 Cat Control Budget which should take us into October of this year. As Council will recall traps cannot be released when the temperature is below zero degrees celsius so we assume control in November and December would be unlikely.

"R.J. MCGHEE"
Mayor

I cannot recommend any further expenditures relative to the 1990 Cat Control Program.

"M.C. DAY"
City Commissioner

DATE: August 21, 1990
TO: Bylaws & Inspections Manager
FROM: City Clerk
RE: THE CAT BYLAW

Your report dated August 10, 1990 advising as to the depletion of funds for cat control, was considered at the Council meeting of August 20, 1990.

At the above noted meeting, Council passed the following motion authorizing an additional overexpenditure to the 1990 Cat Control Budget.

"RESOLVED that Council of The City of Red Deer having considered report from the Bylaws & Inspections Manager dated August 10, 1990, re: Cat Bylaw hereby authorizes an overexpenditure of \$6,000.00 to the 1990 Cat Control Budget and as presented to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and appropriate action.

Trusting you will find this satisfactory.



G. SEVCIK
City Clerk

CS/jt

c.c. Director of Financial Services

NO. 3

DATE: August 3, 1990
TO: City Clerk
FROM: City Assessor
RE: PT. LOT R3, PLAN 772-2780
MOBILE HOME SUBDIVISION (FEE SIMPLE/TRAILER PARK)

City administration received requests from the public regarding a site for mobile home development. A report was prepared and presented to City Council on May 14, 1990. Council, at the May 14, 1990, meeting, passed the following resolution:

"RESOLVED that Council of The City of Red Deer, having considered report dated May 8, 1990, from the City Assessor re: Part of Lot R-3, Block 9, Plan 772-2780, hereby approves advertising for proposals to develop the 2.50± acre site as cross-hatched on the map presented to Council May 14, 1990, for mobile home lots (zoned R4) subject to the following conditions:

1. Unserviced land value determined by an inhouse appraisal indicates an estimated value at \$21,000/acre.
2. Developer to be responsible to pay for all offsite, area contribution, onsite levies as determined by the Director of Engineering.
3. Developer to be responsible to pay for any and all legal survey and legal fees and advertising fees in the disposal, subdivision and rezoning process.
4. Development to be subject to Parks Planner's comments dated April 30, 1990.
5. Standard land sale policies as they apply to release of land transfers and completion of project to apply, with all other conditions of development to be satisfactory to the Director of Finance.
6. Agreements satisfactory to City Solicitor."

City Clerk
Page 2
August 3, 1990

Density

The accepted development proposal will determine this factor (i.e., Fee Simple/Trailer Park)

Setback requirements, etc., to be determined in accordance with the Land Use Bylaw. Contact Bylaws and Development Manager.

Minimum Floor Area Per Unit
Minimum Front Yard
Minimum Side Yard
Minimum Rear Yard
Parking
Landscaping

Accepted submissions must be approved by City Council and the Municipal Planning Commission.

The site is also subject to zoning approval from P-1 (Parks) to R-4 (Mobile Homes) in accordance with the Municipal Government Act.

Purchase Price

\$21,000/acre **NOT INCLUDING** levies for servicing with gas, power, telephone, community video, water, sanitary sewer, storm sewer for internal onsite servicing, utility service connection fees, offsite servicing fees, area contributions, legal survey fees, legal fees for zoning and disposal of reserve. These fees are to be determined by the Director of Engineering.

Terms

\$1,000 fee for 90-day option from the date of Council approval.
One-third purchase price on exercising option to purchase, less option fee.
One-third purchase price within four months of exercising option.
Balance within eight months of exercising option.

City Clerk
Page 3
August 3, 1990

Submissions should include four copies of a site plan indicating the following:

- a) Size and location of proposed structure
- b) Access to parking areas
- c) Landscaping
- d) Parking
- e) Garbage pick-up points and screening
- f) Fencing
- g) Drainage - surface
- h) Location of proposed services (sanitary sewer, water, etc.)

The two existing playgrounds would require relocation to one site with all apparatus consolidated in one area, and a portion of the existing trail would also require alignment.

The existing spruce and willow trees on the west side of the proposed development should be protected as a condition of development or these trees retained within the balance of the municipal reserve.

An advertisement was then placed in the Red Deer Advocate, outlining the terms to be complied with and requesting submissions be presented to City administration by July 12, 1990, and subject to City Council approval, Municipal Planning Commission approval and zoning and disposition of reserve approval.

Two submissions were received by the due date, one from Chiles Homes Ltd. representing the mobile home dealers in Red Deer, and the other from a law firm representing Mustang Acres (A Division of Big Mountain Developments Ltd.)

The two submissions are outlined as follows:

1. Chiles Homes Ltd.

Requests for submissions outlined an area of approximately 2.42± acres with a proposed development outline included within the boundaries. The submission as received from Chiles (a copy attached and indicated as Appendix "A") is enclosed and asks for an additional area and referred to on said Appendix "A" as "additional lands required" in the amount of approximately 0.7 acres, thereby

City Clerk
Page 4
August 3, 1990

allowing for a 22 lot development rather than a 16 lot development. This development would be for a fee simple development of lots, and the additional area required is to allow for recovery of capital expenditures for the installation of sanitary and storm and all other services required for the site. The submission indicates that all other terms of the proposal can be met, and would be met, should the submission from this group be accepted by Council.

2. Submission from Blaine Alan Adair, Barrister and Solicitor, for their client, Mustang Acres (a Division of Big Mountain Developments Ltd.)

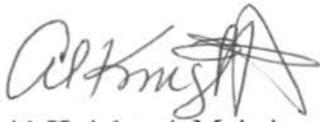
This submission is an extension to the existing Mustang Acres Mobile Home Park for spaces of rental units and is proposed to be consolidated with the existing mobile home park. The submission complies to and/or exceeds with all requirements of the request for proposals and also includes an offer of \$22,000 per acre for the area in question, subject to finalization of area by survey.

The two submissions, as received, were circulated to all departments having input into the development and sale of this property. Comments have been received from all of the departments, and from the perspective of the Engineers and E. L. & P., have no objections to either proposal submitted, subject to the successful bidder contacting the departments for terms of power installation, service extensions, maintenance, increased park development, etc. The Director of Community Services and the Parks Manager are quite adamant that the Chiles proposal is not acceptable due to the additional area required and the disposition of additional R-4 land not being within the terms of reference of the initial proposal. Therefore, they have strongly recommended that the Mustang Acre submission be accepted, subject to the following conditions:

1. That no tree clearing or filling take place in the area south of the proposed property line;
2. That the existing spruce and willow trees along the proposed west property line be retained;
3. That the existing gravel trails within the additional area be relocated along the proposed new property lines at the developer's cost;
4. That the playground apparatus, located within the additional area, be relocated and consolidated with other playground apparatus on the site, at the developer's cost.

City Clerk
Page 5
August 3, 1990

In conclusion, City administration respectfully request that Council pass a resolution to offer the above-noted property to the Mustang Acre proposal at a 90-day option for \$1,000.00, which has been placed on deposit, subject to complying with all of the comments as contained within the report and to their agreeing to develop the site as outlined in their proposal which, in some instances exceeds the requirements of the original submission.



Al Knight, A.M.A.A.
City Assessor

AK/ngl

Enc.

c.c. Director of Finance
Director of Engineering
Director of Community Services
E. L. & P. Manager
Red Deer Regional Planning Commission

Commissioners' Comments

We would concur with the recommendation of the City Assessor. If Council approves this request, then 3rd reading can be given to Land Use Bylaw Amendment 2672/P-90 which would rezone this property from P1 to R4 designation, to allow for this development.

"R.J. MCGHEE"
Mayor

"M.C. DAY"
City Commissioner

70 STREET

63 AVENUE

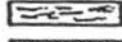
LOT R-3
BLK. 9
PLAN 772-2780

SAN SEWER TREE CLEARANCE

MUSTANG ACRES

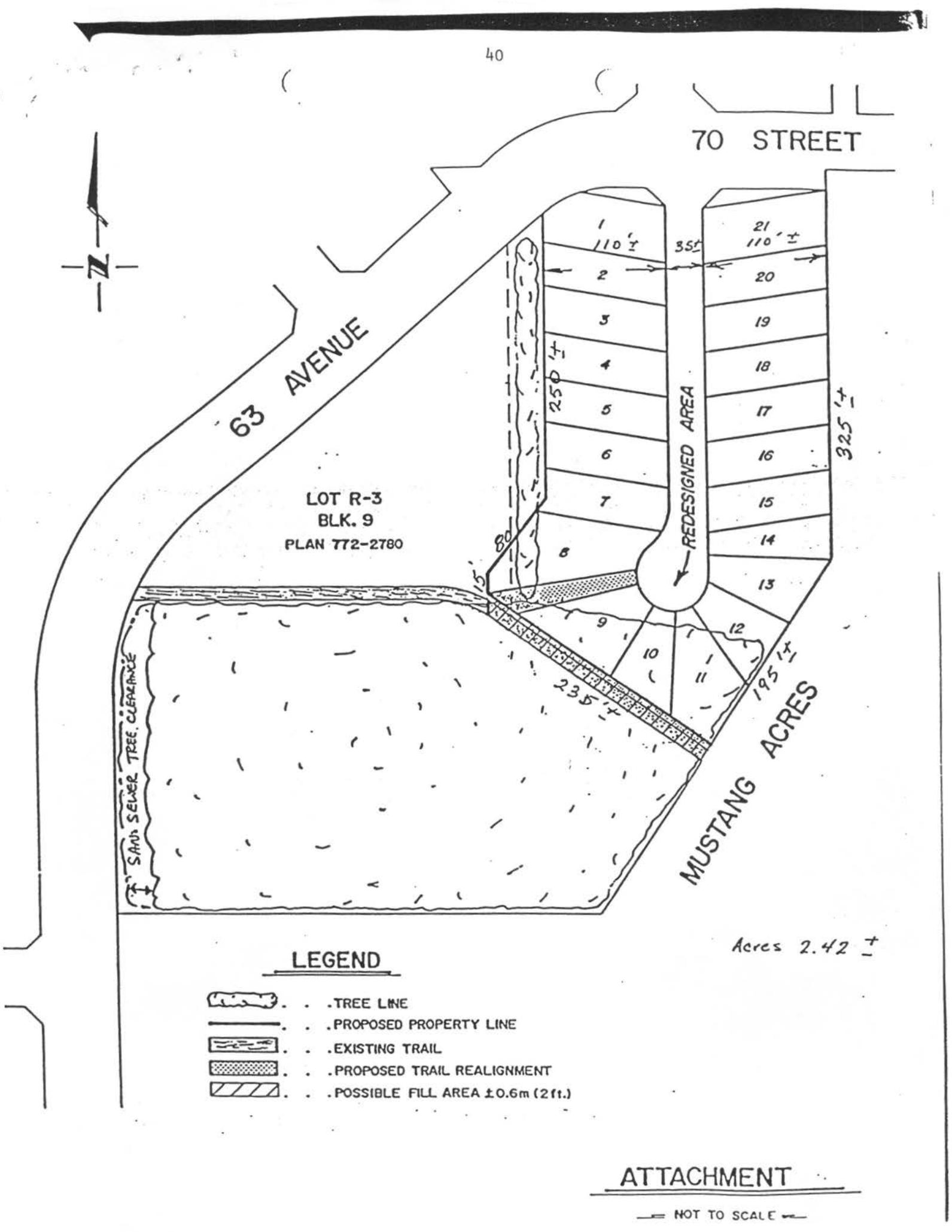
Acres 2.42 ±

LEGEND

-  . . . TREE LINE
-  . . . PROPOSED PROPERTY LINE
-  . . . EXISTING TRAIL
-  . . . PROPOSED TRAIL REALIGNMENT
-  . . . POSSIBLE FILL AREA ±0.6m (2ft.)

ATTACHMENT

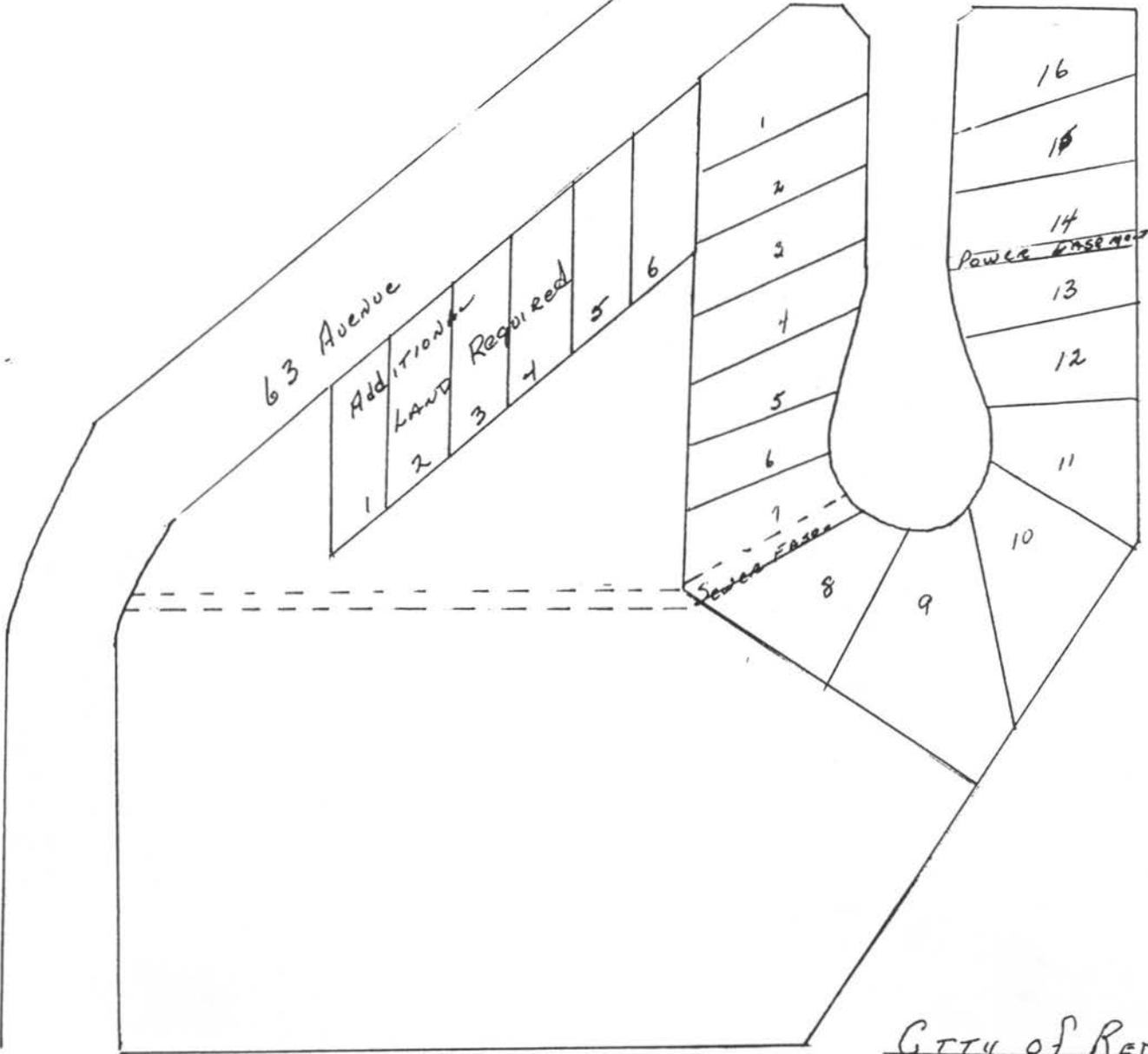
NOT TO SCALE



APPENDIX "A"
ATTACHED TO
CHILES SUBMISSION

GRAY DRIVE

70 STREET



CITY of Red Deer

PT of Lot R-3 PLAN 772-2780

1" = 100'

DATE: July 11, 1990
TO: Red Deer Regional Planning Commission
FROM: Assistant City Clerk
RE: LAND USE BYLAW AMENDMENT 2672/P-90

Council of The City of Red Deer at its meeting held Monday, July 9, 1990, gave second reading only to the aforementioned Land Use Bylaw Amendment, following a Public Hearing.

Bylaw 2672/P-90 pertains to the redesignation of a portion of Lot 3, Block R, Plan 772-2780 from P1 to R4 designation, to allow for the development of mobile home lots (one hectare of land more or less).

Third reading of this bylaw was withheld pending the receipt of proposals for a mobile home site on this land.

By way of a copy of this memo, I would request the City Assessor that once proposals for the mobile home park have been received, a report be presented back to Council for consideration.

Trusting you will find this satisfactory.



K. KLOSS
Assistant City Clerk

KK/jt

c.c. City Assessor
Director of Financial Services
Director of Engineering Services
Director of Community Services
Bylaws & Inspections Manager
E. L. & P. Manager
Fire Chief

City Clerk

August 21, 1990

Mr. Brian Allan Adair, LLB
Barrister and Solicitor
2nd Floor, 4909 - 48 Street
RED DEER, Alberta
T4N 1S8

COPY

Dear Mr. Adair:

RE: TENDER FOR PURCHASE OF PT. LOT R-3, BLOCK 9, PLAN 772-2780
MUSTANG ACRES (A DIV. OF BIG MOUNTAIN DEVELOPMENTS LTD.)

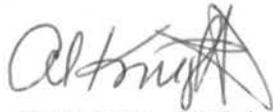
City Council passed, at their August 20, 1990, Council Meeting, a resolution to sell a portion of the above-noted property to Mustang Acres c/o Brian Allan Adair, LLB, solicitor representing the clients, subject to all terms as contained and outlined in the reports as presented to Council (copies attached) and as per your submission to City Council in the amount of \$22,000 per acre, area subject to finalization by survey.

City administration are now in a position to proceed with preparation of an agreement that would outline the terms and conditions of sale and allow you to enter into an option period of ninety days. Please advise as to your client's wishes. On confirmation of proceeding with this project, we would then prepare the necessary option documents, etc., and on signing same, deposit the \$1,000 cheque that is in the City's possession and proceed accordingly.

Mr. Brian Allan Adair
Page 2
August 21, 1990

We would trust that a response be forthcoming by August 31, 1990, or we will assume that the above transaction will not proceed, and we will close our file in this regard.

Sincerely,

A handwritten signature in dark ink, appearing to read "Al Knight", with a large, stylized flourish at the end.

Al Knight, A.M.A.A.
Land Administrator

AK/ngl

Enc.

c.c. City Engineer
Director of Community Services
City Clerk

DATE: August 21, 1990
TO: City Assessor
FROM: City Clerk
RE: PART OF LOT R3, PLAN 772-2780 - MOBILE HOME SUBDIVISION

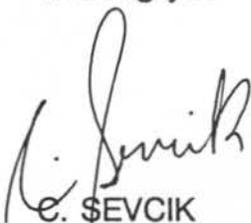
Your report dated August 3, 1990 pertaining to the proposals received for the development of the above referred site received consideration at the Council meeting of August 20, 1990.

Council, at its meeting referred to above, passed the following motion in accordance with your recommendations.

"RESOLVED that Council of The City of Red Deer having considered report from the City Assessor dated August 3, 1990, re: portion Lot R3, Plan 772-2780 - Mobile Home Subdivision (Fee Simple/Trailer Park) hereby agrees to accept the submission from Brian Alan Adair, Barrister and Solicitor for their client, Mustang Acres (a Division of Big Mountain Developments Ltd.), for the above mobile home subdivision, subject to complying with all the comments and conditions outlined in the above noted report from the City Assessor and as recommended to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and appropriate action. I trust that you will notify all those who made submissions of Council's decision, and that you will pursue this matter further with the successful bidder and ensure that appropriate contract documents are prepared and executed by all parties.

Trusting you will find this satisfactory.



C. SEVCIK
City Clerk
CS/jt

c.c. Director of Financial Services
Director of Engineering Services
Director of Community Services

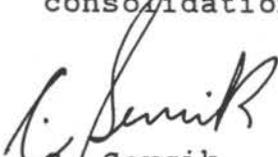
E. L. & P. Manager
Bylaws & Inspections Manager
Red Deer Regional Planning Commission

DATE: August 21, 1990
TO: Red Deer Regional Planning Commission
FROM: City Clerk
RE: LAND USE BYLAW AMENDMENT 2672/P-90

Council of The City of Red Deer at its meeting held on Monday, August 20, 1990, gave third reading to the aforementioned Land Use Bylaw Amendment, a copy of which is enclosed herewith.

Bylaw 2672/P-90 pertains to the redesignation of a part of Lot R3, Block 9, Plan 772-2780 from P1 to R4 designation to allow for the proposed mobile home park development.

Trusting you will find this satisfactory and that you will be sending us a revised sheet for inclusion in the office consolidation copy at your earliest convenience.


C. Sevcik
City Clerk

CS/ds

Encl.

c.c. Dir. of Engineering Services
Dir. of Community Services
City Assessor
Bylaws & Inspections Manager
E.L. & P. Manager

NO. 4

DATE: August 9, 1990

TO: Mayor and Members of Council

FROM: Economic Development Board

RE: LISTINGS OF INDUSTRIAL AND COMMERCIAL CITY OWNED LAND
BY RED DEER REALTORS

Council will recall that in June 1989, Council agreed with a recommendation from the Economic Development Board that all industrial and commercial land, owned by the City, be listed on an exclusive basis with the real estate firm of Weddell, Mehling, Pander and Associates. This decision was made after the Board asked for proposals from those realtors interested in representing City land. The listing was for a 12 month period, which expired June 30, 1990.

Over the past 30 days, a subcommittee of the Economic Development Board has met on several occasions to review the performance of the City's real estate agent, and make recommendations for the future.

The attached letter from Weddell, Mehling, Pander and Associates Realty Ltd., outlines the firm's activities over the past 12 months. It also itemizes those parcels which were sold, those which presently are under option, and those deals which did not proceed. The bulk of the activity occurred during the first eight months of the agreement. As is indicated in the letter, high interest rates, which began to have an effect this spring, had a significant adverse effect on land sales. A demand for land would appear to exist, but high interest rates have caused delays in private sector decisions with respect to expansion. In total, approximately nine acres of industrial and commercial land were marketed during the 12 month period. In the previous 12 months, during which the City agreed to pay a commission to any realtor submitting a deal, on an open listing policy, 21.4 acres of land were marketed. While the period July 1, 1988 to June 30, 1989 produced much higher real estate sales, it should be pointed out that deals such as the Deer Park commercial site, consisting of five acres, were included in those sales. It is perhaps unfair to compare one year against another, without developing more extensive data. Prior to July 1, 1988, and reviewing the period as far back as July 1, 1985, it would appear that land sales averaged approximately 10 acres per year. Prior to that, when extensive development was occurring in the Red Deer area, land sales were much higher, averaging 30 to 35 acres per year.

2/...

Mayor and Members of Council
Page 2
August 9, 1990

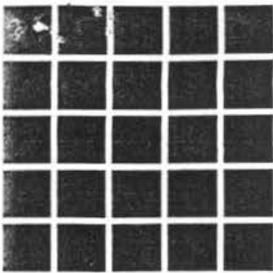
RECOMMENDATIONS

The Committee reviewed the dates of the agreement, paying particular attention to expiration on June 30. It was felt that the agreement should correspond with the calendar year, as the spring and summer was often the busiest time for real estate sales. The Committee therefore recommends that the agreement with Weddell, Mehling, Pander and Associates Realty Ltd., be extended to December 31, 1990. During this time, it is the Committee's intention to not only meet with Weddell, Mehling, Pander, to again review their marketing plans, particularly outside of the boundaries of Red Deer, but to meet with other realty companies that have expressed an interest in representing the land. It would be the Committee's intention to make a recommendation to City Council prior to December 31, 1990 with respect to future representation of City owned industrial and commercial land, and an ongoing marketing/sales strategy.

Red Deer Economic Development Board
Commercial Real Estate Subcommittee

AVS/bw

Att.



June 12, 1990

The City of Red Deer
Economic Development Department
Box 5008
RED DEER, Alberta
T4N 3T4



ATTENTION: MR. ALLAN SCOTT

Dear Mr. Scott

RE: THE CITY OF RED DEER - LAND SALES LISTING

In June of last year, the City of Red Deer entered into a one year contractual agreement with **WEDDELL MEHLING PANDER & ASSOCIATES REALTY LTD.** to market various city lands.

Over the past twelve months, our firm has worked jointly with the Economic Development Department in achieving what we consider to be an excellent response to the marketing plan. The co-operation from all City Departments has been excellent and has given us a better understanding of civic policies in regards to The City of Red Deer land sales.

I would like to point out, that acting on the City's behalf has been a new experience for us, as there are many different factors involved in the sale of city land in comparison to the sale of private land. A working knowledge of the City's requirements, concerns and policies is of the utmost importance for any agent working on the City's behalf.

Listed below is a summary of our firms last years performance on City of Red Deer Lands.

- * Weddell Mehling Pander & Associates Realty Ltd. prepared brochures and had signage installed to commence marketing
- * Meeting held in City of Red Deer offices to inform all interested realtors and Red Deer Real Estate firms on City prices and commissions. Brochures were handed out to those attending.
- * Brochures distributed in Nisku and Leduc Industrial Parks, as well as City of Red Deer Industrial and various Stettler and Rocky Mountain House Industrial/Oilfield companies.

Page 2
June 12, 1990

* SALE OF PROPERTIES

5914, 5918-5922 - 50 Avenue
Approximately 1/2 Acre
Barry Fleming & Group \$138,000.00

Riverside Industrial Park
1/2 Acre
Shunda Construction \$37,000.00

Westerner Land
1.07 Acre
Woody Paylor Enterprises Ltd. \$133,750.00

Westerner Land
1 Acre
Woody Paylor Enterprises Ltd. \$125,000.00

Westerner Land
1 Acre
Red Deer Recreation Vehicle Repair Ltd. \$130,000.00

Westerner Land
1 Acre
Red Deer Recreation Vehicle Repair Ltd. \$135,000.00

Westerner Land
2 Acres
Metro R.V. Sales \$277,500.00

TOTAL Confirmed Sales Past Year \$976,250.00

* TRANSACTIONS PRESENTLY IN PLACE WITH DEPOSITS

Northland Industrial Park
1.3 Acre
Canalta Offer to Purchase \$70,000.00

Riverside Industrial Park
.53 Acre
Red Deer Stucco \$39,500.00

Page 3
June 12/90

* OFFERS & OPTIONS PRESENTED WHICH DID NOT MATERIALIZE

- Local group wishing to purchase 3 Acre of Westerner site - Council refused Offer
- Jumbo Car Wash on Westerner site (approximately 2 Acres) - Purchaser collapsed the deal
- Revelstoke Lumber offer on 2.5 Acres of Westerner land - Purchaser collapsed the deal
- Mr. Goodyear had option on 3/4 Acre lot in Edgar Industrial Park - was unable to complete the transaction
- Various other inquires and interested parties were handled, however no sales transpired

The above list will indicate the activity we have developed over the past year. The current interest rates and policial mood have caused a slow down in development, however we anticipate this to change in the near future.

WEDDELL MEHLING PANDER & ASSOCIATES REALTY LTD. would be very pleased to continue working for The City of Red Deer. We feel our past years performance and liaison with the City worked well.

We would be pleased to meet with City Council, or a designated Committee to discuss future plans and how we feel we could assist the City in the marketing of other properties it may have. We are looking forward to a continuation of the fine rapport that has developed between our firm and The City of Red Deer.

Yours truly,

WEDDELL MEHLING PANDER & ASSOCIATES REALTY LTD.



MURRAY MEHLING
Commercial Specialist

MM/db

Commissioners' Comments

We would concur with the recommendation of the Economic Development Board.

"R.J. MCGHEE"
Mayor

"M.C. DAY"
City Commissioner

DATE: August 21, 1990
TO: Economic Development Manager
FROM: City Clerk
RE: LISTINGS OF INDUSTRIAL AND COMMERCIAL CITY-OWNED LAND
BY RED DEER REALTORS

The recommendations from the Economic Development Board pertaining to the above matter received consideration at the Council meeting of August 20, 1990 and at which meeting the following motion was introduced.

"RESOLVED that Council of The City of Red Deer having considered report from the Economic Development Board dated August 9, 1990, re: listing of industrial and commercial city-owned land by Red Deer realtors hereby approves the recommendations as outlined by said Board and as recommended to Council August 20, 1990."

Prior to voting on the above motion, however, Council agreed that the item be tabled for two weeks to enable you to contact the commercial realtors to obtain their comments and feedback relative to this matter.

In accordance with Council's decision, we will await a further report from your office for inclusion on the next agenda.



C. SEVCIK
City Clerk

CS/jt

NO. 5

DATE: August 9, 1990
 TO: City Clerk
 FROM: Bylaws and Inspections Officer
 RE: 5018-45 STREET, LOT 26, BLOCK 2, PLAN 872-2384

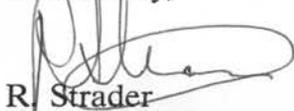
We have received complaints from the residents within the neighbourhood that the property at 5018-45 Street is becoming untidy by reason of tall grass. The owner is Financial Trust Co., 104-4th Avenue S.E., Calgary, Alberta, T2G 0C1. We recommend Council declare the site as unsightly as defined in the Nuisance Bylaw 2060, authorized by Section 160 of the Municipal Government Act, giving the owner fourteen (14) days to cut the grass.

Should the owner fail to remedy this condition, City forces will be authorized to do the work. All costs incurred to be charged against the property as taxes due and owing. Letters were sent to the owner on August 8, 1990, and July 27, 1990, advising them of the site condition and requesting the grass to be cut and maintained, at all times.

If Council agrees the site is a nuisance, we recommend the following resolution be approved:

"Resolved that, Council being of the opinion that the premises hereinafter described are unsightly and constitute a nuisance by reason of tall grass, Financial Trust Co., being the owner of 5018-45 Street in the City of Red Deer, Province of Alberta (hereinafter called 'the premises'), be and is hereby ordered and directed within fourteen (14) days of a copy of this resolution being mailed to them by registered mail, to cut the grass, failing which the Bylaws and Inspections Manager of the City is hereby authorized and directed to cause such work to be done, in which case the cost thereof shall be charged to Financial Trust Co. and in default of payment shall be charged against the premises as taxes due and owing in respect thereof and shall be recovered as such."

Yours truly,



R. Strader

Bylaws and Inspections Manager
 BUILDING INSPECTION DEPARTMENT

LC/vs

Commissioners' Comments

We would concur with the recommendation of the Bylaws & Inspections Manager.

"R. J. MCGHEE"
 Mayor

"M. C. DAY"
 City Commissioner



THE CITY OF RED DEER

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-6195

City Clerk's Department 342-8132

DOUBLE REGISTERED

August 21, 1990

Financial Trust Company
104 - 4 Avenue S.E.
CALGARY, Alberta
T2G 0C1

Dear Sir or Madam:

RE: UNSIGHTLY PREMISES - 5018 - 45 STREET, RED DEER

I would advise that Council of The City of Red Deer at its meeting held on Monday, August 20, 1990, passed the following motion concerning the aforementioned property.

"RESOLVED THAT, Council being of the opinion that the premises hereinafter described are unsightly and constitute a nuisance by reason of tall grass, Financial Trust Co., being the owner of 5018 - 45 Street in the City of Red Deer, Province of Alberta (hereinafter called 'the premises'), be and is hereby ordered and directed within fourteen (14) days of a copy of this resolution being mailed to the owner by registered mail, to cut the grass, failing which the Bylaws and Inspections Manager of the City is hereby authorized and directed to cause such work to be done, in which case the cost thereof shall be charged to Financial Trust Co. and in default of payment shall be charged against the premises as taxes due and owing in respect thereof and shall be recovered as such."

....2



*a delight
to discover!*

Financial Trust Co.
August 21, 1990
Page 2

The decision of Council in this instance is submitted for your information and I trust that you will take appropriate action.

Your co-operation in this matter is greatly appreciated.

Sincerely,



C. SEVCIK
City Clerk

CS/jt

c.c. Bylaws & Inspections Manager

DATE: August 9, 1990

TO: CITY COUNCIL

FROM: CRAIG CURTIS, Director of Community Services
LOWELL HODGSON, Recreation & Culture Manager
PAUL MEYETTE, Principal Planner, R.D.R.P.C.

RE: ALBERTA SPORTS COUNCIL PROPOSAL CALL:
Alberta Sports Hall of Fame and Museum

1. The attached information package from the Alberta Sport Council outlines the details of a proposal call for the Alberta Sports Hall of Fame and Museum. Detailed proposals must be finalized and submitted by September 1, 1990.

The original Hall of Fame exhibit opened in 1986 at the Petro Canada Centre in Calgary. The Alberta Sport Council is now attempting to identify a permanent home for an expanded facility. The initial space requirements are estimated at approximately 10,000 ft.² with expansion potential up to 150,000 ft.².

2. The proposal call is completely open ended and municipalities or private individuals may submit a wide range of offers to attract the facility to their community. Offers may include proposed sites and buildings and/or contributions to capital and operating costs.

We have reviewed the information package and the opportunities it presents for the City of Red Deer and our comments are as follows:

- It is considered that the Alberta Sports Hall of Fame and Museum would be ideally located in Red Deer because of its central location and reputation in the sports arena. However, such a facility is not normally a major tourist destination and a high profile location would be required in conjunction with other regional facilities.
- We would strongly oppose the allocation of capital or operating funds to the facility, in view of the ongoing pressures on the City's budget. However, it is our understanding that the Alberta Sport Council may be willing to fund the capital development in full and create an endowment to cover future operating costs. The Alberta Sport Council receives substantial funding from the Alberta Division of the Western Canada lotteries.

City Council
Page 2
August 9, 1990
File No. CS-2.877

- It is proposed that the City submit a bid for the Alberta Sports Hall of Fame and Museum based on the dedication of a site in a prime location. In this respect, two excellent sites have been identified as shown on the attached plans.

-- **Alternative 1** is a 2.0 acre site in conjunction with Heritage Ranch and the proposed "Crossing" development. This site would have excellent access and profile along Highway 2. In addition, the Sports Hall of Fame and Museum could act as a catalyst for the "Crossing" development and maximize the use of the Heritage Ranch facility.

-- **Alternative 2** is a 2.0 acre site located within the Highway commercial strip to the west of the Westerner Exposition grounds. This site would have an excellent profile along Highway 2 although access would be somewhat restricted. The Sports Hall of Fame and Museum would be complimentary to the recreation, culture, and exhibition facilities on the Westerner site including the new Centrum. It could also be designed to improve the visibility of the Westerner site which will otherwise be almost entirely obscured by standard highway commercial development. This site is fully serviced and the estimated value is approximately \$340,000.

- It is proposed that City Council authorize the Community Services Division and the Red Deer Regional Planning Commission to prepare and submit a bid to the Alberta Sports Council.

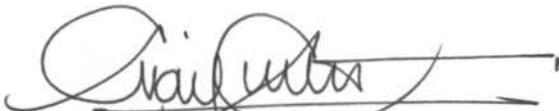
3. RECOMMENDATIONS:

It is recommended that City Council:

- Approve the submission of a bid to the Alberta Sport Council for the location of the Alberta Sports Hall of Fame in Red Deer, based upon the dedication of either of the two sites outlined above.

City Council
Page 3
August 9, 1990
File No. CS-2.877

- Authorize the Community Services Division and the Red Deer Regional Planning Commission to jointly prepare the bid on behalf of the City.
- Request the Red Deer Tourist and Convention Board to accommodate a site for the Alberta Sports Hall of Fame in the design concepts now being prepared for the "Crossing" development.



CRAIG CURTIS



LOWELL HODGSON



PAUL MEYETTE

CC:kl

Att.

- c. Don Batchelor, Parks Manager
Wendy Martindale, Manager, Tourist and Convention Board

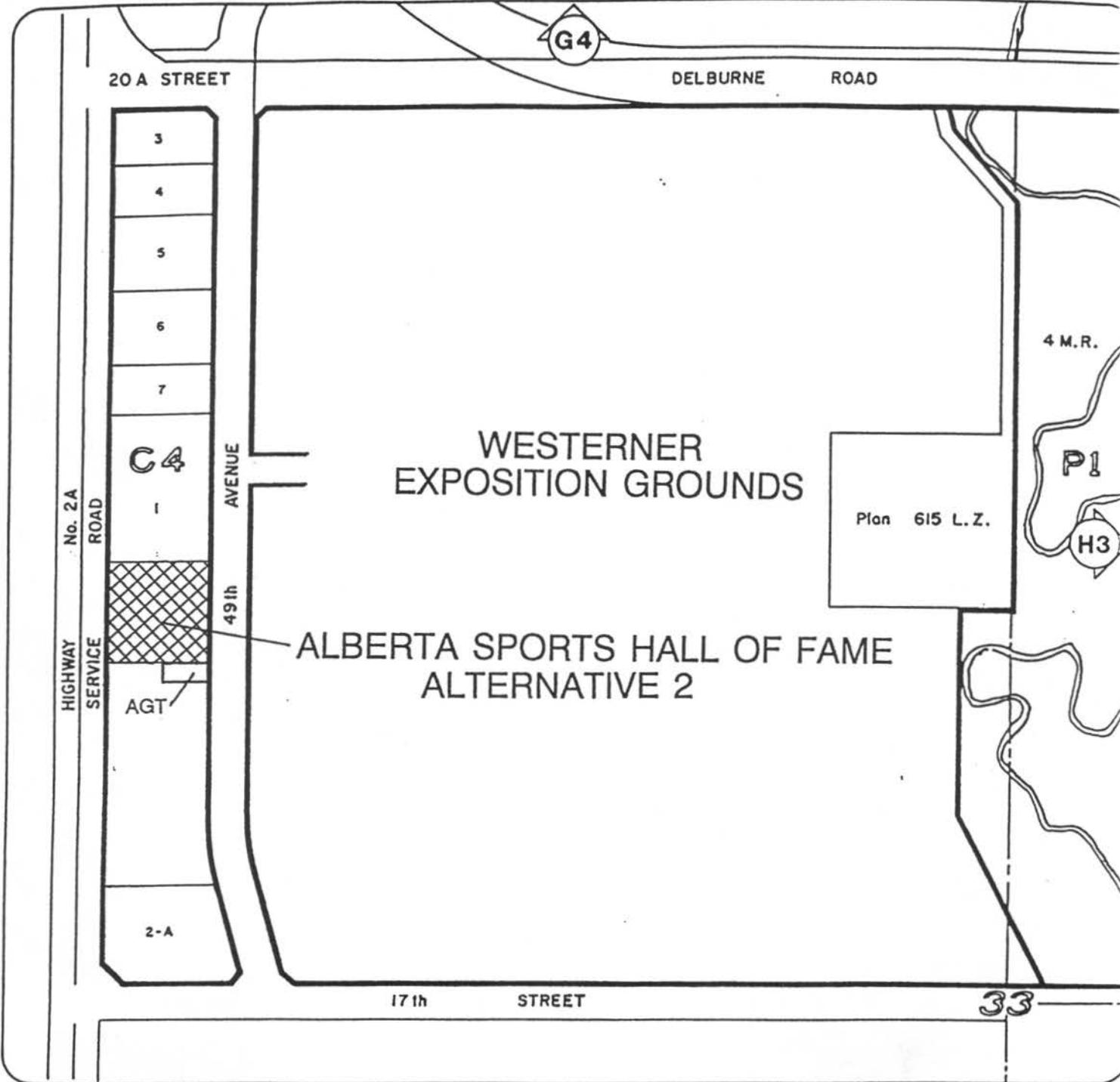
Commissioners' Comments

We would concur with the recommendation of the Administration.

"R.J. MCGHEE"
Mayor
"M.C. DAY"
City Commissioner

City of Red Deer ⁵² Land Use Bylaw
Land Use Districts

G3



Revisions :

- 2672/Q-80 (5/1/80)
- 2672/G-82 (20/12/82)

ALTERNATIVE 2

DATE: August 21, 1990
TO: Director of Community Services
FROM: City Clerk
RE: ALBERTA SPORTS COUNCIL PROPOSAL CALL
ALBERTA SPORTS HALL OF FAME AND MUSEUM

The joint report which was submitted by yourself, the Recreation & Culture Manager, and the Principal Planner dated August 9, 1990 pertaining to the above matter, received consideration at the Council meeting of August 20, 1990 and at which meeting Council passed the following motion in accordance with your recommendations.

"RESOLVED that Council of The City of Red Deer having considered report from the Director of Financial Services, Recreation & Culture Manager, and Principal Planner, Red Deer Regional Planning Commission, dated August 9, 1990, re: Alberta Sports Council Proposal Call - Alberta Sports Hall of Fame and Museum hereby agrees to:

1. Approve the submission of a bid to the Alberta Sport Council for the location of the Alberta Sports Hall of Fame in Red Deer, based upon the dedication of either of the two sites as outlined in the above noted report.
2. Authorize the Community Services Division and the Red Deer Regional Planning Commission to jointly prepare the bid on behalf of the City.
3. Request the Tourist & Convention Board to accommodate a site for the Alberta Sports Hall of Fame as one option in the design concepts now being prepared for the "crossing" development.

and as recommended to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and appropriate action. By way of a copy of this memo, we are drawing to the attention of the Tourist & Convention Board condition #3 of the above noted resolution.

Director of Community Services
August 21, 1990
Page 2

In addition, I would advise that Council in Committee of the Whole, August 20, 1990, authorized the administration to discuss the proposal for the "Crossing" and the Alberta Sports Hall of Fame and Museum with Mr. Cronquist and the County administration, with a view to the preparation of a development plan for his site, including potential sites for a portion of the "Crossing" development and the Alberta Sports Hall of Fame. It is my understanding that any proposals would require further consideration by the City/County Liaison Committee.

Trusting that you will find this satisfactory and that you will co-ordinate all of the undertakings in this instance in accordance with Council's decision.



C. SEVCIK
City Clerk

CS/jt

c.c. City Commissioner
Recreation & Culture Manager
Principal Planner
Tourist & Convention Board Manager
Parks Manager

NO. 7

FILE: LOCIMPRO.LAN

DATE: August 9, 1990
TO: CITY CLERK
FROM: DIRECTOR OF FINANCIAL SERVICES
RE: LOCAL IMPROVEMENT LANE PAVING SOUTH OF 55 STREET AND EAST
OF 48 AVENUE

On July 9, 1990 City Council passed a resolution approving proceeding with the above.

Attached is a local improvement by-law for Council to approve the project. First reading only should be given on August 20 to allow the necessary waiting period for petitions against the project to be received. Subject to no valid petitions being received, second and third reading could be given on September 4, 1990.



A. Wilcock, B. Comm., C.A.
Director of Financial Services

AW/mrk

c.c. City Assessor
Engineering Office Administrator

Commissioners' Comments

With regard to the Local Improvement, a petition has been received representing 4 of the 10 property owners affected. The Municipal Taxation Act states that unless a majority of persons affected, representing at least 1/2 of the value of land, petition Council within 21 days of mailing of the notice, the local improvement may be undertaken. Council can proceed with 1st reading of the bylaw and review the attached and any other petitions which may be received prior to second and third reading.

"R.J. MCGHEE"
Mayor

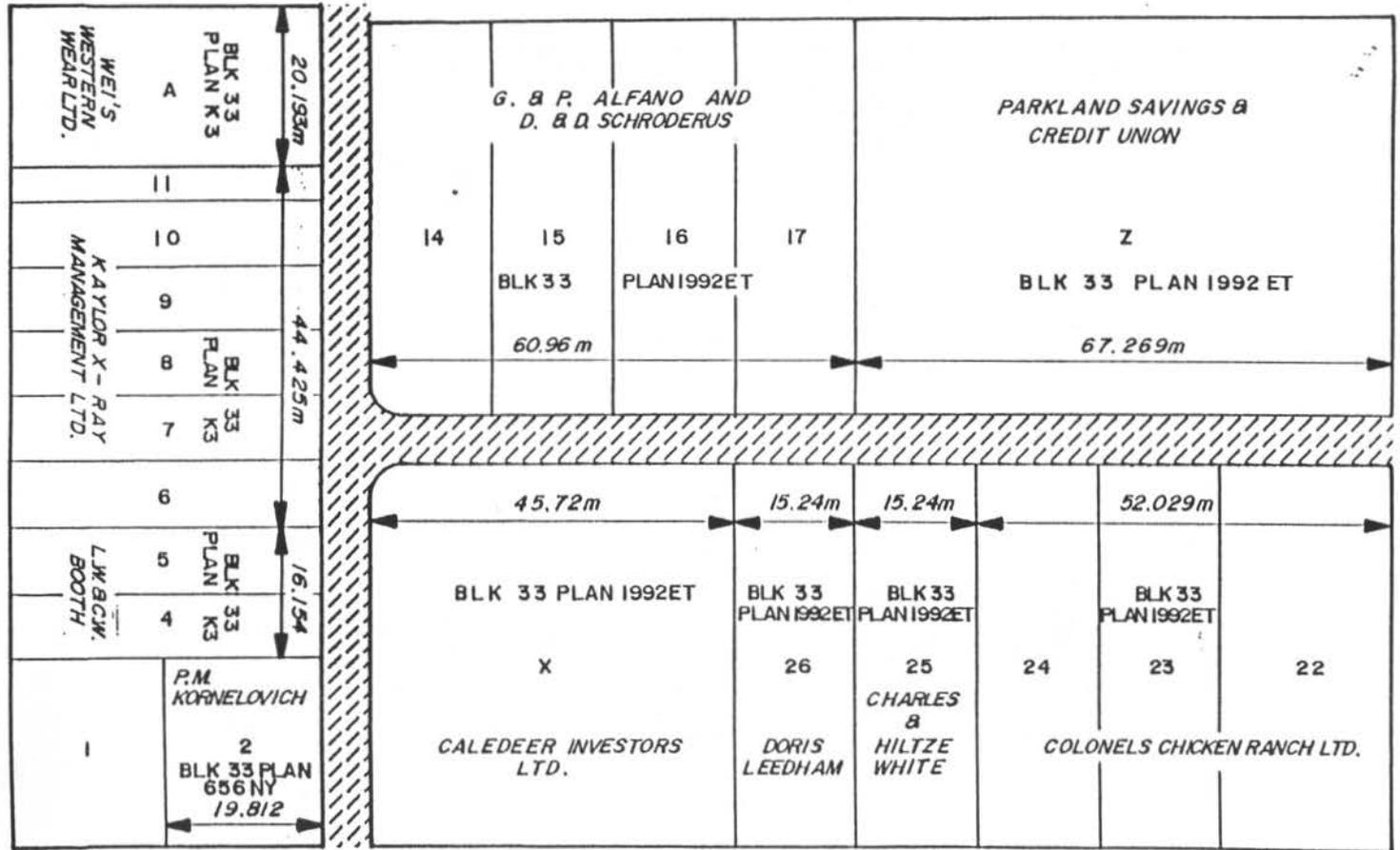
"M.C. DAY"
City Commissioner



55th STREET

47A AVENUE

54



48 AVENUE

54th STREET

THE CITY OF RED DEER
Engineering Department

TITLE

LOCAL IMPROVEMENTS
FRONTAGES

SCALE: NTS

DATE: JULY 90

RECEIVED	
TIME	1:50 PM
DATE	Aug 10/90
BY	FK

August 10-1990

Property owners of 54 St & 47A Ave -

Mayor and Council of City of Red Deer.

Dear Sirs;

Re: Construction of Paved Lane
South of 55 St. & 48 Ave.

We the undersigned object strongly to the imposition of a charge, for the paving of this lane, on the single family dwellings abutting this lane.

The 4 property owners involved have paid taxes in this area for over forty years. Rezoning was imposed by the city, changing the area to multiple family dwellings, consequently vehicles from 200 units use this lane.

We do not object to the paving and feel it is very necessary, but a charge for this service would be unfair to the single family dwelling property owners when they were in no way responsible for the present condition of this lane, and have no means to recover the cost of paving.

Respectfully submitted -

Dr. C. A. White & Dilda White

Patricia Kornevich
Cindy Booth

Mary Leadham

DATE: August 21, 1990
TO: City Solicitor
Dir. of Financial Services
City Assessor
FROM: City Clerk
RE: DEBENTURE BYLAW 3021/90/PAVING OF LAND SOUTH OF 55 ST.
AND EAST OF 48 AVENUE

Council of The City of Red Deer at its meeting held August 20, 1990, gave first reading to the above noted local improvement bylaw to pave the lane south of 55 St. and east of 48 Ave.

However, at the Council meeting Mrs. White, spokesman for the four residential property owners, appeared to gain some sympathy to their request that they be excluded from any charges as a result of the proposed construction. In addition, Alderman Moffat submitted the following notice of motion which is to be considered at the September 4th meeting of Council.

WHEREAS the deterioration of the laneways behind the block bounded by 55 Street, 48 Avenue, 54 Street and 47A Avenue is as a result of multi-family development over the years and through no fault of the minimum use exerted by the four residential homes involved.

BE IT RSOLVED that the lane paving be supported by General Revenue in the amount that would normally accrue to Lot 2, Blk. 33, Lot 26, Blk. 33, Lot 25, Blk. 33, Lots 4-5, Blk. 33. Balance would be assessed in the normal way as Local Improvement.

We would request your comments on this Notice of Motion and perhaps any other alternate suggestions which you might be able to offer as to how Council might proceed legally if they wish to accede to the wishes of the four residential property owners.

We would appreciate your comments in time for inclusion in the Council Agenda of September 4.


C. Sevcik
City Clerk

CS/ds

DATE: August 10, 1990

TO: CHARLIE SEVCIK, CITY CLERK

FROM: NEIL GARVIN, SAFETY & EMERGENCY MEASURES COORDINATOR

RE: SAFE COMMUNITY PROJECT

The enclosed material is for information only purposes for Council on the Safe Community Project.

The "status report" was forwarded to the Heritage Grant Program and represented the final report as part of the grant requirements. The other material related to recommendations made by the Executive Committee at the May meeting.

I would like to see this as part of the next Council agenda.

I am also considering making a number of corporate presentations (ie. plaques, in appreciation of service to the program) and would like to arrange for these to be presented at a Council meeting in mid September.



ANG

/ccs

Encls.

Commissioners' Comments

This is submitted for Council's information. The material relative to this item has been provided as an attachment to the agenda.

"R.J. MCGHEE"
Mayor
"M.C. DAY"
City Commissioner



Red Deer Safe Community

Yours to Enjoy

Box 5008, Red Deer, Alberta T4N 3T4

PROJECT CHAIRMAN
Larry Pimm (Alderman)
346-3794

PROJECT MANAGER
Neil Garvin
342-8151

RED DEER SAFE COMMUNITY PROJECT STATUS REPORT, JUNE 30, 1990

The following information represents the Status of the Safe Community Project and illustrates the expenditures or the allocation of funds for programs approved by the Executive Committee.

We have also shown the contributions made by our corporate citizens of time, materials, and funding to ensure specific programs are updated and continued.

This report has been prepared by A. Neil Garvin, Project Manager, and represents as accurately as possible all accounts, programs and promotions of the Safe Community Project since its beginning.

A handwritten signature in cursive script that reads "A. Neil Garvin".

A. Neil Garvin
Project Manager

REVENUE

O.H.S. Heritage Grant \$ 60,000.00

Distribution of Grant

Programs - delivery of programs \$30,000

Promotion materials, program materials,
meetings, secretarial services, signs,
poster, advertising, etc. \$30,000

Other Revenue

Alberta Cities 14.90
Corporate Contributions 7,700.00

\$67,714.90

EXPENDITURES

Program development, materials, and delivery of programs.

PROGRAMS	BUDGET/COSTS
----------	--------------

FIRE PREVENTION

<u>Learn Not to Burn</u> - National Fire Prevention Association	3,251.03
---	----------

Target Group - Preschool and school-aged children

Hazardous Waste Roundup - A joint project of the Public Works Department and the Fire Department.

Sports/Leisure

Better Biking Tabloids	3,000.00
------------------------	----------

Providing information to the citizens of Red Deer on the safe use and care of bicycles.

Better Biking Awareness warning bells	500.00
---------------------------------------	--------

Target Group - all bicycle users

<u>Public Facility - User Safety Signage</u>	5,000.00
--	----------

Providing safe use information for participants and spectators who frequent public facilities.

Target Group - all facility users

Transportation/Traffic

Easy Rider Program	6,580.00
--------------------	----------

A video presentation, instruction material, and certificates on transit and school bus safety.

Contributor - Tango Productions, Red Deer 4,200.00

Target Group - all pre-school and school-aged children.

Farm/Agriculture

Farm Safety Fair 1,000.00

A program to promote safety awareness in the young farmer.

Target Group - Grades four, five and six.
Riverglen School, Red Deer

Farm Safety - Slide Presentation 7,000.00

A slide presentation with 4H members as the players depicting the positive aspects of farm safety.

Target Group - 4H members and their families

Visually/Physically Handicapped

No program development to date.

Senior Citizens

Public Alert - An informative booklet on personal safety and methods of dealing with fraud and con artists for seniors.

Material provided by Canadian Red Cross Society

Target Group - Senior Citizens

Neighbourhood/Home/Business

Cab Watch Program 1,000.00

A cooperative effort of the Chamber of Commerce, City RCMP Crime Prevention, the three local cab companies, and the all-night convenience centres. The purpose of this program

is to monitor late evening activities at all-night convenience centres and report any unusual event to the enforcement agency.

Eyes and Ears Program

5,000.00

This program will provide public assistance to the citizens of Red Deer and the RCMP Community Crime Watch Program in the reduction of child abuse and street crime.

This program was initiated by the International Brotherhood of Electrical Workers. Northwestern Utilities, Shaw Cable, and AGT have joined IBEW in this worthwhile community program.

Program information sent through the City Utility billing system.

Target Group - all citizens of Red Deer

Health, Safety and Security in the Home

An ongoing information package that will be distributed through the City Utility billing system and will provide health, safety, and security topics for all seasons, holidays at home, and during leisure time activities.

Heroes Program

2,420.05

The City of Red Deer, in cooperation with the AMA, the Alberta School Trustees Association, the Downtown Rotary Club, the Central Injury Awareness Coalition, and the Safe Community Project invited the Heroes Program to Red Deer.

Approximately 1,200 students and 200 citizens attended the five scheduled showings.

Target Group - Teenagers

Worker\Business

Doin' It Safe 61,000.00

This program is a cooperative effort of the Red Deer chapter of the Canadian Society of Safety Engineers and the membership's employers.

The professionally developed video presentation has been distributed to the four educational systems in Red Deer: Early Childhood Services, Public School District, the Catholic Board of Education, the County School Division, and the Red Deer College. Also, each chapter of CSSE has been presented with a copy for use in their community.

Target Group - All workers, pre-school, and school-aged children, and citizens of Alberta.

TOTAL EXPENDITURE for the development, delivery, and purchase of material and programs \$99,551.08

CONTRIBUTION SUMMARY

Corporate Contributions

Donations of time, energy, materials, etc. in the development of programs on behalf of the Safe Community Project were as follows:

Easy Rider Program

Contributors

Tango Productions, Red Deer	4,200.00
The City of Red Deer Transit Department	3,080.00

Worker/Business

The use of personal protective equipment at work, at home, and during leisure time activities

Contributors	61,000.00
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- Alberta Occupational Health and Safety
- Alberta Transportation
- Amoco Canada Petroleum Co. Ltd.
- Atco Well Services
- CND Fire and Safety
- Canadian Union of Public Employees Local 417
- Cominco Fertilizers Ltd.
- Esso Resources Canada Ltd.
- Fas Gas Oil Ltd.
- Fas Gas Transport Ltd.
- Flint Engineering and Construction Ltd.
- Manville Canada Ltd.
- Novacor/AGEC
- Parkland Industries
- Parkland Refining Ltd.
- Quinn Contracting Ltd.
- Safety Supply Canada
- Sentry Safety Systems Ltd.
- Service Station Supply Ltd.
- Titan Electric and Control Ltd.
- Union Carbide Canada Ltd.

Cab Watch Program

Donation of Materials
Secretarial Services - Meeting Room
Cab Watch coffee tags

Contributor - Red Deer Chamber of Commerce 1,000.00

Heroes Program

Advertising and material re: hosting of Heroes Program
Luncheon for Cadre

Contributor - AMA 350.00

The citizens of Red Deer are more than pleased with the
generous contributions made by local industry of: \$69,630.00

NOTE:

The Project contribution made by The City of Red Deer
in time and materials would, in all likelihood, match
the generous contribution made by the O.H.S. Heritage
Grant Fund.

Corporate Donations

Contributions made to the Safe Community Project to assist in the continuance of specific programs:

Learn Not to Burn	3,500.00
-------------------	----------

Contributor
Novacor/AGEC

Neighbourhood/Home/Business

Advertising - Child Abuse Awareness	1,000.00
-------------------------------------	----------

Contributor
Novacor/AGEC

Eyes and Ears Program

IBEW Local 254	500.00
----------------	--------

IBEW Local 348	500.00
----------------	--------

Northwestern Utilities	500.00
------------------------	--------

AGT (\$500) Not received at this time	
---------------------------------------	--

Heroes Program

Contributions made in support of Safe Community Project and the Central Injury Awareness Coalition to host the Heroes Program in Red Deer

Downtown Rotary Club	850.00
----------------------	--------

Alberta School Trustees Association	500.00
-------------------------------------	--------

The City of Red Deer (Mayor's Office)	<u>350.00</u>
---------------------------------------	---------------

TOTAL	\$7,700.00
-------	------------

SUMMARY

OHS Heritage Grant	60,000.00	
Other	14.90	
Corporate Contributions	<u>7,700.00</u>	
		67,714.90

Program development and delivery	\$99,551.08	
Program Promotions meeting, advertising, office supplies, secretarial services, travel, banners, signs, etc	2,794.87	
Folders, fridge magnets, tags, stickers, letterhead for promotion	7,782.88	
Town Hall Meeting banners, supplies, etc	310.75	
Preparation of grant application kickoff breakfast, travel for Safe Community presentation	9,768.85	
Estimated contribution by City of Red Deer in time, materials, travel, etc	<u>\$ 60,000.00</u>	
	\$180,208.35	\$180,208.35

MINUTES OF
THE RED DEER SAFE COMMUNITY ASSOCIATION MEETING
THURSDAY MAY 31, 1990, AT 4:30 PM
IN THE ALBERTA ROOM OF THE
ROYAL CANADIAN LEGION

PRESENT: PETER WEDDELL, Community Services, The City of Red Deer
AL SHEAVES, Commercial Committee, Chamber of Commerce
NAP WYSHINSKI, Seniors Citizens Co-chairman
LARRY PEARSON, Citizen, Executive Committee
GERRY PHILLIPS, Novacor/AGEC, Executive Committee
LARRY PIMM, Project Chairman
NEIL GARVIN, Project Manager

Agenda was adopted on a motion by Peter Weddell. Seconded by Larry Pearson.

The minutes of March 28 meeting were adopted as corrected on a motion by Nap Wyshynski.

MOTION CARRIED

The minutes of the May 2 meeting were adopted with the following corrections noted. On page three add carried under motion.

Adoption moved by Gerry Phillips.

MOTION CARRIED

BUSINESS ARISING OUT OF THE MINUTES

CAB WATCH PROGRAM

Al Sheaves was asked if there would be any donations made to the program from the convenience stores. Al indicated that he wants the program to be firmly in place before soliciting contributions.

NOTE: At time of writing, an additional 100 decals have been ordered.

QUESTION: What are the program costs to date?

ANSWER: \$485 to date plus \$400 for the additional decals.

After a short discussion regarding the cabs being identified as an important partner in the Cab Watch Program, the following motion was initiated.

5. Master Plan relates to a Class One trail which is a separate trail adjacent to a road system.
6. Suggestion was made to consider, on a trial basis, a Class Two bicycle trail on Spruce Drive. This would require narrowing the centre median and placing a painted trail near the curb.
7. It was also recommended that if and when 32 Street is upgraded, a Class One bicycle path be part of that construction.

It was moved by Gerry Phillips and seconded by Larry Pearson

that the City of Red Deer give consideration in placing a class two bicycle trail on Spruce Drive.

MOTION CARRIED

It was moved by Peter Weddell and seconded by Nap Wyshynski

that a letter be forwarded to the County of Red Deer regarding a bicycle path from the west side of the City along 32 Street to Fort Normandeau.

MOTION CARRIED

Bicycle Lock-Ups

Neil Garvin and Peter Weddell are to contact John Ferguson regarding secured bicycle parking for the downtown core.

Facility Signs

The committee felt that this program should be considered city-wide. Peter Weddell reported on the user facility signs. We are waiting for one more sign. These will be placed in schools and recreational facilities.

It was moved by Gerry Phillips and seconded by Peter Weddell -

that the Safe Community Project fund the rental costs of the Memorial Centre for the Heroes Program.

MOTION CARRIED

At the time of writing we are happy to report that the Mayor's office has graciously contributed \$350 to the Safe Community Project in support of the Heroes Program.

Neighbourhood Home/Business:

In regard to Health, Safety & Security in the Home, Neil to contact Mac McNelly regarding health and safety topics that would be useful to the citizens of Red Deer.

COMMENT: Mr. McNelly stated that he had not considered personalized topics. He did suggest choosing a series of four for each year - one seasonal and three holiday topics that best suit Red Deer's needs. If this is acceptable, distribution could start in early fall.

Seniors Citizens Program

Nap Wyshynski reported nothing new. If they have any concerns it is not necessarily just for themselves but for the whole community. What can be done is to make Red Deer a safer community for all. Nap to maintain contact and act on the seniors concerns. We should maintain our existing program and remind the seniors that we are available to assist in any way possible.

Farm Safety Committee

Two programs are being considered with completion set for spring of 1991. Riverglen School grades 4, 5, and 6 will participate in a Safety Fair at school the theme being "Farm Safety As I See It". The 4H group will be the players in a slide presentation depicting the positive aspects of farm safety.

The Utility & Pipeline Safety Committee are also actively pursuing ways of encouraging farmers and others to call Alberta 1st Call before your dig.

NEW BUSINESS

Safety City

Neil presented a pamphlet that showed what the Edmonton Safety Council, in cooperation with the Edmonton Kiwanis Club, have done to bring together under one roof those organizations that are concerned about Health, Safety and Security Training in the community.

It was recommended that the recreation parks and culture board be asked to look into the feasibility of developing a "safety city" project to enhance the safety of the public through education awareness training in a controlled atmosphere.

Gerry Phillips and Larry Pearson agreed to take part in any formal meetings on this subject.

Canadian Occupational Health and Safety Week June 17 -23:

There will be a Joint Safe Community and Canadian Society of Safety Engineering Project illustrating safety awareness at work, at home, and during leisure-time activities. Displays will be placed in both malls for public viewing.

Second Annual Injury Awareness Conference - Kananaskis May 17, 18, 19, 1990 (conference material attached).

Financial Report:

As of this date the financial status of the project shows approximately \$11,000 remaining in the account. Attached is a summary that was sent to the Grant Committee as the final report to the Heritage Grant Program.

Larry Pearson reported that Corporal Baker has been transferred and Sergeant Ted Nelson will be his replacement.

Committee Reports

Cab Watch Program

A letter was read regarding the lack of cooperation between the cabs and stores. The committee agreed that it may be more appropriate if Mr. Al Sheaves, Cab Watch Committee Chairman, contact each cab company personally and discuss the concerns the convenience stores have raised, ie; cab operators not sticking around after picking up coffee.

Sports/Leisure

Bicycle Committee

The committee will be submitting a request regarding funding for a static display - Peter's committee wants to set up a mannequin on a bicycle showing the proper gear to wear.

Worker/Business

Gerry Phillips reported on the Small Business Safety Orientation Program that is being proposed by the Red Deer Chapter of the Canadian Society of Engineering. Small business is in need of such a program as they do not employ professionals to train in health, safety, and security.

The meeting adjourned on a motion by Gerry Phillips.

A handwritten signature in cursive script, appearing to read "Albert Gawron". The signature is written in dark ink on a light-colored background.



Red Deer Safe Community

Yours to Enjoy

Box 5008, Red Deer, Alberta T4N 3T4

PROJECT CHAIRMAN
Larry Pimm

PROJECT MANAGER
Neil Garvin
342-8151

August 1, 1990

Mr. Jack Engel
Chairman
Recreation Parks & Culture Board
45 Wilson Crescent
RED DEER, Alberta
T4N 5V6

Dear Jack:

RE: SAFE CITY

The executive of the Red Deer Safe Community Project has recommended that a letter be forwarded to the Recreation Parks & Culture Board regarding a concept called "SAFE CITY". It is very similar to the present Safe Community Project except that "Safe City" is an encompassing association having the administration office, the agency offices, the meeting rooms and the training facilities all in one building accommodating the needs of the citizens of Red Deer much more effectively and efficiently.

I've enclosed a brochure regarding this project in Edmonton and a partial draft of those I see as participating members of this project in Red Deer.

I see this training centre as the hub of delivering health, safety and security training to all citizens of Red Deer & district.

Karen Bruce of the Edmonton Safety Council has assured me that she would be more than pleased to come to Red Deer and give a presentation on their Safe City Project.

.../2

MR. JACK ENGEL
PAGE 2
AUGUST 1, 1990

Please feel free to contact me if you have any questions.

Thank you.

Sincerely,

A handwritten signature in cursive script, appearing to read "A. Neil Garvin". The signature is written in dark ink and is positioned to the right of the word "Sincerely,".

A. NEIL GARVIN

/ccs

Att.

c.c. Alderman Larry Pimm

SAFETY CITY OCCUPANTS

- Red Deer Safety Council - an affiliate member of the Alberta Safety Council and the Canada Safety Council and would be an ideal operating agency.
- The City of Red Deer
Red Deer Fire Department
Recreation and Culture Department
- Red Deer Kiwanis Club
- The Red Deer Public School Board (Driver Training, CPR, First Aid, Workplace Safety, WHMIS, H₂S Safety)
- The Catholic School Board (Driver Training, CPR, First Aid, Workplace Safety, H₂S Safety, WHMIS)
- Canadian Red Cross Society (All Divisions - First Aid, Water Safety, Boating)
- St. John Ambulance (Red Deer) - First Aid, CPR
- Red Deer Safe Community - Off The Job Safety
- River Glen School (Driver Training, CPR, First Aid, Farm Safety, Workplace Safety Orientation)
- Canadian Ski Patrol
- Handicapped Association

The encompassing Association would offer Health, Safety and Security Programs in a setting designed to realistically copy true life situations.

SETTING

The South School would be an ideal setting for this project - providing permanent accommodation for the different agencies with the grounds providing the Safe City moduals needed for participant training.



Red Deer Safe Community

Yours to Enjoy

Box 5008, Red Deer, Alberta T4N 3T4

PROJECT CHAIRMAN
Larry Pimm
346-3794

PROJECT MANAGER
Neil Garvin
342-8151

August 1, 1990

Chairman
Traffic Advisory Committee
Engineering Department
The City of Red Deer
City Hall
P.O. Box 5008
RED DEER, Alberta
T4N 3T4

Dear Sirs:

RE: BICYCLE LANES - MAJOR ROADWAYS

The executive committee has recommended that the City give consideration on a trial basis to the placement of a Class II bicycle lane (refer to City Bicycle Master Plan) on both the down and up side of Spruce Drive - between 37 Street and 43 Street. To make this possible the City would have to reduce the width of the centre median to allow room for the bicycle path.

Thank you.

Sincerely,

A handwritten signature in cursive script that reads "Neil Garvin".

A. NEIL GARVIN
Project Manager
Red Deer Safe Community



Red Deer Safe Community

Yours to Enjoy

Box 5008, Red Deer, Alberta T4N 3T4

PROJECT CHAIRMAN
Larry Pimm
346-3794

PROJECT MANAGER
Neil Garvin
342-8151

August 1, 1990

County of Red Deer No. 23
4758 - 32 Street
RED DEER, Alberta
T4N 0M8

Dear Sirs:

The Executive Committee of the Safe Community Project has recommended that the County of Red Deer give consideration to the placement of or the dedication of a bicycle path from the west side of the city along 32 Street to Fort Normandeau. The Red deer Planning Commission has a detailed Bicycle Master Plan available for your viewing.

Thank you.

Sincerely,

A handwritten signature in cursive script that reads "A. Neil Garvin".

A. NEIL GARVIN
Project Manager

/ccs

July 23, 1990

Solicitor General
Motor Vehicle Division
Legislative Assembly
EDMONTON, Alberta

Dear Sir:

A recent news-worthy item has caused some concern regarding the handicapped parking issue. The report indicated that a few able-bodied citizens were parking in handicapped parking areas using forged placards. This problem could be easily remedied by incorporating the handicapped symbol in the license plate.

Attached is an illustration of what a license plate for the handicapped might look like as well as the changes that would be necessary in the driver license information manual and/or any other literature that is available to the public.

This idea is forwarded to you in the interest of our handicapped citizens.

Sincerely,

RED DEER SAFE COMMUNITY PROJECT



A. NEIL GARVIN
Project Manager

/ccs

Atts.

INJURY AWARENESS AND PREVENTION CENTRE

NEWS

FACULTY OF MEDICINE • DEPARTMENT OF SURGERY • UNIVERSITY OF ALBERTA HOSPITALS

THE SECOND ANNUAL INJURY IN ALBERTA CONFERENCE

Most of this issue is devoted to recounting the proceedings of the Injury Awareness and Prevention Centre's Second Annual Injury in Alberta Conference. Attempting to stay true to the proceedings of the Conference, you will find a few of the articles in this issue expressed in the first person. These articles have been transcribed and edited for brevity.

Welcome From the Director

Louis Hugo Francescutti, PhD, MD

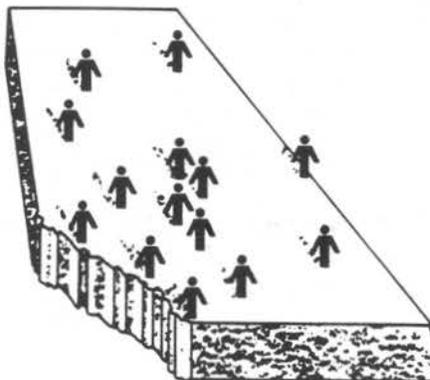
Director, Injury Awareness & Prevention Centre
University of Alberta Hospitals

The shirt I'm wearing summarizes what this conference is about. It says: "Storytelling: At the Heart of Human Experience." The people who will talk to us are story-tellers, and they'll tell us stories about areas they know very well.

First, welcome to Kananaskis in the heart of the Rocky Mountains. To those of you from elsewhere, welcome to Alberta!

The manual you were given at registration, *You Can Make the Difference: Preventing Injuries in Your Community*, was put together with the aid of a grant from Alberta Health. Part of the prefatory syllabus of conference workshops, it is for you to take home to set up the kinds of programs you'll be hearing about here.

All of the sessions are in five target groups: Transportation Injuries, Occupational Injuries, and Injuries in Childhood, to Teens, and to Seniors. After each plenary session - for example the first one, by Dr Sherman, on



A Three Day Conference Focusing On Developing Safer Communities

Epidemiology and Handling Data of Injuries— we shall divide into groups and discuss that subject in relation to our assigned target group. Following our own interests in parallel workshops, we'll all talk about the same theme but from different target group aspects.

Later there will be a panel presentation by people who have survived injuries. They will share their experiences with us. We did this last year; it was a powerful part of the program. Tomorrow there will be a panel discussion linking the contributions by industry, business, government and society. Next you will see *HEROES* and that night will be the awards banquet. After the last workshop session we will have the wrap-up of the Conference. Then we will wish you all a safe journey home.

That's what the Conference is about: storytelling and story-making by people with different interests. When we leave I know we will all be recharged; and when we get together next year for the Conference there will a lot more to learn from everyone's efforts to prevent injury.

Sponsor

WCB
WORKERS' COMPENSATION BOARD - ALBERTA

Our mission is to serve workers and employers by reducing injuries, compensating workers while disabled and rehabilitating to re-employment or self-sufficiency.

Index

- 2 Opening Address
- 3 Working Together To Prevent Injuries
- 5 Plenary Session Speakers
 - Greg Sherman
 - Stan Lawlor
 - Denise Avard
 - Karen Bruce
 - Dr C Anthony Ryan
 - Janice Yuwiler
- 14 John H Read Award
- 17 Group Leader Reports
- 18 Closing Statments

time activities.

Injuries create social as well as financial hardships for our families; by doing our part in recognizing the hazard and acting in time we can prevent injuries, and Red Deer will become a safer and more enjoyable place to live.

EXISTING PROGRAMS

Fire Prevention - Learn Not to Burn

Co-Chairmen: Ed Howell and Cliff Robson

This program is a joint effort of the Red Deer Fire Department and Alberta Gas Ethylene. The program is targetted for kindergarten and school-aged children and conveys a message about recognizing fire hazards and how to prevent fires.

Senior Citizens - Operation Alert

Chairman: Nap Wyshynski (retired)

Operation Alert is an informative booklet on home and personal health, safety, and security for senior citizens. The program was developed by the Loyal Order of the Moose and enforcement agencies of Alberta.

Booklets are available at the Golden Circle and the Red Cross Society.

Sports/Leisure - Bicycle Safety

Co-Chairmen: Cam Picketts, St. John and Bert Lougheed, Public Schools

The Bicycle Safety Committee has been very active in assisting our young citizens in the proper use and care of their bicycles through organized bike rodeos, registration clinics, and the awarding of approximately 500 warning bells.

Activity for 1990 in bicycle safety will be bigger and better.

BE A SAFE BIKER - PARTICIPATE

Facility Use Responsibility

Chairman: Peter Weddell, Community Services

Pictorial Signs illustrating the user's responsibility will be placed at local public facilities to inform the user of their responsibility to themselves and to others during leisure time activities.

Leisure time activities are the leading cause of off-the-job injuries. A healthier community can be achieved by developing a positive attitude to our own personal safety.

Neighbourhood/Home/Business Programs

Cab Watch

Chairman: Al Sheaves

Cab Watch is a community crime watch program. Through the cooperative efforts of the Chamber of Commerce, local convenience stores, the RCMP, and the three local cab companies the Cab Watch program became official as of Wednesday, April 25, 1990. Cab Watch was designed to assist the RCMP in the City's community crime watch program. The ultimate objective is the reduction or, ideally, the elimination of robberies at all-night convenience stores.

and report any activities they feel warrants RCMP attention.

The identification symbol used in the program is the "Eyes & Ears of the Fox." When you see the symbol, we are sure you will agree that it was a good choice.

Health, Safety, and Security at Home

The Executive Committee has approved a three-year quarterly information program for the citizens of Red Deer. Each season (summer, fall, winter, spring) an information leaflet will be sent to every household and business in Red Deer. The contents will address health, safety, and security issues for the season at hand.

Farm/Agriculture

Co-Chairmen: Kevin Meaney and Brian Smart

Kevin and Brian have initiated two very interesting programs for the farming community. One will involve Grades 4, 5, and 6 at Riverglen School; the students are to take part in a Farm Safety Fair. The second program engages 4-H Club members in developing a Farm Safety slide presentation based on the injury statistics provided by the Provincial Agriculture Department. The 4-H members will illustrate the safest ways of working on the farm.

Transportation/Traffic

Co-Chairman: Grant Beattie, Red Deer Transit

Easy Rider Program

A video presentation illustrating the proper manner of boarding and disembarking, as well as normal behaviour while a passenger on Transit/School buses. A segment of the program deals with street safety--what children should be concerned with from the home to the bus and around the bus stop.

COMMENT

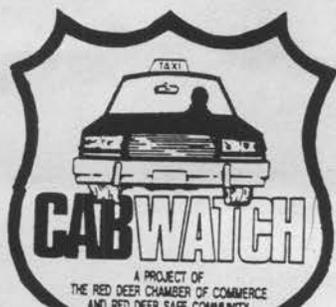
We can all have a safer, healthier and more secure lifestyle by developing a positive attitude to safety.

The Red Deer Safe Community Project has brought together many new health and safety programs which have captured the attention of the community.

A safer community can be achieved. It is our responsibility to ensure that it does happen.

WOULD YOU LIKE TO BE PART OF IT?

Phone 342-8151



DATE: August 21, 1990
TO: Safety & Emergency Measures Co-ordinator
FROM: City Clerk
RE: SAFE COMMUNITY PROJECT

Your report dated August 10, 1990 and enclosed material submitted for Council's information was presented on the agenda of August 20, 1990. The information as submitted was accepted by Council for information purposes and agreed that same be filed.

We thank you for the information in this instance.



C. SEVCIK
City Clerk

CS/jt

**RED DEER
REGIONAL PLANNING COMMISSION**2830 BREMNER AVENUE, RED DEER,
ALBERTA, CANADA T4R 1M9

DIRECTOR: W. G. A. Shaw, ACP, MCIP

Telephone: (403) 343-3394
Fax: (403) 346-1570

August 13, 1990

Mr. C. Sevcik,
City Clerk
City of Red Deer
Box 5008
Red Deer, Alta.
T4N 3T4

Dear Sir:

Re: Disposition of Public Reserve, and
Land Use Bylaw Amendments.

We are enclosing herewith the plan of disposition of reserve and the land use amendments.

- - The area under consideration is the Edgar Industrial area. The plan is to reduce the width of reserve from 30m to 10m and to add the extra land to the industrial area.
- - The second plan designated the strip from P1 to Industrial I, which is necessary to register the plan.

Yours truly,

D. Rouhi, MCIP
SENIOR PLANNERCommissioners' Comments

We would concur with the recommendation for said disposal of reserve and Land Use Bylaw amendment

"R. J. MCGHEE", Mayor

"M. C. DAY", City Commissioner

MUNICIPALITIES WITHIN COMMISSION AREA

S. 5-39-27-4

AVENUE 2

S. W. 1/4 SEC. 5-39-27-4

S. E. 1/4 SEC. 5-39-27-4

ROAD ALLOWANCE

S. W. 1/4 SEC. 4-39-27-4

HIGHWAY 11

RADIO TELEPHONE SITE

3

1

EDGAR CL.

Disposition of Municipal Reserve

2

EDGAR CRES.

EDGAR AVE.

EDGAR DR.

3

KENNEDY DR.

4

4

N. W. 1/4 SEC. 32-38-27-4

1

64 AVE.

S. E. 1/4 SEC. 31-38-27-4

LOT 1SR

LOT 1SR

LOT

LOT 1SR

LOT 1SR

76 ST.

LOT A

BRIMCOM ST.

76 ST.

N. W. 1/4 SEC. 30-38-27-4

N. E. 1/4 SEC. 30-38-27-4

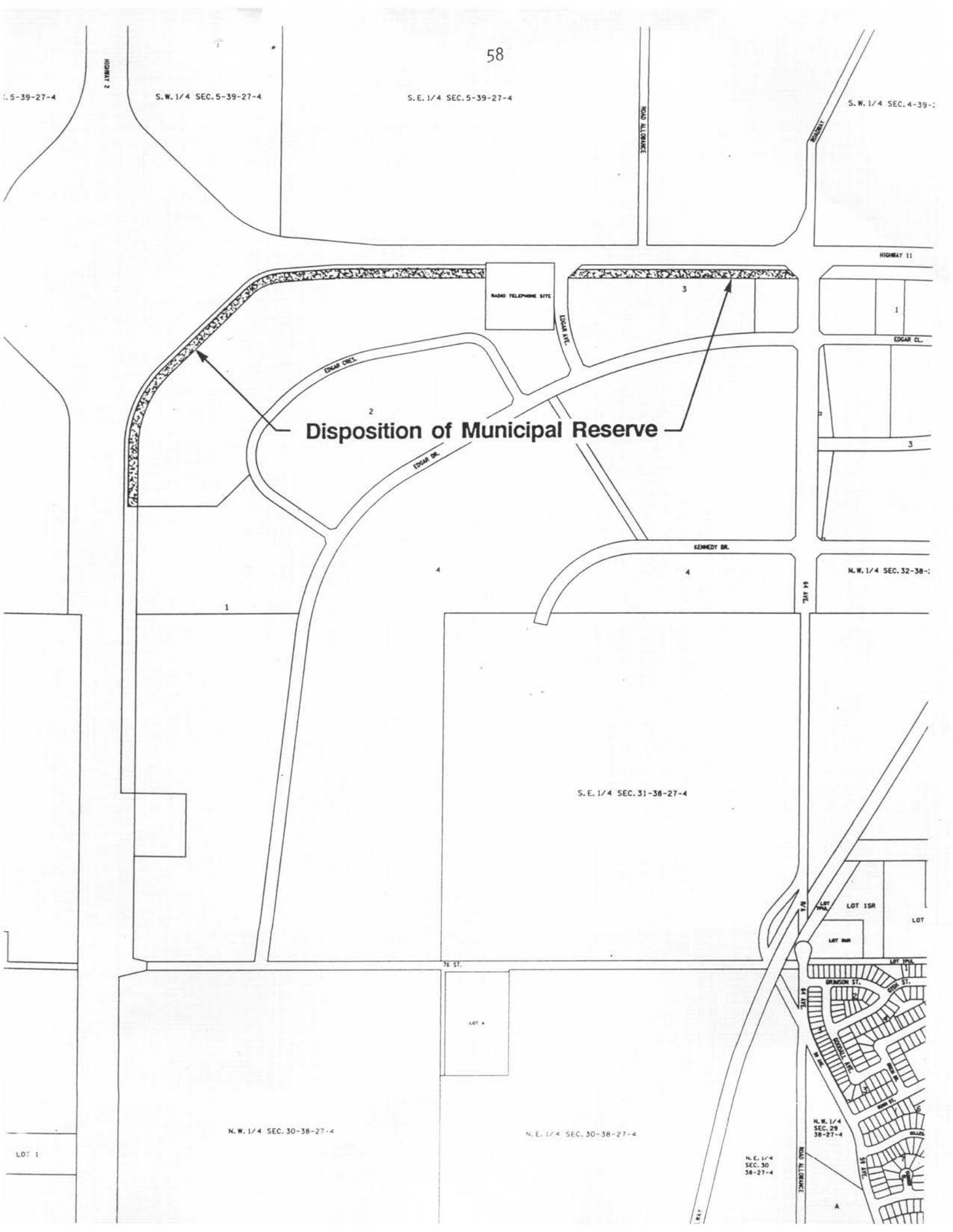
N. W. 1/4 SEC. 29 38-27-4

N. E. 1/4 SEC. 30 38-27-4

ROAD ALLOWANCE

LOT 1

A



Disposition of Municipal Reserve as described below.

FIRSTLY: The southerly 20m throughout Lot 2 MR, Block 3, Plan 812 1569

SECONDLY: The southerly, ~~and~~ south easterly, ^{and easterly} 20m throughout Lot 5 MR, Block 1, Plan 812 1569 commencing at the east boundary of Lot 5 MR and ending at a point of intersection of Lot 5 MR and the southerly boundary of Lot 4, Block 1, Plan 812 1569.

or

Disposition of Municipal Reserve as described below.

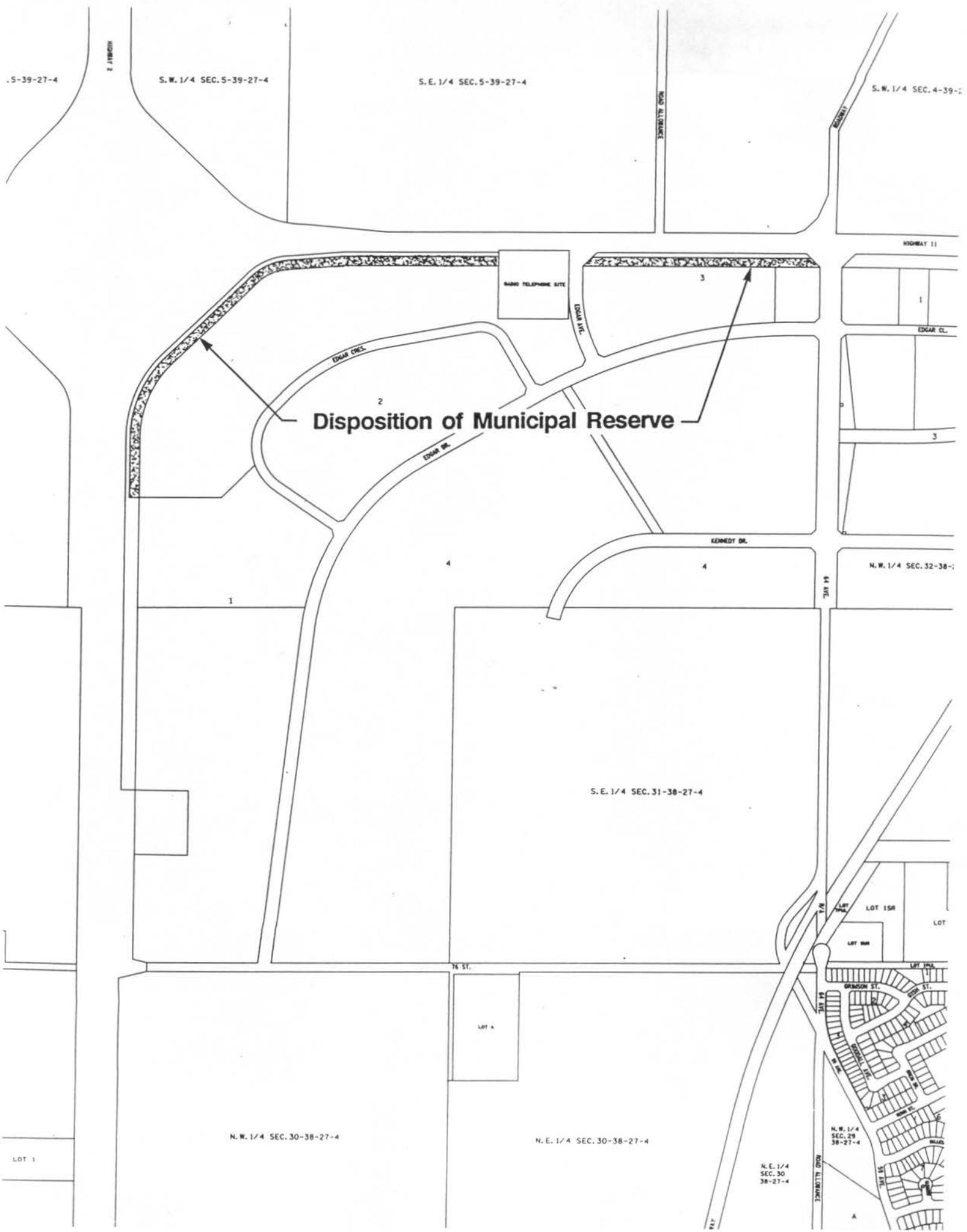
FIRSTLY: The southerly 20m throughout Lot 2 MR, Block 3, Plan 812 1569

SECONDLY: The 20m of Lot 5 MR, Block 1, Plan 812 1569 immediately adjacent to the north, north westerly and west boundary of Lot 4, Block 1, Plan 812 1569.

Kelly,

Here are two versions of the same description.

JW



5-39-27-4

E JUNCTION

S.W. 1/4 SEC. 5-39-27-4

S.E. 1/4 SEC. 5-39-27-4

EMERGENCY DR.

S.W. 1/4 SEC. 4-39-27-4

HIGHWAY 11

RADIO TELEPHONE SITE

EDGAR AVE.

EDGAR CL.

Disposition of Municipal Reserve

KENNEDY DR.

N.W. 1/4 SEC. 32-38-27-4

S.E. 1/4 SEC. 31-38-27-4

1/4

7th ST.

LOT 4

LOT 15R

LOT

LOT 15R

LOT

LOT 15A

LOT

ORANSON ST.

1st ST.

2nd ST.

3rd ST.

4th ST.

5th ST.

6th ST.

7th ST.

8th ST.

9th ST.

10th ST.

11th ST.

12th ST.

13th ST.

14th ST.

15th ST.

N.W. 1/4 SEC. 30-38-27-4

N.E. 1/4 SEC. 30-38-27-4

N.E. 1/4 SEC. 30-38-27-4

LOT 1

A



RED DEER REGIONAL PLANNING COMMISSION

2830 BREMNER AVENUE, RED DEER, ALBERTA, CANADA T4R 1M9

DIRECTOR: W. G. A. Shaw, M.C.I.P.

Telephone: (403) 343-3394
Fax: (403) 346-1570

January 29, 1990

JAN 30 1990

Our File No. 31/1310

Snell & Oslund Surveys (1979) Ltd.
P.O. Box 610
Red Deer, Alberta
T4N 5G6

COPY

SUSAN
COULD I PLEASE
HAVE THE FILE
ON THIS
THANKS
Brian J.

Dear Sirs:

Re: Proposed Subdivision
City of Red Deer
Lot 4, Block 1, Plan 812 1569;
Lot 1, Block 2 Plan 812 1569;
Lot 2 MR, Block 3, Plan 812 1569;
Pt. of Lot 5 MR, Block 1, Plan 812 1569;
Pt. of Lot 1, Block 5, Plan 812 1569 and 616 L.Z.
(N. 1/2 31-38-27-4)

Your application for subdivision was considered by the Subdivision Committee of the Commission at its meeting held January-26, 1990 and was approved subject to the following conditions:

check

1. ? Disposition of part of the reserve to be approved by City Council. 3011/90 + 3012/90
2. ? - The road closure to be approved by City Council.
3. A caveat to be filed against the S.E. 31-38-27-4 for the amount of reserve owing (3.058 ha).

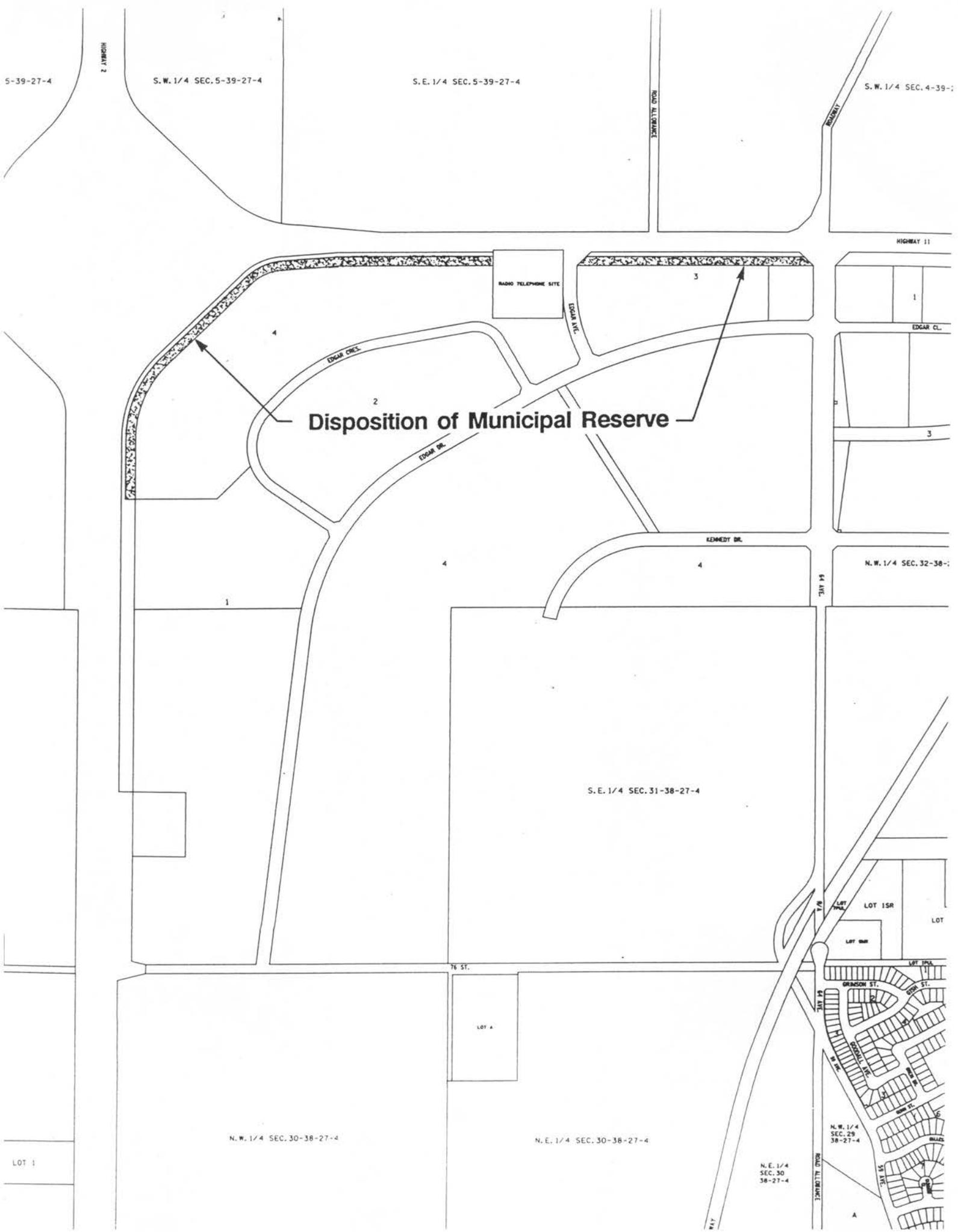
After the expiry of the appeal period, being a maximum of 35 days from the date of this letter, it would be in order for you to submit the registrable plan to this office for our approval together with a \$90.00 approval fee. As the owner/applicant you are responsible to check with the Municipality and/or agency mentioned in the above conditions to ensure that the conditions have been satisfied and that written confirmation has been forwarded to the Commission before submission of the registrable plan to this office.

This decision is valid for a period of one year from this date. If the registrable plan is not submitted to our office within this time, reapplication will have to be made.

Pursuant to Section 106 of the Planning Act, Chapter P-9, Revised Statutes of Alberta, 1980, attached herewith is a copy of Appendix "A" which outlines the procedure for subdivision appeals. Pursuant to Section 93 of the Planning Act, Chapter P-9, Revised Statutes of Alberta, 1980, our decision will be

MUNICIPALITIES WITHIN COMMISSION AREA

CITY OF RED DEER—TOWN OF BLACKFALDS—TOWN OF BOWDEN— TOWN OF CARSTAIRS—TOWN OF CASTOR—TOWN OF CORONATION—TOWN OF DIDSBURY—TOWN OF ECKVILLE—TOWN OF INNISFAIL—TOWN OF LACOMBE—TOWN OF OLDS—TOWN OF PENHOLD—TOWN OF ROCKY MOUNTAIN HOUSE—TOWN OF STETTNER—TOWN OF SUNDRE—TOWN OF SYLVAN LAKE—VILLAGE OF ALIX—VILLAGE OF BENTLEY—VILLAGE OF BIG VALLEY—VILLAGE OF BOTHA—VILLAGE OF CAROLINE—VILLAGE OF CLIVE—VILLAGE OF CREMONA—VILLAGE OF DELBURNE—VILLAGE OF DONALDA—VILLAGE OF ELNORA—VILLAGE OF GAOSBY VILLAGE OF HALKIRK—VILLAGE OF MIRROR—SUMMER VILLAGE OF BIRCHCLIFF—SUMMER VILLAGE OF GULL LAKE—SUMMER VILLAGE OF HALF MOON BAY—SUMMER VILLAGE OF NORGLINWOLD—SUMMER VILLAGE OF ROCHON SANDS—SUMMER VILLAGE OF WHITE SANDS—SUMMER VILLAGE OF JARVIS BAY—COUNTY OF LACOMBE No. 14—COUNTY OF MOUNTAIN VIEW No. 17—COUNTY OF PAINTERTH No. 18—COUNTY OF RED DEER No. 23—COUNTY OF STETTNER No. 6—MUNICIPAL DISTRICT OF CLEARWATER No. 99



5-39-27-4

HIGHWAY 2

S.W. 1/4 SEC. 5-39-27-4

S.E. 1/4 SEC. 5-39-27-4

S.W. 1/4 SEC. 4-39-27-4

HIGHWAY 11

RADIO TELEPHONE SITE

Disposition of Municipal Reserve

KENNEDY DR.

N.W. 1/4 SEC. 32-38-27-4

S.E. 1/4 SEC. 31-38-27-4

76 ST.

LOT A

N.W. 1/4 SEC. 30-38-27-4

N.E. 1/4 SEC. 30-38-27-4

N.E. 1/4 SEC. 30-38-27-4

N.W. 1/4 SEC. 29-38-27-4

LOT 1

A

DATE: March 26, 1990
TO: City Clerk
FROM: City Assessor
RE: ROAD CLOSURES - EDGAR INDUSTRIAL PARK
PART OF N. $\frac{1}{2}$ SECTION 31 - 38 - 27 - W4TH
(SEE ATTACHED PLANS)

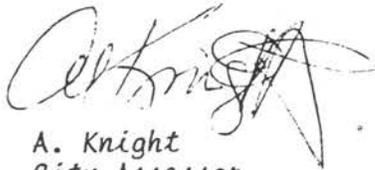
We respectfully ask City Councils approval of road closure Bylaws for the existing rights-of-ways shown cross hatched on Plan #1 on the attached plan:

Closure #1 - All of Edgar Crescent and corner cut-offs which lie to the north of the northwesterly limit of Edgar Drive as shown on Plan 812-1569.

and

Closure #2 - All of Edgar Avenue and corner cut-offs which lie to the north of the northwesterly limit of Edgar Drive as shown on Plan 812-1569.

These Closures are required to register the realignment of Edgar Industrial Crescent shown as shaded on Plan #2.



A. Knight
City Assessor

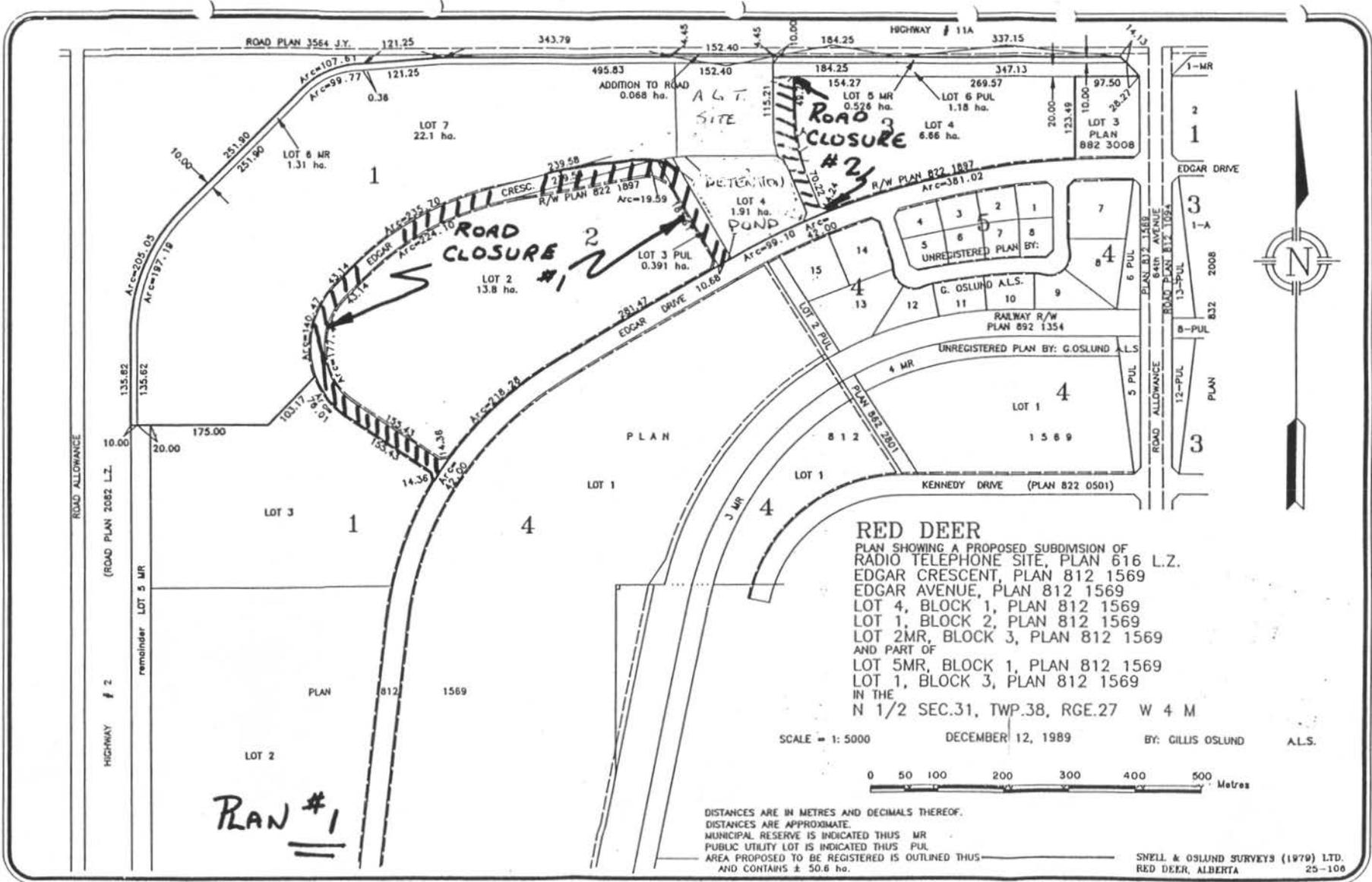
WFL/dm
Att.

cc Director of Finance
Director of Engineering
Manager of Economic Development

Commissioner's Comments

We would recommend Council give first reading to the Bylaws.

"M.C. DAY"
City Commissioner



PLAN #1

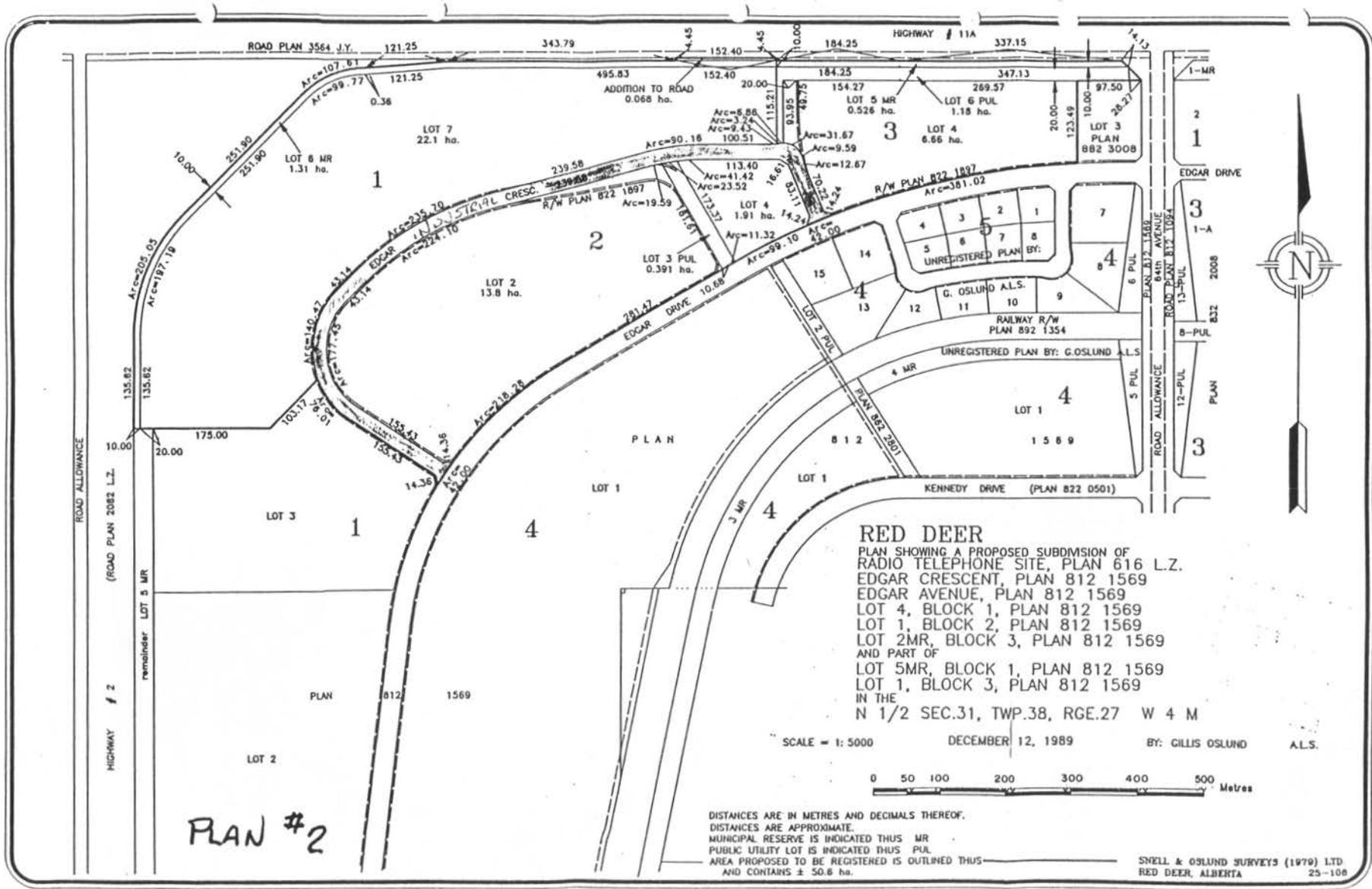
RED DEER
 PLAN SHOWING A PROPOSED SUBDIVISION OF
 RADIO TELEPHONE SITE, PLAN 616 L.Z.
 EDGAR CRESCENT, PLAN 812 1569
 EDGAR AVENUE, PLAN 812 1569
 LOT 4, BLOCK 1, PLAN 812 1569
 LOT 1, BLOCK 2, PLAN 812 1569
 LOT 2MR, BLOCK 3, PLAN 812 1569
 AND PART OF
 LOT 5MR, BLOCK 1, PLAN 812 1569
 LOT 1, BLOCK 3, PLAN 812 1569
 IN THE
 N 1/2 SEC.31, TWP.38, RGE.27 W 4 M

SCALE = 1: 5000 DECEMBER 12, 1989 BY: GILLIS OSLUND A.L.S.



DISTANCES ARE IN METRES AND DECIMALS THEREOF.
 DISTANCES ARE APPROXIMATE.
 MUNICIPAL RESERVE IS INDICATED THUS MR
 PUBLIC UTILITY LOT IS INDICATED THUS PUL
 AREA PROPOSED TO BE REGISTERED IS OUTLINED THUS
 AND CONTAINS ± 50.6 ha.

SNELL & OSLUND SURVEYS (1979) LTD.
 RED DEER, ALBERTA 25-106



PLAN #2

DATE: August 21, 1990
TO: Senior Planner
FROM: City Clerk
RE: LAND USE BYLAW AMENDMENT 2672/X-90 AND
DISPOSITION OF PUBLIC RESERVE

Your report dated August 13, 1990 pertaining to the aforementioned matter received consideration at the Council meeting of August 20, 1990 and at which meeting Council passed the following motion approving the Municipal Reserve Disposal.

"RESOLVED that Council of The City of Red Deer hereby approves as follows:

1. Disposition of a portion of Municipal Reserve as described below:

FIRSTLY: The southerly 20m throughout Lot 2 MR, Block 3, Plan 812 1569

SECONDLY: The southerly, south easterly, and easterly 20m throughout Lot 5 MR, Block 1, Plan 812 1569 commencing at the east boundary of Lot 5 MR and ending at a point of intersection of Lot 5 MR and the southerly boundary of Lot 4, Block 1, Plan 812 1569.

2. Redesignation of the above noted area to I.1
3. Said disposition and redesignation subject to the requirements of the Planning Act

and as presented to Council August 20, 1990."

This office will now proceed in accordance with the Planning Act for notification of the intended reserve disposal.

Senior Planner
August 21, 1990
Page 2

I would further advise that Council gave first reading to Land Use Bylaw Amendment 2672/X-90, a copy of which is enclosed herewith. This office will now proceed with advertising for a public hearing to be held on Monday, September 17, 1990, at 7 p.m. or as soon thereafter as Council may determine.

Trusting you will find this satisfactory.



C SEVCIK
City Clerk

CS/jt

c.c. Bylaws & Inspections Manager
Director of Engineering Services
City Assessor
E. L. & P. Manager
Director of Community Services

Council and Committee Secretary - Wilma

BYLAW 2672/X-90

Being a Bylaw to amend Bylaw No. 2672/80, the Land Use Bylaw of The City of Red Deer.

COUNCIL OF THE CITY OF RED DEER IN THE PROVINCE OF ALBERTA ENACTS AS FOLLOWS:

- (1) The "Use District Map" as referred to in Section 1.4 is hereby amended in accordance with the Use District Map No. 15/90 attached hereto and forming part of the Bylaw.
- (2) This Bylaw shall come into force upon the final passing hereof.

READ A FIRST TIME IN OPEN COUNCIL this 20 day of August 1990.

READ A SECOND TIME IN OPEN COUNCIL this day of 1990.

READ A THIRD TIME IN OPEN COUNCIL AND FINALLY PASSED this day of 1990.

MAYOR

CITY CLERK

NO. 10

DATE: August 15, 1990
TO: Red Deer City Council
FROM: Chairman of the Parking Commission
RE: PARKING REVENUES AND THE G.S.T.

At the July 18, 1990 meeting of the Red Deer Parking Commission, consideration was given to the above matter and the following recommendation is forwarded for Council's consideration:

"THAT the Parking Commission recommend to City Council that the G.S.T. be incorporated into hourly parking rates."

Attached is the appropriate documentation for the information of Council.

Respectfully submitted,

D. SIM, Chairman
Parking Commission

WV/jt

Att.

DATE: July 10, 1990

TO: Mr. R. Strader
Bylaws & Inspections Manager

FROM: Doug W. Kutinsky
Parking Administrator

RE: PARKING REVENUES AND THE G.S.T.

At the June 20, 1990, meeting of the Parking Commission, the Director of Finance requested that the Parking Administration prepare a report for the Parking Commission outlining the impact of the G.S.T. recommending an appropriate rate change that would offset the 1991 tax increase.

The information that has been provided the Parking Administration with regard to the G.S.T. would indicate that a seven percent (7%) tax will have to be paid on all revenues associated with parking lots and on-street parking meters (including token and parking lot pass sales). Revenues from Bylaw fines (i.e. parking tickets, etc.) will be exempt. The direction that has been given us is that our expenditures will not increase as a direct result of the G.S.T.

We can take two basic approaches to deal with the G.S.T.:

1. Do nothing, make no rate adjustments.
2. Make a minor rate adjustment to compensate for the G.S.T. and help decrease the parking deficit.

IMPACT OF NO RATE ADJUSTMENT:

	PARKING REVENUES	1990 BUDGET	G.S.T.	REVENUE AFTER G.S.T.
1.	Parking Lots (Attendant & Spitters)	\$118,044	\$ 7,723	\$110,321
2.	Parking Meters (On/off street)	\$419,964	\$ 27,474	\$392,490
3.	Lot Leases	\$ 30,000	\$ 1,963	\$ 28,037
		<u>\$568,008</u>	<u>\$ 37,160</u>	<u>\$530,848</u>
			Estimated revenue loss	\$ 37,160

Due to the Parking Commission's present reserve deficit position, this approach is not recommended. 2

Memo To: Mr. R. Strader
 July 11, 1990
 Page 2

PROPOSED RATE CHANGE:

(See attached present & proposed rate comparison).

It is recommended that we standardize all of our hourly parking rates as follows:

1. Long-term parking on\off street \$.25/hr.
 i.e. - 5 & 10 hr. on\street meters
 - 5 hr. meters & spitter parking lots.
2. Short-term parking on\off street \$.50/hr.
 i.e. - 1 & 2 hr. on\street meters
 - 2 hr. metered and attendant parking lots.

The daily maximum charges in the attendant and spitter lots should be standardized as follows:

1. Attendant Lots \$4.00/day max.
 i.e. - short-term parking lots
2. Spitter Lots \$1.25/day max.
 i.e. - long-term parking lots

It is also recommended that monthly passes in all of the long-term parking lots be set at \$25.00/mth. to promote better usage of the passes. The last three (3) months of the pass program has resulted in only 10% of the available passes being sold per month.

IMPACT OF PROPOSED RATE CHANGE:

(See attachment)

It is important to note that the total financial impact of the parking rate changes and operational changes, that were approved and implemented in late 1989, have not been totally realized. With that in mind, any estimates of the total impact of this proposed rate change is only a rough estimate.

This rate proposal was prepared with an assumption that the parking operation will continue as is, with The City continuing to operate the off-street parking.

Memo To: Mr. R. Strader
July 11, 1990
Page 3

The estimated cost to make the proposed rate changes (i.e. parking meter, spitter, cash register modifications and parking lot signage changes) will be \$34,000. The overall impact of this new parking rate proposal after G.S.T. and changeover expenses should be a revenue increase of approximately \$42,952.

Respectfully submitted for your comments.

Yours truly,

A handwritten signature in black ink, appearing to read "Doug Kutinsky". The signature is written in a cursive style with a large, sweeping initial "D" and "K".

Doug Kutinsky
Parking Administrator

DWK\ch

Attachments

July 11, 1990

THE CITY OF RED DEER

PRESENT AND PROPOSED PARKING RATE COMPARISON

ON-STREET METERS:

TYPE	NO.	PRESENT RATE	PROPOSED RATE
1 Hr. Meters	9	\$.40/hr.	\$.50/hr.
2 Hr. Yellow-Head Meters	403	\$.40/hr.	\$.50/hr.
2 Hr. Meters	515	\$.40/hr.	\$.50/hr.
5 Hr. Meters	46	\$.10/hr.	\$.25/hr.
10 Hr. Meters	256	\$.25/hr.	\$.25/hr.
TOTAL	1,229		

PARKING LOTS:

LOT	TYPE	PRESENT RATE	PROPOSED RATE
P1 Windsor	5 hr. meters	\$.20/hr. \$32.00/mth.	\$.25/hr. \$25.00/mth.
P2 Turbo	Attendant	\$.50/hr. \$4.00/day max.	\$.50/hr. \$4.00/day max.
P3 Valley Hotel	5 hr. meters	\$.20/hr.	\$.25/hr.
P4 Post Office	2 hr. meters	\$.40/hr.	\$.50/hr.
P5 Sportsworld	Attendant	\$.40/hr. \$2.50/day max. \$50.00/mth.	\$.50/hr. \$4.00/day max. \$50.00/mth.
P6 Sportsworld	2 hr. meters	\$.40/hr.	\$.50/hr.
P7 Tom-Boy	Spitter	\$.20/hr. \$1.00/day max. \$25.00/mth.	\$.25/hr. \$1.25/day max. \$25.00/mth.
P8 Gaetz United	5 hr. meters	\$.20/hr.	\$.25/hr.
P9 Century 21	Spitter	\$.20/hr. \$1.25/day max. \$27.50/mth.	\$.25/hr. \$1.25/day max. \$25.00/mth.
P10 Sun Life	Spitter	\$.20/hr. \$1.25/day max. \$27.50/mth.	\$.25/hr. \$1.25/day max. \$25.00/mth.
P11 Triumph	Passes	\$35.00/mth.	\$25.00/mth.
P12 AGT	2 hr. meters	\$.40/hr.	\$.50/hr.

IMPACT OF PROPOSED PARKING RATE CHANGE

PARKING REVENUES	1990 BUDGET	ESTIMATED REVENUE INCREASE	ESTIMATED TOTAL REVENUE	ESTIMATED COST OF CHANGE OVER	G.S.T.	REVENUES AFTER CHANGE OVER OF G.S.T.
1. Parking Lots (Attendant & Spitters)	\$118,044	\$ 10,000	\$128,044	\$ 1,600	\$ 8,377	\$118,067
2. Parking Meters (On/off Street)	\$419,964	\$110,000	\$529,964	\$32,400	\$34,671	\$462,893
3. Lot Leases	\$ 30,000	-----	\$ 30,000	-----	\$ 2,100	\$ 30,000
	<u>\$568,008</u>	<u>\$120,000</u>	<u>\$688,008</u>	<u>\$34,000</u>	<u>\$45,148</u>	<u>\$610,960</u>
				Estimated Revenue Increase		\$ 42,952

FILE:

PARKING.RAT

DATE: August 15, 1990
TO: CITY CLERK
FROM: DIRECTOR OF FINANCIAL SERVICES
RE: INCREASES IN PARKING RATES TO INCORPORATE THE
GOODS AND SERVICES TAX

Effective January 1, 1991 The City will have to collect and remit to the Federal Government a 7% GST on parking revenues.

The nature of most parking revenue collected is such that it is not possible to just add the 7% GST onto the current charge because most revenue is collected by meters or spitters. This means the tax collected will be determined based on 7/107th of the revenue collected. If parking rates are not increased, it means the GST remitted reduces the revenue available to The City.

At the July 18, 1990 Parking Commission meeting a report from the Parking Administrator was considered that recommended increases in parking rates to offset the GST. Because of the cost involved in changing parking equipment to reflect new rates, the report recommended additional increases in rates to try and avoid any further rate increases for at least two years.

After considering the report, the Parking Commission passed the following resolution:

"That the Parking Commission recommend to City Council that the GST be incorporated into hourly parking rates."

The resolution is not clear but the intent appears to have been to approve the recommended rate increases in the Parking Administrator's report.

REQUESTED ACTION

It is respectfully requested that Council approve the rate increases recommended in the Parking Administrator's report.

The cost of \$34,000 to change the equipment to reflect the new rates can be absorbed in the 1990 budget approved by Council. It appears the 1990 actual result for the Parking Fund will reflect a surplus from 1990 operations rather than a deficit as budgeted.

City Clerk
August 15, 1990
Page 2

If the rate increase is deferred past January 1, 1991; The City will lose the equivalent of approximately \$37,000 per year because of paying the GST from existing rates.



A. Wilcock, B. Comm., C.A.
Director of Financial Services

AW/mrk

c.c. Parking Administrator
By-laws and Inspections Manager

Commissioners' Comments

We would regretfully concur with the recommendation of the Dir. of Financial Services and recommend Council approve changes as outlined.

"R.J. MCGHEE"
Mayor

"M.C. DAY"
City Commissioner

Not for Council Agenda

FILE: PARKCOMM.GST

DATE: July 23, 1990
TO: CITY CLERK
FROM: DIRECTOR OF FINANCIAL SERVICES
RE: PARKING COMMISSION RECOMMENDATION ON GST

At the July 18, 1990 meeting of the Parking Commission a report from the Parking Administrator was considered that recommended changes in parking rates to compensate for the introduction of the GST on January 1, 1991.

The problem the report was addressing is that 7% GST will have to be collected and remitted on all parking meter, spitter and parking lot revenue. For most revenues collected it is not feasible to just add on the 7% GST. For example, if we charge 40¢ per hour at the parking meter we are unable to start collecting 42.8¢ without incurring significant costs as outlined in the Parking Administrator's report. As a result, if the rates charged need to be adjusted to add on the GST it makes sense to increase the rates enough to avoid additional rate increases for up to two years. The additional revenue generated would help to offset the accumulated deficit in the Parking Fund of \$261,000.

The Parking Commission passed the following resolution regarding the report:

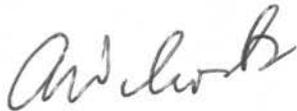
"THAT the Parking Commission recommend to City Council that the GST be incorporated into hourly parking rates."

It is unclear from the resolution what the intent is supposed to be. For example, if the intent is to not change parking rates when the GST starts, then the Parking Commission will generate less net revenue to reduce its deficit.

A second consideration in considering the Parking Administrator's report is that the Parking Commission is recommending the City tender for leasing City parking lots to the private sector. If the parking lots are leased to the private sector, the lessee may not require the City equipment located on the lots such as parking meters and spitter machines. It does not make sense if this is a possibility to order parts to change the rates charged by these machines if the machines may no longer be required.

City Clerk
July 23, 1990
Page 2

It is recommended that the Parking Administrator's report regarding revised parking rates to incorporate the GST be approved but that no material be ordered to change the equipment located on the parking lots proposed to be leased until a decision has been made regarding the parking lot tender. Parts required to change all other equipment should be ordered now.



A. Wilcock, B. Comm., C.A.
Director of Financial Services

AW/mrk

c.c. Parking Administrator
By-law and Inspections Manager

DATE: August 21, 1990
TO: Parking Commission
FROM: City Clerk
RE: PARKING REVENUES AND THE G.S.T.

Your report dated August 15, 1990 pertaining to the above topic was considered at the Council meeting of August 20, 1990 and at which meeting Council passed the following motion approving the parking rate increases as outlined in the report from the Parking Administrator.

"RESOLVED that Council of The City of Red Deer having considered report from the Parking Commission dated August 15, 1990, re: Parking Revenues and the G.S.T. hereby approves the parking rate increases as outlined in the report from the Parking Administrator dated July 10, 1990, re: Parking Revenues and the G.S.T. (as submitted on the August 20, 1990, Council Agenda) and as recommended to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and by way of a copy of this memo we are requesting the administration to proceed accordingly.

Trusting that you will find this satisfactory.



C. SEVCIK
City Clerk

CS/jt

c.c. City Commissioner
Bylaws & Inspections Manager
Parking Administrator
Director of Financial Services
Director of Engineering Services

DATE: AUGUST 8, 1990
TO: CITY COUNCIL
FROM: CHAIRMAN, RED DEER INDUSTRIAL AIRPORT
RE: OFFER TO LEASE HANGAR #3 AND FENCED AREA

At the August 2, 1990 Special meeting of the Red Deer Industrial Airport Commission, the following motion was passed, and is forwarded for Council's consideration:

"THAT the Red Deer Industrial Airport Commission recommend to City Council acceptance of the offer to lease Hangar #3 (45,400 sq.ft.) and attached fenced yard (25,000 sq.ft.) at the Red Deer Industrial Airport from Mr. Adrian Zezula, 377366 Alberta Ltd., subject to the following conditions:

- 1) That the starting lease rate of the subject property be \$45,000 per year, for a 4-year term with option for two additional 3-year terms.

PART A

- 1.a That a standard lease agreement be implemented and that the Landlord and Tenant shall renegotiate the price of the lease at the end of each term, any new rate not to be less than original.
- 1.b Lessee to pay first and last month's rent prior to granting occupancy.
2. The Landlord shall repair the structural beams and trusses in the main hangar according to the engineer's report as soon as possible in co-ordination to the engineer's report with the tenant, so as not to interrupt the business of the tenant, this work to be completed by August of 1991 at an estimated cost of \$7,000.00, said cost to be charged to the 1991 Airport budget.
3. The Landlord shall repair the leak in the main hangar roof prior to tenancy and as soon as possible.
4. The Landlord shall repair the secondary roof, above the office areas, prior to September 15, 1990, at an estimated cost of \$7,500.00, said cost to be charged as an overexpenditure to the 1990 Airport Budget.

5. The Landlord shall supply garbage disposal bins for the initial "clean up" of the property (clean up to be completed by tenant) and will dispose of said waste.
6. The Landlord shall supply the tenant with two (2) copies of the blueprints of the property.
7. The Landlord shall allow the tenant to operate any business or enterprise deemed to be appropriate by the Landlord, other than hazardous waste storage.
- 7.a Lessee will obtain from lessor prior authorization of The City of Red Deer before acceptance of sub-leasing.

PART B
(The Tenant)

1. The tenant shall submit payment on the 1st day of each month for the current month's rent.
2. The tenant shall complete approximately \$20,000.00 worth of lease hold improvements prior to August 15, 1992.
3. The tenant shall supply the labour to paint the building, if, and only if, the Landlord will supply all materials. This would be scheduled from May 15, 1993 to completion of October 15, 1993."

For the information of Council, the above terms have been discussed with and agreed to by Mr. Adrian Zezula, 377366 Alberta Ltd.

Sincerely,

H. BOUTEILLER
Vice-Chairman
Red Deer Industrial Airport Commission
WV/sp

Commissioners' Comments

We would concur with the recommendation of the Chairman of the Red Deer Industrial Airport Commission. Council should note that the repair of the roof leak referred to in Part A (3) will be completed under the normal 1990 maintenance budget at no overexpenditure.

"R.J. MCGHEE", Mayor

"M.C. DAY", City Commissioner

DATE: August 21, 1990
TO: Red Deer Industrial Airport Commission
FROM: City Clerk
RE: OFFER TO LEASE HANGAR #3 AND FENCED AREA

Your report dated August 8, 1990 pertaining to the above topic was considered at the Council meeting of August 20, 1990 and at which meeting Council passed the following motion in accordance with your recommendations.

"RESOLVED that Council of The City of Red Deer having considered report from the Red Deer Industrial Airport Commission dated August 20, 1990, re: Offer to Lease Hangar #3 and Fenced Area hereby approves the offer to lease Hangar #3 (45,400 sq. ft.) and attached fenced area (25,000 sq. ft.) at the Red Deer Industrial Airport from Mr. Adrian Zezula, 377366 Alberta Ltd., subject to the following conditions:

- 1) That the starting lease rate of the subject property be \$45,000 per year, for a 4-year term with option for two additional 3-year terms.

PART A

- 1.a That a standard lease agreement be implemented and that the Landlord and Tenant shall renegotiate the price of the lease at the end of each term, any new rate not to be less than original.
- 1.b Lessee to pay first and last month's rent prior to granting occupancy.
2. The Landlord shall repair the structural beams and trusses in the main hangar according to the engineer's report as soon as possible in co-ordination to the engineer's report with the tenant, so as not to interrupt the business of the tenant, this work to be completed by August of 1991 at an estimated cost of \$7,000.00, said cost to be charged to the 1991 Airport budget.

3. The Landlord shall repair the leak in the main hangar roof prior to tenancy and as soon as possible.
4. The Landlord shall repair the secondary roof, above the office areas, prior to September 15, 1990, at an estimated cost of \$7,500.00, said cost to be charged as an overexpenditure to the 1990 Airport Budget.
5. The Landlord shall supply garbage disposal bins for the initial "clean up" of the property (clean up to be completed by tenant) and will dispose of said waste.
6. The Landlord shall supply the tenant with two (2) copies of the blueprints of the property.
7. The Landlord shall allow the tenant to operate any business or enterprise deemed to be appropriate by the Landlord, other than hazardous waste storage.
- 7.a Lessee will obtain from lessor prior authorization of The City of Red Deer before acceptance of sub-leasing.

PART B
(The Tenant)

1. The tenant shall submit payment on the 1st day of each month for the current month's rent.
2. The tenant shall complete approximately \$20,000.00 worth of lease hold improvements prior to August 15, 1992.

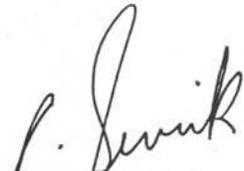
Red Deer Industrial Airport Commission
August 21, 1990
Page 3

3. The tenant shall supply the labour to paint the building, if, and only if, the Landlord will supply all materials. This would be scheduled from May 15, 1993, to completion of October 15, 1993.

and as presented to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and by way of a copy of this memo to the administration we are requesting that the appropriate legal documents are prepared and executed by all parties.

Trusting that you will find this satisfactory.



C. SEVCIK
City Clerk

CS/jt

c.c. Director of Engineering Services
Water & Wastewater Superintendent
City Assessor
Director of Financial Services

NO. 12

DATE: August 14, 1990
 TO: City Clerk
 FROM: City Assessor
 RE: CITY KENTWOOD PHASE 2, PLAN 902-1616
 (SEE ATTACHED MAP)

The March 5, 1990, meeting approved the servicing of this area with City utilities.

Servicing has proceeded during this summer for the 47 single-family and two semi-detached registered by Plan 902-1616. (Does not include lots set aside for temporary park.)

The servicing is anticipated to be finalized (excluding gravel lanes to be built in 1991) by August 31, 1990.

In view of the servicing being finalized, we respectfully request City Council's approval of the pricing and sale policies for this subdivision.

PRICING:

The land sale policy (September, 1983), as it applied to the sale of residential lands developed by the City, states that pricing for residential lands should be based on market value.

A summary of the City pricing in relation to the market since 1983 (based on an average 6,000 sq. ft.±) is as follows:

<u>YEAR</u>	<u>PRIVATE</u>	<u>CITY</u>
1983	555/fr. ft.	546/fr. ft.
1984	569/fr. ft.	491/fr. ft.*
1985	562/fr. ft.	520/fr. ft.
1986	605/fr. ft.	520/fr. ft.
1987	601/fr. ft.	546/fr. ft.
1988	627/fr. ft.	627/fr. ft.
1989	671/fr. ft.	671/fr. ft.
1990	698/fr. ft.	698/fr. ft.

* City Council reduced price by 10% on March 19, 1984, due to petition from local housebuilders.

City Clerk
Page 2
August 14, 1990

A recent review of the private developer lot sales indicates, overall, a very slight increase (0.7%±) over the first half of 1990, which indicates a market slow down.

We feel this slow down is a reflection of the increasing mortgage rates during this same period of time.

The April 30, 1990, meeting of City Council established a base price of \$6.07/sq. ft. for serviced single-family lots, and we would recommend that this price be applied to the 47 single-family lot and two semi-detached lots in City Kentwood Phase 2. (Adjustments for size, location, topography).

POLICIES

The present land sale policies (attached) to apply, with the inclusion of a reference to the Goods and Services Tax and Soils Report as they apply to foundations (see attached).

The G.S.T. will be applied to the total purchase price of those residential lots sold to homeowner applicants by way of an agreement signed in 1990 and the lot paid for in full in 1991.

For Council's information, the proposed lot draw for Kentwood Phase 2 will be similar to City Deer Park Phases IIA, IIB, and IIIA draws in that there will be only one initial draw open to both homeowners and licensed general contractors at the same time, with any lots remaining after the initial draw being made available to contractors on a draw system, should they wish to continue with the selection of lots up to 40% of the total lots available. (Homeowners 60% - Contractors 40%).

SUMMARY

Based on City Council's approved policy to sell residential land at market value, we respectfully request approval of the following:

PRICING:

Basic price of Kentwood Phase 2 6,000 sq. ft. lot to be established at \$6.07/sq. ft. (698/fr. ft.) with all other lot sizes (smaller and larger than 6,000 sq. ft.) being adjusted by market indicators.

City Clerk
Page 3
August 14, 1990

POLICY

Present land sale policies to apply with the inclusion of a reference to G.S.T. & Soils Reports as they apply to foundations.

A handwritten signature in cursive script, appearing to read "C. H. Smith", followed by a large, stylized flourish.

KENTWOOD SUBDIVISION

To All Contractors and Home Builders:

As a result of Soils Reports on file with the City regarding the subdivision referred to as "Kentwood", we would bring to your attention specific items included within the Soils Reports as they apply to foundations:

House Foundations

It is required that all dwelling unit foundations shall be constructed upon undisturbed natural bearing soil.

Heated basement foundation walls shall be constructed upon footings at a depth of at least 1.2 m below final grade.

Foundations of piles and gradebeam construction shall be designed and inspected by a qualified Structural Engineer.

Preserved wood foundations shall be designed and inspected by a qualified Professional Engineer.

Due consideration should be paid to ensure house footings are not constructed on fill material, disturbance of foundation soils is avoided during excavation, and water be kept from ponding during excavation. The allowable bearing capacity of the undisturbed silts or sands type soil may be assumed as 75 kPa.

Should the footings be constructed during freezing conditions, they must be properly protected by heating to avoid frost damage to the foundation soils and concrete.

Weeping tile system around the perimeter of foundations is mandatory.

Concrete

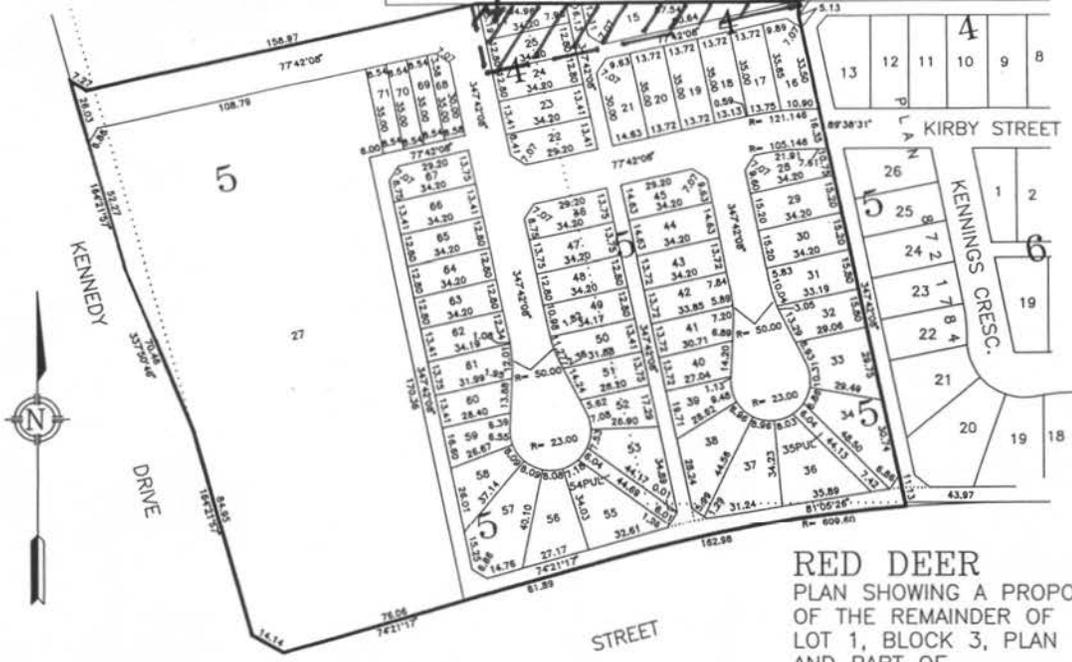
The Soils Reports state that laboratory sulphate testing indicates that the relative degree of sulphate attack varies from 0.28% to 0.52%. It is therefore required that all concrete in contact with the soils shall be minimum 20 M.P.A. Type 50 Sulphate Resistance Concrete.

For further information and for review of Soils Report, contact the City Engineering Department.

LOT C
PLAN 822 0966

LOT A
PLAN 6158 M.C.

TEMPORARY
PARK



RED DEER
 PLAN SHOWING A PROPOSED SUBDIVISION
 OF THE REMAINDER OF
 LOT 1, BLOCK 3, PLAN 782 1439
 AND PART OF
 LOT C, PLAN 822 0966
 KENNEDY DRIVE, PLAN 812 1094

SCALE = 1:1500 APRIL, 4, 1990 BY: GILLIS OSLUND A.L.S.



DISTANCES ARE IN METRES AND DECIMALS THEREOF.
 DISTANCES AND AREAS ARE DERIVED FROM INFORMATION SHOWN ON PLAN 872 1784
 AREA PROPOSED TO BE REGISTERED IS OUTLINED THIS
 AND CONTAINS ± 6.25 ha.

SNELL & OSLUND SURVEYS (1979) LTD.
 RED DEER, ALBERTA 25-115

CITY KENTWOOD PHASE II

RESIDENTIAL LAND SALE POLICY, RULES AND PROCEDURES

A. Re: Homeowner Applicants Only

1. Only one application per family may be submitted per draw. "Family shall mean the immediate family (spouse, father, mother, children) who have resided in the same residence as the applicant at any time within three months immediately preceding the date of the lot draw".
2. If unable to be present an applicant may be represented by an agent. Such agent must have written authorization and produce such authorization when making application for the draw and when selecting a lot. An agent may not represent more than one applicant.
3. Persons who have defaulted under a previous City residential Land Sale Agreement by failing to meet the twelve month residency requirement and who have failed to pay the liquidated damage penalty specified therein shall not be eligible to apply to purchase a City lot under this lot draw.
4. Purchasers in the homeowner category may not purchase a lot prior to the 12 months residency condition of previously purchased City lots being fulfilled.
5. Homeowner applicants agree to sign an Option to Purchase and Development Agreement with the City which among other things shall require that:
 - a. The Applicant must reside in the dwelling unit for twelve months immediately following substantial completion thereof, and until such time has expired, shall not sell, gift, transfer, rent, lease, grant options to purchase, or otherwise dispose of or part with possession of the said lands. In default hereof, the Applicant shall pay liquidated damages of \$5,000.00 to the City. The City may register a caveat on the title to the said lands to protect its interest therein.
 - b. The Applicant shall provide to The City a Statutory Declaration verifying the required occupancy before release of the Caveat will be given.

-2-

- c. Duplicate Certificate of Title and Land Transfer will not be released until the lot is paid for in full and the Transfer Back to the City has been provided in accordance with the option agreement. Mortgage approval must be in the name of the Applicant.

B. RE: CONTRACTOR APPLICANTS ONLY

1. Options to purchase and develop will be restricted to companies where there are no duplicate shareholders or directors of other companies in the lot draw.
2. Contractors must present a current City of Red Deer General Contractors License upon making application to register for the draw. Could take up to three weeks to process applications for Contractor's License if Home Occupation approval is required.
3. Duplicate Certificate of Title and Land Transfer will not be released until the lot is paid for in full, in accordance with the option and development agreement.

C. General Policies and Rules which apply to both Homeowner and Contractor Applicants

1. Applicants shall be required to deposit \$600.00 toward the total purchase price in cash or by certified cheque, bank draft or money order, upon making application to participate in the City lot sale. Such deposit shall be forfeited if the applicant selects a lot but does not proceed to enter into the Option Agreement.
2. Options to Purchase and Develop are prepared for signing as soon as possible after the lot sale. Agreements are to be signed and returned to the City within thirty (30) days of forwarding by the City.
3. Terms of Option:
 - 1/3 of purchase price less deposit of \$600.00 on signing agreement.
 - 1/3 of purchase price within 4 months of signing agreement.
 - 1/3 of purchase price within 8 months of signing agreement.

-3-

A building permit shall not be issued until the full purchase price has been paid, and no sooner than two full working days from the receipt of payment in full. The City will not accept mortgage draws for payment of lots. Building Permits to be issued by Building Inspections Department, and they should be contacted as to the time period required for processing. PROCESSING WILL TAKE A MINIMUM OF 2 TO 3 WEEKS.

4. Construction shall be commenced not later than 12 months from the date of the Option Agreement, and be completed not later than 18 months from the date of said agreement, to the satisfaction of The City of Red Deer. "Commence Construction" shall mean that the basement walls and sub-floor shall be completed and in place, and outside basement excavation shall be back-filled.
5. Any Optionee returning a lot to the City after signing the Option Agreement shall be entitled only to a refund equal to the amount paid by the Optionee for the said option, less the original \$600.00 deposit, plus an amount equal to 6% per year of the total purchase price multiplied by the number of days elapsed from the date of the agreement.
6. The Optionee prior to commencement of construction may exchange his lot for a lot in the same subdivision, if available, for a fee of \$100.00 with the dates of construction being the same as the original agreement. This exchange of lot is to be completed on the same day as return of initial lot.
7. Front driveways are not required. If a front or rear driveway is proposed, the location is to be approved by the Engineering Department. Curbcut and sidewalk crossings will not be constructed due to the modified type of rolled monolithic curb to be constructed in these areas. Settlement of driveways in easement areas to be the responsibility of purchasers.
8. Footing elevations for the subdivision will vary. It will be the Optionee's responsibility to ensure that the house type is compatible with sewer grades. Information may be obtained from the Engineering Department.
9.
 - a. Lands are purchased in "as is" condition and the City does not warrant that soil conditions are suitable for building.
 - b. On all lots in Deer Park City Phase IIIA purchaser is advised a soils report is available and may be reviewed at the City of Red Deer Engineering Department.

-4-

- c. Purchaser responsible to consult Building Inspections Department for details of procedure for onsite excavation and foundation inspection, which may require the involvement of a Geo Technical firm regarding foundations and soils inspections.
10. It is the responsibility of the Optionee:
- a. To check for easements. See attached lot listing and maps.
 - b. To check for utilities. Contact the City Engineering Department - phone 342-8160, the City Electric Light and Power Department - phone 342-8274, Northwestern Utilities, Alberta Government Telephones and Shaw Cable T.V. See attached map index for servicing (i.e. front servicing and/or rear servicing).
 - c. To consult the Building Inspections Department to determine if the proposed dwelling meets Land Use By-Law requirements, as per By-Law 2672/80. Information is available such as side yard requirements, maximum and minimum floor areas required, etc. Please see attached price list and map for Building Line Frontages and Front Yard Setback requirements. All building plans must be submitted in metric dimensions.
 - d. To protect the property pins which have been checked and replaced by an Alberta Land Surveyor prior to the lot draw. The City shall not be responsible for the replacement of property pins after the lot has been sold.
 - e. To be responsible to contain the excavation dirt from his basement, and construction debris, entirely within the property lines and not on City property (lane or boulevard). Failure to do this will result in removal of such material by the City at cost to the property owner.
 - f. To be responsible for the installation and connection of the electrical service lead, video, gas service, water service and sanitary sewer from the meters on the building to the utility system at a point on the property line designated by the City, the location of which will be by the various utility departments.

-5-

- g. To be responsible for the placement and hauling of black dirt for landscaping purposes. The black dirt may be obtained from the stockpile for those properties located in the Subdivision only. The soil hauled to the lot is not to exceed eight (8) inches in depth of the area of the lot excepting out the building, driveways, decks, parking areas, etc. Once the black dirt stockpiles are depleted the City will not be responsible for the supply of top soil. No other fill will be supplied.
 - h. To check if lot has lane access. Check with Development Officer as to side yard requirements if garage is to be in the rear yard.
 - i. To check for Super Mail Box locations. (See attached map index for locations).
11. All lots to be completely serviced in 1990 with the exception of gravel lanes which will be constructed in 1991.
 12. Purchaser to be responsible for payment of property taxes levied against the land by The City of Red Deer effective the first day of the month following the date the lot is paid for in full. Assessment and tax notices to be forwarded by City Hall under separate cover.
 13. Lot draw rules and policies are subject to such other qualifying criteria as Council may establish prior to the date of sale and possible rescheduling of the sale date.
 14. Notwithstanding any representations made, the title to all lots sold by the City shall be subject to all easements and restrictions registered against the title to such lands, and it will be the Optionee's responsibility to investigate such title at the Northern Alberta Land Titles Office in Edmonton.
 15. See attached maps for proposed location of Group Home Facility in Stage IIIB and Day Care Facility in Stage 5. Contact Phillip M. Stephan of Red Deer Association for the Mentally Handicapped at 347-3333 for details on development of the Group Home Site.
 16. The price for all lots offered for sale in this lot draw are in accordance with attached price list.

Commissioners' Comments

We would concur with the recommendations of the City Assessor.

"R.J. MCGHEE", Mayor

"M.C. DAY", City Commissioner

DATE: August 21, 1990
TO: City Assessor
FROM: City Clerk
RE: CITY KENTWOOD PHASE 2 - PLAN 902-1616

Your report dated August 14, 1990 pertaining to the above topic received consideration at the Council meeting of August 20, 1990 and at which meeting Council passed the following motion concurring with your recommendations.

"RESOLVED that Council of The City of Red Deer having considered report from the City Assessor dated August 14, 1990, re: City Kentwood Phase 2, Plan 902-1616 hereby agrees as follows:

1. That the basic price of a 6,000 sq. ft. lot in Kentwood Phase 2 be established at \$6.07/sq. ft. (\$698.00/fr. ft.) with all other lot sizes (smaller and larger than 6,000 sq. ft.) being adjusted by market indicators.
2. That present land sale policies to apply with the inclusion of a reference to G.S.T. and Soils Reports as they apply to foundations.

and as recommended to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and appropriate action.

Trusting that you will find this satisfactory.



C. SEVCIK
City Clerk
CS/jt

c.c. Director of Financial Services City Commissioner
Director of Engineering Services E. L. & P. Manager
Director of Community Services Principal Planner
Bylaws & Inspections Manager

CORRESPONDENCENO. 1

EMPIRE PAARKING INC.
 #1-5560-45 STREET
 CRONQUIST BUSINESS PARK
 RED DEER, ALBERTA
 T4N 1K1

August 9, 1990

City Clerk
 City of Red Deer
 2nd Floor City Hall
 4914 - 48 Avenue
 Red Deer, Alberta
 T4N 3T4

Dear Sir:

RE: LEASE OF PARKING LOT 51 AVENUE
LOT 2B PLAN 6233 RS RED DEER

Further to our meeting with Mr. Peter Robinson, we confirm that the name Empire Paarking Inc. has been approved and registered. Therefore we have changed the necessary pages of the proposed lease to read in the name of Empire Paarking Inc. All insurance policies and other documents have been appropriately changed.

We have started a new company in order to be in Red Deer only and not be associated with any other entity. The name Empire Data Systems was confusing to the public. We are a parking company and therefore should be officially named and known as such.

We have considered this for some time and now with our office moving to the above address and the City tenders imminent, obviously this is the correct time to do what we have done.

We apologize for inconvenience caused to you.

Yours very truly,



David Denton
 General Manager

DD/sd

c.c. Mr. Peter Robinson

THE CITY OF RED DEER	
CLERK'S DEPARTMENT	
RECEIVED	
TIME	1:20 PM
DATE	90/08/10
BY.	KK

DATE: August 14, 1990
TO: City Clerk
FROM: City Assessor
RE: LEASE OF CITY OWNED LAND (SEE ATTACHED MAP)
PT. LOT 2B, PLAN 6233 R.S.
CITY OF RED DEER TO EMPIRE DATA SYSTEMS

The April 17, 1990, meeting of City Council approved the lease of these City owned lands to Empire Data Systems for parking purposes.

The attached correspondence dated August 9, 1990, requests that the lease agreement for these lands be in the name of Empire Paarking Inc.

The lease agreement has been prepared (and signed) in the name of Empire Paarking Inc., and Council approval is respectfully requested prior to signing of this agreement by The City of Red Deer.



Al Knight, A.M.A.A.
City Assessor

AK/WFL/ngl

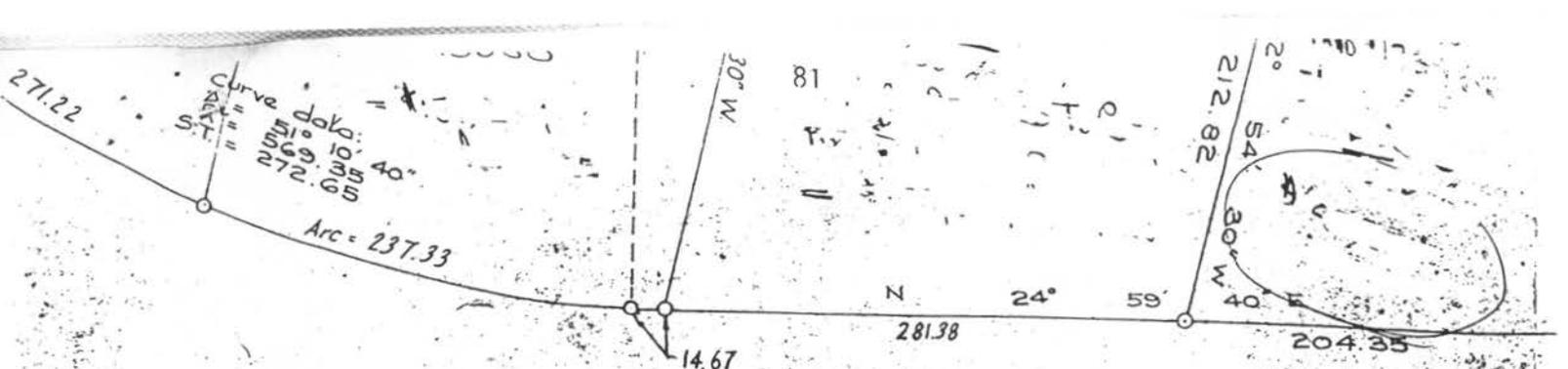
Enc.

Commissioners' Comments

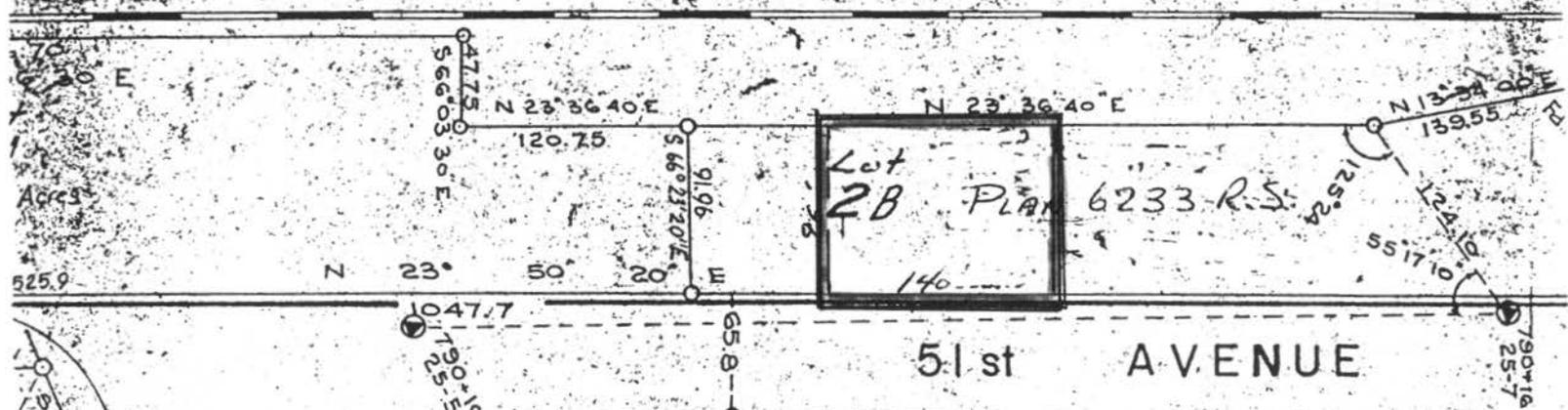
We would concur with the recommendation of the City Assessor.

"R.J. MCGHEE"
Mayor

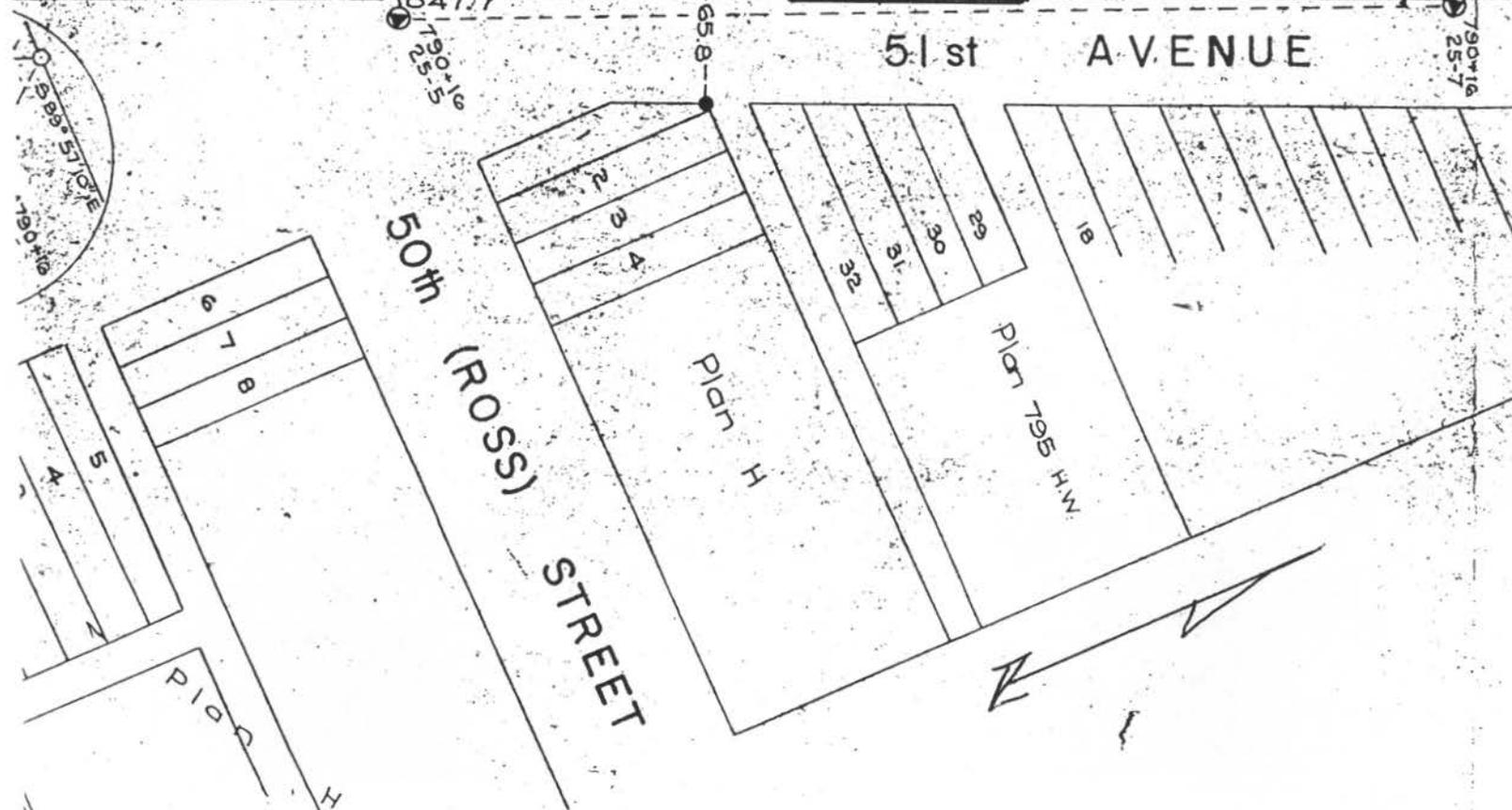
"M.C. DAY"
City Commissioner



Let
25.42 Acres



51st AVENUE



SCHEDULE "A"

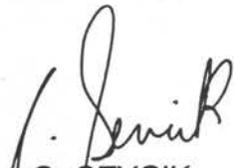
DATE: August 21, 1990
TO: City Assessor
FROM: City Clerk
RE: LEASE OF CITY-OWNED LAND, PART OF LOT 2B, PLAN 6233 RS -
CITY OF RED DEER, TO EMPIRE DATA SYSTEMS

Your report dated August 14, 1990 pertaining to the above matter was considered at the Council meeting of August 20, 1990 and at which meeting Council approved the following resolution.

"RESOLVED that Council of The City of Red Deer having considered correspondence from Empire Paarking Inc. dated August 9, 1990, re: Lease of Parking Lot on 51 Avenue, Lot 2B, Plan 6233 RS, hereby approves the change of said lease to reflect the name of Empire Paarking Inc. as opposed to the name of Empire Data Systems and as recommended to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and appropriate action.

Trusting that you will find this satisfactory.


C. SEVCIK
City Clerk

CS/jt

c.c. Peter Robinson

Empire Paarking Inc.
#1, 5560 - 45 Street
Cronquist Business Park
Red Deer, Alberta
T4N 1K1
Attn: Mr. David Denton, General Manager

Normandeau Cultural and Natural History Society

Box 800
Red Deer, Alberta T4N 5H2
(403) 343-6844

August 8, 1990

Mayor R. McGhee and Members of Council
The City of Red Deer
City Hall
Red Deer, Alberta

Your Worship:

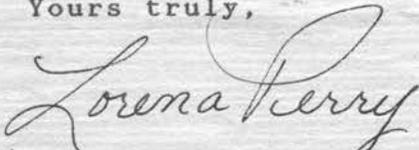
Re: Red Deer Historical Walking Tour

On behalf of the Historical Preservation Committee and as its Chairman, I would like to have an opportunity to present to you and Members of Council at your August 20 meeting copies of our new Red Deer Historical Walking Tours booklets. The revised version includes three separate tours; Downtown, Gaetz Park and Parkvale and features more than thirty new sites.

We are very pleased with our new publication. It has been produced in cooperation with Alberta Culture and Multicultural Centre and with funding assistance from the Alberta Historical Resources Foundation and the C.R.C. Grants Program.

We would appreciate being advised of a time during the meeting when our delegation could present copies of the new booklets to you and to Council.

Yours truly,

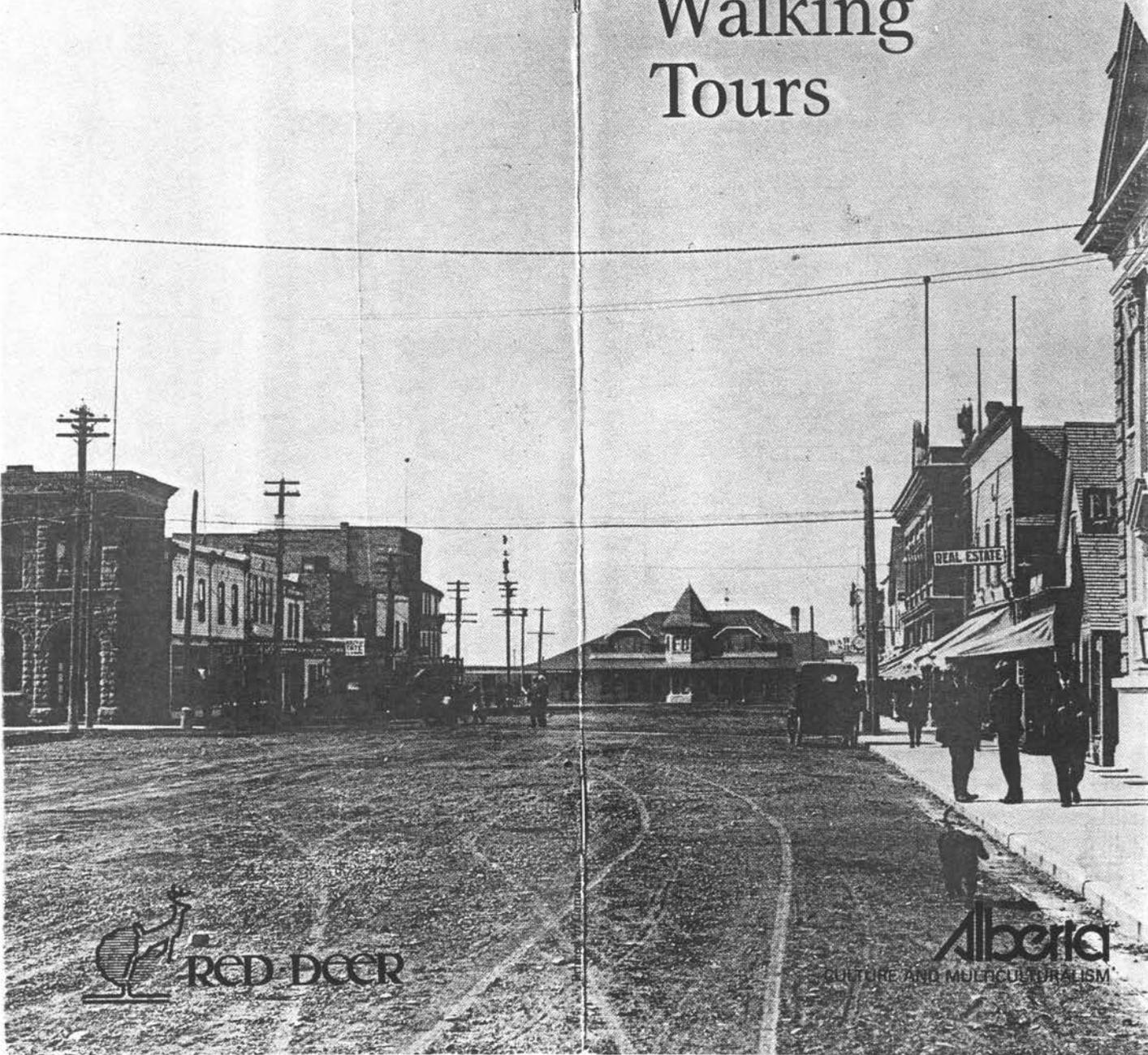


per Robert Lampard, M.D., Chairman
Historical Preservation Committee

cc: Craig Curtis
Director of Community Services

RL/lp

Red Deer Historical Walking Tours



For complete booklet, see hard copy in file

Linda Yelich
16800 111 Street

D Linda Yelich
21 Rose Crescent
Red Deer, Alberta
T4P 3G5 K3

346-9156

Rec'd 3408 JB
#700918600

July 24/90

City of R.D.
4914-48 Ave
Red Deer, Alta.

THE CITY OF RED DEER
CLERK'S DEPARTMENT

RECEIVED	
TIME	2:30 PM
DATE	July 26/90
BY	JT

Attn: Council & Utility Billing Dept.

Dear Sirs:

Re: my last utility statement - #700918600 - 3408.

From now on, I would like my meter read monthly. My last bill has a 60.13 cr. adj. because you estimated my power high. I do not intend to give you money in advance with which to make interest. I need my own money to make me some interest. You have no right estimating power bills to your advantage. This is a prime example. I have looked back over my bills & I know approx. how much it'll run me - you was 96. (7) & you know damned well ^{your} power will not be as high as winter is.

Please act accordingly - & advise me re this. I was told by the Billing dept. to write Council to request the above.

P.S. I am also waiting for an answer to my letter of approx 3 months ago re bus service. If you intend to answer - you're quick to estimate bills but pretty slow to answer letters.

Yours truly,
Linda Yelich

FILE:

YELICH.UTB

DATE: August 10, 1990
TO: CITY CLERK
FROM: DIRECTOR OF FINANCIAL SERVICES
RE: LINDA YELICH - ESTIMATING UTILITY BILLS

Ms. Yelich is writing to the City regarding a concern she has with the way her utility bill was estimated for power. Before I explain the circumstances of Ms. Yelich's utility bill, I will explain the estimating procedure for City utility bills in general.

Commercial utility bills are read and billed each month. Residential utility bills are also billed each month but are only read every second month. On months when the power and water consumption is not read, an estimated consumption is calculated.

The use of estimated readings results in complaints from customers whose estimated billings are too high and are overbilled resulting in a credit the following month.

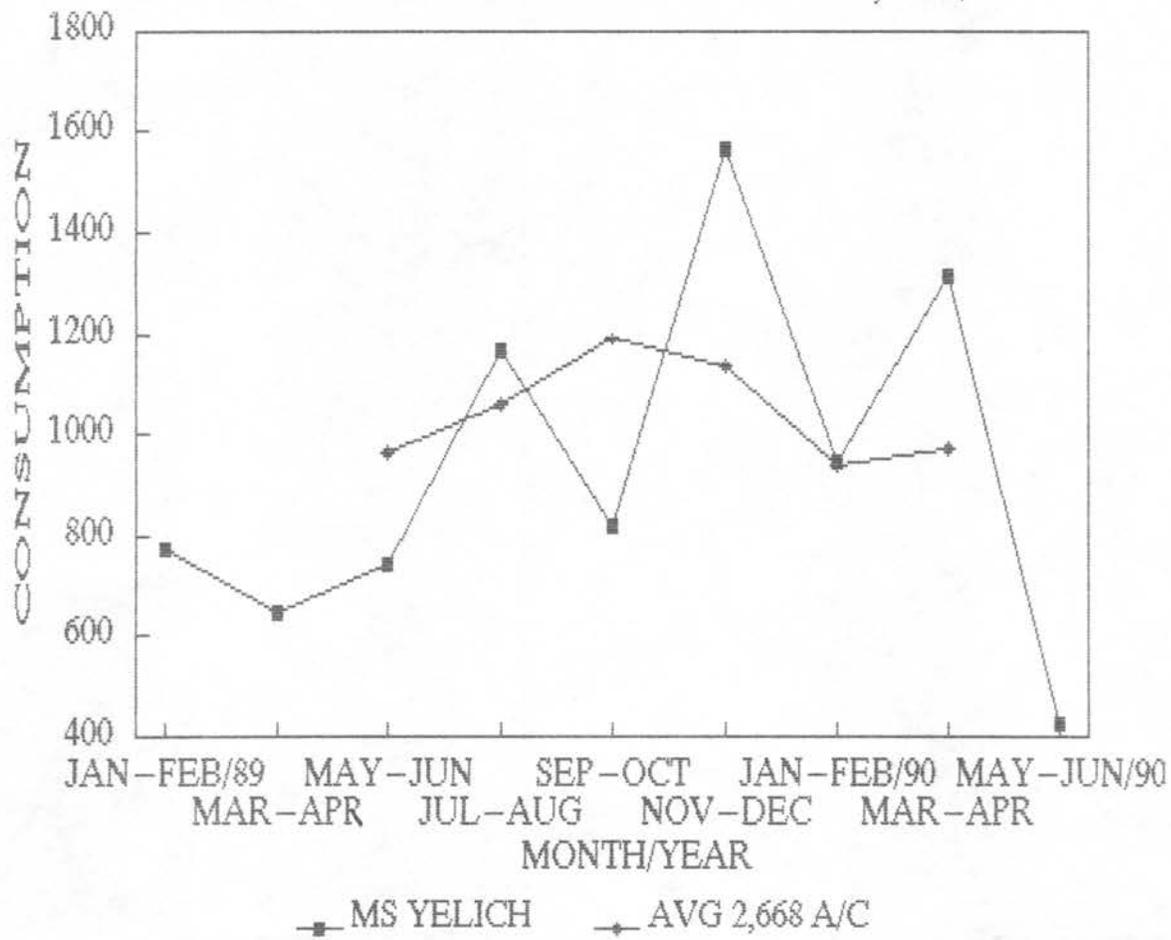
Estimated billings are calculated based on consumption trends of a large sample of bills that have just been read. This consumption trend is required in order to take into account variances caused by weather. The problem, however, is the trend is based on an average and for any particular customer the actual trend can vary significantly depending on the appliances in the home and how they are used.

Attached as Appendix "A" is an analysis of Ms. Yelich's utility account for the last 18 months. The second column indicates the days of consumption billed, the third column the amount of consumption billed, and the fourth column the average monthly usage for each two month period. The last column indicates the average monthly consumption for each two month period if the billing period is adjusted to 30 days. By adjusting to a 30 day period variances in consumption as a result of different billing periods is removed.

It will be noted from Appendix "A" that Ms. Yelich's usage of power is very inconsistent going up and down each two month period. This inconsistency is very apparent if the average monthly usage for each two month period is graphed against what the consumption should have been if it was similar to the average of other utility accounts.

City Clerk
 August 10, 1990
 Page 2

COMPARISON OF MS YELICH POWER
 CONSUMPTION WITH AVERAGE OF 2,668 A/C



City Clerk
August 10, 1990
Page 3

It is not possible to use Ms. Yelich's consumption for the same period the previous year for estimating because even that shows a significant variance. If you refer to Appendix "A", you will note the average monthly consumption for May/June 1990 was 465 and for May/June 1989 was 742.

Ms. Yelich has expressed a concern that she was billed \$60.13 too much in June because of an overestimate. The overestimate was not actually \$60.13. Attached is a copy of the July billing Ms. Yelich received. The \$60.13 credit shown actually represents the total amount billed for power on the previous bill. On the previous bill the consumption estimated was 1,272. The actual consumption for the two months was only 853. The computer reversed the billing for the 1,272 billed the previous month (which was equal to \$60.13) and then billed the actual consumption for the two months (amounting to \$54.37). The amount of overbilling was not \$60.13 but \$32.94.

The second problem was there was only 55 days billed for the two month period. If 61 days had been billed, the charge would have been about \$60.30 not \$54.37 and the overbilling \$29.98.

We do receive complaints about overbilling on estimates. The overbilling is not intentional, however, and usually results because of inconsistent consumption. A way to significantly reduce the problem would be to stop estimating every second month and do an actual read. It is estimated this would cost about \$43,000 per year to implement. It would, however, result in the following benefits:

1. Significant reduction in customer complaints about high estimates.
2. Improve efficiency of meter readers because they could read one specific area of residential and commercial meters thereby eliminating the need to return each month to read commercial meters.

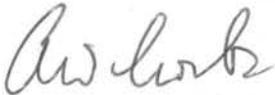
Council should consider whether the cost of \$43,000 per year is justified in achieving better customer relations. It is recommended it be seriously considered. Lethbridge and Medicine Hat read residential meters each month and our understanding is The City of Calgary has recently started as well.

An alternative available to a customer is to read the meter in the month it would be estimated and give the reading to the Utility staff to use. Then, rather than an estimated billing, the customer would receive a billing based on the read supplied by the customer.

City Clerk
August 10, 1990
Page 4

If we continue the present estimating procedure, the proposed move to budget billing in 1991 could help reduce the estimating complaints.

The Transit Manager would have to respond regarding Ms. Yelich's concern with Transit.



A. Wilcock, B. Comm., C.A.
Director of Financial Services

AW/mrk

c.c. E. L. & P. Manager
Utility Billing Supervisor
Computer Services Manager
Treasury Services Manager

LINDA YELICH
A/C 00-007-009-186-00-01

APPENDIX "A"

METER READING DATE -----	DAYS -----	POWER USAGE ON BILL -----	AVERAGE MONTHLY USAGE -----	AVERAGE MONTHLY USAGE FOR 30 DAYS -----
890207	31	1,551 E		
890307	28	2 A	777	790
890407	31	775 E		
890507	30	525 A	650	639
890607	31	650 E		
890706	29	834 A	742	742
890807	32	742 E		
890911	35	1,584 A	1,163	1,041
891007	26	1,163 E		
891107	31	477 A	820	863
891207	30	820 E		
900105	29	2,305 A	1,563	1,589
900206	32	1,204 E		
900308	30	689 A	947	916
900405	28	941 E		
900504	29	1,680 A	1,311	1,379
900605	32	1,272 E		
900628	23	(419)C	427	465

CODE:

A Actual read.
E Estimated read.
C Corrected.

DB

HL

AUG 02 1990

YELICH,LINDA
21 ROSE CR WALK RET
RED DEER AB T4P 3C5

7009186 00

34.08

7009186 00	YELICH,LINDA								
BILL DATE	PREV BAL	PAYMENTS	ADJUSTMENTS	BALANCE FWD					
JUL 11 1990	96.47	96.47CR	60.13CR	60.13CR					

RAT METER	BC	PV-RD	PR-RD	RD-DTE	DAYS	MULT	USAGE	KVA	CURR AMT
W58 F0916	A	1205	1227	900628	23	100	2,200		23.50
S61				900628	23				11.10
G61				900628	23				4.74
E61 22458	C	62827	63680	900628	55	1	853		57.04
ALBERTA INCOME TAX REBATE									2.17CR

WEED CONTROL BYLAW NO. 2584/78 : THE OCCUPANT OR OWNER OF LAND SHALL BE RESPONSIBLE FOR WEED CONTROL OF LAND THAT LIES BETWEEN THE BOUNDARY OF HIS LAND AND INCLUDING UP TO THE CENTER OF ANY ROADWAY.

21 ROSE CR 37.49 AUG 02 1990 34.08

Commissioners' Comments

The attached letter expresses concern over the way the City estimates residential utility bills every second month. As indicated by the Director of Finance, because of the significant fluctuation in consumption by this account, it is difficult to estimate, and the recommended solution is to hire more meter readers to read meters every month. While this would solve the problem, we cannot support this action, as it incurs an additional cost of approximately \$43,000 per annum for a completely unproductive resource. In most cases the cause of concern expressed by people is the significant variation in their monthly utility bills. Once a sufficient history of consumption for each account has been accumulated in the computer, it is our intention to recommend to Council the introduction of a balanced billing option for customers who wish to even out their monthly bills similar to that offered by Northwestern Utilities. This should be available by next spring. We believe that choosing this option will alleviate the concerns expressed, at no additional cost to the City. We would, therefore, recommend that we do not introduce monthly reading of residential accounts.

"R. J. MCGHEE"
Mayor

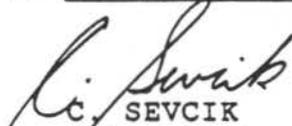
"M. C. DAY"
City Commissioner

- TO:
- DIRECTOR OF COMMUNITY SERVICES
 - DIRECTOR OF ENGINEERING SERVICES
 - DIRECTOR OF FINANCIAL SERVICES
 - BYLAWS & INSPECTIONS MANAGER
 - CITY ASSESSOR
 - COMPUTER SERVICES MANAGER
 - ECONOMIC DEVELOPMENT MANAGER
 - E.L. & P. MANAGER
 - ENGINEERING DEPARTMENT MANAGER
 - FIRE CHIEF
 - PARKS MANAGER
 - PERSONNEL MANAGER
 - PUBLIC WORKS MANAGER
 - R.C.M.P. INSPECTOR
 - RECREATION & CULTURE MANAGER
 - SOCIAL PLANNING MANAGER
 - TRANSIT MANAGER
 - TREASURY SERVICES MANAGER
 - URBAN PLANNING SECTION MANAGER
 - UTILITIES BILLING SUPERVISOR

FROM: CITY CLERK

RE: LINDA YELICH - ESTIMATING UTILITY BILLS

Please submit comments on the attached to this office by August
13 for the Council Agenda of August 20, 1990.


C. SEVCIK
City Clerk

**THE CITY OF RED DEER**

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-6195

City Clerk's Department 342-8132

July 27, 1990

Ms. Linda Yelich
21 Rose Crescent
RED DEER, Alberta
T4P 3K3

Dear Ms. Yelich:

RE: ESTIMATING UTILITY BILLS

Thank you for your letter in regard to the above, and we would advise that this matter will be presented to Red Deer City Council at its meeting on August 20, 1990.

Please call this office on Friday prior to the said meeting to determine a suitable time, in the event you wish to be present.

We have not received your letter which you refer to regarding bus service. I have checked with the Transit Manager and he is not aware of receiving any such letter. Would you kindly send us another copy of this letter.

Trust you will find this satisfactory.

Sincerely,

C. SEVCIK
City Clerk

/jt

*a delight
to discover!*

DATE: August 17, 1990
TO: Transit Manager
FROM: Assistant City Clerk
RE: LINDA YELICH - TRANSIT SERVICE

Attached is a letter from Linda Yelich outlining concerns with regard to the City Transit Service. Initially, this letter was received by the City Clerk's Department in March of 1990, however same was filed with the Transit Update which was presented to Council in March without a response being sent to Ms. Yelich.

I would now ask that you respond to the attached letter outlining that the City Clerk's Department had misplaced her letter and apologize for the delay in the response.

I would ask that you send a copy of your response to the Mayor, City Commissioner, and City Clerk.

Trusting you will find this satisfactory.

Thanks.



K. Kloss
Assistant City Clerk

KK/ds

Encl.

c.c. City Clerk

Linda Yelich
~~16803 - 111 Street~~
21 Rose Crescent
~~Edmonton, Alberta~~
Red Deer, Alta.
~~T5A 2A3~~
T4P 3K3

Submitted to City Council

Date: 90/03/05

City of Red Deer
2 Floor City Hall
Red Deer, Alberta

ATTENTION: City Clerk
Councillors
Mayor

Dear Sirs:

I would like to bring to your attention (as per my phone call Friday AM with the City Clerk) the fact that I have two teenage children who have a problem regarding the city transit service. These two kids are house bound on a Sunday or a late evening (eg. a movie - they can get there but have no way home after a late show). Good old Mother is a taxi service and sometimes it is very inconvenient or impossible to be able to drive them. They are capable of being on their own, to a degree but not old enough to have their own transportation yet.

I have friends with teenagers in the same predicament; some of them work and are not always able to drive; consequently I do my share of running and picking. I have spoken to many people re this problem.

I am requesting an extended bus service to at least after movie hours, and Sunday service. I see you did not hesitate to increase fares and my taxes keep going up, and for this reason I feel this city should offer better service. I was advised by the transit department this morning also that you had tried Sunday service from 1979 - 81!. That is 10! years ago. I believe you have a few more people living here now and needs have changed.

I also have an aunt who is a going concern at 72 years of age. She complains about the very same thing - she is housebound on a Sunday and also does not feel the buses are adequate in the evening hours. She relies solely on buses or me. She also states that half hour service used to suit her better.

There are many people who are affected by this situation. Please consider this problem at your next council meeting. I will be waiting to hear from you.

Yours truly,

Linda Yelich

Linda Yelich

THE CITY OF RED DEER
CLERK'S DEPARTMENT

RECEIVED	
TIME	11:19 AM
DATE	March 5/90
BY	JT

DATE: August 21, 1990
TO: Director of Financial Services
FROM: City Clerk
RE: LINDA YELICH - ESTIMATING UTILITY BILLS

At the Council meeting of August 20, 1990 the following motion was passed in regard to a letter of concern received by Linda Yelich pertaining to the practice of estimating utility bills.

"RESOLVED that Council of The City of Red Deer having considered correspondence from Linda Yelich dated July 24, 1990, re: Utility Statement - Estimating Utility Bills hereby agrees that monthly meter reading of residential accounts not be introduced at this time;

Council further directs that when appropriate the City Administration bring back a report for Council's consideration on the introduction of a balanced billing option for utility customers who wish to even out their monthly bills similar to the system that is offered by Northwestern Utilities

and as presented to Council August 20, 1990."

In accordance with Council's resolution, we look forward to receipt of a further report back to Council in due course on the introduction of a balanced billing option for utility customers.


C. SEVCIK
City Clerk

CS/jt

c.c. City Commissioner
Utilities Billing Supervisor



THE CITY OF RED DEER

P. O. BOX 5008, RED DEER, ALBERTA T4N 3T4 FAX: (403) 346-8195

City Clerk's Department 342-8132

August 21, 1990

Linda Yelich
21 Rose Crescent
RED DEER, Alberta
T4P 3C5

Dear Ms. Yelich:

RE: ESTIMATING UTILITY BILLS

Your letter of July 24, 1990 pertaining to the above matter, and in particular requesting that your meter be read monthly, received consideration at the Council meeting of August 20, 1990.

At the above noted meeting Council passed the following motion.

"RESOLVED that Council of The City of Red Deer having considered correspondence from Linda Yelich dated July 24, 1990, re: Utility Statement - Estimating Utility Bills hereby agrees that monthly meter reading of residential accounts not be introduced at this time;

Council further directs that when appropriate the City Administration bring back a report for Council's consideration on the introduction of a balanced billing option for utility customers who wish to even out their monthly bills similar to the system that is offered by Northwestern Utilities

and as presented to Council August 20, 1990."

The decision of Council in this instance is submitted for your information and I am also enclosing herewith all of the administrative comment which appeared on the Council agenda of August 20th (pages 84-90).

....2



*a delight
to discover!*

Linda Yelich
August 22, 1990
Page 2

As pointed out at the Council meeting, to overcome the problem which you have experienced with estimated bills, you may phone in the actual reading to the Utilities Department on the alternate months that your meter is not read by the City meter readers. The readings, however, will have to be phoned in prior to a certain date each month, and in this regard you should contact the Utilities Department for advice as to the deadline.

We thank you for bringing this matter to Council's attention and trust you will find same satisfactory.

If you have any questions, please do not hesitate to contact the undersigned.

Sincerely,



C. SEVCIK
City Clerk

CS/jt

Enc.

c.c. Director of Financial Services
Utilities Billing Supervisor

NOTICES OF MOTIONNO. 1

DATE: August 10, 1990
TO: City Council
FROM: Assistant City Clerk
RE: ALDERMAN CAMPBELL/NOTICE OF MOTION/CITY OF RED DEER
POLICE DEPARTMENT

At the Council meeting of August 7, 1990, the following notice of motion was submitted by Alderman Campbell concerning the above topic.

"WHEREAS the R.C.M.P. ten year contract for policing our City expires in 1991

AND WHEREAS the City of Red Deer may find it desirable to establish a Red Deer City Police Department

THEREFORE BE IT RESOLVED that a committee be created to investigate the feasibility of establishing our own Police Department."

This is submitted for Council's consideration.


K. Kloss
Assistant City Clerk

KK/ds

DATE: August 21, 1990
TO: Alderman Campbell
FROM: City Clerk
RE: THE NOTICE OF MOTION - CITY OF RED DEER POLICE DEPARTMENT

Your motion quoted hereunder was considered by Council at its meeting held on Monday, August 20, 1990.

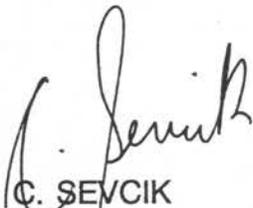
"WHEREAS the R.C.M.P. ten year contract for policing our City expires in 1991

AND WHEREAS the City of Red Deer may find it desirable to establish a Red Deer City Police Department

THEREFORE BE IT RESOLVED that a committee be created to investigate the feasibility of establishing our own Police Department."

At the above noted meeting said motion was defeated and, accordingly, no further action will be taken in regard to this item.

Trusting you will find this satisfactory.



C. SEVCIK
City Clerk

CS/jt

c.c. City Commissioners
Policing Committee
Inspector R. Beaton

BYLAW 2672-P-90

Being a Bylaw to amend Bylaw No. 2672/80, the Land Use Bylaw of The City of Red Deer.

COUNCIL OF THE CITY OF RED DEER IN THE PROVINCE OF ALBERTA
ENACTS AS FOLLOWS:

1. The "Use District Map" as referred to in Section 1.4 is hereby amended in accordance with the Use District Map No. 12/90 attached hereto and forming part of the Bylaw.
2. This Bylaw shall come into force upon the final passing hereof.

READ A FIRST TIME IN OPEN COUNCIL this 11 day of June 1990.

READ A SECOND TIME IN OPEN COUNCIL this 9 day of July 1990.

READ A THIRD TIME IN OPEN COUNCIL AND FINALLY PASSED this day
of 1990.

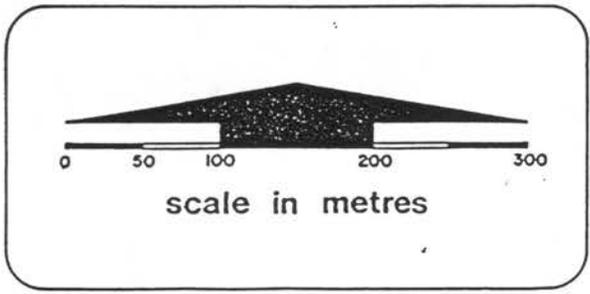
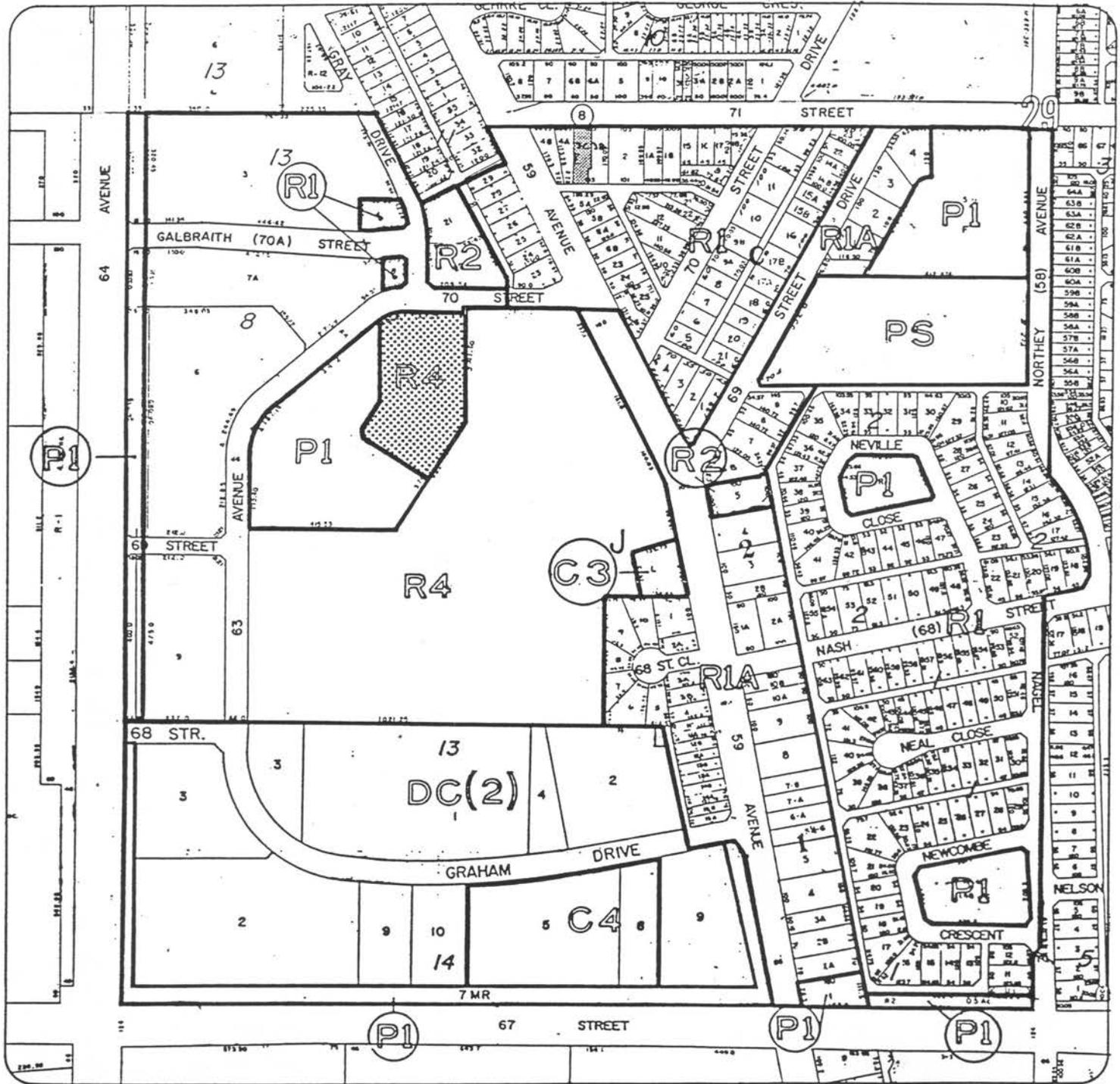
MAYOR

CITY CLERK

City of Red Deer --- Land Use Bylaw

Land Use Districts

E 12



Revisions : MAP NO. 12/90
(BYLAW No. 2672/P-90)

Change from P1 to R4

39-27-4

S.W. 1/4 SEC. 5-39-27-4

S.E. 1/4 SEC. 5-39-27-4

S.W. 1/4 SEC. 4-39-

P1 ROAD

I1

ROAD

I1

I1

ROAD

I1

EDGAR BL.

MAP NO. 15/90

(BYLAW NO. 2672/X-90)

Change from A1 to I1 , P1 , & ROAD ,

from P1 to I1 ,

from I1 to ROAD , and

from ROAD to I1 .

N.W. 1/4 SEC. 30-38-27-

N.E. 1/4 SEC. 30-38-27-

N.E. 1/4 SEC. 30 38-27-4

N.W. 1/4 SEC. 29 38-27-4

N.W. 1/4 SEC. 29 38-27-4

N.W. 1/4 SEC. 29 38-27-4

LOT 1

LOT A

LOT 1SR LOT 7

SPRING ST.

JAY BL.

BY-LAW NO. 3021/90
OF THE CITY OF RED DEER
IN THE PROVINCE OF ALBERTA

A by-law to authorize the Municipal Council of The City of Red Deer to incur an indebtedness on behalf of the said City by the issuance of debentures for the purpose of lane paving south of 55th Street and east of 48th Avenue.

WHEREAS it is deemed expedient and proper pursuant to the provisions of Section 329 of the Municipal Government Act and Section 157 of the Municipal Taxation Act that the Council shall issue a by-law to authorize financing, undertaking and completing the lane paving south of 55th Street and east of 48th Avenue.

AND WHEREAS plans, specifications and estimates for such work have been made by The Director of Engineering Services, whereby the total cost of the said project is \$54,656.73.

AND WHEREAS it is estimated by the Council of the said City that the undernoted applicable grants and contributions will be received or applied.

1. Operating Budget Contribution \$27,164.50

AND WHEREAS in order to construct and complete the said project, it will be necessary to borrow the sum of \$27,492.23 on the credit of the City as herein provided.

AND WHEREAS the said indebtedness is to be repaid over a period of twenty (20) years in annual instalments, with interest not exceeding fourteen per centum (14%), or the interest rate fixed from time to time by the Alberta Municipal Financing Corporation, per annum, payable annually.

AND WHEREAS the amount of the equalized assessment in the municipality as last determined and fixed by the Assessment Equalization Board is \$1,368,146,920.00.

AND WHEREAS the amount of the existing debenture debt of the City at August 1, 1990, is \$62,639,643.47, no part of which is in arrears.

AND WHEREAS the estimated lifetime of the project is twenty years.

AND WHEREAS the proposed construction will serve about 357.042 assessable meters of frontage.

AND WHEREAS pursuant to the provisions of Section 157 of the Municipal Taxation Act, R.S.A., 1980, as amended, the Council has given proper notice of intention to undertake and complete the construction of lane paving south of 55th Street and east of 48th Avenue, the costs or a portion of the costs thereof to be assessed against abutting (or benefiting) owners in accordance with the attached Schedule "A", and no sufficiently signed and valid petition against the said proposal has been received by the Council.

NOW, THEREFORE, THE MUNICIPAL COUNCIL OF THE CITY OF RED DEER IN COUNCIL ASSEMBLED ENACTS AS FOLLOWS:

1. The Municipal Council of The City of Red Deer is hereby empowered and authorized to enter into contracts for the purpose of lane paving south of 55th Street and east of 48th Avenue as may be necessary.
2. That for the purpose aforesaid, the sum of Twenty Seven Thousand, Four Hundred and Ninety Two Dollars and Twenty Three Cents (\$27,492.23) be borrowed by way of debenture on the credit and security of the City of Red Deer at large, of which amount the sum of \$0 is to be paid by the City at large and \$27,492.23 is to be collected by way of special assessment as herein provided in attached Schedule "A".
3. The debentures to be issued under this by-law shall not exceed the sum of Twenty Seven Thousand, Four Hundred and Ninety Two Dollars and Twenty-Three Cents (\$27,492.23), and may be in any denomination not exceeding the amount authorized by this by-law and shall be dated having regard to the date of the borrowing.
4. The debentures shall bear interest during the currency of the debentures, at a rate not exceeding fourteen per centum (14%), or the interest rate fixed from time to time by the Alberta Municipal Financing Corporation, per annum, payable annually.
5. The debentures shall be issued in such manner that the principal and interest will be combined and be made payable in, as nearly as possible, equal annual instalments over a period of twenty (20) years, in accordance with the schedule attached and forming a part of each debenture.

6. The debentures shall be payable in lawful money of Canada at the Canadian Imperial Bank of Commerce in the City of Red Deer or at such other bank or financial institution as the Council may authorize as its banking agency during the currency of the debentures.
7. The Mayor and Treasurer of The City of Red Deer shall authorize such bank or financial institution to make payments to the holder of the debentures, on such date and in such amounts as specified in the repayment schedule forming part of each debenture.
8. The said debentures shall be signed by the Mayor and the Treasurer of The City of Red Deer, and the Municipal Secretary shall affix thereto the corporate seal of the said City.
9. There shall be levied and raised in each year of the currency of the debentures hereby authorized, the amount necessary to pay the principal and interest falling due in such year on such debentures and in addition thereto the amount required to pay any of such debentures which fall due in each year after applying the special assessment hereinafter provided for by a rate sufficient therefore on all the rateable property in the said City and collectible at the same time and in the same manner as other rates.
10. During the currency of the said debentures there shall be raised annually for payment of the owners' portion of the cost and interest thereon, by special assessment under the Municipal Taxation Act, R.S.A., 1980, the respective sums shown as yearly payments on Schedule "A" hereto attached, and there is hereby imposed on all lands fronting or abutting on that portion of the streets or places whereon the said improvements are to be laid, a special assessment sufficient to cover the owners' portion of the cost of the said work and the interest thereon payable at the unit rate or rates set forth in said Schedule "A". The said special assessment shall be in addition to all other rates and taxes.
11. The said indebtedness is contracted on the credit and security of the City of Red Deer at large.
12. The net amount realized by the issue and sale of debentures issued under this by-law shall be applied only for the purposes for which the indebtedness was created unless otherwise authorized by an Order of the Local Authorities Board.

SPECIAL FRONTAGE ASSESSMENT

THE CITY OF RED DEER

SCHEDULE "A" TO BY-LAW NO. 3021/90

Local Improvement - Special Frontage Assessment
On Lane South of 55th Street and East of 48th Avenue

<u>ON</u>	<u>FROM</u>	<u>TO</u>	<u>WIDTH</u>	<u>SIDE</u>	<u>FRONTAGE</u>
Lane	55 Street 47 Avenue	54 Street Lane East of 48 Avenue	5.50	Both	357.042 m
a)	Total frontage				357.042 m
b)	Total special assessment against all properties				\$27,492.23
c)	Total special assessment per front metre				\$77/m/assess m
d)	Annual unit rate per front metre of frontage to be payable for a period of 20 years calculated at 11-3/8%				\$9.91/m/assess m
e)	Total yearly assessment per metre against all above properties				\$3,538.29
f)	In accordance with Section 151(2) or (3) of the Municipal Taxation Act, lots of a different size and shape, or corner lots, are assessed in the following manner:				

Street frontage utilized - The benefit to
the lot is considered to be relative to the
frontage in relation to all other lots
subject to the local improvement for lot 2,
Block 33, Plan 656 NY.