

FILE

DATE: March 14, 1995
TO: All Departments
FROM: City Clerk
RE: PLEASE POST FOR THE INFORMATION OF EMPLOYEES

SUMMARY OF DECISIONS

★★★★★★★★★★★★★★

FOR THE REGULAR MEETING OF RED DEER CITY COUNCIL

HELD IN THE COUNCIL CHAMBERS, CITY HALL

MONDAY, MARCH 13, 1995

COMMENCING AT 4:30 P.M.

★★★★★★★★★★★★★★

- (1) Confirmation of the Minutes of the Regular Meeting of February 27, 1995

DECISION - CONFIRMED AS TRANSCRIBED

PAGE

(2) **UNFINISHED BUSINESS**

- 1) City Clerk - Re: Home Occupation Requirements/Land Use Bylaw Amendment 2672/J-95 . . . 1

DECISION - BYLAW GIVEN 1ST READING

- 2) City Clerk - Re: Environmental Action Plan . . . 2

DECISION - APPROVED THE ENVIRONMENTAL ACTION PLAN AS A WORKING DOCUMENT AND ENCOURAGES DEPARTMENTS, AGENCIES, ORGANIZATIONS AND POTENTIAL PARTNERS TO ACTIVELY PURSUE ALTERNATIVES AS RECOMMENDED IN THE PLAN

- 3) Downtown Planning Committee - Re: Road Right-of-Way Widening . . 16

DECISION - APPROVED THE ROAD RIGHT-OF-WAY WIDENING REPORT AND AGREED THAT A LAND USE BYLAW AMENDMENT BE DRAFTED FOR COUNCIL'S CONSIDERATION

(3) **PUBLIC HEARINGS**

- 1) City Clerk - Re: Land Use Bylaw Amendments:
- A) 2672/E-95 provides for wall signs to be a discretionary use in the Land Use Bylaw.
 - B) 2672/F-95 provides for the development of 19 single family parcels and 2 municipal reserve parcels within Anders East, Phase 4, by Anders East Developments Ltd. (c/o Al-Terra Engineering Ltd.) . . 24

(4) **REPORTS**

- 1) Director of Community Services - Re: Downtown Bicycle Routes . . 27

DECISION - REPORT RECEIVED AS INFORMATION

- 2) Information Technology Resource Committee - Re: Analysis of Savings/Employee Information System . . 33

DECISION - REPORT RECEIVED AS INFORMATION

- 3) Land and Economic Development Manager - Re: Major Continuous Corridor Project/Realignment of 52 (Kingsmill) Avenue/Road Closure Bylaw 3129/95 . . 39

DECISION BYLAW GIVEN 1ST READING

- 4) E.L. & P. Manager - Re: Safety Codes Act of Alberta . . 42

DECISION - AGREED TO HAVE E.L. & P. DEPARTMENT APPLY FOR ACCREDITATION TO ADMINISTER THE SAFETY CODE ACT

- 5) Engineering Department Manager/Public Works Manager - Re: Public Works and Engineering Department/Canada/Alberta Infrastructure Works . . 44

DECISION - AGREED TO REPORT AND REALLOCATION OF INFRASTRUCTURE WORKS FUNDS

- 6) Municipal Integration Strategy Team - Re: Municipal Integration Strategy - 3rd Annual Review . . 55

DECISION - REPORT RECEIVED AS INFORMATION

- 7) E.L. & P. Manager - Re: Alberta Electric Utility Industry Restructuring . . 56

DECISION - AGREED THAT THE CITY OF RED DEER BE A DESIGNATED DISTRIBUTION SYSTEM AND BE A MEMBER OF THE ELECTRIC TRANSMISSION COUNCIL

(5) **CORRESPONDENCE**

- 1) City Clerk - Re: Towne Centre Association's 1994 Annual Report and Audited Financial Statement . . 63

DECISION - ANNUAL REPORT AND AUDITED FINANCIAL STATEMENT RECEIVED AS INFORMATION

- 2) Central Alberta Council on Aging - Re: Submission to the David Thompson Health Authority/Long Term Care Patients in Red Deer . . 76

DECISION - AGREED TO SEND LETTER TO THE DAVID THOMPSON HEALTH AUTHORITY IN SUPPORT OF THE CENTRAL ALBERTA COUNCIL ON AGING BRIEF

- 3) Realty Investments Corp. - Re: Reinstating Parking Area on 36 Street between Gaetz Avenue and 51st Avenue . . 84

DECISION - AGREED WITH RECOMMENDATIONS OF THE BYLAWS AND INSPECTIONS MANAGER AND THE ENGINEERING DEPARTMENT MANAGER REGARDING PARKING

- 4) Red Deer South Landfill Association - Re: Proposed Waste Management Facility/Concerns . . 95

DECISION - REPRESENTATIVES OF THE ASSOCIATION SPOKE TO COUNCIL IN SUPPORT OF THEIR CORRESPONDENCE; COUNCIL AGREED TO RECEIVE THE CORRESPONDENCE AS INFORMATION

(6) **PETITIONS AND DELEGATIONS**

(7) **NOTICES OF MOTION**

(8) **WRITTEN ENQUIRIES**

(9) **BYLAWS**

- 1) 2672/E-95 - Land Use Bylaw Amendment/provides for wall signs to be a discretionary use in the Land Use Bylaw - 2nd & 3rd readings . . 24

DECISION - BYLAW GIVEN 2ND & 3RD READINGS

2) 2672/F-95 - Land Use Bylaw Amendment/provides for the development of 19 single family parcels and 2 municipal reserve parcels within Anders East, Phase 4, by Anders East Developments Ltd. (c/o Al-Terra Engineering Ltd.) - 2nd & 3rd readings . . 24

DECISION - BYLAW GIVEN 2ND & 3RD READINGS

3) 2672/J-95 - Land Use Bylaw Amendment/Home Occupation Requirements - 1st reading . . 1
. .104

DECISION - BYLAW GIVEN 1ST READING

4) 3129/95 - Road Closure Bylaw/Major Continuous Corridor Project/Realignment of 52 (Kingsmill) Avenue - 1st reading . . 39
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DECISION - BYLAW GIVEN 1ST READING

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, MARCH 13, 1995,

COMMENCING AT 4:30 P.M.

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Committee of the Whole:

- 1) Financial Matter
- 2) Committee Appointment
- 3) Legal Opinion

UNFINISHED BUSINESSNO. 1

DATE: March 7, 1995
TO: City Council
FROM: City Clerk
RE: HOME OCCUPATION REQUIREMENTS

At the Council Meeting of February 27, 1995, the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered correspondence from Brian and Kerria Smith, B & S Small Engine Repair, re: Request to Relax Advertising Fee for Home Occupations, hereby agrees that the Administration be directed to prepare the necessary Land Use Bylaw Amendment which would provide for home occupations which are strictly for "office use only" as a permitted use, providing that they would:

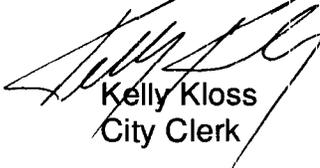
1. require no additional staff on site other than the home owner;
2. require no additional traffic in the neighbourhood;
3. create no visible appearance outside the home, eg; no signage, no additional noise or smell;
4. require no storage of goods;
5. meet any other reasonable conditions that the Municipal Planning Commission has found advisable to impose in the past,

and as presented to Council February 27, 1995."

This bylaw has been drafted and is presented to Council for consideration.

RECOMMENDATION

That first reading of Land Use Bylaw Amendment 2672/J-95 be given.



Kelly Kloss
City Clerk

COMMENTS

We concur with the recommendation of the City Clerk.

"M.C. DAY"
City Manager

DATE: MARCH 14, 1995
TO: PRINCIPAL PLANNER
FROM: CITY CLERK
RE: LAND USE BYLAW AMENDMENT 2672/J-95

At the Council Meeting of March 13, 1995, first reading was given to the above noted Land Use Bylaw Amendment, a copy of which is attached hereto.

Land Use Bylaw Amendment 2672/J-95 provides for "Home Occupations" which are strictly for "office use only" as a permitted use in A1, R1, R2 and R3 districts.

This office will now proceed with preparation for the advertising for a Public Hearing to be held in the Council Chambers of City Hall on Monday, April 10, 1995 commencing at 7:00 p.m. or as soon thereafter as Council may determine.

Trusting you will find this satisfactory.



KELLY KLOSS
City Clerk

KK/clr
attchs.

cc: Director of Development Services
Bylaws and Inspections Manager
S. Ladwig, Council and Committee Secretary



THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 14, 1995

Brian and Kerria Smith
B & S Small Engine Repair
205, 50 McLean Street
Red Deer, Alberta
T4R 1W7

Dear Mr. & Mrs. Smith:

RE: HOME OCCUPATION REQUIREMENTS

Further to my letter of February 28, 1995 concerning the above topic, please be advised as follows.

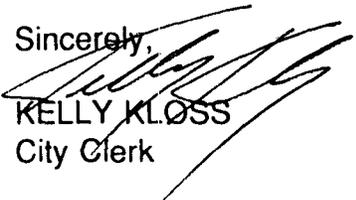
At the City of Red Deer's Council Meeting held Monday, March 13, 1995, first reading was given to Land Use Bylaw Amendment 2672/J-95, a copy of which is attached hereto.

Land Use Bylaw Amendment 2672/J-95 provides for "Home Occupations" which are for "office use only" as a permitted use in the following districts: A1 (Future Urban Development District), R1 (Residential Low Density District), R2 (Residential, General District), R3 (Residential, Multi-Family District).

This office will now be proceeding with the advertising of the above noted Land Use Bylaw Amendment, with a Public Hearing being scheduled for Monday, April 10, 1995 in the Council Chambers, commencing at 7:00 p.m. or as soon thereafter as Council may determine.

If you have any questions or require additional information, please do not hesitate to contact the undersigned.

Sincerely,


KELLY KLOSS
City Clerk

KK/clr
attchs.



*a delight
to discover!*

NO. 2

DATE: March 6, 1995
TO: City Council
FROM: City Clerk
RE: ENVIRONMENTAL ACTION PLAN

At the Council Meeting of February 27, 1995, consideration of the Environmental Action Plan was tabled to the March 13, 1995, Council Meeting in order to allow additional time to review said document.

This matter is again submitted to Council for consideration.



Kelly Kloss
City Clerk

KK/ds

DATE: February 6, 1995

TO: KELLY KLOSS
City Clerk

FROM: DR. SANDI KOOP, Chair
Environmental Advisory Board

RE: ENVIRONMENTAL ACTION PLAN

The Environmental Advisory Board has been working with individual citizens, groups, organizations and agencies since October 1993, in preparing an Environmental Action Plan. A number of drafts of this document have been produced, and it now reflects the general consensus of the various partners in the REACT - Environmental Action Plan public participation process. The attached report of January 25, 1995, was considered at the Environmental Advisory Board meeting of February 2, 1995, and was supported. The following resolution was passed:

"THAT the Environmental Advisory Board, having reviewed the Environmental Action Plan dated January 19, 1995, which incorporates changes recommended by the Urban Development Institute, hereby adopt said changes, same to include the amendments to those changes as noted above."

On behalf of the Environmental Advisory Board, I am pleased to submit the proposed Environmental Action Plan to City Council for information at this February 27, 1995 meeting. In view of the length and detail of this report, the board request that the plan come back to City Council on March 13, 1995, whereat the following resolutions could be considered.

1. THAT City Council approve the Environmental Action Plan as a working document for environmental management in the city.
2. THAT City Council encourage departments, agencies/organizations and potential partners to actively pursue alternatives to enable the various action recommendations to proceed.



SANDI KOOP

:dmg

Att.

- c Bill Shaw, Red Deer Regional Planning Commission
Bryon Jeffers, Director of Development Services
Lowell Hodgson, Director of Community Services
Environmental Action Plan Partners

DATE: January 25, 1995

TO: ENVIRONMENTAL ADVISORY BOARD

FROM: BRYON JEFFERS, Engineering Services Director
 LOWELL HODGSON, Community Services Director
 BILL SHAW, Director, Red Deer Regional Planning Commission
 DON BATCHELOR, Recreation, Parks & Culture Manager

RE: ENVIRONMENTAL ACTION PLAN

City Council directed the Environmental Advisory Board to prepare an Environmental Action Plan on June 7, 1993. Since that time, there has been extensive opportunities for public input, including three public meetings, completion of a survey and many written letters and reports from citizens and organizations. As the Board will recall, the objectives of the Action Plan can be summarized as follows:

- To develop partnerships and identify stakeholders.
- To identify the top five environmental priorities over the next 5 - 10 years.
- Develop action recommendations.

These objectives have clearly been achieved in the proposed Environmental Action Plan.

The top five priorities as identified by the public of Red Deer include:

1. Water Supply
2. Air Quality
3. Preservation of Natural Areas
4. Solid Waste Management
5. Environmental Education

The public also indicated a general position of support and recognition for the environmental initiatives that The City of Red Deer launched over the past several years. The 44 letters and reports received from the public on the proposed Environmental Action Plan and several newspaper articles indicate that presently The City of Red Deer is viewed as progressive and on the leading edge of environmental management. The public clearly wants this trend to continue.

The Action Plan is drafted and based on the comments and public submissions received. Based on the comments received at the public meeting of November 2, 1994, and subsequent written letters and reports, we have revised the Action Plan from that document which was reviewed by the Board and Council in October 1994.

In addition, an extensive review of this document by representatives of the Urban Development Institute in January 1995 has resulted in additional changes and amendments. This redrafted Environmental Action Plan is supported by U.D.I. to the extent that they have become an active partner in the Environmental Action Plan.

The Environmental Action Plan is summarized in Sections 5.0 - 5.5 as attached to this document. Although the Action Recommendations are very clear and concise, the schedule of implementation and financing has been intentionally left as flexible. This flexibility will enable various Action Recommendations to proceed as corporate sponsors, grants, contributions or budget allocations/transfers become finalized as outlined in Section 5.4 (Page 74). Furthermore, the implementation of some of the action recommendations require further discussions and partnerships with a number of individuals, groups and agencies including:

- ▶ Property Owners
- ▶ F.E.E.S.A.
- ▶ Urban Development Institute
- ▶ Red Deer River Naturalists
- ▶ Home Builders Association
- ▶ Chamber of Commerce
- ▶ Citizens Action Group on the Environment.

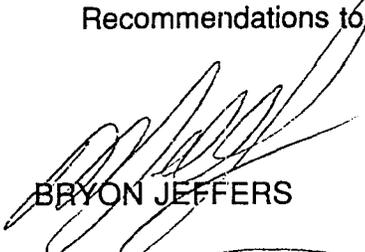
Through an extensive review of the earlier drafts of this document with representatives of the Urban Development Institute, all discrepancies in the interpretation of this plan have been resolved. New or revised municipal regulations may be considered at a future date on the following issues; however, consideration to prepare these regulations would be dealt with jointly by property owners, the development industry, local environmental groups and the Environmental Advisory Board:

- Amendments to Area Structure Plans, General Municipal Plan and the Joint General Municipal Plan.
- Amendments to the Land Use Bylaw A-1 (Future Urban District) Classification for Tree Clearing.
- Developing a Biodiversity Strategy.
- Developing a Hazardous Waste Strategy.
- Developing a Sustainable Development Strategy.
- Establishing a Red Deer River/Dickson Dam Water Quality Council.

Environmental Advisory Board
Page 3
January 25, 1995

RECOMMENDATION

1. That the Environmental Advisory Board support and recommend to City Council that the Environmental Action Plan be approved as a working policy document for environmental management in the city.
2. That the Environmental Advisory Board recommend that City Council encourage departments, city agencies/organizations and partners involved in the preparation of the Action Plan to actively pursue funding alternatives to enable the various Action Recommendations to proceed.



BRYON JEFFERS



BILL SHAW



LOWELL HODGSON



DON BATCHELOR

DB/ad

Atts.

5.0 SUMMARY SCHEDULING & FINANCING

For purposes of outlining a schedule for the implementation of the Environmental Action Plans, each plan has been categorized in one of the following sections:

5.1 OPERATING BUDGET INITIATIVES (Within Existing Budget Allocations)

All plans in this section can be achieved within existing budget allocations of various departments and agencies. Department managers may be required to reallocate funds from one service to another in order for the action plans to be implemented. Collaborative efforts with agencies, other organizations, provincial departments and school boards may be necessary in order for the plan to proceed. Grants and foundations should be pursued to provide financial assistance on some initiatives.

5.2 ENHANCEMENT BUDGET INITIATIVES (Corporate Sponsors, Additional Budget Allocations Or Grants Are Required)

Action plans in this category require additional funding allocations in order for them to proceed. Although grants or reallocation of existing operational funds may provide some of the required funding, some additional allocation of budget funding may be required. Obtaining a corporate sponsor, grants, foundation contributions or other financial resources will, for the most part, dictate the scheduling or implementation dates of Action Plans in this category.

5.3 CAPITAL BUDGET INITIATIVES (To Be Incorporated In The 5-Year Capital Plan)

The actual capital investment required for the action plans in this category is an estimate at this time. City departments should ensure that the 5-Year Capital Plan includes the required budget allocations.

5.1 OPERATING BUDGET INITIATIVES (Within Existing Budget Allocations)

ACTION NO.	ACTION PLAN	FINANCING
4.1.3.2	<p><u>Decrease Chemicals Used In Water Supply</u></p> <p>The City should strive to minimize the use of chemicals by using present technology and will consider chemical reduction technologies in water treatment plant expansions.</p>	Operating Budget (Public Works)
4.2.3.1	<p><u>Public Transportation & Vehicle Inspections</u></p> <p>City of Red Deer departments, agencies and organizations should demonstrate leadership in fleet management practices to minimize vehicle emissions. Projects and programs that increase public transportation ridership, walking, bicycle use and decrease the use of the private motor vehicle should be given a high priority.</p>	Operating Budget (Development Services & Community Services)
4.3.3.1	<p><u>Preservation Legislations, Policies & Bylaws</u></p> <p>a) The Provincial Government should be encouraged to develop mechanisms that would further enable the protection of unique natural areas as discussed with respective landowners.</p> <p>b) Landowners who have natural areas on their property should be individually contacted to discuss preservation alternatives as part of their short/long term plans for their property. Amendments to area structure plans, the General Municipal Plan and the Joint Municipal Development Plan to include preservation principles should be considered.</p> <p>c) Amendments to the Land Use Bylaw should be considered requiring a permit for the clearance or removal of any portion of a treed area or filling of any portion of a wetland area. The bylaw should apply to all A1, Future Urban District & Undeveloped Lands and be determined in consultation with landowners, local environmental groups, the Urban Development Institute, Home Builders Association, Chamber of Commerce and the Red Deer Regional Planning Commission.</p>	Operating Budget (Land & Economic Dev., Recreation, Parks & Culture, Bylaws/ Insp. Dept. & Red Deer Regional Planning Commission, landowners)

4.3.3.4	<p><u>Ecospace Classification System</u></p> <p>The Biodiversity Ecospace Inventory Maps (Figures A & B) should be approved as a tool to be used in the review of proposed new developments and how they may affect natural ecospace areas. This inventory should be further developed by the City, Urban Development Institute, R.D.R.P.C., and the Red Deer River Naturalists to finalize an Ecospace Classification and Prioritization System for all the natural ecospace areas as part of a biodiversity strategy for the city of Red Deer.</p>	<p>Operating Budget (Local Environment Groups, Red Deer Regional Planning Commission, Recreation, Parks & Culture, Department, Urban Development Institute)</p>
4.4.3.1	<p><u>Residential Recycling Program</u></p> <p>The existing recycling program will be reviewed and adjusted in regard to recycling markets, frequency of service, level of service, diversion from the landfill, cost and the potential of user-pay based on waste generated.</p>	<p>Operating Budget (Public Works)</p>
4.4.3.3	<p><u>Hazardous Waste Management</u></p> <p>A Hazardous Waste Strategy should be developed to include a public and business education component to reduce the use of and ensure the proper disposal of hazardous waste. The Toxic Waste Roundup Program should continue as a high priority.</p>	<p>Operating Budget (Public Works)</p>
4.5.3.3	<p><u>Study of Federal Legislation: Canada's Green Plan</u></p> <p>A committee of the Environmental Advisory Board should be established to determine the status of Canada's Green Plan, and make recommendations to the Board and City Council on initiatives contained in Canada's Green Plan pertinent to the five issues in Red Deer's Environmental Action Plan.</p>	<p>Environment Advisory Board</p>

5.2 ENHANCEMENT BUDGET INITIATIVES (Corporate Sponsors, Additional Budget Allocations or Grants Are Required)

ACTION NO.	ACTION PLAN	FINANCING
4.1.3.1	<p><u>Water Conservation</u></p> <p>A water conservation strategy should be developed to include, as an initial step, an active program of public education on faucet and shower-head restrictors, toilet drains, proper lawn care and watering, and other water conservation techniques. Water conservation standards shall be established by Development Services and annual consumption records shall be taken to determine if these standards are achieved.</p>	<p>Operating Budget (Development Services)</p> <p>Est. Cost: \$2,000</p>
4.1.3.3	<p><u>Clean, Safe Water Supply for the Future</u></p> <p>Establishing a Red Deer River/Dickson Dam Water Quality Council should be considered to review, monitor and communicate water quality regulations to landowners in the watershed. The plan area and mandate should be developed after the Red Deer River Corridor Integrated Management Plan is completed by Alberta Environmental Protection. A list of common contaminants should be publicly posted to prevent inadvertent dumping into the two sewer systems and receiving streams.</p>	<p>a) Operating Budget for Water Quality Council (Development Services)</p> <p>Est. Cost: \$3,000</p> <p>b) Capital Budget for upgrade to Water Treatment Plant (Cost to be determined)</p>
4.1.3.5	<p><u>Protecting Receiving Streams - Stormwater Runoff</u></p> <p>The City of Red Deer should continue the standard of dry stormwater detention ponds to handle stormwater; however, consideration should be given to constructed wetlands where appropriate (e.g., stormwater quality in the immediate downstream area is of concern and/or where changing provincial stormwater guidelines warrant).</p>	<p>(Environ. Advisory Board, Red Deer Local Environ. Groups)</p> <p>Est. Cost: \$30,000 via Grants & Corporate Contrib.</p>

4.2.3.2	<p><u>Air Quality Standards & Monitoring</u></p> <p>Air quality samples should be conducted on an bi-annual basis for each of the four seasons. A City of Red Deer Air Quality Standard shall be published in accordance with Provincial guidelines, and this standard and the results of sampling shall be published for public information. The current bylaw permitting backyard burning should be reviewed upon the City of Red Deer implementing an organic composting and/or mulching/wood chipping program.</p>	<p>Operating Budget (Environ. Advisory Board & Alberta Environment Protection Services)</p> <p>Est. Cost: \$4,000</p>
4.3.3.2	<p><u>Sustainable Development Strategy</u></p> <p>The City of Red Deer should budget for the hiring of a consultant to undertake the development of a Sustainable Development Strategy. This strategy can be expedited through the development of a partnership with FEESA, TransAlta Utilities, Alberta Environmental Protection, Urban Development Institute, Chamber of Commerce, Red Deer Regional Planning Commission, the Red Deer Home Builders Association, local environmental groups, the two School Boards and City of Red Deer departments.</p>	<p>Partnership with FEESA, consultant services and various agencies (Land & Economic Dev. Red Deer Regional Planning Commission)</p> <p>Est. Cost: \$5,000</p>
4.3.3.3	<p><u>Environmental Pro-active & Re-active Policies</u></p> <p>A City of Red Deer Environmental Policy should be prepared in consultation with the City Solicitor, to include a pro-active and re-active strategy for dealing with environmental infractions in accordance with the Alberta Environmental Protection and Enhancement Act.</p>	<p>Operating Budget (Department & City Solicitor)</p> <p>Est. Cost: \$5,000</p>
4.4.3.2	<p><u>Yard Waste</u></p> <p>The City of Red Deer should consider the implementation of a centralized mulching program in conjunction with a major public-education campaign for backyard composting and leaving grass clippings on yards to achieve a 20% per capita reduction on waste at the Landfill Site. The mulching program should consider partnerships with private industry to ultimately achieve a cost recovery objective.</p>	<p>Operating Budget (Public Works)</p> <p>Est. Cost: \$25,000</p> <p>See Section 5.3 for Capital</p>

4.4.3.4	<p><u>Solid Waste Education</u></p> <p>Education programs conducted by City representatives in schools, at shopping malls, in brochures, at workshops, interactive demonstrations, conducting landfill tours and through media advertising should continue to emphasize what an individual or single business can do to reduce waste going to the Solid Waste Management Facility.</p>	<p>Operating Budget (Public Works)</p> <p>Est. Cost: \$2,000</p>
4.5.3.1	<p><u>Regulsite Environmental Education Programs</u></p> <p>Public education and information regarding water supply/watershed, air quality, preservation of natural areas and solid waste should be expanded by using the resources of local environmental groups, both Red Deer School Boards, individuals and Alberta Environmental Protection in accordance with a public education strategy.</p>	<p>Operating Budget (Public Works, Environment Advisory Board)</p> <p>Est. Cost: \$2,000</p>
4.5.3.2	<p><u>Enhanced Public Education Delivery</u></p> <p>An education coordinating body of community partners should be established to determine and implement the most effective public education programs and tools to reach the desired target groups. Public education programs should integrate the five Action Plan priorities through a scheduled education strategy.</p>	<p>Ongoing Operating Budget (Environ. Advisory Board & School Boards)</p> <p>Est. Cost: \$3,000</p>

5.3 CAPITAL BUDGET INITIATIVES (To be Incorporated in 5-Year Capital Plan)

ACTION NO.	ACTION PLAN	FINANCING
4.1.3.4	<p><u>Treatment of the City's Effluent</u></p> <p>The Wastewater Treatment Plant shall be upgraded as required, to always adhere to changing effluent standards of the Provincial Government. Sampling shall be continued annually to ensure standards are achieved at all times.</p>	<p>Operating & Capital Budgets as required (Public Works)</p> <p>Estimate Cost: To be determined.</p>
4.4.3.2	<p><u>Yard Waste</u></p> <p>The City of Red Deer should invest in a centralized mulching or wood chipping facility. The need for a centralized organic composting facility should be reviewed after the backyard composting and the mulching/tree chipping programs have been evaluated based on operations for a minimum of two years.</p>	<p>Capital Budget (Public Works)</p> <p>Est. Cost: \$7,000</p>

5.4 FINANCIAL OBJECTIVES (1995 - 2000)

<u>ACTION NUMBER</u>	<u>ACTION PLAN</u>
5.4.1	City of Red Deer Departments should annually review the schedule and guidelines outlined in Sections 5.1, 5.2 and 5.3 to plan and allocate funds within existing budgets to implement the respective Environmental Action Plans.
5.4.2	City of Red Deer Department Managers should annually propose to City Council that specified operational funding be reallocated, as appropriate, from an existing service to one or more of the Environmental Action Plan Initiatives (e.g., from Blue Box to composting).
5.4.3	The Environmental Advisory Board's mandate and bylaw should be expanded to include the establishment of two (2) working committees to research and prepare recommendations on the following issues and Action Plans: 4.5.3.2 - Enhancing Public Education Delivery 4.5.3.3 - Canada's Green Plan
5.4.4	City Council, the Environmental Advisory Board and City Departments should adopt the Action Plan schedule as a guideline, with implementation of the plans subject to the availability of funding through corporate sponsors, partnerships, additional budget allocations and/or grants.
5.4.5	That the Environmental Advisory Board annually review, integrate and prioritize all Action Plan recommendations and alternative sources of financing to make recommendations to City Council that can be considered in the annual Service Analysis Review.

5.5 SUMMARY OF RECOMMENDATIONS & FINANCING

(The City preliminary cost contributions outlined below may be reduced through the development of partnerships and do not reflect potential cost savings or the preservation value of resources which may be realized through the implementation of the Action Plan Recommendation.)

**Action Plan
Category and Recommendation**

**Maximum City Additional
Contributions Subject
to Corporate Sponsors,
Grants & Contributions**

■ Operating Budget Initiatives (Within Existing Budget Allocations)

- Decreased Chemicals Used in Water	NIL
- Public Transportation & Vehicle Inspections	NIL
- Hazardous Waste Strategy	NIL
- Study Canada's Green Plan	NIL
- Preservation Legislations, Discussions/Regulations	NIL
- Ecospace Classification and Prioritization System	NIL
- Residential Recycling Program	<u>NIL</u>
TOTAL	0

■ Enhanced Budget Initiatives (Corporate Sponsors, Additional Budget Allocations or Grants are Required)

- Water Conservation Strategy	\$ 2,000
- Protecting Receiving Streams: Stormwater Management (City Council has passed a resolution in support of a study & funding by E.A.B., local environmental groups & grants - preliminary cost est. \$30,000)	0
- Solid Waste Education	\$ 2,000
- Requisite Environmental Education Programs	\$ 2,000
- Enhanced Public Education	\$ 3,000
- Water Supply Council	\$ 3,000
- Air Quality Standards & Monitoring	\$ 4,000
- Sustainable Development Strategy	\$ 5,000
- Yard Waste Program	\$25,000
- Pro-Active & Re-Active Environmental Policy	<u>\$ 5,000</u>
TOTAL	\$51,000

■ Capital Budget Initiatives (To Be Incorporated in 5-Year Capital Plan)

- Upgrade Wastewater Treatment Plant	To Be Determined
- Centralized Yard Waste Program	<u>\$ 7,000</u>
TOTAL	To Be Determined

COMMENTS:

We concur with the recommendations of the Environmental Advisory Board. We remind Council to bring their copy of the Action Plan to the March 13, 1995 Council meeting as no additional copies will be circulated.

"G. SURKAN", Mayor

"M.C. DAY", City Manager

DATE: MARCH 14, 1995
TO: ENVIRONMENTAL ADVISORY BOARD
FROM: CITY CLERK
RE: ENVIRONMENTAL ACTION PLAN

At the Council Meeting of March 13, 1995, consideration was given to your report dated February 6, 1995 concerning the above topic and at which meeting the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered report from the Environmental Advisory Board dated February 6, 1995, re: Environmental Action Plan, hereby:

1. Approves the Environmental Action Plan dated February 2, 1995, as a working document for environmental management in the City;
2. Encourages departments, agencies, organizations and potential partners to actively pursue alternatives to enable the various action recommendations located in the Environmental Action Plan, to proceed."

The decision of Council in this instance is submitted for your information and appropriate action. Congratulations to all those involved in the completion of this important document.



KELLY KLOSS
City Clerk

KK/clr

cc: Director of Development Services
Director of Community Services
Recreation, Parks and Culture Manager
Director, Red Deer Regional Planning Commission



THE CITY OF RED DEER

News Release Information Bulletin

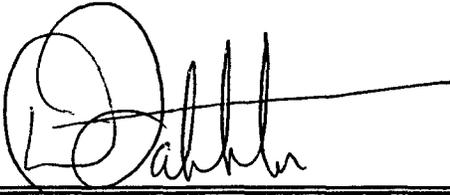


TOPIC: REACT - ENVIRONMENTAL ACTION PLAN	Page 1 of 2
DATE: February 15, 1995	DATE FOR RELEASE: February 15, 1995

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CONTACT PERSON:			
Name	Address	Telephone	Fax
Don Batchelor, Manager Recreation, Parks & Culture Department The City of Red Deer	P.O. Box 5008 Red Deer, Alberta T4N 3T4	342-8159	

AUTHORIZED BY:	
Department: Recreation, Parks & Culture Department	
Name: Don Batchelor, Manager	
Signature:	



THE CITY OF RED DEER

News Release Information Bulletin



TOPIC: REACT - ENVIRONMENTAL ACTION PLAN

Page 2 of 2

DATE: February 15, 1995

DATE FOR RELEASE: February 15, 1995

DETAIL

The Environmental Advisory Board has been working with individual citizens, groups, organizations and agencies since October 1993, in preparing an Environmental Action Plan. A number of drafts of this document have been produced, and it now reflects the general consensus of the various partners of the REACT - Environmental Action Plan Public Participation Process. The partners include:

Red Deer Public School District #104	Red Deer River Naturalists
Red Deer Catholic Board of Education	Citizens Action Group on the Environment
Red Deer College	Urban Development Institute
Alberta Environmental Protection	Red Deer Fish & Game Association
The City of Red Deer	Red Deer Regional Planning Commission

The Plan recognizes the many accomplishments of The City of Red Deer and the other partners for the various environmental programs and initiatives which have been launched to date. At the same time, it identifies action recommendations pertaining to:

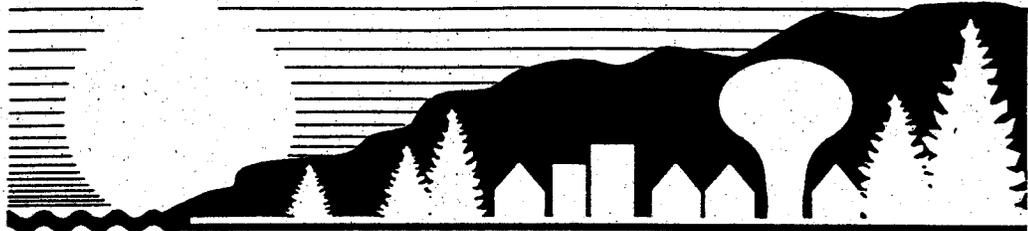
1. Water Quality
2. Air Quality
3. Preservation of Natural Areas
4. Solid Waste Management
5. Environmental Education

The Environmental Action Plan was supported by the Environmental Advisory Board on February 2, 1995, whereat it was agreed to forward the plan to the various Environmental Action Plan Partners and public participation participants. The Board is now submitting the document to City Council for information at their regular Council Meeting of February 27, 1995, and for consideration/approval at the March 13, 1995 meeting of Council.

Review copies are available through the Red Deer Library.

R E D D E E R

REACT



ENVIRONMENTAL ACTION PLAN

February 2, 1995

ACKNOWLEDGEMENTS

Preparation of the Environmental Action Plan involved gathering information from a wide range of sources, including existing literature, the general public, local environmental groups, local non-profit organizations and agencies, local institutions and other levels of government. We, the Environmental Advisory Board, would like to acknowledge the following Environmental Action Plan Partners:

- Red Deer River Naturalists
- Red Deer Fish & Game Association
- Red Deer Public School District #104
- Red Deer Catholic Board of Education
- Red Deer Regional Planning Commission
- Citizens Action Group on the Environment (C.A.G.E.)
- City of Red Deer
- Red Deer College
- Alberta Environmental Protection
- Urban Development Institute

In the analysis of the public survey and briefs, the Red Deer College completed the statistical review. A special "Thank You" to the following individuals.

- Don Dary
- Barb McKercher
- Dawn Gabriel
- Enki Wong
- Zoranna Tseng
- Leanne Defoe
- Anisa Yu

The drafting and preparation of the Environmental Action Plan was the result of a culminating effort by the following individuals:

- Bryon Jeffers, Director of Development Services, City of Red Deer
- Greg Hall, Chairman, Environmental Advisory Board
- Rick Moore, Red Deer Public School District #104
- Mary Stewart, Solid Waste Inspector, City of Red Deer
- Don Batchelor, Recreation, Parks & Culture Manager, City of Red Deer

The editing and formatting of the plan was screened by the Environmental Action Plan Strategic Planning Task Force. We would like to thank this group for their efforts:

- Beverly Yee, Education Branch, Alberta Environmental Protection
- Lois Collier, Water Resources Service, Alberta Environmental Protection
- Kerry Lowe, Community Affairs, Alberta Environmental Protection
- Ray Kerber, Water Resources Service, Alberta Environmental Protection
- Bryon Jeffers, Director of Development Services, City of Red Deer
- Craig Curtis, Director of Community Services, City of Red Deer
- Don Batchelor, Recreation, Parks & Culture Manager, City of Red Deer
- Greg Hall, Chairman, Environmental Advisory Board
- Dr. Sandi Koop, Chairperson, Environmental Advisory Board
- Rick Moore, Red Deer Public School District #104
- Bill Shaw, Director, Red Deer Regional Planning Commission

A special thank you to Cheryl Adams of the City Clerks Office for attending meetings and completing accurate minutes, and to April Dunham of the Recreation, Parks & Culture Department for completing all typing of the Action Plan Document.

The Environmental Action Plan contains a number of quotations taken from the various written letters, questionnaires and reports from individuals, groups and organizations. These quotes are not the opinion of the Environmental Advisory Board, or of City Council, but are intended to reflect the range of public opinions on environmental issues.

ENVIRONMENTAL ACTION PLAN

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6.3 Environmental Master Plan Original Terms of Reference (93/05/26)

6.4 REACT Partners - Letters of Support

6.5 Questionnaire - Statistics and Data

**NOTE: All the detailed statistical and analytical data
is contained in an appended document:**

Appendix 6.5 - Questionnaire - Statistics and Data

6.6 Written Briefs:

**NOTE: The written briefs submitted by individuals/organizations
are contained in an appended document:**

"REACT - Public Briefs 1993"

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1.0 INTRODUCTION

1.1 ACTION PLAN TERMS OF REFERENCE

The preliminary terms of reference for the Environmental Action Plan were supported by City Council on December 7, 1992 as outlined below:

"RESOLVED that Council of the City of Red Deer having considered report from the Environmental Advisory Board re: Environmental Master Plan, hereby agrees that Council consider a \$10,000 grant as part of the 1993 Budget, to be used to assist in initiating public participation process, on the understanding that the objectives of this process are to:

1. Determine the level of community interest and support for an Environmental Master Plan;
2. Determine the scope of a Master Plan by identifying a more selective and focused terms of reference for it;
3. Establishing partnerships and identifying stakeholders to begin the concrete planning required by the terms of reference;
4. Begin the process of incorporating environmental issues and initiatives into The City decision-making process.

The terms of reference was subsequently revised and was approved by City Council on June 7, 1993. The goals, mission statement and objectives can be summarized as follows (see Appendix 6.3 for details).

GOALS

- To identify the Environmental Action Plan as a phased process whereby the first phase is a public participation process and the identification of high priority issues and strategies.
- To determine means whereby formal and informal education programs (schools, public awareness and community participation) will motivate and enlist the public to undertake activity which positively influences the natural ecology and other physical environment issues in Red Deer. To itemize and assess environmentally related social issues, economic development activity and municipal programs so as to determine their significance and relevance to the Environmental Action Plan.
- The Environmental Action Plan should provide a framework for the revision of Administrative and Council Policy.

MISSION STATEMENT

- The City of Red Deer undertakes to define policies and outline programs which are understood to be possible and practical means of achieving or maintaining environmental integrity in parallel with community and economic activity.

OBJECTIVES

- To create and enhance partnerships to preserve the environment.
- To communicate to the public the programs, services and policies relating to the environment presently in service in Red Deer.
- To engage the people of Red Deer as partners in the planning process so that the public:
 - a) is fully knowledgeable of technical and economic considerations and implications.
 - b) is the driving force, the client and the principal benefactor of the resulting initiatives.
- To develop ownership of the Environmental Action Plan by all citizens in the city of Red Deer.
- To consult with other organizations and institutions regarding the review of existing documents, programs, literature and legislation related to urban environmental issues, including open space, ecological concerns, reclamation, recycling, etc., so as to extract a compendium of information and knowledge which may be relevant to The City of Red Deer.
- To identify and prioritize proposed policies and standards which give direction for procedures, programs and other implementation strategies developed to realize the environmental objectives identified for The City of Red Deer.
- To involve community groups, institutions, City departments and Alberta Environmental Protection in the public input, analysis, proposals and public review stages of the Environmental Action Plan.
- To propose a schedule which indicates the cost, the sequence and the timing for implementation of actions in the first phase of an Environmental Action Plan that constitutes new initiatives or budgeting adjustments.

1.2 PARTNERSHIPS

Fundamental to the inception, preparation and approval of the Environmental Action Plan was the establishment of working partnerships with a number of groups, organizations, institutions and governments. This partnership was based on the sharing of expertise, financial support and human services.

Outlined in Appendix 6.4 are the letters of commitment and resources to the Environmental Action Plan process. The REACT Partners include:

- Red Deer Regional Planning Commission
- Red Deer River Naturalists
- Citizens Action Group on the Environment
- Red Deer Fish & Game Association
- Red Deer Public School District #104
- Red Deer Catholic Board of Education
- Red Deer College
- Alberta Environmental Protection

- Urban Development Institute
- City of Red Deer

1.3 CONCEPT PLAN APPROVALS & FINANCING

With the cooperation and partnership of the various organizations and institutions as outlined in Section 1.6, a cost-sharing agreement was reached for the preparation of the Environmental Action Plan.

The total project was undertaken for \$19,000, with dollar contributions from The City of Red Deer, Alberta Environmental Protection and The Community Planning Fund/Canada's Green Plan. Services in kind were contributed by all REACT Partners.

1.4 PLANNING AREA

Although it is difficult to define a finite line when it relates to geographical areas and the environment, for the purposes of the Environmental Action Plan, the plan area is The City of Red Deer, Corporate Limits.

Sections that deal with sustainable development strategies and biodiversity (Sections 4.3.3.2 and 4.3.3.4) outline the need for cooperation between The City of Red Deer and surrounding counties. However, this plan primarily outlines action recommendations that deal specifically with issues contained in the corporate limits of Red Deer. Figure B (Biodiversity Ecospace Inventory - Integrated Ecospace Management Area) does deal with areas outside the corporate limits; issues in this area will be dealt with through the Joint General Municipal Plan.

Section 3.3 does deal with issues that were identified through the public survey by non-Red Deer residents. For purposes of completing the analysis and preparing the Action Recommendations, only the survey responses from city of Red Deer residents were considered.

1.5 GOVERNMENT OF CANADA AND PROVINCE OF ALBERTA INITIATIVES

Both the Federal and Provincial Governments launched several environmental initiatives during the early 1990s. The City of Red Deer has played a role through the Environmental Advisory Board, local environmental groups and City Council, in reviewing and providing comments to the draft initiatives. Some of the initiatives are as outlined below. These strategies, policy papers and legislations have all been considered in the preparation of the Environmental Action Plan.

- Canada's Green Plan
- Environmental Protection & Enhancement Legislation

- Clean Air Strategy of Alberta
- Packaging Waste Reduction Guide
- Future Environmental Directions For Alberta
- Towards Sustainable Communities
- Wetland Evaluation Guide
- Alberta Round Table On Environment & Economy
- Sustainable Urban Development In Canada
- Water Management in Alberta

1.6 EXISTING CITY OF RED DEER POLICY & PLANS

1.6.1 Vision 2020

On August 19, 1991, City Council approved the Vision Statement and Planning Principles of Vision 2020. These principles address the priorities and direction of The City of Red Deer until the year 2020.

Although the plan addresses the issue from a very broad perspective, there are very precise recommendations and planning principles that deal with the environmental policy. They include:

- The preservation of Red Deer's unique natural environment, and the demonstration of leadership in environmental management.
- The provision of safe, effective and reliable utility systems that are environmentally responsible.

In accordance with the above principles, the following objectives were approved on a priority basis:

HIGH PRIORITY:

- Position The City of Red Deer as a leader in environmental management of the community, including all municipal infrastructure and services such as waste management, major utilities, pest and weed control, park management and environmental education.
- Promote tourism as a priority in the economic development of the city and region. The City of Red Deer will accept the natural environment as a marketing theme...

MEDIUM PRIORITY:

- Establish Red Deer as a community with a clean and ecologically sound natural and built environment.
- Maintain Red Deer as a community characterized by its natural setting.

- Maintain The City's leading role as an aesthetically pleasing city through such initiatives as the "greening" of major transportation routes, preservation of natural areas, setbacks and development standards and signage requirements. This will be achieved through direct City involvement in cooperation with private industry and community agencies.
- Preserve and enhance escarpments and natural areas and maximize the provision of green space throughout the community.
- Maintain and expand Waskasoo Park as a major focal point for recreation in the community with linkages to the downtown and all city neighbourhoods.
- Preserve and enhance heritage resources as an integral component of the community and develop long-term plans for the preservation and interpretation of heritage resource.

1.6.2 Strategic Plan

The City of Red Deer Strategic Plan was initiated by City Council in the fall of 1993. Through the establishment of a number of task forces dealing with the issues of Community/Quality of Life, Finance, Organization, Economic Development and Social, the Strategic Plan was formulated by an Integration Task Force. This Task Force presented the following focus areas, environmental goals and strategy recommendations and reconfirmed some of the Vision 2020 priorities.

FOCUS AREAS:

Community Development - The City of Red Deer believes in supporting programs and initiatives which reflect a caring community and which provides high quality of life in a unique and attractive environment for all.

Economic Development - The City of Red Deer believes in strengthening economic prosperity for the citizens of Red Deer through initiatives that encourage controlled, compatible growth, while protecting the quality of life and environment.

GOAL: To support and maintain the City's infrastructure, including roads, structures, utility systems, parks and open spaces as a long-term investment.

GOAL: To position itself as a leader in environmental management, and ensure that Red Deer's unique natural environment is protected and preserved.

STRATEGIES:

- The City will maintain a leading role in ensuring that Red Deer remains aesthetically appealing through such initiatives as the "greening" of major transportation routes, preservation of natural areas, setbacks and development

standards and signage requirements. This will be achieved through direct City involvement in cooperation with private industry and community agencies. (Strategy 1.2.1)

- The City will maintain a leading role in environmental management of the community, including all municipal infrastructure and services such as waste management, major utilities, pest and weed control, park management and environmental education. (Strategy 1.2.2)
- The City will ensure that Red Deer is established as a community with a clean and ecologically sound natural and built environment. (Strategy 1.2.3)
- The City will preserve and enhance escarpments and natural areas and maximize the provision of green space throughout the community. (Strategy 1.2.4)
- The City will ensure the provision of safe, efficient, reliable utility systems which are environmentally responsible. (Strategy 1.2.5)
- The City will ensure that environmentally sensitive areas, historic resources and other significant features are maintained for future generations. (Strategy 1.4.5)
- The Economic Development Authority will adopt a targeted pro-active and aggressive approach toward economic development, including attracting new business to the area and supporting local business while considering the environmental impact. (Strategy 2.1.3)

1.6.3 Community Services Master Plan

The Community Services Division required a major policy plan that would provide direction for parks, recreation and cultural services in Red Deer. The plan was approved by City Council on December 9, 1991. The plan includes a number of recommendations that deal with environmental issues as outlined below:

- The City should undertake a public survey/questionnaire to determine public awareness, understanding, and participation in environmental programs and services.
- The City should prepare an Environmental Master Plan to integrate and prioritize the various environmental initiatives being undertaken by The City. This Master Plan should be prepared under the guidance and direction of the Environmental Advisory Board and its technical advisors.
- The City should endorse the concept and definition of "sustainable development" as outlined in the Green Plan.
- The Environmental Advisory Board should review the Green Plan in detail, and make recommendations to City Council on how it might respond to and take advantage of the specific initiatives now underway.

- The Community Services Division should make comments and recommendations to the Environmental Advisory Board regarding the establishment of a policy and procedure for updating environmental impact assessments.
- The Environmental Advisory Board, together with its technical advisors, should develop a procedure and policy for undertaking environmental impact assessments of major planning documents and development proposals at the municipal level and bring forward recommendations to City Council.
- The Community Services Division should make comments and recommendations to the Environmental Advisory Board regarding how the specific legislation, in terms of the Environmental Protection and Enhancement Act, may affect municipal jurisdiction and operations.
- The Environmental Advisory Board, together with its technical advisors, should give a high priority to participating in the Regulatory Review Process for the development of new environmental regulations in terms of the Environmental Protection and Enhancement Act, and bring forward comments and recommendations to City Council.
- The City should continue to support the Regional River Valley Concept and should work cooperatively with the Red Deer Regional Planning Commission and the Counties of Red Deer and Lacombe to promote the preservation and recreational use of the Red Deer River Valley as a regional open space corridor.
- The City should continue the policy of acquiring escarpment and natural amenity areas through reserve dedication and land purchase:
 - The City should endeavour to acquire a strip of land or easement along the Red Deer River, between Fort Normandeau and Heritage Ranch, in order to provide a trail link between the two facilities as outlined in the Waskasoo Park Master Plan.
 - The City should endeavour to acquire the balance of privately-owned land immediately west of the River Bend Golf Course and Recreation Area.
 - The City should endeavour to acquire the natural area known as Spruce Woods between the River Bend Golf Course and McKenzie Trail Recreation Area in the medium/long term, possibly through reserve dedication.
 - The City should endeavour to expand the Bower Woods area to the east through the dedication of Environmental and Municipal Reserve when the adjacent area is subdivided for residential development.
- The City should work with Red Deer College and the Province to ensure the acquisition of the privately-owned site known as the Bower Natural Area, and the preservation of the wooded portion of the site for future recreation use.
- The Recreation, Parks & Culture Department should continue its public notification policy for the use of chemicals on parkland and continue to experiment and test alternative biological controls.
- The Recreation, Parks & Culture Department should develop an Integrated Weed & Pest Management Strategy with the objective of reducing/eliminating chemical controls in favour of biological controls.

- The Recreation, Parks & Culture Department should work with The City administration to develop a policy and procedure for undertaking environmental impact assessments for City projects.
- The Recreation, Parks & Culture Department should develop a comprehensive Tree Management Strategy to ensure the health and survival of existing trees and coordinate tree planting initiatives in the future.
- The Recreation, Parks & Culture Department should develop a ten-year tree planting plan, in conjunction with the Citizens Action Group On The Environment (C.A.G.E.). Priority should be given to the greening of major entry arteries and transportation routes and the re-forestation of older park areas. Tree planting initiatives on public land should only proceed when funds have been allocated for ongoing maintenance.
- The Recreation, Parks & Culture Department should continue the policy of naturalization by which turf maintenance is reduced or eliminated and natural habitats are retained and/or enhanced.
- The Recreation, Parks & Culture Department should give a high priority to the replanting of escarpments with native tree/shrub species, where tree cover has been removed. Capital and maintenance funding through the Trees By 2000 program and corporate and private donations should be actively pursued.
- The City should support the future development of the existing landfill site as an extension of Westerner Park, incorporating overflow parking, open space and possible sportsfield development. The City should give a high priority to preparing a detailed development and reclamation plan for this area.
- The Recreation, Parks & Culture Department should continue to review all subdivision and development proposals to ensure that natural and treed areas are preserved, wherever possible, through appropriate dedication of Environmental or Municipal Reserve.
- The Recreation, Parks & Culture Department should give a high priority to public information/participation programs relating to environmental issues such as conservation, horticulture, and composting. The department should actively involve volunteers and community groups in the delivery of these programs.

1.6.4 Solid Waste Master Plan

To develop a plan to deal with the management of solid waste in the city over the next 25 - 30 years, the Engineering Services Division developed the Solid Waste Master Plan which was approved by City Council in July 1992. This plan not only contains specific recommendations in regard to the existing landfill site operation and the planning for the new landfill site, but it also contains the following recommendations:

Phase One - Immediate Implementation 1992 - 93:

1. **Expanded Landfill Capacity** - continue process to expand landfill capacity.
2. **Garbage Utility Bylaw** - revise the Garbage Utility Bylaw to limit the number of garbage bags or cans to five per household per week for residential

garbage collection once the pilot composting program is in place. (Present average is 3.3 bags per household per week.)

3. **Dry Waste Disposal Site** - apply for approval for the development of a Dry Waste Disposal Site.
4. **Diversion of Waste Tires** - request information from the Provincial Government on the legislation which will prohibit the landfilling of tires and the method of enforcement. The Province should also be asked to clarify whether The City will be expected to provide a collection and transportation service to recycling centres and, if so, how will The City be reimbursed for expenses incurred.
5. **Diversion of Large Metal Appliances** - ban the disposal of all large metal appliances (white goods) at the sanitary landfill.
6. **Salvaging** - salvaging operations should only be considered on a case-by-case basis, provided they pose no health or safety risks, and there is a secure market for the materials. The cost of the salvage operation must also be considered.
7. **Promotion and Education** - a general promotion and education program should be developed to encourage solid waste reduction, reuse and recycling, and proper disposal of hazardous waste.
8. **Environmental Award of Merit** - an environmental award of merit program should be established to publicly recognize waste reduction initiatives made by businesses.
9. **Liquid Waste** - efforts to divert liquid waste from the landfill site should continue with the goal of permitting no liquid waste disposal at the site.
10. **Water Treatment Plant Sludge** - investigate the alternatives to landfill disposal of an alum calcium carbonate sludge generated by the Water Treatment Plant.
11. **Yard Waste Collection** - design and conduct a pilot program for the separate collection, public drop-off and composting of yard waste. Review the success of the program and report back to Council for future direction.
12. **Landfill Tipping Fee** - increase the landfill tipping fee to \$25.00, effective March 1, 1993.
13. **Commercial Waste Audits** - conduct commercial waste audits to assist businesses in implementing programs for waste reduction and recycling.
14. **Diversion of Corrugated Cardboard** - identify commercial generators of corrugated cardboard and actively encourage them to implement recycling programs.
15. **Future Use Plan for Landfill Site** - request that the Regional Planning Commission update the Future Use Plan for the existing sanitary landfill site.
16. **City Purchasing Practices** - examine City purchasing practices to identify opportunities to increase the purchase of products containing recycled materials.
17. **Hazardous Waste** - review ways to facilitate the proper disposal of hazardous wastes by businesses and citizens.
18. **Unsolicited Mail** - request that the City Solicitor investigate whether a City bylaw could be introduced which would reduce the quantity of unsolicited mail

to individuals who do not want it.

19. **Federal and Provincial Role** - request that the Provincial and Federal Governments play a greater role in facilitating waste reduction, particularly in the areas of packaging and stimulating the demand for recycled or reusable products.

Phase Two - Implementation In the Years 1994 - 96

1. **Yard Waste Collection** - expand yard waste collection to a full-scale program, depending on the results of the pilot program and further City Council direction.
2. **Pay-By-Volume** - reassess the pay-by-volume concept in 1996, and consider this in tendering for a new garbage collection contract.
3. **Landfill Tipping Fees** - evaluate the increase in the landfill tipping fee and determine whether further increases would be beneficial in diverting additional quantities of waste.
4. **Blue Box Versus Drop-Off Depot** - in early 1996, update the Solid Waste Master Plan and review whether the blue box recycling program should continue or whether a regional drop-off depot should be implemented. The general public should provide their input, based on cost versus level of service.
5. **Garbage Collection Contract** - in 1996, local market conditions should be reviewed to determine whether The City should tender a garbage collection contract which includes residential waste or residential and commercial waste.

Phase Three - Long Term

1. **Solid Waste Master Plan** - revise the Solid Waste Master Plan every five years thereafter.
2. **Provincial 50% Goal** - continue to work towards the Provincial goal of 50% waste diversion.

1.6.5 Miscellaneous Other Policies

The City of Red Deer has a number of policies, sections of bylaws and procedures that outline environmental criteria for new development proposals or deal with environmental issues. They include:

- **Council Policy No. 523 - Escarpment Development** - requires that a geotechnical report be submitted for any development proposed adjacent to a hillside or escarpment indicating the viability of the project.
- **Council Policy No. 401 - Purchasing & Tendering** - outlines that The City of Red Deer is committed to the procurement and use of reusable, recycled and environmentally responsible products where quality of product or service and price is equal to or less than products that are less environmentally responsible.

- **Council Policy No. 541 - Development on the Flood Plain** - prohibits development on the flood plain of the Red Deer River, Waskasoo Creek or Piper Creek unless it is low-risk park use or the development is elevated to the equivalent of the 1:100 year flood level plus .3 meters.
- **Council Policy No. 707 - Dangerous Good Transportation** - outlines routes for the transportation of dangerous goods within the corporate limits of the city of Red Deer.
- **Council Policy No. 823 - City of Red Deer Planning and Subdivision Guidelines** - provides specific guidelines and procedures for proposed developers to submit development proposals to The City. The proposals include existing conditions, topography, land use and vegetation.
- **Land Use Bylaw 2672/80 - Environmental Preservation District** - identifies a land-use district that is intended to protect environmentally-sensitive land. The purpose of the district is defined as "...to protect environmentally sensitive land by restricting development to minimal and clearly compatible uses." Trees cannot be cut in lands designated A2, without prior approval of the Municipal Planning Commission.

1.7 CITY OF RED DEER ORGANIZATION

City Council passed the Environmental Advisory Board Bylaw on September 17, 1990. The Board consists of seven members, including the following:

- 3 citizens-at-large;
- 1 member from a local environmental group; the group represented is to revolve each term;
- 1 member appointed from either the Red Deer Public School District #104 or the Red Deer Catholic Board of Education, on a revolving basis;
- 1 member of City Council;
- 1 member from the Red Deer & District Chamber of Commerce.

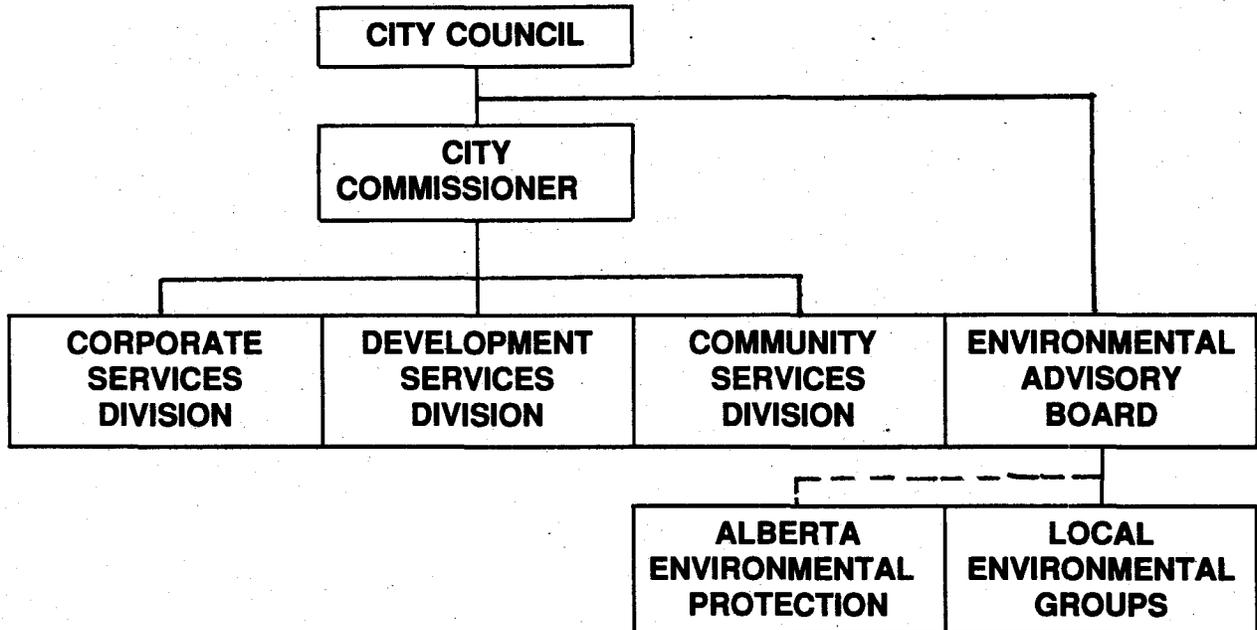
The primary purpose of the Board is:

- To review and recommend to Council environmental policies and initiatives.
- To act as a liaison and coordinating body with existing environmental societies and organizations, as required, to direct their concerns and inquiries to the appropriate City department, City Council, or other legislative body.
- To assist and make recommendations with respect to conducting public meetings and workshops, as required, on environmental issues, to provide a forum for residents to share or express concerns, suggestions or inquiries.
- To act as a liaison with City departments and advise City Council on potentially sensitive environmental issues.
- To act as a liaison and coordinating body to consider and make recommendations on environmental initiatives by provincial or federal

agencies.

- To provide comments, as required, on various ongoing environmental public education programs.
- To review major planning documents and development proposals which may have environmental implications; as may be referred by the Commissioners to the Board.
- To act as a liaison with the private business sector to provide information on new environmentally related operational or development procedures.
- Neither the Board nor any member thereof shall have any power to pledge the credit or course of action of the City 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, without prior approval by City Council.

With the Environmental Advisory Board acting in an advisory capacity to City Council, the relationship of various City departments and local environmental groups to the Board is described on the following chart:

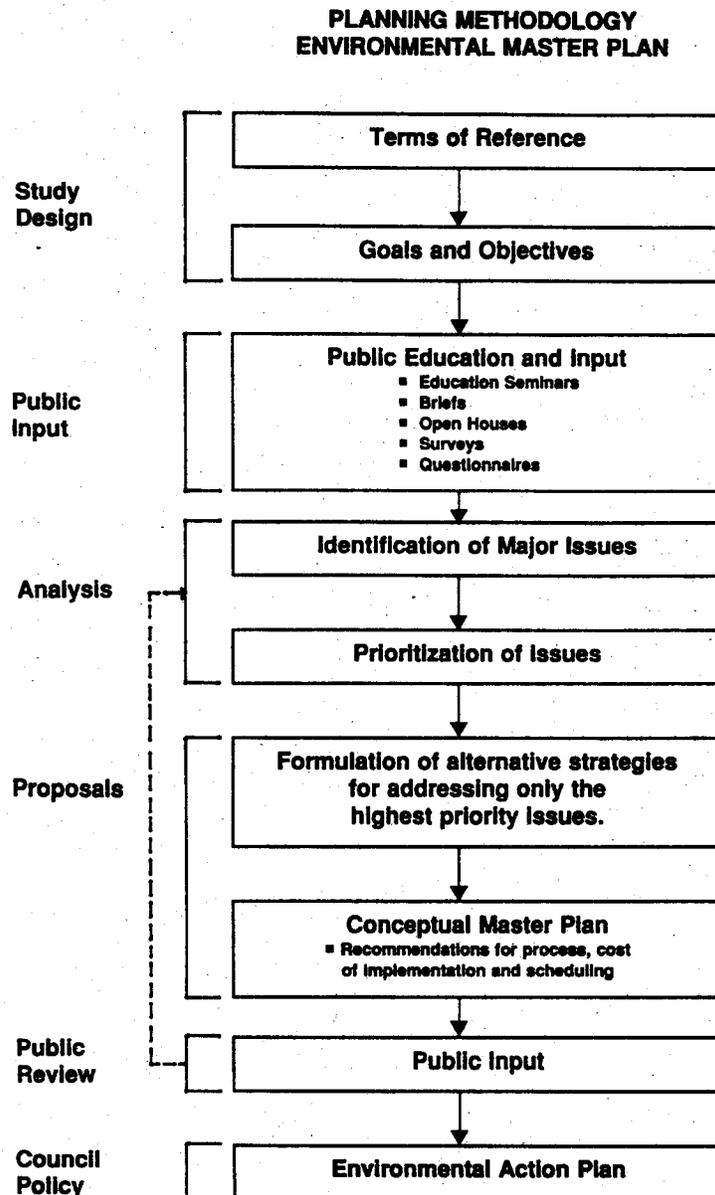


2.0 PROCESS & METHODOLOGY

2.1 PUBLIC EDUCATION

The initial intent of the Environmental Action Plan process was to educate the public (individuals and organizations) such that they would be comfortable in making suggestions and opinions on the following:

- To identify the top five environmental issues that may affect residents of the city of Red Deer over the next 5-10 years.
- To evaluate the existing performance of The City of Red Deer in each of the top five issues chosen by respondents. The methodology for the REACT Environmental Action Plan process was as follows:



2.1.1 Media & Promotional Materials

Several media contacts were used to inform the public of the Environmental Action Plan process and to provide background information on various environmental topics.

The Green Line column in the local newspaper was used over a period of one-and-a-half months, along with other newspaper features in the summer of 1993 and fall of 1994, to provide a status report of existing City environmental initiatives and to outline new information (see Appendix 6.2). A display in one of the regional shopping centres in September 1993 also heightened the awareness of the Environmental Action Plan. In addition, an insert was placed in every residential utility bill, and posters and brochures were posted at all public buildings and venues in September/October 1993 (see Appendix 6.1). These posters, brochures, utility bill inserts, media articles, cable television displays and radio advertisements all highlighted the shopping centre display, Public Open House, Speaker's Forum and written survey as opportunities for public input to the REACT Environmental Action Plan process.

2.1.2 Open Houses

A Public Open House was held at Festival Hall on September 21, 1993. This Open House included displays by various businesses, organizations and institutions as well as presentations from resource people, dealing with topics such as preservation, recycling, water quality, waste management and sustainable development. The Open House was attended by approximately 220 people. A second Open House and public meeting was held on November 2, 1994, to present the draft of the Environmental Action Plan; approximately 40 people were in attendance.

2.1.3 Speaker's Forum

To provide an opportunity for any individual or organization to speak and present their opinions on environmental issues affecting Red Deer over the next 5-10 years, a Public Speaker's Forum was held on October 14, 1993. This Forum was attended by approximately 175 people, who heard presentations from 28 different speakers. The presentations were recorded and shown on local television on three occasions between October 14 and October 30, 1994.

2.1.4 Teacher's Workshop

For the purposes of providing teachers of both the Red Deer Public School District and the Red Deer Catholic Board of Education with sufficient material to develop an environmental curriculum for their classroom schedules, a Teacher's Environmental Workshop was held on September 17, 1993. The workshop, attended by approximately 40 teachers, provided an overview of the Environmental

Action Plan and ideas and teaching instruments to provide an environmental education to students.

2.2 PUBLIC INPUT

2.2.1 REACT Questionnaire

A public questionnaire (see Appendix 6.5.1) was developed by the REACT Strategic Planning Task Force. This questionnaire was distributed and made available to the public at the following functions and through the following activity areas:

- Parkland Mall Display, September 20 & 21, 1993
- Public Open House, September 17, 1993
- Speaker's Forum, October 14, 1993
- Public & Catholic School Students/Parents, Grade 6-9
- Community Services Division, City Hall

In the case of the school distribution of questionnaires, students completed the questionnaire after several environmental sessions in the classroom. In addition, a separately-marked questionnaire was completed by the parents of students. The questionnaires of the students and parents were completed between September 17 and October 30, 1993.

A total of 811 questionnaires were returned from the various functions and activity areas and used in the statistical analysis to aide in the selection of the top five environmental priorities.

Details on the analysis of the questionnaire results can be seen in Appendix 6.5.2. The analysis is broken down into various categories including place of response, resident/non-resident, age and gender.

2.2.2 Written Briefs

Written briefs were encouraged from organizations and individuals such that people could articulate their views, opinions, priorities and assessment of existing environmental services in the city.

A total of 31 briefs were initially submitted, as outlined in Appendix 6.6. The views expressed in these briefs were combined with the Speaker's Forum presentations and the statistical analysis of the public questionnaire, which determined the top five environmental priorities.

A second set of written briefs were submitted following the November 2, 1994 Public Open House/Meeting. A total of 10 additional briefs were received, containing comments on the draft Environmental Action Plan.

Consultation with the Urban Development Institute after the November 2, 1994

Open House resulted in a collaborative drafting of portions of the Action Plan to clarify the intent of the Plan, minimize the potential of misinterpretation, and to work in the direction of achieving a balance between development and preservation.

3.0 ANALYSIS

3.1 ENVIRONMENTAL PRIORITIES (TOP 5 ISSUES)

Environmental priorities in Red Deer have clearly been identified by the public who participated in the Environmental Action Plan Questionnaire, and the submission of written briefs. Although eleven (11) potential issues were identified at the outset of the REACT Environmental Action Plan process, this has been narrowed to five (5) issues that clearly concern Red Deer residents over the next 5 - 10 years.

In determining these issues, a detailed analysis was undertaken of the questionnaires and the briefs. The statistics and detailed analysis is contained in Appendix 6.5 (questionnaire - statistics and data).

The review considered the following factors:

- Issue prioritization by the public
- Level of public satisfaction of existing City of Red Deer performance on environmental issues
- Age
- Gender
- Resident/non-resident
- Open House responses compared to school, parent/student responses
- Qualitative comments in the briefs and on the questionnaires.

For purposes of identifying the issues, non-resident responses have been removed from the analysis, and have been dealt with in a separate section of the report (see Section 3.3).

A comprehensive review of the questionnaire, briefs and survey results are outlined in Appendix 6.5.2 "Tabulation Results". This Appendix outlines the results of all eleven (11) environmental topics as presented to the public.

Outlined on Table 1 are the highest priority issues or environmental concerns as identified by the public through the public participation processes which have objectives and action plans outlined in Sections 4.1 to 4.5 inclusive.

**TABLE 1
PRIORITIZATION PROCESS - REACT**

Questionnaire Summary (Based on public responses from Survey questionnaires)			
PRIORITY	ISSUE	RESPONSES *	CITY PERFORMANCE**
1	Water Supply	515	1.93
	Watershed Management	261	2.28
2	Air Quality	508	2.32
3	Preservation of Natural Areas	493	2.12
	Wildlife Corridors	410	2.24
	Environmental Evaluation	137	2.63
4	Solid Waste Management	507	2.28
5	Environmental Education	324	2.29

NOTES:

* RESPONSES: Describes the number of responses from the questionnaires that placed these issues in the top 5 priorities; see Appendix 6.5 for detailed analysis and other issues and rankings.

** CITY PERFORMANCE Describes the public satisfaction mean based on: 1 - very satisfied; 2-satisfied; 3 - dissatisfied; 4 - very dissatisfied (see Appendix 6.5 for details).

The five (5) issues identified as priorities (Water Supply, Air Quality, Preservation, Solid Waste and Education) have been determined through a tabulation of the public's responses on the questionnaire. The questionnaire clearly asked each participant to indicate what issues were of top priority and on each of these issues to what degree did they feel the City of Red Deer's present performance was acceptable. The questionnaire priority results were then cross tabulated with the comments received on the thirty-one (31) written briefs to ensure consistency.

On each of the five (5) environmental priorities, a general overview of existing initiatives and recommendations can be outlined as follows. Specific details on these initiatives and action recommendations are outlined in Sections 4.1, 4.2, 4.3, 4.4, 4.5 and 5.0.

SYNOPSIS OF PUBLIC BRIEFS & COMMENTS:

1. Water Supply - Continue existing programs; no major changes except to deal with changing water-quality criteria, watershed management and

stormwater management regulations.

2. Air Quality - Monitoring and quality control measures are now required to establish present air quality and future standards; public encouragement of transportation alternatives should be pursued.
3. Preservation of Natural Areas- Continue existing programs; minor changes and new legislations may be required to provide increased preservation priorities; new initiatives are required to develop an environmental audit/classification and impact assessment process and sustainable development strategy.
4. Solid Waste - Continue existing programs; however, a number of new initiatives, some of which are outlined in the Solid Waste Master Plan may be required.
5. Environmental Education - Increased public awareness, education and profile of the above four issues, REACT and a City of Red Deer Compliance Policy.

SYNOPSIS OF SOME EXISTING ENVIRONMENTAL INITIATIVES:

The City of Red Deer has started a number of environmental initiatives, programs and services which, in part, deal with the above five environmental priorities.

Low-flow shower heads exist in many of the recreational building change-rooms, a constructed wetland concept is being studied for the regulation of stormwater runoff, and the Water Treatment Plants are continuously being updated with new technologies to keep abreast of changing regulations.

Air quality sampling was undertaken for the first time as part of the REACT process. Red Deer has always placed a priority on the development of pedestrian/cycle trails and public transit. This priority indicates a commitment to reduce the use of individual motor vehicles in Red Deer. The initiation of an ecospace inventory and classification system has started to illustrate the biodiversity in a number of natural areas located outside of the boundaries of Waskasoo Park. Local environmental groups and the Environmental Advisory Board are identifying these areas as being essential to preserve in order to move towards a goal of sustainable development. The existing legislations in the Planning Act and Land Use Bylaw are being reviewed.

The Blue Box Program, Toxic Waste Roundup, Pilot Composting Program, Christmas Tree chipping and the use of wastewater sludge for fertilizer are an example of how the City of Red Deer has taken initiatives in solid waste management.

In the past, public education on environmental issues has been project specific (i.e., Blue Box). Local environmental groups have played a major role in providing public

information and education. A number of schools have also incorporated an environmental component in the curriculum.

Further details and examples of existing environmental programs and initiatives are outlined in Appendix 6.2 (Media Public Education Clippings).

3.2 OTHER ISSUES & PUBLIC INQUIRIES

While five top priorities were selected in the analysis of the briefs and surveys, the citizens of Red Deer made many relevant comments on the other issues. These will be considered as the issues to which they relate become priorities at future stages in the Environmental Action Plan process. A summary of comments follows.

Landscaped Green Areas

Generally, in the survey comments, there was a strong expression of satisfaction with the excellent park and trail system in Red Deer. Many individuals would prefer a decrease in the number of trees being cut down, and an increase in trees being planted. Others felt that parks should be protected from development and that there needs to be an increase of parks in subdivisions. There was recognition that the development industry has demonstrated some natural preservation and, in fact, has launched tree planting schemes in some developed areas.

A theme in the public briefs that were submitted include suggestions to reclaim groomed areas with native plantings. A suggestion was to expand urban forestry, to conserve energy, and to purify air and water.

Weed and Pest Control

A frequent statement in the survey comments was to maintain the Biological Mosquito Control Program. On the whole, respondents supported maintaining organic control rather than alternative programs such as chemical applications.

Likewise in the briefs, continuing biological mosquito control is a priority. In addition, reducing the use of chemicals in general is stressed.

Energy Conservation

Citizen comments on the surveys stressed having government reduction in their usage of power, while a smaller number felt the public should conserve its natural resources better. A group also expressed satisfaction with The City's actions in energy conservation, but others required more information on the issue.

Comments from the briefs centered around more viable public transportation, and more cycling trails to promote energy conservation, and the accompanying reduction in air pollution. The use of more efficient light bulbs, fridges and other appliances was

noted as well.

3.3 NON-RESIDENT ENVIRONMENTAL PRIORITIES

Analysis of the Red Deer REACT surveys indicated that non-residents of the city of Red Deer constituted 7.9% of the respondents. This is a significant number; therefore, their responses were excluded from the data due to the fact that they fall outside of the jurisdiction of the Council of the City of Red Deer. Nonetheless, examining this group's environmental priorities yields some interesting findings. Please see Table 2.

**TABLE 2
COMPARISON OF ENVIRONMENTAL PRIORITIES**

Rank	Resident	Rank	Non-resident
1	Water Supply	1	Air Quality
2	Air Quality	2	Solid Waste
3	Natural Area Preservation	3	Natural Area
4	Solid Waste	4	Water Supply
5	Education	5	Energy Conservation

Due to the close proximity of city residents with county residents, efforts need to be made for both groups to understand the other's priorities as collaborations in the future will be important. In view of four (4) of the issues being similar in both resident and non-resident responses, this information should be passed on to the County of Red Deer through the Joint General Planning Committee.

4.0 PROPOSED ACTION PLAN

The Environmental Advisory Board has consulted with the general public and all partners in the REACT Process, and has determined the top five environmental issues facing Red Deer over the next 5 - 10 years. These issues have been identified and specific Action Plans have been outlined in this section (Section 4.0) of the Environmental Action Plan.

The quotes reflected in the Environmental Action Plan are not the opinion of the Environmental Advisory Board or City Council, but are intended to reflect the range of public opinions on environmental issues.

Red Deer City Council must consider these Action Plans on each of the five (5) environmental issues to approve a schedule and a mechanism to finance the

implementation of the Action Plans. The summary, schedule and method of financing is outlined in Section 5.0 of this Environmental Action Plan.

This section must be reviewed annually by the Environmental Advisory Board and City Council to ensure that scheduling is adhered to, adjusted as required, and that the required financial resources are budgeted to undertake the Action Plans in the appropriate years. Adjustments to the scheduling of the Action Plans should be referred to the Environmental Advisory Board for comment and recommendation to City Council.

"Everything we do has some environmental impact. An Environmental Action Plan, therefore, should outline a process for dealing with such diverse activities in the community as transportation planning, natural area preservation and residential subdivision development."

Lorne Daniel

4.1 WATER SUPPLY/WATERSHED (Issue #1)

4.1.1 ENVIRONMENTAL SITUATION (PUBLIC OPINION OF EXISTING CITY OF RED DEER PERFORMANCE)

4.1.1.1 Water Supply

The City's performance on water supply was ranked at 1.93 on the Public Satisfaction Mean (1 - very satisfied, 2 - satisfied, 3 - dissatisfied, 4 - very dissatisfied). However, the concern for continued good water supply in the future was the first or highest priority based on the public survey.

From this analysis, the survey indicates that there was a generally high level of satisfaction with The City of Red Deer's present performance with respect to Water Supply. Notwithstanding that satisfaction, water supply remains a high priority item with the citizens of Red Deer. Generally speaking, the responses from the questionnaire could be summarized into seven main response themes. These are outlined in Table 3.

TABLE 3
WATER SUPPLY ISSUES

Percent (%) of Responses	Comments
20	Encourage and ensure water conservation measures
18	Satisfied with City's Actions
15	Decrease chemicals used in water supply
15	Maintain clean, safe water in the future
13	Control upstream agricultural, industrial and household pollutants
12	Maintain quality during spring
8	Increase quality of water

With respect to the citizen's opinion of The City's current performance, one of the areas of prevailing concern is the maintenance of high quality water supply during the spring runoff period. In the spring, melting snow and spring rains drain through muskegs and agricultural operations to the water courses. This water picks up a considerable amount of organic matter as it flows to the water courses. This runoff water empties into the Medicine and Little Red Deer Rivers, which ultimately flow to the Red Deer River upstream of the Water Treatment Plant.

The construction of the Dickson Dam several years ago has enabled the river flow to be regulated. This is of particular advantage in periods of low flow. To a lesser extent, it has also been of some benefit with respect to water quality, as some sedimentation occurs at the dam site.

Another issue of concern was a desire to see the number of chemicals used in water treatment reduced. It is assumed that the public's knowledge of the numbers or amounts of chemicals used in water treatment is probably limited. If that is the case, then this concern really relates to a general desire that the use of chemicals be kept to a minimum.

4.1.1.2 Watershed

There were fewer responses to this issue than water supply; however, the responses indicated that existing City performance was moderate with a Public Satisfaction Mean ranking of 2.28 (1 - very satisfied, 2 - satisfied, 3 - dissatisfied, 4 - very dissatisfied). Future watershed issues ranked ninth out of the eleven possible issues and the concerns voiced are worthy of note

and response. The responses received are set out in the table below. As can be seen, there are two main areas of concern; dissatisfaction with the sewage control system and control over pesticides and toxic chemicals into the runoff.

"Constructed Wetlands could be a means of coping with the often nasty pollution added to the river through storm sewers."

*Michael O'Brien
Red Deer River Naturalists*

TABLE 4
WATERSHED ISSUES

Percent (%) of Responses	Comments
50	Increase controls to further limit pesticide & toxic chemical waste entering runoff
25	Dissatisfied with sewage control system
9	Increase runoff controls on the Waskasoo Creek & Red Deer River
8	Require more information on issue
3	Septic tanks too close to wet areas & rivers
3	More efficient filtering system
2	Increase public awareness

While constantly trying to improve the quality of sewage effluent from the Wastewater Treatment Plant to the Red Deer River, it is important to note that The City has been successful in producing an effluent quality that exceeds the criteria established by Alberta Environmental Protection. The criteria from Alberta Environment is 20 mg/l for both B.O.D. (Biological Oxygen Demand) and Suspended Solids. The plant effluent strength normally runs at about half that level.

4.1.2 ENVIRONMENTAL ISSUES (PUBLIC OPINION OF FUTURE ISSUES)

4.1.2.1 Water Supply

The most significant issue with respect to future considerations, in the eyes of the public, is the matter of water conservation. This was the single highest issue in the questionnaire response with respect to water supply. This is not strictly a future issue, as there has been considerable work done

in this area in the past and at present. Further research may also be necessary to review the long term effects of chlorine treated water and other alternate treatment methods.

The citizens of Red Deer recognize water as a precious resource. Although there are no immediate concerns with respect to the present practice, the public has indicated that a safe and sufficient supply of water in the future, is a high priority goal. Subsidy initiatives for low-flow shower heads and toilet tanks should be considered.

4.1.2.2 Watershed

In terms of future action and present action, The City has been and will continue to be very active in terms of watershed management as it particularly relates to storm runoff. The City has been constructing, as part of the storm sewage systems, detention ponds. These stormwater facilities serve as holding areas for storm runoff in the case of heavy rainfalls. They provide a measure of protection to the receiving streams in two ways. First, they store the runoff and feed it to the creeks or to the river at a rate that is considerably reduced from what a larger pipe system would allow. This helps greatly in avoiding "shock loading" the receiving body from a volume perspective, thereby decreasing erosion problems. Secondly, the ponds allow some contaminants to settle out in the ponds and not enter the natural water courses.

Golf course developments, rural subdivisions, intensive livestock operations (feed lots), sewage disposal systems, industrial developments, and agricultural operations within the corporate limits of Red Deer and upstream of the city of Red Deer to the Dickson Dam, are of concern to residents as to how they might affect water quality in the Red Deer River. This concern not only applies to water quality for consumption upstream of the Water Treatment Plant, but is broader to include smell, appearance, algae and aquatic weed growth, and its impact on the value of the Red Deer River as a recreational and transportation feature.

Many regulations are already in place, such as the restriction on applying any kind of mercury based chemicals within 50 m of the Red Deer River or its adjoining water bodies. Other regulations also exist, but at present there appears to be the lack of a policing or monitoring group to enforce these regulations. The City of Red Deer has significantly reduced the chemical applications it uses on parkland, and is working toward an integrated weed and pest management strategy. Many private landowners and businesses are, to some degree, unaware of the existing regulations and are not moving in a direction of biological or holistic management.

A significant step that may better monitor what chemicals and contaminants,

go into the Red Deer River is to establish a "Red Deer/Dickson Dam Water Quality Council". This Council could be made up of representatives of Regional Health Units, Alberta Agriculture Food and Regional Development, Fish and Game Association, Alberta Environmental Protection, Alberta Cattlemen's Association, Red Deer River Naturalists, Golf Superintendents' Association, and the County/Municipal Engineering representatives.

"I believe there is a need for a group of people such as described to be brought together to look at issues around the use of the Red Deer River."

*Red Deer Regional Health Unit
Environmental Health Services - J. R. Elliot*

The area or boundary of such a "Red Deer River/Dickson Dam Water Quality Council" would have to be determined at a subsequent time. Alberta Environment, in conjunction with thirteen local authorities (including The City of Red Deer) is preparing a Red Deer River Corridor Integrated Management Plan. The planned area for this provincial initiative is Sundre to the Saskatchewan border, and extends 5 km on each side of the Red Deer River Valley top-of-bank escarpment. This integrated plan is to be completed by December 1996. Its recommendations should be incorporated in the development of such a Red Deer River/Dickson Dam Water Quality Council.

4.1.3 RECOMMENDATIONS & ACTION PLANS

In Sections 3.2 and 3.3, the public opinion of The City of Red Deer's present performance and future issues were discussed in some detail.

Generally speaking, the public, while satisfied with The City's performance in water supply, clearly identified this issue as one of major importance. Ensuring that The City of Red Deer would have an adequate supply of safe water for the future was a crucial issue. The reduction of chemical use in the treatment of water was also identified. Water conservation issues were raised with respect to urban consumption. There was also concern voiced relating to the amount of pollution occurring upstream as a result of livestock and other agricultural operations. Potential pollutants added to the Red Deer River and creek system could be alleviated by publicly posting a list of common contaminants (household, commercial and industrial) that should not be dumped down the drain or into the sewer system.

Comments relating to watershed were much along the same vein; with considerable comments relating to concern over the amount of pollutants entering our watercourses. These concerns centered around a number of areas:

- The amount of pesticides and herbicides used and subsequently entering runoff water.
- The upstream agricultural activities that led to pollution of the water courses.
- Treatment of stormwater discharges.
- Ensuring sanitary sewage was adequately treated.

These issues are addressed in the following proposed action plans.

4.1.3.1 Water Conservation

Objective

To introduce to the citizens of Red Deer an appreciation of the value of water as a natural resource and to develop an understanding and appreciation towards conservation of that resource.

Action Plan

Any action plan must include as a primary and initial step, an active, aggressive program of public education. The success of most water conservation measures will depend on the commitment of citizens. Many of the measures that can be implemented are actions that occur in the home. These include:

- faucet and shower head restrictors
- toilet dams
- proper lawn and plant watering techniques
- general water conservation techniques
- building code changes requiring water conserving fixtures

To ensure a continued commitment to these efforts, a broad based educational program must be carried out at home, at businesses and in the schools.

The City can participate in water conservation practices by ensuring that water loss through main breaks is kept within acceptable limits. This is a current and ongoing effort. Treatment practices in the Water Treatment Plant can also minimize water use.

The four conservation methods mentioned above, as well as others can be implemented for minimal costs, the primary portion of which would be advertising and brochures. The success of such programs, while difficult to accurately quantify, could be assessed through water consumption records for sample households throughout the city. The City of Red Deer should research consumption data for other similar urban centers and

establish criteria or goals for our water consumption characteristics. Water main maintenance and the beneficial effects of such a program could be assessed through the calculation of "unaccounted for" water loss in the system. There are accepted standards for such losses in municipal systems.

4.1.3.2 Decrease Chemicals Used in Water Supply

Objective

To continue to keep abreast of water treatment technology and to continuously strive to minimize the variety and quantity of chemicals used, while keeping water quality and safety as the prime objective.

Action Plan

The time when chemical use is probably highest, is the period in the spring when river water quality is the worst. The City must continue to research different methods of maintaining quality through means other than chemical treatment. It is recognized that chemical treatment cannot be eliminated, but can perhaps be minimized. It will be quite easy to record the quantities of different chemicals used in the water treatment process, and relate that to the quantity of water treated. The City of Red Deer should commit to minimal chemical usage, given evolving Provincial water treatment regulations.

4.1.3.3 Clean, Safe Water Supply for the Future

Objective

To ensure that Red Deer continues to have a sufficient water supply to meet it's needs for the future and that this water is safe.

Action Plan

To ensure that Red Deer's water supply continues to be of suitable quantity and good quality requires a commitment from all of Red Deer; citizens, elected officials, and employees. Federal and provincial governments are continuously revising water quality standards to reflect changes in our world. As the pollutants become more complex, then so must the treatment methods to cope with them. River quality and quantity is something outside the City's immediate jurisdiction. Agricultural operations upstream of the city could pose a threat to our water and these concerns, if they become serious, can be addressed to the Provincial Government. Since it is anticipated that the Provincial Government will establish regulations for stormwater quality entering into natural watercourses, The City of Red Deer

should be proactive by preparing for these regulations. The City of Red Deer should establish a Red Deer River/Dickson Dam Water Quality Council, made up of representatives who have an interest in land uses adjacent to the river and use of the river between the Dickson Dam and the northeast corner of the city limits. This Council should only be considered after the "Red Deer River Corridor Integrated Management Plan" is completed by Alberta Environment and the partnering thirteen local authorities. The proposed Alberta Water Management and Conservation Act must also be considered in developing a local council. This City Council should review all existing regulations, prepare for the implications of anticipated new Provincial regulations and communicate, monitor, and enforce these on all adjoining landowners. A list of common contaminants should be publicly posted to deter dumping of these substances into the sewer system. Continued investment in the asset (Water Treatment Plant) is necessary to ensure it is current with the latest technology.

4.1.3.4 Proper Treatment of the City's Effluent

Objective

To ensure that The City of Red Deer continues to produce a high quality effluent that meets or exceeds the guidelines established by federal and provincial governments.

Action Plan

Continuing to produce a high quality effluent from the Wastewater Treatment Plant will involve the continued effort of the staff of the Public Works Department in keeping the plant running at peak efficiency. This requires a commitment to keep the plant staff current with the latest technology and to dedicate funds to upgrading as required.

It is easy to measure the success of The City's actions, as there will always be effluent standards set by the senior governments and we can compare The City's performance to these standards. It is virtually impossible to attach any specific costs to this action. Costs will relate to the standards set, the extent of plant modification or expansion required, and whether there is outside funding for any of the necessary work.

4.1.3.5 Protecting Receiving Streams - Stormwater Runoff

Objective

To ensure that The City continues to meet or exceed standards for stormwater runoff set by federal and provincial governments. Detention ponds should continue to be the predominant storm water management

standard to temporarily detain water and reduce sewer trunk size. Constructed wetlands could be considered under special circumstances or where a biological approach is determined more appropriate.

Action Plan

The City will continue to employ detention ponds in the storm sewage system where applicable. The City will also continue to investigate the concept of "constructed wetlands". Generally speaking, this is a process that allows storm runoff to be treated through natural biological means. This is in keeping with a general City practise of trying to keep new development areas as close to pre-development condition as possible.

4.2 AIR QUALITY (Issue #2)

4.2.1 ENVIRONMENTAL SITUATION (PUBLIC OPINION OF EXISTING CITY OF RED DEER PERFORMANCE)

The Environmental Action Plan Open House and Public Forum demonstrated that the public of Red Deer are concerned about air quality in Red Deer. Air quality was the second highest priority in terms of future environmental issues. In addition, the public indicated they were uncertain with respect to present air quality which gave a Public Satisfaction Mean rating of 2.32 (1 - very satisfied, 2 - satisfied, 3 - dissatisfied, 4 - very dissatisfied). See Table 1 or Appendix 6.5 for details.

Based on the questionnaire, there were three (3) concerns or response themes related to air quality.

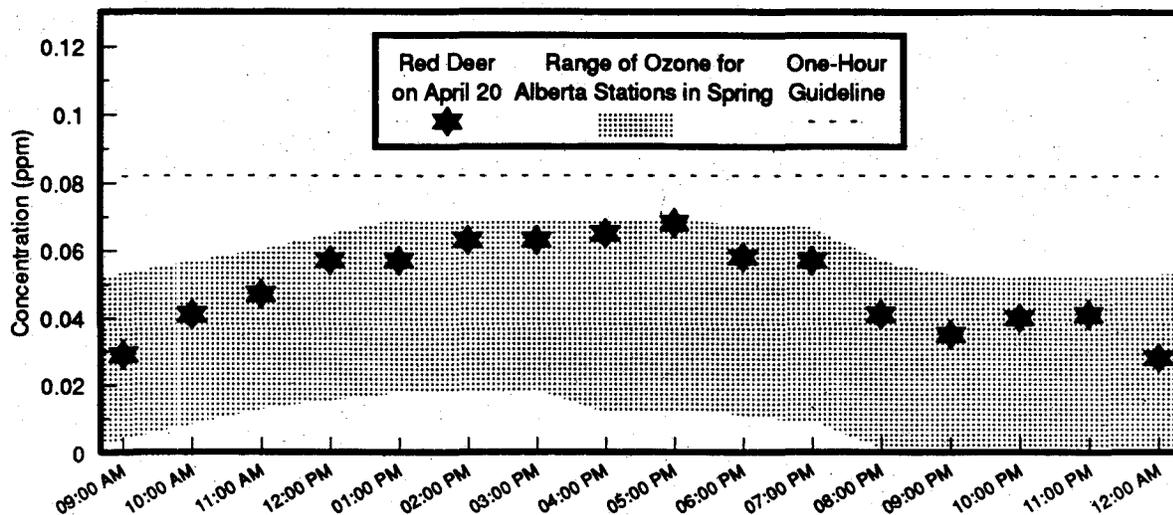
**TABLE 5
AIR QUALITY ISSUES**

Percent (%) of Responses	Comments
35	Encourage public transit and improved non-vehicular routes (i.e., sidewalks and trails).
35	Implement vehicle inspections and emission testing relative to an established standard.
30	Establish and enforce air quality standards on all business and industry.

The relative importance of the first two themes can only be effectively determined when the third theme "Air Quality Standards" has been clearly identified and air quality monitoring in Red Deer has taken place over several years.

A preliminary indicator of air quality was determined through field tests conducted by Alberta Environmental Protection on April 20 and July 21, 1994. Although the primary purpose of these air quality tests was to identify ozone concentrations within the city of Red Deer, carbon monoxide, oxides of nitrogen and hydrocarbons were also measured. These pollutants and ground level oxide levels were then compared to Alberta Environmental Protection Guidelines as outlined in Figures 6 - 9 inclusive.

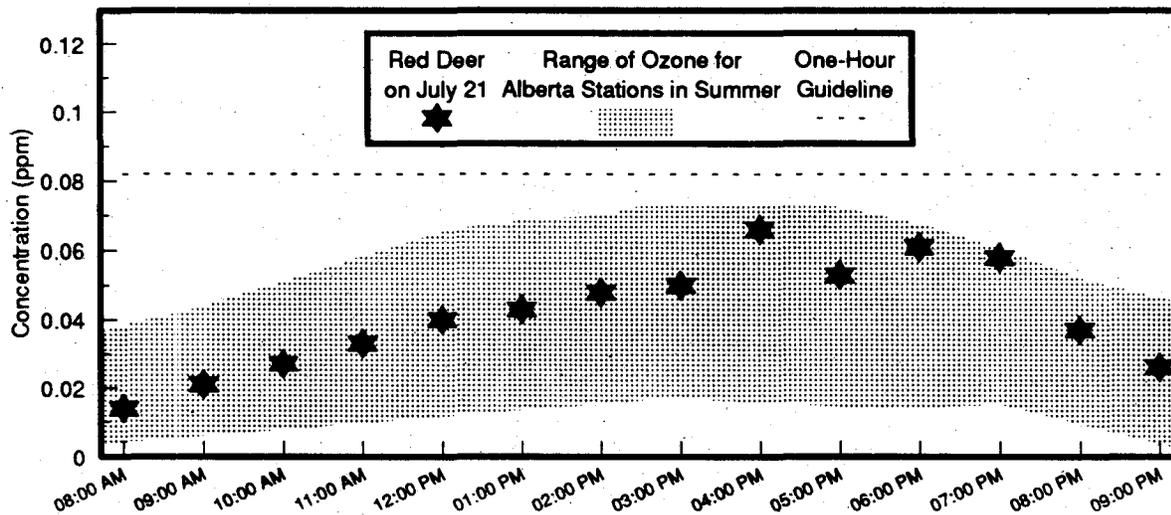
Ozone Spring



Alberta stations include Edmonton, Fort Saskatchewan, Fort McMurray and Vegreville

Note: Data presented on this graph is subject to quality assurance.

Ozone Summer

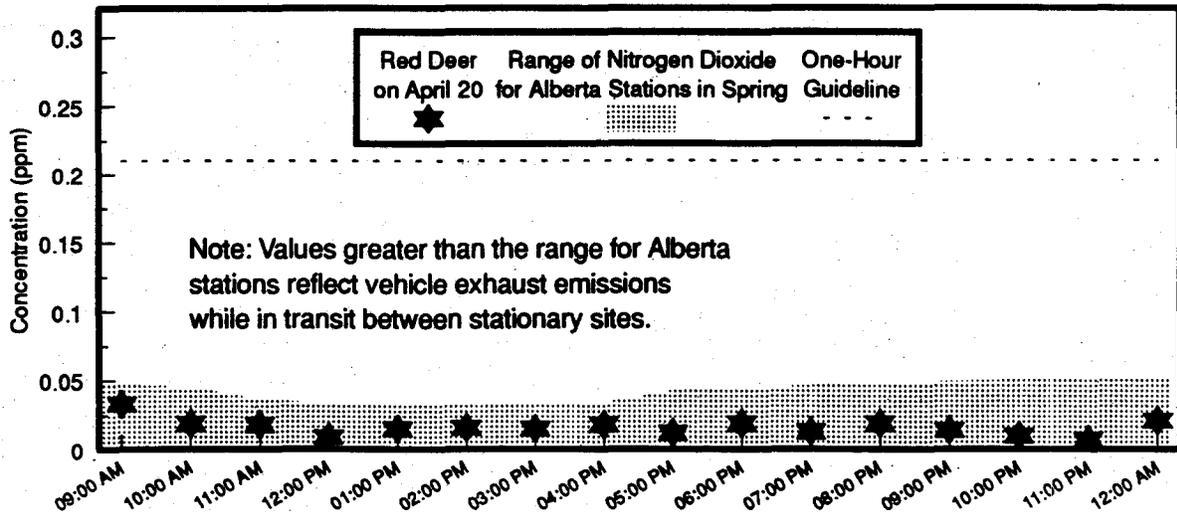


Alberta stations include Edmonton, Fort Saskatchewan, Fort McMurray and Vegreville

Note: Data presented on this graph is subject to quality assurance.

Ozone Concentrations in Red Deer Compared to Other Alberta Monitoring Stations.

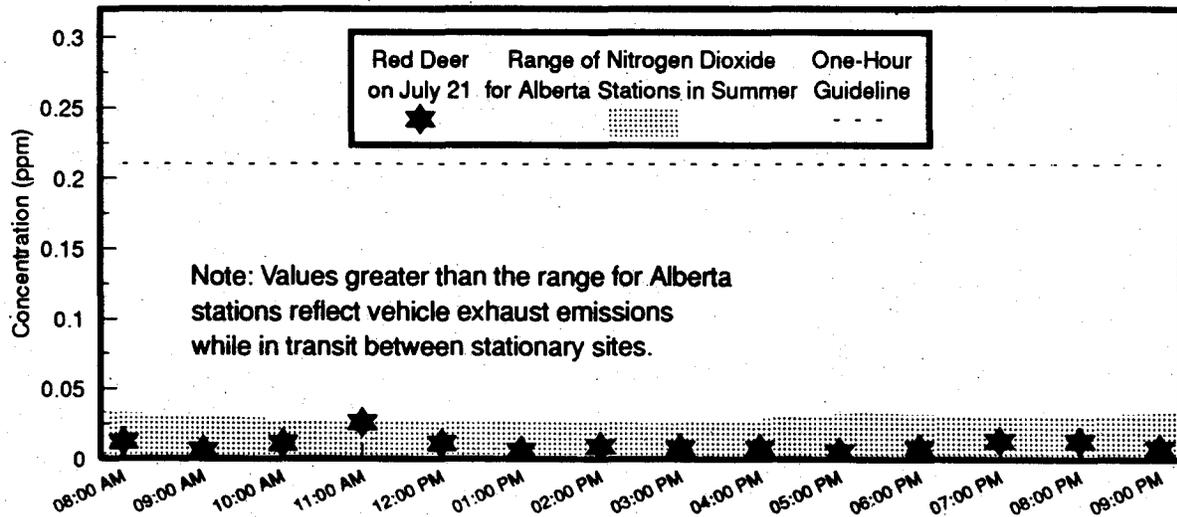
Nitrogen Dioxide Spring



Alberta stations include Edmonton, Fort Saskatchewan and Fort McMurray

Note: Data presented on this graph is subject to quality assurance.

Nitrogen Dioxide Summer

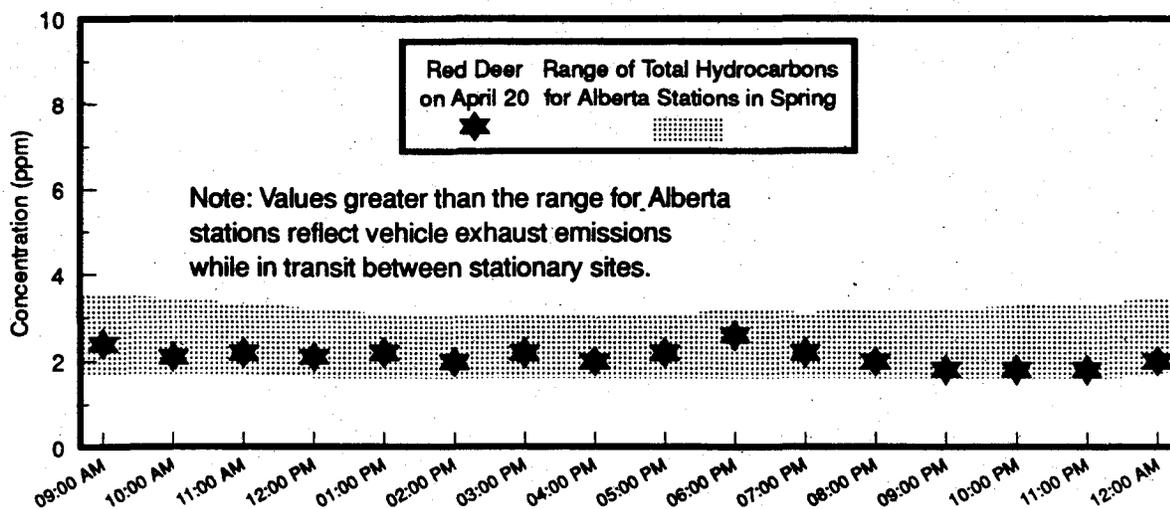


Alberta stations include Edmonton, Fort Saskatchewan and Fort McMurray

Note: Data presented on this graph is subject to quality assurance.

Nitrogen Dioxide Concentrations in Red Deer Compared to Other Alberta Monitoring Stations.

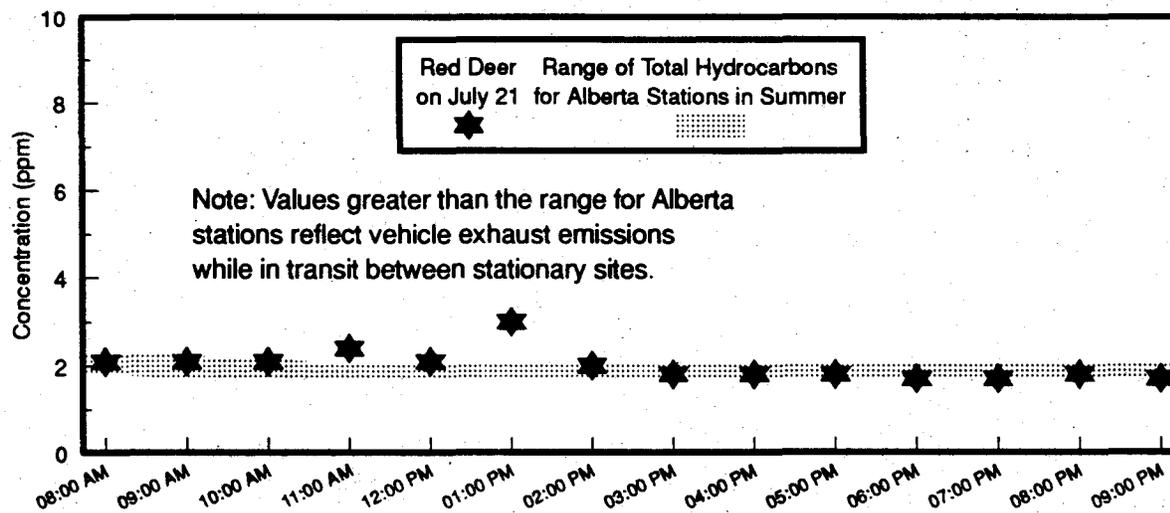
Total Hydrocarbons Spring



Alberta stations include Edmonton, Fort Saskatchewan and Fort McMurray

Note: Data presented on this graph is subject to quality assurance.

Total Hydrocarbons Summer

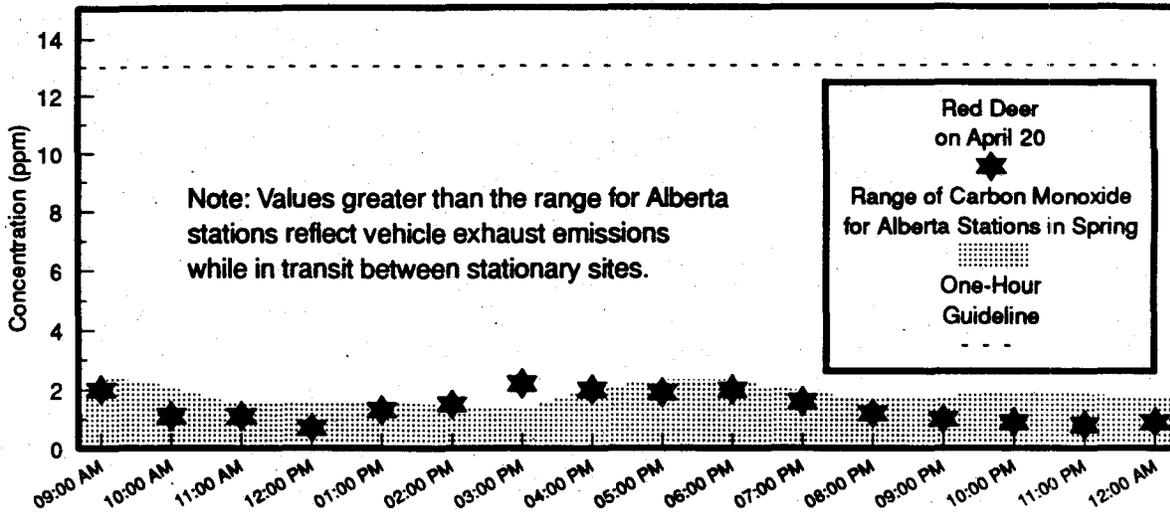


Alberta stations include Edmonton, Fort Saskatchewan and Fort McMurray

Note: Data presented on this graph is subject to quality assurance.

Total Hydrocarbon Concentrations in Red Deer Compared to Other Alberta Monitoring Stations.

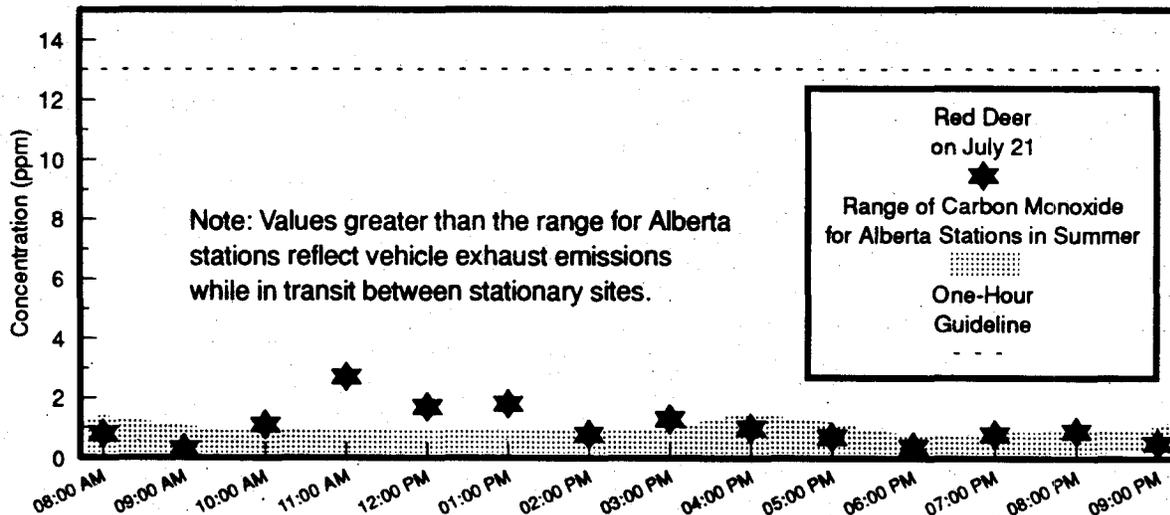
Carbon Monoxide Spring



Alberta stations include Edmonton, Fort Saskatchewan and Fort McMurray

Note: Data presented on this graph is subject to quality assurance.

Carbon Monoxide Summer



Alberta stations include Edmonton, Fort Saskatchewan and Fort McMurray

Note: Data presented on this graph is subject to quality assurance.

Carbon Monoxide Concentrations in Red Deer Compared to Other Alberta Monitoring Stations.

In all three pollutant tests, concentrations of carbon monoxide, oxides of nitrogen and hydrocarbons were all below Provincial guidelines. In addition, ground level ozone concentrations fell well within the guideline.

The ground level ozone, oxides of nitrogen, carbon monoxide and total hydrocarbon data were collected at five locations throughout the city over the course of one year. Testing was conducted in the afternoon when ozone values are typically at a maximum.

The testing results indicate that ground level ozone followed the expected diurnal pattern that is observed at other monitoring locations in Alberta. Maximum concentrations were observed in mid-afternoon following the peak of ultra-violet light from the sun and the time of maximum atmospheric mixing with the upper atmosphere. Differences in this pattern are not evident from one location to another. The major sources of ground level ozone in Red Deer are natural processes such as: (1) the reaction of ultra-violet light from the sun with oxides of nitrogen and volatile organic compounds emitted primarily from natural sources such as trees and vegetation; and (2) ozone transported to ground-level from the ozone-rich upper atmosphere by natural atmospheric mixing processes. Maximum ozone concentrations were below the Alberta Environmental Protection guideline of .82 ppb.

Carbon monoxide, oxides of nitrogen and hydrocarbons are pollutants that are predominantly emitted by motor vehicle. Concentrations of all pollutants monitored during the survey were below Alberta Environmental Protection guidelines. The acceptable concentration guideline (see Figures 6,7,8 & 9) includes the following:

■ Ground Level Ozone	.082 ppm
■ Oxides of Nitrogen	.21 ppm
■ Hydro Carbons	No Guideline
■ Carbon Monoxide	13.0 ppm

Additional testing will proceed in fall and winter of 1994/95, to determine a yearly average of concentrations of these pollutants and ozone levels.

4.2.2 ENVIRONMENTAL ISSUES (PUBLIC OPINION OF FUTURE ISSUES)

In Red Deer, as in many other urban centres in Alberta, the automobile is the major source of air pollution. In order to reduce the impact of the automobile on the environment, The City should encourage the general public and local business to modify their routine transportation patterns to preserve the quality of the air. Several mechanisms have been used successfully by other North American cities to encourage citizens to take alternate forms of transportation. Some mechanisms that might be considered at the appropriate time (based on further air quality monitoring) include:

- encourage use of mass transit;
- improve mass transit systems;
- apply alternate energy-saving technology for mass transit systems;
- encourage routine vehicle maintenance and inspection to a set standard;
- encourage use of alternative fuels (e.g., propane for the city fleet);
- encourage use of alternate transportation (e.g., car pooling, bicycling and walking).

The primary mitigative measures that The City and its citizens can take to address air quality issues are: (1) energy efficiency measures; and (2) fuel substitution measures. They are all aimed at reducing energy use and subsequently reducing emissions of potentially harmful air pollutants into the environment. These measures are outlined in the CASA (Clean Air Strategy for Alberta, now known as the Clean Air Strategic Alliance) Report to the Ministers.

Energy efficiency measures refer to actions that can be taken to achieve the same output with less energy input. Specific energy efficiency measures that can be applied include: improve fuel efficiency for transportation (vehicle fuel efficiency standards and audits); improve technology development in public transport; improve driver behaviour; improve traffic management; and improve vehicle maintenance. Some examples of fuel substitution measures include: use natural gas or propane instead of gasoline in automobiles; use synthetic motor oil; use electrical and hybrid vehicles; and use reformulated gasoline (e.g., alcohol based fuels).

The CASA Report to the Ministers summarizes several mechanisms that can be applied by local municipalities for making the general public more aware of air quality issues. These are proactive actions that can be applied in everyday life to provide information, education and persuasion so that members of the public can modify their activities to be less harmful to the environment. The following information, education and persuasion mechanisms are commonly used:

- publications and information documents;
- exhibits and displays;
- demand-side management programs (e.g., informs electrical utility customers of opportunities to save money if they alter their pattern of electrical usage);
- environmental audits;
- energy audits (e.g., provide building owners/occupants with information on their energy use and opportunities for saving on energy bills);
- labelling and rating systems (e.g., provide consumers with information about energy use and operating costs at the time of purchase);
- benchmark information (e.g., such as annual state of the environment reports);

- public access to environmental and specifically air quality monitoring data; and funding special events and non-governmental environment groups (e.g., encourage local citizens to obtain and discuss environmental information);
- promotion campaigns (e.g., Participaction and Calgary's Air Improvement Resolution AIR Program);
- recognition programs (e.g., Alberta's Environment Awards and a voluntary vehicle emissions recently applied in Calgary SMOG FREE);
- consumer sanctions ;
- designing the methods for reaching the target audience (including how to integrate the message into existing school curricula);
- developing appropriate resource and information materials.

In view of the initiatives that have been implemented in the city of Red Deer through the Public Transit System, Integrated Transportation System and the Bicycle/Pedestrian Trail Network, an ongoing expansion, refinement and monitoring of these systems will contribute significantly to air quality in Red Deer.

A further initiative outlined in Section 4.3 and in Recommendation 4.3.3.1 to retain native treed areas would significantly contribute to improved air quality in Red Deer. Trees in urban centres act as a filter in removing carbon monoxide from the air.

The mechanisms outlined above are viewed as a future shopping list to achieve clean air targets. In the immediate timeframe, The City of Red Deer should investigate these alternatives and pursue these mechanisms on a pilot-project basis as appropriate.

The issue of a composting program will be dealt with in Section 4.4; however, the issue of continuing the practice of allowing backyard burning to dispose of yard waste in the spring and fall has been reviewed by the Environmental Advisory Board, especially in terms of a composting program which would be a suitable alternative to burning. The Backyard Burning Policy of The City should be reviewed and possible consideration given to rescinding the policy if composting or mulching/wood chipping programs are initiated in the city.

4.2.3 RECOMMENDATIONS & ACTION PLANS

To achieve a clean-air strategy for Red Deer, pollutant and ozone concentrations need to be recorded for the greater Red Deer area over a period of years under different climatic and seasonal conditions. These records can be used to establish a clean-air standard.

With the establishment of a clean-air standard, the need for regulations, mechanisms and programs (i.e., motor vehicle inspections) can be determined and prioritized.

At present, the public of Red Deer are unaware of standards or current levels of pollutants in the air. Education is critical at this time.

4.2.3.1 Public Transportation & Vehicle Inspections

Objective

To continue with pilot projects and refinements to existing programs and services as they relate to increased ridership of public transportation, to reduce the use of the motor vehicle, and to increase use of alternative modes of transportation (e.g., bicycle) and thereby reduce vehicle emissions.

Action Plan

The City of Red Deer and its agencies and organizations should demonstrate leadership in fleet management practices that would result in reduced emissions. Projects and programs that increase public transportation ridership, walking or bicycle use and decrease the use of the private motor vehicle and other power sources (e.g., natural gas) shall be given a high priority.

4.2.3.2 Air Quality Standards & Monitoring

Objective

To establish a routine air-quality sampling schedule for Red Deer, and an air-quality standard related to ground level ozone, carbon monoxide, oxides of nitrogen and hydrocarbon concentrations.

Action Plan

The City of Red Deer should budget to conduct bi-annual air-quality samples. Samples shall be taken in each of the four (4) seasons. An air-quality standard should be established in consultation with Alberta Environmental Protection. This standard should be adhered to by all residents, businesses, corporations and organizations.

The standards and the results of all air-quality testing should be published for public information. The present public perception that there may be an air-quality concern needs to be addressed. Public information, education and persuasion of: 1) City of Red Deer air-quality standards; 2) City of Red Deer air quality test results; and 3) individual daily activities that contribute to improved air quality should be a high priority. The current bylaw permitting backyard burning should be reassessed upon The City of Red Deer implementing composting, mulching/wood chipping programs.

4.3 Preservation of Natural Areas/Environmental Evaluation (Issue #3)

4.3.1 ENVIRONMENTAL SITUATION (PUBLIC OPINION OF EXISTING CITY OF RED DEER PERFORMANCE)

4.3.1.1 Preservation of Natural Areas

The analysis of the Environmental Action Plan Survey indicates that the public places a high priority on the preservation of natural areas throughout the city. For the purposes of this plan, the protection of wildlife corridors and habitat areas is incorporated into this section. Current and past City Councils have consistently protected unique natural areas as part of the regional park system (Waskasoo Park), and in some of the residential expansion areas throughout the city.

The public responses dealing with preservation, recognized past and current preservation initiatives of The City. The public reaction to the past performance of The City on natural-area preservation indicated general support and satisfaction for the many preservation initiatives. A ranking of 2.12 out of 4 on the Public Satisfaction Mean was scored (1 - very satisfied, 2 - satisfied, 3 - dissatisfied, 4 - very dissatisfied). See Table 1 and Appendix 6.5 for details. The question, however, of future environmental issues identified preservation of natural areas and the protection of wildlife corridors as the third highest priority in the city (See Table #1).

Waskasoo Park has retained a combination of wetlands, grasslands and native treed areas primarily along Waskasoo Creek, Piper Creek, Pines Escarpment, Highland Green Escarpment and the Red Deer River Valley. The total area of natural preservation areas in Waskasoo Park is 715 hectares.

Residential neighbourhoods have traditionally been planned in the past to incorporate some of the native treed areas within the design of the road system and residential development. Not all treed areas have been preserved, but some neighbourhoods have been successfully designed to incorporate significant treed areas in the design (e.g., Glendale, Rosedale Estates, Oriole Park). Other neighbourhoods, such as Kentwood, which contain significant areas of natural tree stands are currently designed such that only a select portion of the existing trees can be preserved. This is primarily due to limitations in the Planning Act for Municipal and Environmental Reserve dedications. The protection of natural areas should first be considered through the dedication of Environmental Reserve as defined by the Province of Alberta Planning Act and through Municipal Reserve dedication. Appreciating that all natural areas cannot be preserved

by these methods, the City, landowners and developers must look at alternative methods of preservation, including compensation where appropriate. There will always be native tree areas and wetland areas that, under existing legislations, bylaws and in the absence of agreements between the City and landowners, cannot be protected or preserved through the existing development process (e.g., portions of the Kentwood subdivision). Natural areas that have been preserved throughout residential neighbourhoods in Red Deer equal 42 hectares.

"Dr. Deneke (Director, United States Forest Service) maintains that urban forests soften the hard lines of modern architecture, reduce noise pollution, and connect people to nature, thereby raising the quality of life."

Janet Cole

"Small natural areas can never maintain their vitality when totally surrounded by intensely developed land. For this reason, it is essential to preserve wetlands and threads of natural habitat within the boundaries of the city."

*Ron Bjorge
Gaetz Lakes Sanctuary Committee*

Outlined in Table 10 is the inventory of natural areas in the city that have been preserved through past planning initiatives, including land acquisition, donation, municipal reserve, and/or environmental reserve.

**TABLE 10
NATURAL AREAS INVENTORY**

	Neighbourhood (ha)	Waskasoo Park (ha)	Total (ha)
Lakes/Recreation Ponds & Wetlands	0*	62	62
Grasslands	3	179	182
Natural Tree Areas	39	475	514
TOTAL HECTARES	42	716	758

*NOTE: No wetlands have been retained or preserved in neighbourhood areas to date.

The 758 hectares of natural areas preserved in the city represent approximately 44.5% of the total parkland/public open space in the city.

An inventory and assessment of natural areas has been initiated by the Recreation, Parks & Culture Department. The majority of these natural areas have not been classified beyond the description outlined above. The Recreation, Parks & Culture Department in conjunction with the Red Deer River Naturalists, is continuing to assess these natural areas and develop a classification and prioritization system. The Urban Development Institute has also agreed to be involved in developing the classification and prioritization system. The Community Services Master Plan identifies the need for a further classification system with the following recommendation:

The Biodiversity Ecospace Inventory Maps (Ecospace Management Area - Red Deer and Integrated Ecospace Management Area) outlined on Figures A and B (Pages 47 & 48) should be used as an inventory and tool to assess the impact of new development proposals on existing wetland and natural areas. What is still required is the development of an Ecospace Classification System and Prioritization Strategy for all the areas outlined on Figures A and B.

"3.1 The Parks Department should maintain and update its parkland classification system. An additional natural area/ecospace classification system should be developed by which the value of these spaces can be assessed."

Community Services Master Plan

"We not only need to identify areas of concern, but inventory what we have and what we must preserve and conserve. Has there ever been a thorough inventory and environmental landbanking of sensitive natural areas?"

Sherry Scheunert

Based on an evaluation of the questionnaire, where respondents identified the preservation of natural areas as a concern, a total of five (5) main response themes have been identified as outlined in Table 11.

TABLE 11
PRESERVATION OF NATURAL AREAS ISSUES

Percent (%) of Responses	Comments
45	Establish development controls for new developments into natural areas.
27	Preserve natural treed areas.
18	Identify and preserve wildlife, fish, waterfowl corridors.
6	Inform and educate the public on the need for reclamation and preservation policies.
4	Establish wetland protection and management practices.

Some existing programs implemented by The City of Red Deer or, in partnership with other organizations, appear to accomplish many of the natural preservation objectives viewed as a priority by the public. These include:

- Trees By 2000 - a program by the Citizens Action Group on the Environment provides the planting of 500 trees per annum as reforestation of natural areas.
- Environment Week annually educates the public on environmental issues and concerns which include natural area preservation.
- The Recreation, Parks & Culture Department plants native trees and shrubs in natural treed areas that have not rejuvenated due to public use, soil conditions or other constraints.
- Arbor Day trees given to all Grade One students annually to plant as reforestation projects.
- The Planning and Subdivision Guidelines (Council Policy No. 823) require that all native tree areas be indicated on all submitted plans for Neighbourhood Outline Plans and proposed subdivisions. These areas are then taken as municipal reserve or environmental reserve in accordance with the Planning Act.
- Typically, storm detention facilities are developed; however, constructed wetlands should be considered under unique circumstances where an existing wetland should be protected, or there are other unique development conditions.
- Developers, through their own initiatives, improve overall subdivision aesthetics by installing mature trees, landscaping, creating entrance features and other lasting amenities to improve the overall characteristics in neighbourhoods.

4.3.1.2 Environmental Evaluation of Development

Comments received on the Environmental Action Plan Survey indicated a general lack of knowledge on what mechanisms are in place to control or regulate developments which may have environmental implications.

This lack of knowledge, combined with some public concern on environmental losses due to recent development projects, led respondents to rank The City's performance on environmental evaluation of development projects to be the worst out of eleven issues identified. A ranking of 2.63 out of a possible score of 4 was recorded (1 - very satisfied, 2 - satisfied, 3 - dissatisfied, 4 - very dissatisfied). See Table 1 and Appendix 6.5 for details.

The City of Red Deer Land Use Bylaw contains a Land Use District called "Environmental Preservation District" (A2). Regulations within this district prohibit tree clearing and any permanent buildings. Further regulations are at the discretion of the Municipal Planning Commission. For the most part parkland, when identified and approved through the planning process, is designated either A2 - Environmental Preservation District or P1 - Parks and Recreation District. Designating this parkland is at the discretion of City Council based on recommendations from City Administration, various advisory boards and the Red Deer Regional Planning Commission. Although there is no formal procedure in determining which land-use designation is most applicable, areas that are deemed to be environmentally sensitive (e.g., in or adjacent to the river or creek(s), escarpments) are designated A2-Environmental Preservation District. Unique treed areas have in part also been designated A2- for preservation purposes.

Land developers when submitting plans at the early stages of proposed development, must identify on the plans all treed areas. This information is used in part in determining where parkland should be provided, whether it should be dedicated as municipal reserve or environmental reserve, and which land-use designation might be the most appropriate (i.e., A2 or P1). Existing provincial legislation (Alberta Planning Act) does not require that areas in excess of the 10% municipal reserve (MR) be protected unless they can be defined as Environmental Reserve. Treed areas or unique natural areas that are not ER or MR are at the discretion of the land developer to obtain approval to designate the land for development (i.e. residential, industrial, commercial) or preservation purposes.

"Indications are strong that the development industry has a desire to preserve natural areas where practical. The industry will continue to work cooperatively with approving authorities to assure that acceptable development practices are maintained."

*Martin Broks, Chapter Chairman
Urban Development Institute*

"When you really think about it, it is almost impossible to imagine a healthy economy without a healthy environment."

Allison Moore

Section 98 of the Provincial Planning Act specifies that a parcel may be provided as Environmental Reserve (E.R.) if it consists of:

- a) a swamp, gully, ravine, coulee or natural drainage course;
- b) land that is subject to flooding or is, in the opinion of the subdivision-approving authority, unstable;
- c) a strip of land not less than 6 meters in width, abutting the bed or shore of any lake, river, stream or other body of water for the purpose of:
 - i) preventing pollution, or
 - ii) providing public access to and beside the bed or shore.

The only other control or regulation that exists for environmentally sensitive areas is the requirement for a geotechnical report for all proposed developments adjacent to a hill side (City Council Policy No. 523). The Urban Development Institute has indicated that there should be some flexibility in terms of unique exceptions permitting escarpment development.

In contrast to the opinion of the Urban Development Institute, the protection of escarpment areas in their natural state appears to be a high priority of most Red Deer residents. Both the Vision 2020 and Strategic Plan documents (see Section 1.6) contain specific recommendations in regard to preservation of escarpments. This public concern that escarpments be preserved in their natural state for future generations was again confirmed through the Environmental Action Plan/REACT public participation process.

Based on the questionnaire, three (3) main themes have been identified as concerns related to development controls as outlined in Table 12.

TABLE 12
ENVIRONMENTAL EVALUATION OF DEVELOPMENT ISSUES

Percent (%) of Responses	Comments
52	City bylaws and policies should be adopted to protect environmentally sensitive areas, both private and public.
43	City growth into natural areas and fish/wildlife habitat areas should be controlled.
5	Classifications of sensitive environmental areas should be undertaken to develop management practices.

4.3.2 ENVIRONMENTAL ISSUES (PUBLIC OPINION OF FUTURE ISSUES)

4.3.2.1 Preservation of Natural Areas

Although a number of initiatives are in place for the preservation of natural areas and wildlife corridors/habitat areas, the public is frustrated with some of the limitations to protect natural areas that cannot be saved because they are in excess of the 10% municipal reserve or environmental reserve requirements. In addition, some of the public perceive that City projects such as roadway crossings through natural areas, wetlands and escarpments/creeks do not appear to take into account the existing tree cover or the value of these trees or wetlands as they contribute to biodiversity in Red Deer.

The present neighbourhood school and park standards, as outlined in the 1991 Community Services Master Plan, specify the amount of land or municipal reserve to be developed for sportsfields, playgrounds, building sites, outdoor rinks, etc. The 10% municipal reserve requirement is a maximum guideline outlined in the Province of Alberta Planning Act. Municipal Reserve is almost consumed in its entirety by providing the area required for these school and recreational facilities. The Community Services Master Plan is scheduled for review and update in 1995 and this review will include consideration for a more flexible guideline that recognizes and favours the protection of some natural areas through the dedication of municipal reserve. In this flexible standard, some traditional school/recreational facilities may not be provided in some neighbourhoods such that natural areas can be preserved.

The City should work with the Urban Development Institute when updating the Community Services Master Plan in a cooperative effort to provide

flexibility and balance in the development of new neighbourhood park standards.

Since approximately 55% of all responses from the survey indicated natural area preservation as a concern, existing City policies and procedures should be reviewed with the intent of amending and, where necessary, create new municipal legislation that can better regulate the protection of natural areas.

"As human population pressures increase over time, the sustainability of established parkland will increasingly rely on the remaining natural habitat islands (treed areas and waterbodies) found isolated throughout and surrounding the city...unfortunately, many of these islands will succumb to development unless greater levels of preservation are attained."

Grant Moir

"Just as we regulate building sizes and industrial locations for the overall benefit of society, we must begin to exert public influence on the natural resources such as native forests, wetlands and grasslands. We don't need rigid rules, but we do need a process by which The City and citizens can preserve natural wealth."

Lorne Daniel

"To work with the citizens of Red Deer in managing a park/open space system and developing programs and services which maintain, preserve and enhance the built and natural environments which are unique to Red Deer's quality of life."

Vision 2020

4.3.2.2 Environmental Evaluation of Development

In view of general lack of knowledge and expressed desire by the public to become more informed of development issues, a primary objective should be to deal with public perceptions and provide public education. There is significant public opinion, however, that clearer controls need to be in place to regulate developments that could affect the environment.

The existing City of Red Deer Land Use Policy and Council Policy #523 appear to be insufficient in terms of accomplishing what the public views as required controls. In order to establish new bylaws and policies, an inventory and/or classification of environmentally sensitive areas needs to be completed such that appropriate discussions with landowners can take place to preserve environmentally sensitive or ecospace areas.

Discussions with landowners should consider all possible preservation alternatives including but not limited to:

- Municipal Reserve
- Environmental Reserve
- Land Exchange
- Land Acquisition
- Perpetual Easement
- Other forms of compensation where appropriate (i.e., development density adjustments/transfers made when natural areas are preserved)
- Incorporating existing natural areas in development projects.

The Biodiversity Ecospace Inventory Maps outlined on Figures A & B, should be used as a guide in the development of an Ecospace Classification and Prioritization System. This system would be used as an evaluation tool when reviewing proposed development projects that affect natural ecospace areas. The desire to retain biodiversity throughout Red Deer was very evident through the public participation process, and was confirmed by City Council with the adoption of the following resolution:

"That the Environmental Advisory Board incorporate components of this strategy in the proposed Environmental Action Plan to further develop and refine the municipal policies, bylaws and legislations that will help identify and preserve unique natural areas, lead to a sustainable development strategy and result in continued biodiversity in Red Deer.

*Red Deer City Council
August 29, 1994*

"We badly need to do an ecospace analysis for Red Deer. This analysis would gather information on plant and animal species inventories in current green spaces, the ecological significance of these spaces and their inter-relationships with each other, what reclamation and reforestation is needed to enhance what we already have and recommendations on future development.

From the analysis a rating system could be devised that identifies the most sensitive and significant ecological areas. This system could then be applied when new development or redevelopment of an area is in the planning stages."

Teresa Neuman

The term "sustainable development" was used several times on the questionnaire comments, and numerous times in the briefs. A sustainable development strategy appears to be the expectation of the public to provide controls and regulations that would balance economic growth with environmental protection.

"Economic development is a means to an end. It is not the end. There is good and bad economic development. Good economic development leads to a better quality of life."

John Ballheim, President
Alberta Chamber of Commerce

"Sustainable Development is described in general, as activity in which the environment is fully incorporated into the economic decision-making process as a forethought, not an afterthought. It holds that resources must be treated on the basis of their future, as well as their present value."

Canada's Green Plan

"Development in itself is not necessarily a bad thing. Development that encroaches on the very attributes that make this city special; the parks, the river, the wooded areas must be closely monitored and our hard won heritage protected."

Eileen Mislán
Kerry Wood Nature Centre Association

"Development is an essential component of urban growth. Society is demanding opportunities for lifestyle improvements and economic growth. It is imperative that a balance between developers and legislators be maintained in order that progressive development occurs with minimal adverse effects on the environment. In many cases valuable environmental features can become a real asset to residential subdivisions."

Fred Lebedoff, Regional Manager
Melcor Developments Ltd.

4.3.3 RECOMMENDATIONS & ACTION PLANS

Based on the public hearings and, in particular, the written briefs, the public have clearly demonstrated a concern that natural areas in and immediately adjacent to the city of Red Deer are not being identified or protected to the extent desired for the benefit of future generations. Natural areas have been described not only as native treed areas, but also escarpments, wetlands and some unique natural features. A biodiversity strategy that protects and re-establishes natural areas and wildlife corridors is viewed as a high priority.

Past City Councils have been very successful in terms of natural preservation in the Red Deer River Valley (e.g., Gaetz Lakes Sanctuary, Maskepetoon Natural Area). Residents want to see a further step made which would allow this same preservation principle to residential and industrial expansion areas.

"A sustainable development strategy has been suggested by many individuals and organizations as the answer to preserve Red Deer's natural heritage and existing wildlife corridors. Collaboration between the development industry, environmental interest groups and the municipal authorities will be necessary."

*Martin Broks, Chapter Chairman
Urban Development Institute*

The development of strategies, plans, development controls and Land Use Bylaw amendments, may require the services of a consulting agency, but the first step is to inventory, classify and prioritize all ecospace resources in the greater Red Deer area. The mapping (inventory) of these ecospace resources has been completed by the Recreation, Parks & Culture Department, but the development of a classification and prioritization system, in conjunction with the Urban Development Institute and the development industry, must be completed as a high priority in conjunction with local environmental groups. The priorities for the preservation of natural areas will be discussed with individual landowners.

In regard to environmental policy direction in Red Deer, the City should consider developing an environmental policy. The recently legislated Alberta Environmental Protection and Enhancement Act indicates that a municipality is liable in the event of an environmental offence or disaster unless the municipality has taken all reasonable steps (due diligence) to prevent the occurrence of the offense and had the mechanisms in place to deal with the offense. The Alberta Association of Municipal Administrators has strongly recommended that municipalities adopt a proactive policy (prevention) and a re-active policy (to deal with an occurrence) to minimize risk as well as identify handling procedures for environmental disasters or offenses within its corporate limits.

4.3.3.1 Preservation Legislations Policies & Bylaws

Objective

To review and develop policies, procedures and standards within the City of Red Deer that ensure that unique natural areas are identified at the early stages of planned development and that municipal legislations are in place to protect these natural areas for future generations.

Action Plan

The City of Red Deer should encourage the Provincial Government to develop mechanisms that would further enable the protection and acquisition of unique natural areas as discussed with respective landowners.

Urban and rural property owners within the Urban Growth Area of the city who have significant native treed areas or wetlands on their property should be contacted to discuss how trees/wetlands may be protected and incorporated in their long-term plans for the property. These discussions shall recognize individual rights and forms of compensation as may be required.

Since a preliminary inventory ecospace inventory is complete and an Ecospace Classification and Prioritization System is in progress (see Section 4.3.3.4), contact with individual property owners should be initiated in accordance with the following:

1. Completion of an Ecospace Classification and Prioritization System, inclusive of ecospace profiles (detailed environmental audits) of all ecospace (natural) areas.
2. Individual meetings should be conducted with major property owners to discuss their short and long term development plans in relation to the ecospace profiles of their respective areas and to discuss alternatives for preservation.
3. Amend the Land Use Bylaw to require a development permit for tree clearing or wetland filling should be initiated as identified through the Ecospace Inventory, Classification and Prioritization System (no permits would be required where an approved plan is in place).
4. Area structure plans (i.e., Northwest Area Structure Plan) may be revised to incorporate changes as discussed with property owners. Discussions are intended to work towards mutual agreement.
5. The General Municipal (Development) Plan should be amended to incorporate the various approved changes to the area structure plans regarding ecospace preservation.
6. The Joint Municipal Development Plan should be amended to incorporate this ecospace preservation strategy to areas outside the city limits.

The Land Use Bylaw regulation should apply to all A1 Future Urban Development District Areas and all areas that are presently in an undeveloped condition.

The City of Red Deer should work with landowners, the Chamber of Commerce, environmental groups, Alberta Environmental Protection, Urban Development Institute and the Home Builders Association in amending existing bylaws, or developing new policies for City Council's consideration.

Present regulations contained in the Water Resources Act require provincial approval to fill or modify any wetland area. These regulations should be reviewed in terms of their applicability and enforcement in the city of Red Deer.

4.3.3.2 Sustainable Development Strategy

Objective

To establish a process that would sustain the ecological function and health of the environment, while community growth and economic development proceeds. The present and future value of the environment is considered as a forethought in the early planning stages and decision-making processes of community growth. This approach could provide for economic opportunities and growth without environmental decline.

Action Plan

In partnership with the Urban Development Institute, the Red Deer Home Builders Association, the Red Deer Regional Planning Commission, local environmental groups, and the Chamber of Commerce, the City of Red Deer should develop a sustainable development strategy. This strategy should provide for the preservation of sufficient natural areas to maintain biodiversity within the city, while ensuring that urban growth proceeds. This strategy is viewed as a high priority, and should be undertaken through a facilitator to coordinate this project. An agreement between the City of Red Deer, FEESA (an environmental education society), TransAlta Utilities and Alberta Environmental Protection should be pursued in terms of developing and monitoring a sustainable development strategy through the "Sustainable Communities Initiative".

4.3.3.3 Environmental Proactive & Reactive Policies

Objective

To ensure that all municipal operations and developments approved by the City of Red Deer comply with applicable federal, provincial and municipal statutes. Additional municipal statutes may be necessary.

Action Plan

A City administrative committee and applicable interest groups, should prepare an environmental policy for the City of Red Deer. This policy should minimize the potential of a detrimental environmental incident and identify a procedure for dealing with environmental infractions (pro-active and re-active policy).

4.3.3.4 Ecospace Classification and Prioritization System

Objective

To develop and implement an Inventory and Classification/Prioritization System for all natural areas (ecospaces) that have been identified on Figures A & B. The need to protect biodiversity in Red Deer outside the Red Deer River Corridor is an immediate priority.

Action Plan

A municipal environmental impact assessment process should be developed which can be used as a tool to determine the environmental impact of proposed developments or changes in land use on designated environmental areas.

This ecospace inventory should be expanded to include a Classification and Prioritization System for all ecospace areas identified on Figures A and B. The effect on these ecospace areas should then be a consideration on what development conditions need to be in place in order to protect the ecospace area and ensure development to proceed. The development of such a Classification and Prioritization System is a major undertaking. The City and arms-length agencies, in consultation with representatives from local environmental groups and the Urban Development Institute, should undertake the preparation of the Ecospace Classification and Prioritization System. With the finalization of an Ecosystem Classification and Prioritization System, new development proposals can be assessed in relation to the need to protect islands of natural areas. These islands of natural areas throughout new residential and industrial areas would ensure Red Deer's biodiversity is protected. This biodiversity strategy needs to be applied to areas outside of the River Corridor and Waskasoo Park System, as per City Council resolution of August 29, 1994: (See Page 42)

The Biodiversity Ecospace Inventory (Ecospace Management Area - Red Deer and Integrated Ecospace Management Area) outlined on Figures A & B should be approved as a guideline in developing the Ecospace Classification and Prioritization System. This system is to be used as a tool in the review of new development proposals and their effect on natural ecospace areas.

4.4 SOLID WASTE (Issue #4)

4.4.1 ENVIRONMENTAL SITUATION (PUBLIC OPINION OF EXISTING CITY OF RED DEER PERFORMANCE)

Solid waste treatment and disposal received an overall ranking of fourth (4th) in terms of environmental priorities. The City's performance on solid waste management was ranked as satisfied, with a Public Satisfaction Mean score of 2.28 out of a possible 4 (1 - very satisfied, 2 - satisfied, 3 - dissatisfied, 4 - very dissatisfied). See Table 1 and Appendix 6.5 for details. A summary of the responses received is shown on Table 13.

TABLE 13
SOLID WASTE ISSUES

Percent (%) of Responses	Comments
73	Expand the Blue Box Program and increase the number of deposit sites.
17	Encourage and increase composting.
6	Increase garbage bins and pickup.
2	Develop more efficient ways of handling hazardous waste.
2	Reduce the amount of litter within Red Deer.

The results of the survey indicate that people were slightly dissatisfied with the current management of solid waste. This reflects the fact that opinions on solid waste management are widely divergent, particularly in terms of the level of service.

For example, public opinion is mixed as to whether The City should limit the number of bags or cans of garbage that can be set out by each household. Similarly, some citizens feel that weekly blue box collection is too frequent while others feel that less frequent collection would not meet their needs.

"It appears that weekly blue box pick-up is excessive and the City should give consideration to reducing costs by instituting biweekly collection."

Eileen Mislán, Chairman

Kerry Wood Nature Centre Association

With respect to composting, many people were disappointed that the 1993 Pilot Yard Waste Composting Program was cancelled. The Pilot Yard Waste Composting Program was very well used and diverted a significant quantity of

waste from the landfill site. Citizens have continued to express their desire to see some form of centralized composting program in the city of Red Deer.

"The demise of the pilot project was unfortunate. I believe individuals and businesses should be responsible for composting of organic waste whenever possible, but that compost drop-off bins have their place also."

Sherry Scheunert

The need to reduce the amount of litter was noted as an issue of concern by respondents, as was the need to increase garbage bins and pick-up. These issues relate to level of service and keeping the city clean, rather than reducing waste.

Respondents also felt that there should be a more efficient way of handling hazardous waste. The City's current program focuses a week-long Household Toxic Waste Round-Up, held every year in the fall. The program is well advertised and always receives a good turn out.

"The annual toxic round-up is a worthwhile project, but I question whether it is adequate."

Sherry Scheunert

4.4.2 ENVIRONMENTAL ISSUES (PUBLIC OPINION OF FUTURE ISSUES)

The citizens of Red Deer are committed to waste reduction and would like to see the Blue Box Program expanded so that they can do more. Expanding the Blue Box Program is also a high priority for The City. Since the time of the survey, boxboard (e.g., potato chip boxes, detergent boxes, etc.) has been added to The City's residential recycling program. The City is continually monitoring the market situation and looking for new materials to add to the program. It is important for the public to understand that the materials collected through the Blue Box Program must have secure, long-term, viable markets. If they do not, the recycling materials may have to be temporarily stored for an indefinite period of time at a significant cost.

"The range of materials collected under the Blue Box Program should be extended as quickly as possible."

Eileen Mislán, Chairman

Kerry Wood Nature Centre Association

Based on the Environmental Action Plan survey, it also appears that many Red Deer residents would like to see greater onus placed on individuals to reduce waste. Several people indicated that they felt that The City should move to a user pay system, based on the volume of garbage generated.

"Is it fair that I pay the same fee for my one small bag per week, when my neighbour has six large green bags and does not seem to conserve or recycle? Again, more education is needed. I believe a true USER PAY policy should be adopted."

Sherry Scheunert

The general public would like to see increased composting of organic waste in the future. This has been identified not only through the Environmental Master Plan survey, but also through other public input forums provided by The City.

"Centralized composting facilities should be available."

Rich White

The need for greater education on waste reduction and recycling is also important to the general public. Education programs should also stress minimizing the use of products which contain harmful chemicals and promote the use of environmentally friendly alternatives.

Public education could play an integral role in changing perceptions and attitudes about lawn care practices. Extensive watering, fertilizing and applications of weed control chemicals (e.g., 2,4-D) is not necessary or required for a healthy lawn. The bagging and collection of grass clippings is a practice that should be discouraged. Clippings left on the grass do not add to thatch buildup and attractive yards can still be achieved through the use of mulching blades on mowers and a regular mowing. The diversion of grass clippings from the landfill to keep the grass on the respective yard areas is a responsible practical alternative.

Alternative service levels for the Blue Box Program need to be reviewed, such as frequency of service, user fees and composting.

"Once the current contract expires in 1996, I recommend abandoning the Blue Box Program in favour of the drop off deposit."

Fred Lebedoff

4.4.3 RECOMMENDATIONS & ACTION PLANS

Solid waste management is an important issue to the citizens of Red Deer. Although opinions vary on the level of service and the types of waste management programs that The City should provide, most people agree that the quantity of solid waste requiring disposal should be reduced.

The four major areas of concern identified through the Environmental Action Plan survey include residential recycling, yard waste, hazardous waste and education. As described in the following sections, there is an opportunity for action by both individuals as well as The City of Red Deer.

4.4.3.1 Residential Recycling Program

Objective

- To provide the citizens of Red Deer with an opportunity to participate in waste reduction.
- To raise the level of awareness of the general public and to try to change lifestyle habits to reduce waste.
- To expand the residential recycling program as markets allow.

Action Plan

The City of Red Deer will continue to provide households with a residential recycling program in the future.

The recycling program is currently being carried out by Laidlaw Waste Systems Ltd. under contract to The City until December 31, 1996. Prior to the expiry of that contract, The City will review the residential recycling program in terms of factors such as cost, frequency of service, level of service and diversion from landfill. At that time, The City should also evaluate some form of user pay system which charges people based on how much waste they generate. The City of Red Deer should officially adopt a waste reduction target of fifty percent by the year 2000, based on the action on the Action on Waste Initiative.

The City will continue to monitor recycling markets and will add new materials to the recycling program provided they have markets.

The City of Red Deer should encourage local businesses to use recyclable containers as appropriate. Letters from the Environmental Advisory Board and the Mayor to Red Deer businesses could indicate alternatives for the supply, sale and shipment of goods, materials and services that are recyclable.

4.4.3.2 Yard Waste

Objective

To divert yard waste from the landfill site.

Action Plan

Education of homeowners on environmentally friendly yard care should be undertaken to include such activities as leaving grass clippings on the lawn and backyard composting will play a major role in the diversion of yard waste in the future. Composting of organic material should be achieved at

the home through an extensive public education system, promoting and perhaps subsidizing backyard composting.

The success of the 1993 Pilot Yard Waste Program and the input received through various public forums indicate strong public support for composting in the city of Red Deer. Under the direction of City Council, the Public Works Department and the Environmental Advisory Board will compare a number of low cost wood mulch programs that may achieve a break-even recovery over the long term.

The City views composting as an important component of an integrated waste management system and has included a designated area for centralized composting and a wood mulch program in the plans for a proposed waste management facility which is currently undergoing approvals. A composting facility should consider the results of the Olds large scale composting project.

4.4.3.3 Hazardous Waste

Objective

To remove as much hazardous waste as possible from the waste stream and landfill site.

Action Plan

The importance of providing the citizens of Red Deer with a way to dispose of household hazardous waste has been recognized by The City. In spite of decreased funding from the Province, The City has continued to provide an annual Household Toxic Waste Round-Up. In addition to the Round-Up, The City will place greater emphasis on educating the general public to use less harmful products. It may be possible to measure the success of the education by monitoring whether there is a decrease in the quantity of toxic waste received at the Round-Up.

Signage at the Landfill should clearly outline the most appropriate disposal/recycle method of the common landfill substances and materials.

Future actions should also include education of businesses on the proper disposal of hazardous waste materials.

In the past, the private sector has expressed an interest in developing a private transfer facility for the collection of hazardous waste on a user pay basis. This type of facility should be encouraged in the Red Deer area in order to set up an accessible facility for businesses.

Other opportunities for proper disposal of hazardous waste should be identified and researched to determine their viability for Red Deer.

4.4.3.4 Education

Objective

To change people's lifestyle habits to generate less waste. To provide the general public and businesses with information on how to recycle certain waste materials.

Action Plan

Since the development of The City's Solid Waste Master Plan in 1992, The City will continue to place greater emphasis on education through the following:

- school presentation
- promotion and information displays
- distribution of information on backyard composting
- distribution of information on waste reduction to commercial businesses and other organizations
- landfill tours
- media advertising
- promotion of backyard composting of organic materials

In addition to the above, future action should include a greater emphasis on what the individual citizen or business can do to reduce waste. Other education forums such as a seminar for commercial businesses should be considered.

4.5 ENVIRONMENTAL EDUCATION (Issue #5)

4.5.1 ENVIRONMENTAL SITUATION (PUBLIC OPINION OF EXISTING CITY OF RED DEER PERFORMANCE)

The analysis of the Environmental Action Plan Survey indicates that the public places a high priority (6th out of 11 issues) on environmental education. Furthermore, the public clearly indicates a level of uncertainty in regards to present City performance on Environmental Education. Ranked 2.29 out of a possible score of 4 based on the Public Satisfaction Mean (1 - very satisfied, 2 - satisfied, 3 - dissatisfied, 4 - very dissatisfied) See Table 1 and Appendix 6.5 for details.

"Without educating people from all parts of society about the problems, the ways ecosystems work, the day-to-day actions everyone can take, we cannot hope to preserve natural areas."

Pat Marcellus

Environmental education in the city of Red Deer is presently being achieved through the facilities and programs offered by the Kerry Wood Nature Centre, Ellis Bird Farm and Medicine River Wildlife Rehabilitation Centre. Many schools have visited these facilities and taken part in the programs they offer. Groups such as the Red Deer River Naturalists also provide a wide range of interpretive and educational environmental programs through workshops and seminars.

Respondents identified Environmental Education as a concern, a total of three (3) main response themes have been identified as outlined on Table 14.

TABLE 14
ENVIRONMENTAL EDUCATION ISSUES

Percent (%) of Responses	Comments
70	Environmental education should be targeted to all age groups.
20	The City of Red Deer and its agencies should increase public awareness.
10	The public should be involved in creating an Environmental Education Plan.

Citizens of Red Deer indicated in a number of briefs, both written and oral during the Public Forum, a number of concerns related to Environmental Education. The general themes of the briefs were similar to the themes of the survey comments. Particularly, the briefs elaborated ideas of how to involve all sectors of society in Environmental Education.

Background on Public Environmental Education

"As a Task Force, we also identified a need for education at all levels of society. The importance of educating our children to the new economic and environmental realities cannot be overstated. We believe that our children should have a better understanding of the environment so that they can treat it with respect when they become decision makers in their own right."

Report of the National Task Force on Environment and Economy, 1987

"The Alberta Government:

(1) encourages and facilitates public participation through information sharing, education and consultation; and,

(2) makes every effort to help Albertans understand they are part of the environment and involves them in environmental protection and environmentally sustainable development."

*Alberta's Environment
Towards the 21st Century, 1990*

" Defining Environmental Education

A description of the synthesis of the general terms "environment" with "education" demands several volumes; however, FEESA (an Environmental Education Society) has accepted the following brief definition:

Environmental Education is a method for acquiring an understanding of the inter-relationship between people and the physical environment that leads to a personal commitment to sustainable development.

Goal Of Environmental Education

The primary goal of environmental education is to create an environmental citizenry. It is proposed that such people:

- 1. Think about systems. Everything is connected to everything else, and no matter what decision, no matter what action, there is an impact on the system.*
- 2. Think in time. The environment is more than the here and now. The quick fix of today is not necessarily and has often proven not to be the solution for the future.*
- 3. Think critically. We live in a society that not only allows different values, it is nourished by them. There is no one right set of values. However, decisions made about and for a quality environment may affect some of the values we hold in other areas. Choices made for the environment may not be the agreed choices of all. We have to learn to think about issues of quality.*
- 4. Move from awareness to knowledge to action. Citizenship is expressed as action and only by taking personal action can we express our environmental citizenship.*
- 5. Work cooperatively. There is no one sector of society that is responsible for the environment. All stakeholders, all sectors and all citizens must take responsibility and only through cooperation can we expect to sustain a quality environment for all.*

*Jim Martin
Environmental Education:
Developing Environmental Citizenry*

4.5.2 ENVIRONMENTAL ISSUES (PUBLIC OPINION OF FUTURE ISSUES)

A number of responses indicated that public education is partially the responsibility of government and it should increase public awareness of environmental issues. A significant percentage of respondents dealing with education indicated that environmental education is strengthened with involvement from all sectors of society. This involvement needs to be brought together for the execution of a coordinated and thoroughly integrated educational plan. Furthermore, there was interest expressed by some parties for some actual involvement in the creation of such an environmental education master plan.

*"It would be effective to create a community partners group, call it a council for a sustainable future...which would act as a catalyst for cultural change."
Rick Moore*

4.5.3 RECOMMENDATIONS & ACTION PLANS

The primary goal of environmental education is to help citizens become aware of environmental issues, develop knowledge about the issues, and finally to take personal action.

The analysis of the Environmental Action Plan Surveys indicates that the public places a high priority on environmental education. Furthermore, the public clearly indicates a high level of dissatisfaction in regards to present City performance of Environmental Education.

Numerous respondents indicated that public education is partially the responsibility of government, and it should increase public awareness of environmental issues. A significant number of respondents indicated that environmental education is strengthened with involvement from all sectors of society. This involvement needs to be brought together for the execution of a coordinated and thoroughly integrated educational plan. Furthermore, there was interest expressed by some parties for some actual involvement in the creation of said environmental education master plan.

4.5.3.1 Requisite Environmental Education Programs

Objective

To provide the opportunity for public environmental education in the topics of: 1) water supply and watershed; 2) air quality; 3) preservation of natural areas and environmental evaluation; and 4) solid waste.

Action Plan

Expand the promotional and educational programs for the four major issues in the action plan. The Solid Waste Master Plan provides a model framework (see 5.11 of the Solid Waste Master Plan) which may be modified to accommodate the priorities of water supply/watershed, air quality, preservation of natural areas/environmental evaluation and solid waste.

4.5.3.2 Enhance Public Education Delivery

The Vision 2020 PLANNING PRINCIPLE #5, approved by City Council in 1991 relates to the "provision of a balanced and diverse range of social, education, health, recreation and culture opportunities". To achieve this, it prescribes "working with both school boards to optimize the delivery of education services and the joint use of school and community facilities". This statement offers direction for the proper delivery of Environmental Education in Red Deer.

Objective

To strategize the delivery of environmental education programs.

Action Plan

To establish a coordinating body* with representation from all sectors of the Red Deer public. This body will determine the most effective process to ensure all target groups are reached. In addition, the group will inventory existing resources and possibly create others necessary to address the four selected environmental issues. Coordinating and integrating environmental education resources such as the Kerry Wood Nature Association, Ellis Bird Farm, Red Deer River Naturalists, local service clubs, C.A.G.E., and many individual citizens is now necessary.

***NOTE** An existing multi-sectoral group with a similar mandate currently exists in both Edmonton and Calgary. The group, "WAVELENGTH" will lend its name and some resources. These include management and communication functions offered by FEESA and the Education Branch of Alberta Environmental Protection.

In addition to streamlining delivery, a multi-sectoral group (Wavelength) could assist in the coordination of actions resulting from the awareness and knowledge building of the education programs. Adopt-a-Park, Adopt-a-Stream, Yellow Fish Road, resource conservation initiatives and other city-wide actions could be promoted and celebrated more readily through such institutions as the media or the Environment Week Association.

Below is a phased schedule for implementation of environmental education through the coordinating group (Wavelength):

- High Priority:

- Solid Waste and Water Supply/Water Shed**

- Medium Priority:

- Air Quality and Preservation of Natural Areas/
Environmental Evaluation**

- Low Priority:

- Identification of Other Issues, Review & Repriorization**
**Evaluation is on-going

4.5.3.3 Study of Federal Legislation: Canada's Green Plan

Objective

The Community Services Master Plan Recommendation 6.3.1 indicates:

"The Environmental Advisory Board should determine the status of the Green Plan in detail, and make recommendations to City Council on how it might respond to and take advantage of the specific initiatives now underway."

Action Plan

A committee of the Environmental Advisory Board should study the Green Plan and report to City Council on the issues pertinent to the municipality.

5.0 SUMMARY SCHEDULING & FINANCING

For purposes of outlining a schedule for the implementation of the Environmental Action Plans, each plan has been categorized in one of the following sections:

5.1 OPERATING BUDGET INITIATIVES (Within Existing Budget Allocations)

All plans in this section can be achieved within existing budget allocations of various departments and agencies. Department managers may be required to reallocate funds from one service to another in order for the action plans to be implemented. Collaborative efforts with agencies, other organizations, provincial departments and school boards may be necessary in order for the plan to proceed. Grants and foundations should be pursued to provide financial assistance on some initiatives.

5.2 ENHANCEMENT BUDGET INITIATIVES (Corporate Sponsors, Additional Budget Allocations Or Grants Are Required)

Action plans in this category require additional funding allocations in order for them to proceed. Although grants or reallocation of existing operational funds may provide some of the required funding, some additional allocation of budget funding may be required. Obtaining a corporate sponsor, grants, foundation contributions or other financial resources will, for the most part, dictate the scheduling or implementation dates of Action Plans in this category.

5.3 CAPITAL BUDGET INITIATIVES (To Be Incorporated In The 5-Year Capital Plan)

The actual capital investment required for the action plans in this category is an estimate at this time. City departments should ensure that the 5-Year Capital Plan includes the required budget allocations.

5.1 OPERATING BUDGET INITIATIVES (Within Existing Budget Allocations)

ACTION NO.	ACTION PLAN	FINANCING
4.1.3.2	<p><u>Decrease Chemicals Used in Water Supply</u></p> <p>The City should strive to minimize the use of chemicals by using present technology and will consider chemical reduction technologies in water treatment plant expansions.</p>	Operating Budget (Public Works)
4.2.3.1	<p><u>Public Transportation & Vehicle Inspections</u></p> <p>City of Red Deer departments, agencies and organizations should demonstrate leadership in fleet management practices to minimize vehicle emissions. Projects and programs that increase public transportation ridership, walking, bicycle use and decrease the use of the private motor vehicle should be given a high priority.</p>	Operating Budget (Development Services & Community Services)
4.3.3.1	<p><u>Preservation Legislations, Policies & Bylaws</u></p> <p>a) The Provincial Government should be encouraged to develop mechanisms that would further enable the protection of unique natural areas as discussed with respective landowners.</p> <p>b) Landowners who have natural areas on their property should be individually contacted to discuss preservation alternatives as part of their short/long term plans for their property. Amendments to area structure plans, the General Municipal Plan and the Joint Municipal Development Plan to include preservation principles should be considered.</p> <p>c) Amendments to the Land Use Bylaw should be considered requiring a permit for the clearance or removal of any portion of a treed area or filling of any portion of a wetland area. The bylaw should apply to all A1, Future Urban District & Undeveloped Lands and be determined in consultation with landowners, local environmental groups, the Urban Development Institute, Home Builders Association, Chamber of Commerce and the Red Deer Regional Planning Commission.</p>	Operating Budget (Land & Economic Dev., Recreation, Parks & Culture, Bylaws/ Insp. Dept. & Red Deer Regional Planning Commission, landowners)

4.3.3.4	<p><u>Ecospace Classification System</u></p> <p>The Biodiversity Ecospace Inventory Maps (Figures A & B) should be approved as a tool to be used in the review of proposed new developments and how they may affect natural ecospace areas. This inventory should be further developed by the City, Urban Development Institute, R.D.R.P.C., and the Red Deer River Naturalists to finalize an Ecospace Classification and Prioritization System for all the natural ecospace areas as part of a biodiversity strategy for the city of Red Deer.</p>	<p>Operating Budget (Local Environment Groups, Red Deer Regional Planning Commission, Recreation, Parks & Culture, Department, Urban Development Institute)</p>
4.4.3.1	<p><u>Residential Recycling Program</u></p> <p>The existing recycling program will be reviewed and adjusted in regard to recycling markets, frequency of service, level of service, diversion from the landfill, cost and the potential of user-pay based on waste generated.</p>	<p>Operating Budget (Public Works)</p>
4.4.3.3	<p><u>Hazardous Waste Management</u></p> <p>A Hazardous Waste Strategy should be developed to include a public and business education component to reduce the use of and ensure the proper disposal of hazardous waste. The Toxic Waste Roundup Program should continue as a high priority.</p>	<p>Operating Budget (Public Works)</p>
4.5.3.3	<p><u>Study of Federal Legislation: Canada's Green Plan</u></p> <p>A committee of the Environmental Advisory Board should be established to determine the status of Canada's Green Plan, and make recommendations to the Board and City Council on initiatives contained in Canada's Green Plan pertinent to the five issues in Red Deer's Environmental Action Plan.</p>	<p>Environment Advisory Board</p>

**5.2 ENHANCEMENT BUDGET INITIATIVES
(Corporate Sponsors, Additional Budget Allocations or
Grants Are Required)**

ACTION NO.	ACTION PLAN	FINANCING
4.1.3.1	<p><u>Water Conservation</u></p> <p>A water conservation strategy should be developed to include, as an initial step, an active program of public education on faucet and shower-head restrictors, toilet drains, proper lawn care and watering, and other water conservation techniques. Water conservation standards shall be established by Development Services and annual consumption records shall be taken to determine if these standards are achieved.</p>	<p>Operating Budget (Development Services)</p> <p>Est. Cost: \$2,000</p>
4.1.3.3	<p><u>Clean, Safe Water Supply for the Future</u></p> <p>Establishing a Red Deer River/Dickson Dam Water Quality Council should be considered to review, monitor and communicate water quality regulations to landowners in the watershed. The plan area and mandate should be developed after the Red Deer River Corridor Integrated Management Plan is completed by Alberta Environmental Protection. A list of common contaminants should be publicly posted to prevent inadvertent dumping into the two sewer systems and receiving streams.</p>	<p>a) Operating Budget for Water Quality Council (Development Services)</p> <p>Est. Cost: \$3,000</p> <p>b) Capital Budget for upgrade to Water Treatment Plant (Cost to be determined)</p>
4.1.3.5	<p><u>Protecting Receiving Streams - Stormwater Runoff</u></p> <p>The City of Red Deer should continue the standard of dry stormwater detention ponds to handle stormwater; however, consideration should be given to constructed wetlands where appropriate (e.g., stormwater quality in the immediate downstream area is of concern and/or where changing provincial stormwater guidelines warrant).</p>	<p>(Environ. Advisory Board, Red Deer Local Environ. Groups)</p> <p>Est. Cost: \$30,000 via Grants & Corporate Contrib.</p>

4.2.3.2	<p><u>Air Quality Standards & Monitoring</u></p> <p>Air quality samples should be conducted on an bi-annual basis for each of the four seasons. A City of Red Deer Air Quality Standard shall be published in accordance with Provincial guidelines, and this standard and the results of sampling shall be published for public information. The current bylaw permitting backyard burning should be reviewed upon the City of Red Deer implementing an organic composting and/or mulching/wood chipping program.</p>	<p>Operating Budget (Environ. Advisory Board & Alberta Environment Protection Services)</p> <p>Est. Cost: \$4,000</p>
4.3.3.2	<p><u>Sustainable Development Strategy</u></p> <p>The City of Red Deer should budget for the hiring of a consultant to undertake the development of a Sustainable Development Strategy. This strategy can be expedited through the development of a partnership with FEESA, TransAlta Utilities, Alberta Environmental Protection, Urban Development Institute, Chamber of Commerce, Red Deer Regional Planning Commission, the Red Deer Home Builders Association, local environmental groups, the two School Boards and City of Red Deer departments.</p>	<p>Partnership with FEESA, consultant services and various agencies (Land & Economic Dev. Red Deer Regional Planning Commission)</p> <p>Est. Cost: \$5,000</p>
4.3.3.3	<p><u>Environmental Pro-active & Re-active Policies</u></p> <p>A City of Red Deer Environmental Policy should be prepared in consultation with the City Solicitor, to include a pro-active and re-active strategy for dealing with environmental infractions in accordance with the Alberta Environmental Protection and Enhancement Act.</p>	<p>Operating Budget (Department & City Solicitor)</p> <p>Est. Cost: \$5,000</p>
4.4.3.2	<p><u>Yard Waste</u></p> <p>The City of Red Deer should consider the implementation of a centralized mulching program in conjunction with a major public-education campaign for backyard composting and leaving grass clippings on yards to achieve a 20% per capita reduction on waste at the Landfill Site. The mulching program should consider partnerships with private industry to ultimately achieve a cost recovery objective.</p>	<p>Operating Budget (Public Works)</p> <p>Est. Cost: \$25,000</p> <p>See Section 5.3 for Capital</p>

4.4.3.4	<p><u>Solid Waste Education</u></p> <p>Education programs conducted by City representatives in schools, at shopping malls, in brochures, at workshops, interactive demonstrations, conducting landfill tours and through media advertising should continue to emphasize what an individual or single business can do to reduce waste going to the Solid Waste Management Facility.</p>	<p>Operating Budget (Public Works)</p> <p>Est. Cost: \$2,000</p>
4.5.3.1	<p><u>Requisite Environmental Education Programs</u></p> <p>Public education and information regarding water supply/watershed, air quality, preservation of natural areas and solid waste should be expanded by using the resources of local environmental groups, both Red Deer School Boards, individuals and Alberta Environmental Protection in accordance with a public education strategy.</p>	<p>Operating Budget (Public Works, Environment Advisory Board)</p> <p>Est. Cost: \$2,000</p>
4.5.3.2	<p><u>Enhanced Public Education Delivery</u></p> <p>An education coordinating body of community partners should be established to determine and implement the most effective public education programs and tools to reach the desired target groups. Public education programs should integrate the five Action Plan priorities through a scheduled education strategy.</p>	<p>Ongoing Operating Budget (Environ. Advisory Board & School Boards)</p> <p>Est. Cost: \$3,000</p>

5.3 CAPITAL BUDGET INITIATIVES
(To be Incorporated in 5-Year Capital Plan)

ACTION NO.	ACTION PLAN	FINANCING
4.1.3.4	<p><u>Treatment of the City's Effluent</u></p> <p>The Wastewater Treatment Plant shall be upgraded as required, to always adhere to changing effluent standards of the Provincial Government. Sampling shall be continued annually to ensure standards are achieved at all times.</p>	<p>Operating & Capital Budgets as required (Public Works)</p> <p>Estimate Cost: To be determined.</p>
4.4.3.2	<p><u>Yard Waste</u></p> <p>The City of Red Deer should invest in a centralized mulching or wood chipping facility. The need for a centralized organic composting facility should be reviewed after the backyard composting and the mulching/tree chipping programs have been evaluated based on operations for a minimum of two years.</p>	<p>Capital Budget (Public Works)</p> <p>Est. Cost: \$7,000</p>

5.4 FINANCIAL OBJECTIVES (1995 - 2000)

<u>ACTION NUMBER</u>	<u>ACTION PLAN</u>
5.4.1	City of Red Deer Departments should annually review the schedule and guidelines outlined in Sections 5.1, 5.2 and 5.3 to plan and allocate funds within existing budgets to implement the respective Environmental Action Plans.
5.4.2	City of Red Deer Department Managers should annually propose to City Council that specified operational funding be reallocated, as appropriate, from an existing service to one or more of the Environmental Action Plan Initiatives (e.g., from Blue Box to composting).
5.4.3	The Environmental Advisory Board's mandate and bylaw should be expanded to include the establishment of two (2) working committees to research and prepare recommendations on the following issues and Action Plans: 4.5.3.2 - Enhancing Public Education Delivery 4.5.3.3 - Canada's Green Plan
5.4.4	City Council, the Environmental Advisory Board and City Departments should adopt the Action Plan schedule as a guideline, with implementation of the plans subject to the availability of funding through corporate sponsors, partnerships, additional budget allocations and/or grants.
5.4.5	That the Environmental Advisory Board annually review, integrate and prioritize all Action Plan recommendations and alternative sources of financing to make recommendations to City Council that can be considered in the annual Service Analysis Review.

5.5 SUMMARY OF RECOMMENDATIONS & FINANCING

(The City preliminary cost contributions outlined below may be reduced through the development of partnerships and do not reflect potential cost savings or the preservation value of resources which may be realized through the implementation of the Action Plan Recommendation.)

<u>Action Plan Category and Recommendation</u>	<u>Maximum City Additional Contributions Subject to Corporate Sponsors, Grants & Contributions</u>
■ Operating Budget Initiatives (Within Existing Budget Allocations)	
- Decreased Chemicals Used in Water	NIL
- Public Transportation & Vehicle Inspections	NIL
- Hazardous Waste Strategy	NIL
- Study Canada's Green Plan	NIL
- Preservation Legislations, Discussions/Regulations	NIL
- Ecospace Classification and Prioritization System	NIL
- Residential Recycling Program	<u>NIL</u>
TOTAL	0
 ■ Enhanced Budget Initiatives (Corporate Sponsors, Additional Budget Allocations or Grants are Required)	
- Water Conservation Strategy	\$ 2,000
- Protecting Receiving Streams: Stormwater Management (City Council has passed a resolution in support of a study & funding by E.A.B., local environmental groups & grants - preliminary cost est. \$30,000)	0
- Solid Waste Education	\$ 2,000
- Requisite Environmental Education Programs	\$ 2,000
- Enhanced Public Education	\$ 3,000
- Water Supply Council	\$ 3,000
- Air Quality Standards & Monitoring	\$ 4,000
- Sustainable Development Strategy	\$ 5,000
- Yard Waste Program	\$25,000
- Pro-Active & Re-Active Environmental Policy	<u>\$ 5,000</u>
TOTAL	\$51,000
 ■ Capital Budget Initiatives (To Be Incorporated in 5-Year Capital Plan)	
- Upgrade Wastewater Treatment Plant	To Be Determined
- Centralized Yard Waste Program	<u>\$ 7,000</u>
TOTAL	To Be Determined

RED DEER

REACT



ENVIRONMENTAL ACTION PLAN

APPENDICES 6.1 - 6.4

Members of City Council, the Environmental Advisory Board, environmental groups, educational institutions, City staff and Alberta Environmental Protection Services need you to become an active partner in the Environmental Action Plan process.



Over the next 12 months, the citizens of Red Deer, the business community, educational institutions and groups and organizations are being invited to become a partner in:

- Identifying the major environmental issues of Red Deer over the next ten years.
- Developing a strategy and priorities to deal with these issues.

A series of seminars, open houses, surveys and questionnaires will be conducted to provide background information and assist you in developing opinions on the future of Red Deer as it relates to:

*Air quality *Water quality *Energy conservation *Ecospace analysis *Environmental impact assessments *Waste management *River bank stability *Environmental audits *Environmental education *Watershed management *Wildlife preservation *Corporate tree protection *Natural vegetation preservation *Partnership opportunities *Other issues as identified

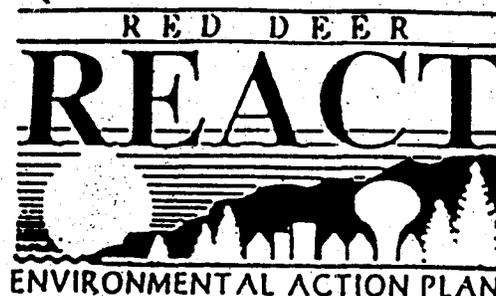
Deadline for written comments is October 30, 1993. Submissions should be clearly marked "Environmental Action Plan" and delivered to the City of Red Deer, City Clerk's Department, 2nd Floor, City Hall, Box 5008, Red Deer, AB, T4N 3T4.

For more information, phone:

Green Line...342-1722
Parks Department...342-8159



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YOUR PLAN - YOUR FUTURE

Be involved, informed and active in the planning of Red Deer's environmental future.

PUBLIC OPEN HOUSE

Tuesday, September 21, 1993
1:00 - 9:00 p.m.

FESTIVAL HALL

4214 - 58th Street
Red Deer

- * Displays * Workshop * Guest Speakers
- * Environmental Group Representatives * Information Session
- * Refreshments

PUBLIC FORUM

Thursday, October 14, 1993
7:00 - 9:00 p.m.

FESTIVAL HALL

4214 - 58th Street
Red Deer

- * Voice your opinions * Become informed
- * Listen to opinions of others * Complete a survey form
- * Environmental Group Presentations * Become a REACT



For more information:



RED-DEER

Green Line...342-1722
Parks Department...342-8159

The City of Red Deer and Partners of
the Environmental Advisory Board

Members of City Council, the Environmental Advisory Board, environmental groups, educational institutions and Alberta Environmental Protection Services need you to become an active Partner in this Environmental Action Plan process.

You can become involved by attending the following public information and presentation opportunities.

PUBLIC OPEN HOUSE

Tuesday, September 21, 1993
1:00 to 9:00 p.m.

Festival Hall, 4214 - 58 Street, Red Deer

- ENVIRONMENTAL GROUP REPRESENTATIVES
- REFRESHMENTS
- INFORMATION SESSION
- WORKSHOP
- GUEST SPEAKERS
- DISPLAYS

PUBLIC FORUM

Thursday, October 14, 1993
7:00 to 9:00 p.m.

Festival Hall, 4214 - 58 Street, Red Deer

- ENVIRONMENTAL GROUP PRESENTATIONS
- LISTEN TO OPINIONS OF OTHERS
- COMPLETE A SURVEY FORM
- VOICE YOUR OPINIONS
- BECOME INFORMED
- BECOME A REACT PARTNER

Deadline for written submissions is October 30, 1993. Submissions should be clearly marked "Environmental Action Plan" and delivered to the City of Red Deer's Clerk's Department 2nd Floor, City Hall, Box 5008, Red Deer, Alberta T4N 3T4.

For more information, phone:
Green Line 342-1722
RED-DEER Parks Department 342-8159



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ENVIRONMENTAL ACTION PLAN

"Your Plan – Your Future"

Be involved, informed and active in the planning of Red Deer's environmental future.



THE CITY OF RED DEER
AND

PARTNERS OF THE
ENVIRONMENTAL ADVISORY BOARD



PLEASE RECYCLE

ENVIRONMENTAL ACTION PLAN

"Your Plan – Your Future"

The City of Red Deer offers a unique and natural environment which has become a fundamental part of our quality of life. We need a strategy to properly protect and manage it for future generations. Your active participation in the preparation of an **Environmental Action Plan** is critical to its success.

I invite you to attend the Open House and Public Forum, meet representatives from various environmental groups and staff, and become a partner in Red Deer's environmental future.

Gail Surkan
Mayor

We seek your active involvement in this process to become a partner and help identify the major environmental issues or concerns to Red Deer residents. With these major issues identified, a series of alternatives and recommendations will be drafted to deal with these concerns. These recommendations will contain a strategy for the implementation and scheduling of these environmental initiatives.

In order to identify and then formulate recommendations on what the citizens of Red Deer feel are the major environmental issues facing Red Deer in the next ten years, the Environmental Advisory Board and City Council wish to undertake a public participation process in 1993:

- **PUBLIC OPEN HOUSE** – **Tuesday, September 21, 1993**
- **PUBLIC FORUM** – **Thursday, October 14, 1993**

Over the next 12 months, the citizens of Red Deer, the business community, educational institutions, and groups and organizations are being invited to become a partner in

- **identifying the major environmental issues of Red Deer over the next ten years.**
- **developing a strategy and priorities to deal with these issues.**

A series of seminars, open houses, surveys and questionnaires will be conducted to provide background information and assist you in developing opinions on the future of Red Deer as it relates to:

- Air, Water Quality
- Sustainable Development
- Energy Conservation
- Ecospace Analysis
- Environmental Impact Assessments
- Waste Management
- River Bank Stability
- Environmental Audits
- Environmental Education
- Watershed Management
- Wildlife Preservation
- Corporate Tree Protection
- Natural Vegetation Preservation
- Partnership Opportunities
- Other Issues as Identified

R E D D E E R

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ENVIRONMENTAL ACTION PLAN

"Your Plan – Your Future"

*Be involved, informed and active
in the planning of Red Deer's environmental future.*

PUBLIC OPEN HOUSE
Tuesday, September 21, 1993
 1:00 to 9:00 p.m.
 Festival Hall
 4214 - 58 Street, Red Deer.

- DISPLAYS
- WORKSHOP
- REFRESHMENTS
- GUEST SPEAKERS
- INFORMATION SESSION
- ENVIRONMENTAL GROUP REPRESENTATIVES

PUBLIC FORUM
Thursday, October 14, 1993
 7:00 to 9:00 p.m.
 Festival Hall
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- ENVIRONMENTAL GROUP PRESENTATIONS
- VOICE YOUR OPINIONS
- BECOME INFORMED
- LISTEN TO OPINIONS OF OTHERS
- COMPLETE A SURVEY FORM
- BECOME A REACT PARTNER

The Open House and Public Forum will be conducted to provide background information and assist you in developing opinions that can be recorded and/or voiced on:

- Air, Water Quality
- Sustainable Development
- Waste Management
- Corporate Tree Protection
- Energy Conservation
- Environmental Audits
- Wildlife Preservation
- Green Spaces / Reclamation
- Ecospaces
- Environmental Assessments
- Environmental Education
- Other Issues

- Over the next 12 months, the citizens of Red Deer, the business community, educational institutions and groups and organizations are being invited to become a partner in:*
- **identifying the major environmental issues of Red Deer over the next ten years**
 - **developing a strategy and priorities to deal with these issues.**

Deadline for Written Comments is **October 30, 1993.**
 Submissions should be clearly marked "Environmental Action Plan"
 and delivered to the City of Red Deer Clerk's Department,
 2nd Floor, City Hall, Box 5008, Red Deer, Alberta T4N 3T4



FOR MORE INFORMATION, PHONE:
GREEN LINE 342-1722
PARKS DEPARTMENT 342-8159



The City of Red Deer and Partners of the Environmental Advisory Board



RED DEER
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ENVIRONMENTAL ACTION PLAN

"Your Plan

Your Future"



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Gail Surkan
Mayor

PUBLIC OPEN HOUSE

Tuesday, September 21, 1993 - 1:00 to 9:00 p.m.

Festival Hall, 4214-58 Street, Red Deer



- **Environment Presentations:**
 - 6:30 p.m. Natural Tree Preservation & Green Spaces
 - 7:00 p.m. Recycling
 - 7:30 p.m. Water Quality
 - 8:00 p.m. Waste Management
 - 8:30 p.m. Balancing Economic Growth and the Environment
- **Workshops** — ongoing drop-in discussions of environmental issues
- **Displays** — Numerous business, municipal, provincial, and non-profit agencies information displays
- **Guest Speakers**
- **Complete a Survey Form**
- **Refreshments**

PUBLIC FORUM

Thursday, October 14, 1993 - 7:00 to 9:00 p.m.

Festival Hall, 4214-58 Street, Red Deer



- **VOICE YOUR OPINIONS**
- **ENVIRONMENTAL GROUP PRESENTATIONS**
- **BECOME INFORMED**
- **LISTEN TO OPINIONS OF OTHERS**
- **COMPLETE A SURVEY FORM**
- **BECOME A REACT PARTNER**

Individuals wishing to make verbal presentations at the Public Forum must register by October 7th, 1993, at the City Clerk's Office, 2nd Floor, City Hall, Red Deer, AB or by phone at 342-8303.

Written comments are welcome and encouraged. Deadline is October 30, 1993. Submissions should be clearly marked "Environmental Action Plan" and delivered to the City of Red Deer Clerk's Department, 2nd Floor, City Hall, Box 5008, Red Deer, Alberta T4N 3T4

For more information phone:



CAGE, Green Line342-1722
Parks Department342-8159





Greg Hall
Chairman

The Environmental Advisory Board was first appointed in 1990 to act in an advisory capacity to City Council on issues of environmental significance. One of the primary roles of the Board is to act as a liaison to ensure individual, group, agency, institution and/or business concerns regarding the environment are considered by a knowledgeable group, who would then make recommendations to City Council. For this reason, the Environmental Advisory Board, with the support of City Council, has launched the Environmental Action Plan public participation process in 1993.

Environmental Advisory Board:
Greg Hall, Chairman
Linda Campbell-Cardwell, Alderman
Harry Wright

Janet Coatham
Michael McNaughton

Dr. Sandra Koop
Gerry Amusch

Members of City Council, the Environmental Advisory Board, environmental groups, educational institutions, and Alberta Environmental Protection Services need you to become an active partner in this Environmental Action Plan Process.

Over the next 12 months, the citizens of Red Deer, the Business community, educational institutions, and groups and organizations are being invited to become a partner in:

- Identifying the major environmental issues of Red Deer over the next ten years.
- Developing a strategy and schedule to deal with these issues.

An Open House, Public Forum, and Survey Form will be conducted to provide background information and assist you in developing opinions on the future of Red Deer as it relates to:

- Air quality
- Water quality
- Energy conservation
- Ecospace analysis
- Environmental impact assessments
- Waste management
- River bank stability
- Environmental audits
- Environmental education
- Watershed management
- Wildlife preservation
- Corporate tree protection
- Natural vegetation preservation
- Partnership opportunities
- Other issues as identified.

Be involved, informed and active in the planning of Red Deer's environmental future!

Thank you to the following REACT supporters



Stockwell B. Day
MLA, Red Deer North
Minister of Labour



200, 4514 Ross Street
Red Deer, Alberta T4N 1X4
Tel. (403) 342-2263
Pleased to be Partners with the City of Red Deer in Environmental Planning.



Wildlife
Part of Our Rural Heritage



Alberta Prairie CARE is a non-profit partnership program.

A World Competitor ...
A Responsible Neighbour.



Novacor

Novacor Chemicals Ltd.
JOFFRE SITE

CITY OF RED DEER



PUBLIC WORKS DEPARTMENT

- Blue Box Program
- Apartment Recycling
- Office Paper Recycling Depot
- Large Metal Appliance Recycling
- Mattress Recycling
- Household Toxic Round-Up (September 25/93)
- Information on Commercial Waste Recycling

For more information on any of our environmental programs, call 340-2583.
WORKING FOR YOU AND A BETTER ENVIRONMENT!

Environmental Health Services
341-2155



Red Deer REGIONAL HEALTH UNIT

WASTE SYSTEMS



RESIDENTIAL SPECIAL SERVICES
FRONT LOADER COMPACTORS
ROLL OFF COMPACTORS

5207-47A Avenue 343-8844

Normandeau Cultural and Natural History Society

- Kerry Wood Nature Centre
- Gaetz Lake Sanctuary
- Allen Bungalow
- Fort Normandeau
- Red Deer & District Museum
- Heritage Square
- Historical Preservation Committee

RED DEER COLLEGE

proud to be working with the community to preserve Red Deer's environmental future.



Box 5005, Red Deer, Alberta T4N 5H5
342-3300

342-2034



BOTTLE DEPOT
9:00 a.m.-5:00 p.m.
Mon.-Sat.
(Trade your empty bottles & cans for cash)
#1, 7428-49th Ave., Red Deer, Alta.




"Saluting the efforts of the Environmental Advisory Board and its partners"

THE WESTERNER EXPOSITION ASSOCIATION
Home of the Centrum 343-7800

Victor Doerksen, M.L.A.
Red Deer South Constituency

#503, 4901-48 Street
Red Deer, Alta. T4N 6M4
Fax 346-9260 Phone 340-3565

"Working together for responsible stewardship of our natural resources."



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DRUMMOND BREWING COMPANY LTD.

Thanks to Alberta beer drinkers, we recycle 95% of our cans and bottles. Recycling works.

Harpers Metals Ltd.
346-4185

Recycling Since 1951.



Parks Red Deer
Community Services

- Biological Mosquito Control
- Pitch-in
- Arbor Day
- Composting
- Christmas Tree Chipping
- Naturalization



an active partnership between the Environmental Advisory Board and

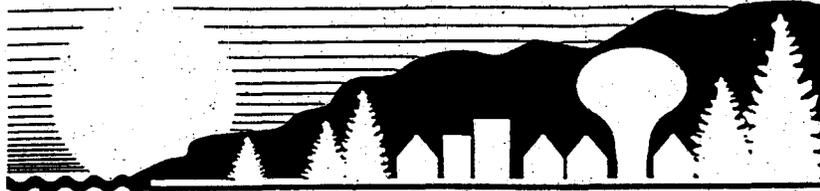
Alberta Protection Services
Red Deer College
Red Deer Fish and Game Association

Citizens Action Group on the Environment
Red Deer Public School Board
Red Deer Catholic School Board

Red Deer River Naturalists
The City of Red Deer

RED DEER

REACT



ENVIRONMENTAL ACTION PLAN

"Your Plan - Your Future"

*Be involved, informed and active
in the planning of Red Deer's environmental future.*

PUBLIC OPEN HOUSE

Wednesday, November 2, 1994

Public Open House: 5:00 p.m.

Public Meeting: 7:00 p.m.

Stewart Room, Red Deer Museum

4525 - 47A Avenue, Red Deer

**Come see, hear and/or be heard on proposed environmental
action priorities dealing with:**

- ▶Water Quality
- ▶Air Quality
- ▶Preservation of Natural Areas/Environmental Evaluation
- ▶Solid Waste
- ▶Environmental Education

***Copies of the full draft of the Draft Environmental Action Plan
are available from the Red Deer Library and the Dawe Library**

For more information phone:

CAGE, Green Line 342-1722

City of Red Deer 342-8159



The City of Red Deer and Partners of the Environmental Advisory Board

Printed on Recycled Paper

City Hall scores well on environmental report card

It is encouraging to note that society is much more environmentally aware than it was five years ago.

Almost every household has a product that claims to be improved by merit of being more environmentally friendly. Home appliances have reduced energy needs, cars use unleaded fuel and recycled products are everywhere.

In fact if a person wanted to avoid the environmental trend, they would be hardpressed to locate packaging that didn't have a recycling symbol on it.

The availability of good options enables more people to address their affect on the earth and take steps to lessen their impact. Individual contributions are very important, but commercial and community cooperation is essential to make the significant changes required to meet the ultimate goal of sustainable living on our planet.

How are you doing? Do you buy recycled products? Do you think longer before buying anything? Perhaps you walk more, use less energy and minimize the waste you produce. For people who are already working on their lifestyles, it can be frus-

Green
line

Sheila
Free



trating to admit the limitations of the individual.

In a way each of us does have a business, of sorts. As taxpayers in this community we have a stake in the family business known as City Hall.

So how does our company stack up in its support of environmental initiatives? Let's check it out:

Paper products:

- Recycled bond paper is used in most departments
- Double sided printing is encouraged
- Recycling of paper products in almost all departments is in effect

Energy conservation:

- Low flow showerheads are in use in recreation change rooms

- Sensors are used in some public areas to turn off lights when a room is not in use

- Programmable thermostats are used where possible to reduce unnecessary energy use

- Special thermal tarps are used to cover outdoor pools to retain heat

- An in-house energy saving promotion is in effect to encourage staff to conserve

- Energy use is monitored and regularly addressed

Waste management:

- Most departments recycle paper and cardboard

- Some areas recycle extensively collecting copper wire, beverage cans, plastic bags, toner cartridges, waste oil and many other materials

- Disposable cups have been replaced by ceramic cups in many departments

- Paper used on one side is reused as scrap note pads

- Products are purchased in bulk wherever possible to reduce packaging

- Internal notices are circulated to be read rather than copied for every department member

- Envelopes are reused for internal circulation

- The library lent out 400,000 items last year resulting in a significant decrease in volume of material that would have been otherwise bought and ultimately ended up in the landfill

- Toxic material is treated appropriately for safe disposal

Parks:

- Composting and mulching is a standard part of park maintenance

- New areas are being seeded with lower maintenance native grass seed

- Sport fields are marked with water soluble latex paint

- Commercial kindling is used for firewood in parks

City initiated programs:

- Blue box

- Toxic roundup and paint exchange

- Pilot compost project

- Waste water treatment plant sludge used as fertilizer

- Christmas tree chipping rather than burning

- Biological mosquito control program

- Biological bud worm/caterpillar control

- Arbor Day program — encouraging tree planting and tree care

This extensive list is not complete but it does indicate that our company is making a serious effort to reduce their negative environmental impact. It will be even better when all departments are online.

We can be pleased with their efforts and watch for the benefits. In the short term the city can expect increased savings due to energy conservation measures and improved paper usage.

Down the road the city will reflect society's increased interest in environmental issues and be able to take pride in their progressive approaches.

If you are interested in the city's environmental record, check with them yourself. As shareholders we need to let them know where we think they should improve and encourage them in areas they have already acted upon.

Sheila Free writes on behalf of CAGE (Citizen's Action Group on the Environment). CAGE meets the first Thursday of each month.. Environmental questions or concerns may be addressed to: Green Line column, c/o 6300 45 Ave., Red Deer, T4N 3M4, or call 342-1722 weekdays

Environmental leader

□ *City of Red Deer puts its money where its mouth is*

By BRAD BARNES
Special to the Advocate

In its efforts to remain a leader in environmental management, the City of Red Deer has undertaken a number of initiatives in all of its departments.

Because of the higher cost usually involved with being environmentally responsible, the task of making sound environmental decisions such as purchasing friendly products is often made difficult. However, all City departments have met the challenge wherever possible and ongoing efforts to be even more environmentally responsible are ongoing at City Hall.

Many of the initiatives used by the City can also be used by individuals and business, as it is everyone's responsibility to make our environment safe for future generations.

Following is just some of the steps taken by the City of Red Deer in its endeavour to become environmentally responsible:

- Purchasing recycled products wherever possible such as bond paper for use in photocopiers, paper towels and toilet tissue and file folders.

- Recycling everything that can be reused such as computer paper, wooden pallets, paper clips, plastic bags and containers, cardboard boxes and even oil from the garage.

- Using ozone-free pressurized products.

- Capturing all freon when servicing air conditioning units.

- Chipping tree branches for mulching.

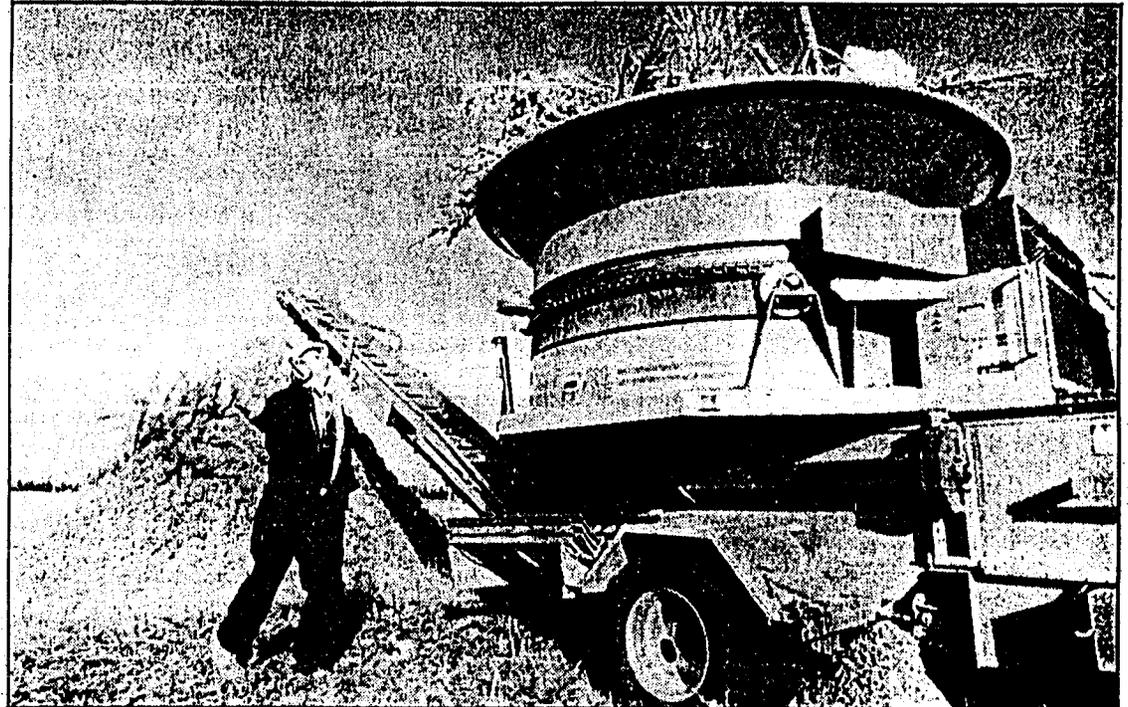


Photo by JEFF STOKOE/Advocate staff

Chipping tree branches is one of the city's environmentally-friendly initiatives

- Replacing disposable cups with china.

- Limiting use of coloured paper.

- Photocopying on two sides whenever possible.

- Using latex paints to line sports fields.

- Replacing standard shower heads in change rooms with shower heads that restrict the flow of water.

- Using thermal tarps to cover the outdoor pool.

- Reduced mowing of grass by 3.5%, allowing for more naturalization of many of our parks.

This is just a sample of some of the simple conservation steps taken by the city.

There are also a number of larger scale problems sponsored by the City that benefit the residents of Red Deer. These include the Blue Box program, the annual household toxic waste round-up, the paint exchange, the composting program.

The City also uses sludge from the wastewater treatment plant as a natural fertilizer and are looking at the possibility of using the sludge as landfill.

And there are a number of

initiatives and programs in the planning stages such as the development of a dry waste site and finding alternative ways of handling liquid waste.

The City will also be launching its Environmental Action Plan, which is designed to get public input on environmental issues and put into place programs to address these issues.

A public relations campaign will begin in about the third week of August outlining the details of how you can get involved in shaping our environmental future.

The City of Parking Lots?

□ *The high cost of missing chance to shape future*

Red Deer, September 1998.

Rival groups of citizens clashed at City Hall this week over issues such as growth, development and environmental planning which date back five years to the fall of 1993.

The confrontation came during a city council meeting at which approval was given for a number of residential and commercial developments. Council also approved a new city slogan at the meeting.

The meeting started pleasantly enough, with local Chamber of Commerce president Reginald Steele-Towers presenting council with a Progress Award for spearheading massive new city growth and development. Steele-Towers cited such recent "improvements in our city" as riverbank apartment complexes, retail development on previously "vacant and useless" green space and construction of new bridges and roadways.

The Towne Centre Association is also pleased with recent council initiatives, particularly the plan to put revenues from the sale of riverbank property into massive new parking lots downtown.

Association spokesperson Sonny Day took the opportunity



Lorne Daniel

to propose that the city's official slogan be changed to Red Deer, City of Parking Lots. Day said, "It's important to get the message out to consumers and business people that every store in downtown Red Deer now has a parking lot within six steps. And those who miss the pretty flowers of City Hall park will be delighted to discover floral patterns painted on the new pavement."

The council meeting was also attended by private citizens and representatives from CAGE and the Red Deer River Naturalists, who spoke against the new developments.

The group was disturbed to learn that the woods behind Red Deer College will soon be cleared for a massive amusement park. An international entertainment conglomerate headed by Michael Jackson has purchased the land and as a goodwill gesture will pump \$250 million a year into the coffers of cash-strapped Red Deer College. The new complex, to be called WildLife WonderLand, will have "an environmentally sensitive

theme," said a spokesman on the phone from Jackson's headquarters in Singapore. "All the rides and interactive virtual reality games will have names like Moose Madness and Flight of the Hawk," he said proudly.

"City environmental protection initiatives are the last resort," spokesperson O. Shute said in council chambers. She noted that federal and provincial environmental initiatives have failed. The Canadian Environmental Assessment Act was allowed to die in 1993 by then-prime minister Kim Campbell. In her recently-published memoirs, Campbell wrote that "there just weren't any good photo ops in clean air legislation."

Meanwhile, Premier Ralph Klein has been re-elected with an overwhelming majority on the "Cash Today/Forget the Future" platform of public property sales. Premier Klein says that within months he will sell 90 per cent of the Michener Centre grounds, including that bordering the Gaetz Lakes, to the highest bidder. Developers have proposed high-rise apartments for the site.

In response to the protesters, outspoken city councillor F.A.R. Wright pointed out that the time for consultation and citizen input had long since past. "Five years ago, we asked every citizen of this city for their input. We developed an environmental master plan and sent out thousands of questionnaires. And there is not one word in that

plan about preserving any of these tracts of land."

Councillor Wright waved a 1993 newspaper clipping to illustrate his point. In the article, Advocate Green Line columnist Sheila Free emphasized that "Public involvement is important in the planning stage of urban development."

Wright pointed out that the five highest priorities identified in the environmental master plan had been to:

- Control mosquitoes.
- Provide clean drinking water.
- Incorporate both a leaping deer and Mickey the Beaver in the city logo.
- Use recycled council agenda paper in Waskasoo Park out-houses.
- Provide daily garbage pick-up service.

Wright also noted that public meetings had been held on Tuesday, Sept. 21 and Tuesday, Oct. 14, 1993, at Festival Hall.

Shute shot back that the 1993 questionnaire had been answered by thousands of citizens, but too few realized how important individual letters and suggestions would be in creating the plan. The resulting list of priorities, Shute said, was too limited.

This angered Wright and other councillors, who shouted back, "We did what the people asked us to do. We consulted, and the people picked their five favorite projects. Now leave us alone. We have a city to build

here."

The meeting became particularly heated when Councillor Wright lit the environmental plan aflame in council chambers to illustrate that it even allowed public burning of trash. Environmental representative Shute dashed over the spray the councillor and his flaming papers with her bottle of mineral water.

After council voted to approve the City of Parking Lots slogan and residential developments, Chamber of Commerce president Steele-Towers said, "This is what makes democracy so great." Environmental spokesperson Shute had a different perspective, saying, "I wish we could turn the clock back to 1993 and show people how important it was for informed and detailed participation in the environmental master plan. Just filling out the questionnaire obviously wasn't enough."

Meanwhile, in an unrelated item, council heard its social planning manager report that census projections and attitude surveys show that greying boomers (also known as sunset hippies) prefer quiet, green communities of 50,000 or less. Projections show that Red Deer will not fit the "community of the future" profile preferred by citizens of the 21st century.

Lorne Daniel is a local writer who teaches at Red Deer College. His column appears every second week in the Advocate on Sunday.

City scores well on environment action plan

Answers to a questionnaire handed out at last year's Environmental Action Plan open house indicated that most respondents were satisfied with the way the city was providing those services which affect our health and the environment.

Although the number of respondents was small, those who took the time to reply demonstrated considerable environmental awareness on most of the issues. The questionnaires and briefs submitted identified 11 potential issues. Five of these were considered to be of a serious nature according to the reviewing committee.

These were: water supply; air quality; preservation of natural places; solid waste and environmental education. Although the ink on the Environmental Action Plan draft is hardly dry the city has already set some of the recommendations in motion.

While the city got fairly good marks for its action to maintain the quality of our water supply, the highest priority on most people's list was still preserving this quality in the future.

About 20 per cent of respondents wanted the city to encourage and ensure water conservation. Fifteen per cent wanted the city to strive to decrease the amount of chemicals used to treat the water. And about 13

Green
line

Dorene
Rew



per cent were concerned about control over upstream pollution.

Surprisingly, only 12 per cent commented on the maintenance of water quality during spring runoff. A mere eight per cent thought the city should strive to increase water quality.

With the exception of upstream pollution, over which the city has little control, it has been attempting to address all the major concerns stressed by respondents in the draft notes. However, some issues such as education may receive more emphasis in the future.

Air quality ranked second in terms of future environmental issues. There were three major concerns about air quality and each ranked about even in priority.

These were:

1 Wanting the city to encourage better use of public transportation and improve non-vehicular routes.

1 Requesting implementation of vehicular inspections and emissions testing.

1 Requesting the establishment of air quality standards on all business and industry.

Since no air quality testing had been done other than a six-month pilot project in 1991, the city decided to test the ambient air in all four seasons so it would have a baseline for reference in the future.

Mobile equipment from Alberta Environmental Protection spent the day in Red Deer on April 20 testing for ozone, nitrogen oxide, hydrocarbons and carbon monoxide and found no serious problem.

Nitrogen oxide and carbon monoxide were negligible, however ozone peaked at 0.07 parts per million (ppm) which is only 0.012 short of the acceptable limit. Hydrocarbons, which as yet have no limit, peaked at about three ppm for ambient sources and two ppm for stationary sources.

Other tests should help establish seasonal variations or even pinpoint the sources of potential problems. For instance, how much pollution is created by the practice of allowing residential leaf burning each fall, or to what degree do temperature inversions trap pollutants at ground level.

UPCOMING EVENTS

- Nov. 2 REACT Environmental Action Plan, open house 5-7 p.m. at the Stewart Room at the Red Deer Museum. Public meeting begins at 7 p.m. Plan to attend to learn about the proposed action plan draft and be involved in Red Deer's environmental future.
- Nov. 3 Air shed management zone proposed: A meeting of parties interested in air quality was held on Oct. 5 to discuss forming a regional air shed management zone in the Rocky, Sundre, Rimbey area. So far only a few exist in Alberta. Originally Red Deer was not included as there was a desire to keep the zone a manageable size. However, if there is sufficient interest from the city to join the proposed zone, the tentative boundaries could be expanded. For more information on how to attend the upcoming Nov. 3 committee meeting contact Martha Kostuch at 845-4667.
- Nov. 3 CAGE annual meeting, everyone is welcome, 7:30 p.m. at the McCullough Room next to the Kerry Wood Nature Centre. Come see what's been accomplished over the past year and what is ahead for 1994-95.

I found the Environmental Action Plan draft well worth the read. I was pleased to find so many knowledgeable comments from the citizens and also that considerable thought went into finding innovative and cost efficient solutions for improving our city's present and future environment.

Copies of full draft of the REACT Environmental Action Plan are available from the Red Deer Library and the Dawe Li-

brary. A public open house and meeting to discuss the draft is set for Nov. 2 at 5 p.m. in the Stewart Room of the Red Deer Museum.

Written comments on the draft must be in by Nov. 16 to the City Clerk's Office, City of Red Deer, P.O. Box 5008, Red Deer, T4N 3T4.

For more information please call either CAGE at 342-1722 or the Parks Department at 342-8157.

APPENDIX 6.3

ENVIRONMENTAL ACTION PLAN TERMS OF REFERENCE CITY OF RED DEER May 26, 1993

PREAMBLE

In accordance with City Council's resolution, the Terms of Reference for an Environmental Action Plan is a proposed down-sized undertaking from the original Terms of Reference submitted to City Council on December 7, 1992. The revised Terms of Reference recognizes the fiscal and services-in-kind resources available to complete a proposed Environmental Action Plan.

In identifying the network of stakeholders and partnerships that can be established through the formulation, planning and implementation of an Action Plan, the revised Terms of Reference is realistic and represents only the first phase of an Environmental Action Plan. The first phase will recommend the process, cost implications and scheduling for only the highest priority environmental issues as may be identified through the Public Education and Input process.

GOALS

- To identify the Environmental Action Plan as a phased process whereby the first phase is a public participation process and the identification of high priority issues and strategies.
- To determine means whereby formal and informal education programs (schools, public awareness and community participation) will motivate and enlist the public to undertake activity which positively influences the natural ecology and other physical environment issues in Red Deer. To itemize and assess environmentally related social issues, economic development activity and municipal programs so as to determine their significance and relevance to the Environmental Action Plan.
- The Action Plan should provide a framework for the revision of Administrative and Council Policy.

MISSION STATEMENT

- The City of Red Deer undertakes to define policies and outline programs which are understood to be possible and practical means of achieving or maintaining environmental integrity in parallel with community and economic activity.

OBJECTIVES

- To create and enhance partnerships to preserve the environment.

- To communicate to the public the programs, services and policies relating to the environment presently in service in Red Deer.
- To engage the people of Red Deer as partners in the planning process so that the public:
 - a) is fully knowledgeable of technical and economic considerations and implications.
 - b) is the driving force, the client and the principal benefactor of the resulting initiatives.
- To develop ownership of the Environmental Action Plan by all citizens in the city of Red Deer.
- To consult other organizations and institutions regarding the review of existing documents, programs, literature and legislation related to urban environmental issues, including open space, ecological concerns, reclamation, recycling, etc. so as to extract a compendium of information and knowledge which may be relevant for The City of Red Deer.
- To identify and prioritize proposed policies and standards which give direction for procedures, programs and other implementation strategies developed to realize the environmental objectives identified for The City of Red Deer.
- To involve community groups, institutions, City departments, and Alberta Environmental Protection Services in the public input, analysis, proposals and public review stages of the Environmental Action Plan.
- To propose a schedule which indicates the cost, the sequence and the timing for implementation of actions in the first phase of an Environmental Action Plan hereto that constitute new initiatives or budgeting adjustments.

SUGGESTED ISSUES

The Issues, as indicated below, are an example to stimulate the public participation process and to identify potential issues for public education. Only the highest-priority issues will be recommended with respect to process, cost implications and scheduling within the first phase of an Environmental Action Plan.

- Air quality
- Natural and landscaped vegetation
- Wildlife, fishery, waterfowl habitat
- Naturalization, reclamation, reforestation



ENVIRONMENT

Water Resources Administration Division

Regional Services Branch, 4920 - 51 Street, Provincial Building, Red Deer, Alberta, Canada T4N 6K8 403/340-5310

June 21, 1993

File: City of Red Deer

City of Red Deer
Environmental Advisory Board
Box 920
4914 - 48 Avenue
Red Deer, Alberta
T4N 3T3

Attention: Don Batchelor,
Parks Manager

Dear Sir:

RE: APPLICATION FOR GRANT
CITY OF RED DEER ENVIRONMENTAL MASTER PLAN

We are very pleased to advise the grant for \$5,000 has been approved for the City of Red Deer's Environmental Master Plan.

This will assist in raising the City of Red Deer's profile, and we are happy the City of Red Deer, Environmental Advisory Committee, has taken the initiative to prepare an Environmental Master Plan for the community.

Yours truly,
DEPARTMENT OF ENVIRONMENTAL PROTECTION

A handwritten signature in black ink, appearing to read "Reinhard E. Kerber".

Reinhard E. Kerber, P. Eng.
Regional Administrator

REK/ml



Office of the Minister

ENVIRONMENT

323 Legislature Building, Edmonton, Alberta, Canada T5K 2B6 403/427-2391 Fax 403/422-6259

February 5, 1993

Her Worship Gail D. Surkan
Mayor, City of Red Deer
P.O. Box 5008
RED DEER, AB
T4N 3T4

Dear Mayor *Surkan* Surkan:

Thank you for your letter of January 22, 1993 in which you requested the assistance of the Department of Environmental Protection in the preparation of an environmental master plan for the City of Red Deer.

As Al Anderson indicated in his telephone call, we will be pleased to work with you on this important initiative. Our Community Affairs Branch has a great deal of experience with public participation activities, and the Education Branch will be able to provide expert advice and some educational materials.

The heads of these two branches are prepared to offer support and will expect to hear from the Red Deer Environmental Advisory Board in the near future.

Their names, addresses and telephone numbers are as follows:

Mr. John Shires
Community Affairs Branch
6th Floor, Oxbridge Place
9820 - 106 Street
Edmonton, Alberta T5K 2J6

Phone: 427-5852
Fax: 422-9714

Ms. Beverly Yee
Education Branch
12th Floor, Oxbridge Place
9820 - 106 Street
Edmonton, Alberta T5K 2J6

Phone: 427-6237
Fax: 427-2512

Please accept my best wishes for success in this undertaking and my appreciation for the opportunity to be of assistance.

Sincerely,

Brian Evans, Q.C.
Minister of Environmental Protection

cc: Mr. Peter Melnychuk
Deputy Minister
Mr. John Shires
Ms. Beverly Yee

Red Deer Catholic Schools



(403) 343-1055
FAX 347-6410

Administration Offices
3827 - 39 STREET
RED DEER, ALBERTA

December 17, 1992

Red Deer Community Foundation
c/o Morris Flewelling
Box 800
Red Deer, Alberta
T4N 5E1

Dear Sirs:

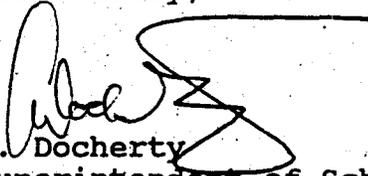
Re: Environmental Master Plan Funding Application

I am very pleased to endorse the Environmental Advisory Board's efforts to apply for funding from the Red Deer Community Foundation for the first phase of the Environmental Master Plan.

The students in our school district recognize the value of a sustainable future and the Environmental Master Plan provides them with the direction necessary to coordinate their efforts for a healthy and enterprising community.

I feel strongly that our municipality would benefit from the goals that would be achieved by this Master Plan.

Yours truly,


J. Docherty
Superintendent of Schools

JD/pc

December 17, 1992

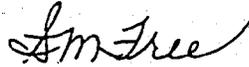
To the Red Deer Environment Advisory Board;

We are sending this letter concerning the Environment Advisory Board sponsored Environmental Master Plan for Red Deer.

Our environment group C.A.G.E. (Citizens' Action Group on the Environment) is very interested in promoting positive personal action in our community. We feel that the Master Plan could be an effective tool to encourage individual and community efforts.

We would support active seeking of a financial grant to aid in the development of a public participation process through the Master Plan. By involving business, service clubs, educators and individuals our objective of living in an environmentally sustainable community is closer to becoming a reality.

Sincerely,



Sheila Free (Mrs.)
Chairman
on behalf of C.A.G.E.

The Environment Advisory Board
Att: Mr. John Retallack, Chairman

January 20, 1993

Dear Sir:

Further to our letter of December 17, 1992, we would like to outline some specifics of our offer of support to the Environmental Master Plan.

C.A.G.E.'s mandate is to encourage and assist citizens to positive environmental action. Where the proposed Master Plan affirms that objective we would be pleased to assist in its promotion.

We currently operate an environmental information telephone line. We could offer the use of our Greenline to handle or refer questions about the Master Plan.

Also we could publicize the Plan through our Sunday Advocate Greenline column and the Red Deer On-Line telephone tips line.

We may be able to offer further assistance as the details of the Master Plan are solidified.

We wish you continued success in your efforts and planning.

Sincerely,



Sheila Free (Mrs.)
Chairman
on behalf of C.A.G.E.
(Citizens' Action Group on the
Environment)

Red Deer River Naturalists

P.O. BOX 785, RED DEER, ALBERTA, T4N 5H2

January 20, 1993

To: Mayor and Council, City of Red Deer

From: The RDRN Issues Committee

Re: Need for Environmental Master Plan

The Executive and Board of the RDRN are encouraged to hear that City Council is giving consideration to having an Environmental Master Plan created for the City of Red Deer.

On behalf of the Executive and Board, the Issues Committee of the RDRN would like you to know that the Red Deer River Naturalists support the principal of this important initiative and urge you to move ahead with the idea.

Yours truly,

Michael O'Brien
Chairman of the Issues Committee

✓ c.c. Chairman, Red Deer Environment Board



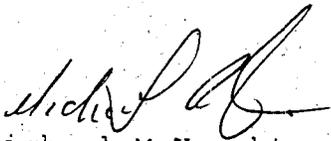
Red Deer River Naturalists

P.O. BOX 785, RED DEER, ALBERTA, T4N 5H2

December 17th, 1992

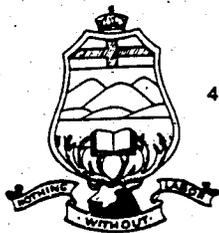
Environmental Advisory Board

The Red Deer River Naturalists support the Advisory Board in obtaining funding through the Community Planning Fund. The purpose of the funding is to initiate the preliminary work of soliciting public interest in an Environmental Master Plan for the City of Red Deer. The public interest in such a plan is imperative for its success and implementation. The Red Deer River Naturalists view this public input as a forward thinking initiative on behalf of the Advisory Board and wish their success with the Master Plan.



Michael McNaughton
President, Red Deer River Naturalists





RED DEER PUBLIC SCHOOL DISTRICT NO. 104

4747 - 53 Street

RED DEER, ALBERTA
T4N 2E6

Phone (403)343-1405
Fax (403)347-8190

BOARD OF TRUSTEES

B.I. HOPFNER
Chairman
L.E. GODDARD
D.L. HARDY
L.D. HARRIS
D.A. NESS
D.R. PICKERING
G.A. STEWART

December 17, 1992

City of Red Deer Environmental Advisory Board
c/o Mr. Don Batchelor
P.O. Box 5008
Red Deer, Alberta
T4N 3T4

Dear Mr. Batchelor:

ADMINISTRATIVE STAFF

D.A. BLACKER
Superintendent of Schools

L.G. LUDERS
Deputy Superintendent

L.A. PIZZEY
Assistant Superintendent
(Human Resources)

R.E. CONGDON
Assistant Superintendent
(Business Services)

CO-ORDINATORS

A. BURLEY
DR. R.B. DRYSDALE
E.M. KULMATYCKI
R.R. LANG
R.W. PAWLOFF
J. ST-JEAN
D.L. THACHUK

Re: Environmental Master Plan Funding Application

I fully endorse the Environmental Advisory Board's application for funding from the Red Deer Foundation for the initial public input and education phase of the Environmental Master Plan process.

In many ways, our students are helping to lead the way in developing more appropriate environmental behaviors. The Master Plan will provide students and teachers alike, a shared focus through which they can concentrate their efforts for a sustainable future in the new global age.

I am convinced that our city will be better able to chart a healthy and enterprising course of development through an Environmental Master Plan and I wish you well in your fund-raising efforts.

Yours truly,

D. A. Blacker
Superintendent of Schools

DAB:lw



Red Deer Fish and Game Association



P.O. Box 2
RED DEER, ALBERTA
T4N 5E7

City Of Red Deer
Environmental Advisory
Board

P.O. Box 5008,
Red Deer, A.B.
T4N 3T4

Attention; John Retallack

We the Red Deer Fish and Game Association at this time
support in principal your Environmental Master Plan.

Sincerely

LAURETTA HOUGHTON
President of the
Red Deer Fish&Game

RED DEER COLLEGE

Box 5005
Red Deer, Alberta T4N 5H5
Telephone (403) 342-3300
Fax # (403) 341-4899

OFFICE OF THE PRESIDENT

September 3, 1993

Her Worship Gail Surkan
City of Red Deer
Box 5008
Red Deer AB T4N 3T4

Dear Mayor Surkan:

Red Deer College is pleased to confirm their willingness to be a partner in your Environmental Action Plan.

I understand that several of our staff, Don Dary and Doug McDormand, have agreed to work with the committee to advise on the questionnaire and to provide initial collation and analysis of the data. I am pleased that the College has found ways to offer their expertise to the committee. The College is part of the community and I would hope we could forge better working relationships with the community.

I have placed your request for written submissions on the agenda of Senior Administration. Hopefully, we can generate a response.

I wish you well in your action plan. I'm pleased the College is able to assist in some modest way. Thank you for opportunity.

Sincerely,



D.C. Snow,
Acting President

DS:cmw

Ministre de l'Environnement



Minister of the Environment

MAR - 1 1993

Mr. M. McNaughton
President
Red Deer River Naturalists
P.O. Box 785
Red Deer, Alberta
T4N 5H2

Dear Mr. McNaughton:

I am pleased to inform you that I have approved funding in the amount of \$4,000 from the **Environmental Citizenship Initiative's Community Planning Fund** for the Environmental Master Plan Public Participation Process (ALTAC006) project.

Your project will not only make a tangible contribution to the quality of the environment in your community, but also encourage others to do their part.

I have asked Erwin Kilotat, the regional Environmental Citizenship Program Manager, to contact you as soon as possible to complete the formalities.

Please accept my congratulations and my thanks for your excellent proposal, along with my best wishes for success.

Yours sincerely,

A handwritten signature in black ink that reads 'Jean J. Charest'.

Jean J. Charest

Attachment



URBAN DEVELOPMENT INSTITUTE RED DEER CHAPTER

502, 5000 GAETZ AVENUE
RED DEER, ALBERTA T4N 6C2
PHONE 340-3022

1

January 31, 1995

UDI Red Deer

Environmental Advisory Board
c/o City of Red Deer
Box 5000
Red Deer, Alta
T4N 3T4

Attention: Doctor Sandi Koop, Chairman
Environmental Advisory Committee

Dear Doctor Koop

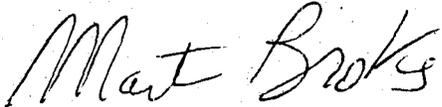
Re: Environmental Action Plan Draft
Dated January 19, 1995

On behalf of the Urban Development Institute, I wish to thank the Environmental Advisory Board for the opportunity to have input into the Environmental Advisory Action Plan document. We feel the discussions and agreements reached within our joint ad hoc committee meetings, held with members of the Environmental Advisory Board on January 11 and January 17, 1995, were very productive. Both parties had an opportunity to clarify concerns and some misconceptions with respect to the document as it was previously presented to us.

The Urban Development Institute feels the January 19, 1995 version of the Environmental Action Plan draft accurately reflects the results of the January 11 and January 17, 1995 meetings with the Environmental Advisory Board members. We feel the current version of this document is a workable document for land owners and the development industry.

Members of the Urban Development Institute can be available to discuss these matters further with the Environmental Advisory Board at the board's convenience.

Yours truly

A handwritten signature in cursive script that reads "Martin Broks".

Martin Broks, P. Eng.
Chapter Chairman

MAB/leb

NO. 3

DATE: MARCH 7, 1995
TO: CITY CLERK
FROM: DOWNTOWN PLANNING COMMITTEE
RE: ROAD RIGHT-OF-WAY WIDENING

The Downtown Planning Committee has recently been advised that amendments are proposed to The Planning Act that will satisfy the revitalization concerns of the Committee with regard to renovations or structural changes to non-conforming buildings in the areas planned for future road widening in downtown Red Deer.

I enclose herewith a copy of the Engineering Department Road Right-of-Way Widening Report dated September 20, 1994, and would recommend to City Council endorsement of same.

Respectfully submitted



ALDERMAN R. SCHNELL
Chairman
DOWNTOWN PLANNING COMMITTEE

COMMENTS:

We support the recommendation of the Downtown Planning Committee and recommend Council proceed with the necessary bylaw amendment reflecting the revised road widening provisions. As the Road Widening Report had previously been submitted to Council, only the executive summary and maps are attached. The full report is available in the City Clerk's Department if any member of Council wishes to peruse same. The proposed amendment to the Planning Act referred to by Alderman Schnell is also attached for Council's information. When the legislation is amended, an appropriate land use bylaw amendment will be brought forward for Council's consideration.

"M.C. DAY"
City Manager

9.0 OTHER DEREGULATORY INITIATIVES

The *Planning Act* review recognizes the need for decision making processes to be made more flexible and efficient. This will be accomplished through specific deregulation, delegation of authority to municipalities to increase flexibility and timeliness, and elimination of duplication.

Proposals for eliminating regulatory requirements include:

- Eliminating mandatory circulation requirements for subdivision applications involving multiple lots on a title from a plan registered prior to 1950.
- Repealing regulation 449/81 regarding Sherwood Park and St. Albert growth limits.

Proposals for delegating and increasing municipal authority include:

- Delegating authority to municipalities for plan cancellation and time extensions for endorsing and registering of subdivision instruments.
-  Allowing the municipality, through provisions in the land use bylaw, to extend discretionary authority to the development officer to allow additions or enlargements to non-conforming buildings and uses.

Delays in decision-making will be reduced by streamlining the approval and appeal process.

Proposals include:

- Requiring a decision on subdivisions involving pre-1950 plans (current section 86(3) of the *Planning Act*) within 14 days.
- Reducing the subdivision appeal period to 14 days as required for development appeals.

ROAD RIGHT OF WAY WIDENING

REPORT



REFERENCE:

THE CITY OF RED DEER
LAND USE BY-LAW NO: 2672/80

DATE:

SEPTEMBER 20, 1994

ORIGINATING DEPARTMENT:

ENGINEERING DEPARTMENT

PARTICIPATING DEPARTMENTS:

BY-LAWS & INSPECTIONS DEPARTMENT
FIRE DEPARTMENT
RED DEER REGIONAL PLANNING
COMMISSION

1.0 EXECUTIVE SUMMARY

The provision for road widening in the Land Use By-law is necessary for the long-term, orderly, and cost-effective growth of the City. A recent article entitled "Roadways and Rights of Way Can Help Reduce Civic Sprawl", published in the Journal of Commerce, suggests that urban areas close to the downtown centre should have streets with varying right of way widths. The article goes on to state that downtown streets typically have the following right of way widths:

- 30 m right of way as a grand boulevard and the focal point of the community.
- 26 m right of way on main streets within the downtown area.
- 20 m right of way on downtown streets intended to provide access.

These dimensions are not much different from what is being considered in this report. The original right of way width established in the Province of Alberta is 20 m (66 ft). Recognizing the need to provide for growth in traffic volumes, the City has made considerable progress over the years toward obtaining wider rights of way to provide the opportunity for expansion. More space will permit future improvements to either the roadway or the sidewalk. The process of acquiring the wider rights of way is not complete; therefore, any change to the existing practise should be carefully considered.

During the course of this study, the Committee concluded that from the perspective of vehicle capacity, there are a number of roadways that could be deleted from the widening or "setback" provisions of the By-law. The Committee also concluded that there are certain roadways that are key to the development of the City, which should be protected so that the future growth can be accommodated.

These roadways have been identified as follows:

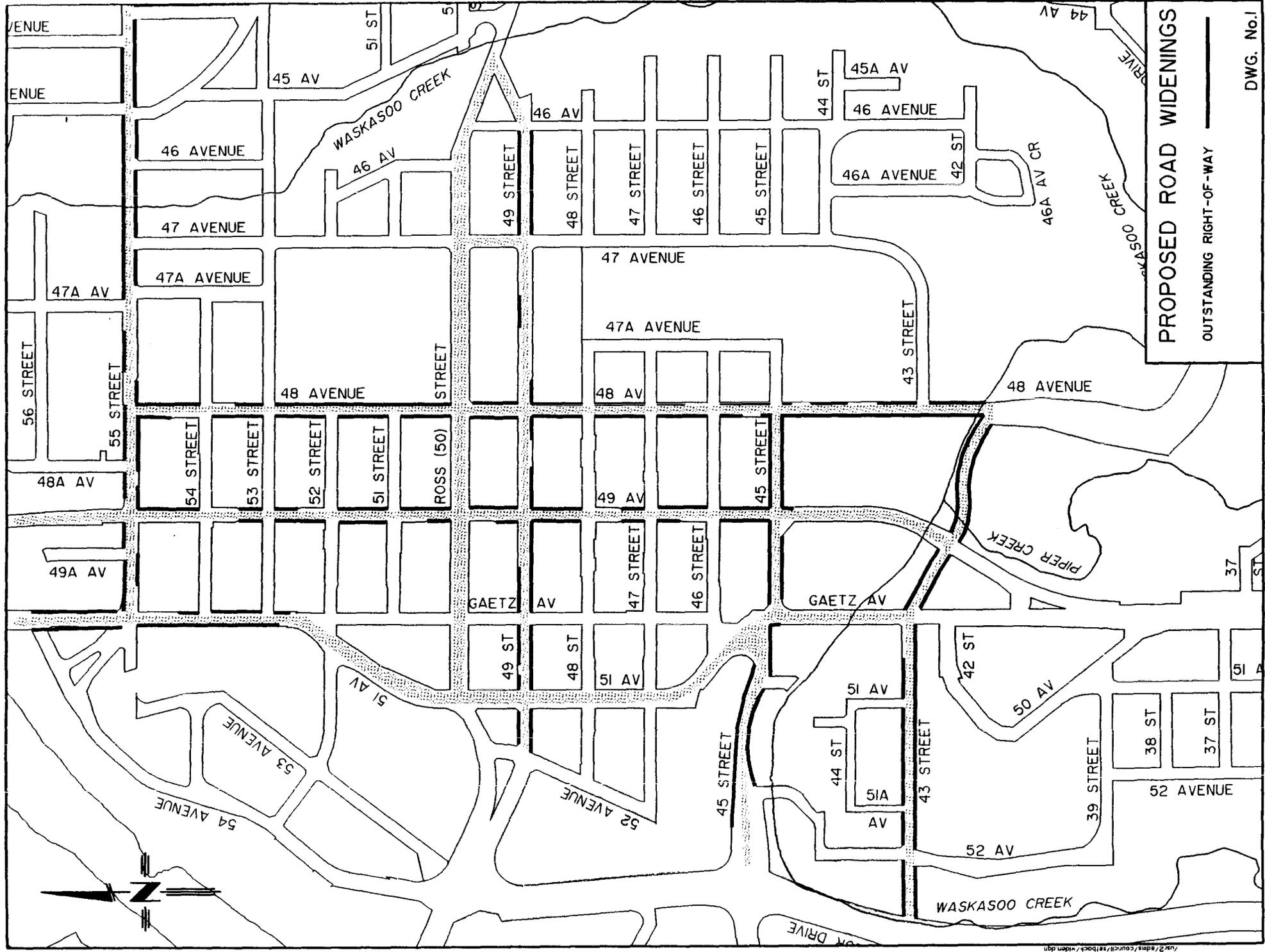
	<u>ROAD WIDENING REQUIREMENTS</u>	<u>ULTIMATE WIDTH</u>
1.	Ross/49 Street One-Way Couplet	30.48 m and 24.38 m
2.	Gaetz/51/49 Avenue One-Way Couplet	30.48 m and 24.38 m
3.	55 Street, from Gaetz Avenue to 42 A Avenue	24.38 m
4.	45 Street, from Taylor Drive to 48 Avenue	24.38 m
5.	43 Street, from Taylor Drive to 48 Avenue	24.38 m
6.	48 Avenue, from 55 Street to 43 Street	24.38 m
7.	Ross Street, from 45 Avenue to Michener Centre Access Road	30.48 m
8.	40 Avenue, from 52 Street to 39 Street	30.48 m

Drawings No. 1 and 2 illustrate the roadways described above. Council should be aware that there are locations within the outstanding road widening areas where buildings have been set back, but the ownership has not been transferred to the City. Although the City does not own the land, the ability exists to acquire the land without building demolition or great cost, when the need occurs.

Due to the hard conversion between Imperial and Metric Systems of Measurement rounded numbers have not been used. Previously acquired road widenings have been based on 7 ft. The exact conversion is 2.13 m. Similarly the 66 ft original right of way width converts to 20.12 m, which when added to 2.13 m of widening on each side of the roadway yields 24.38 m.

The Committee had a great deal of difficulty in deciding if the actual calculated widening (if less than 2.13 m) should be introduced or whether the existing 2.13 m widening under the current By-law should be retained. In order to maintain a constant right of way width and to be fair to other property owners who have previously provided the 2.13 m widening, the majority of the Committee members favoured keeping the existing 2.13 m widening in these instances.

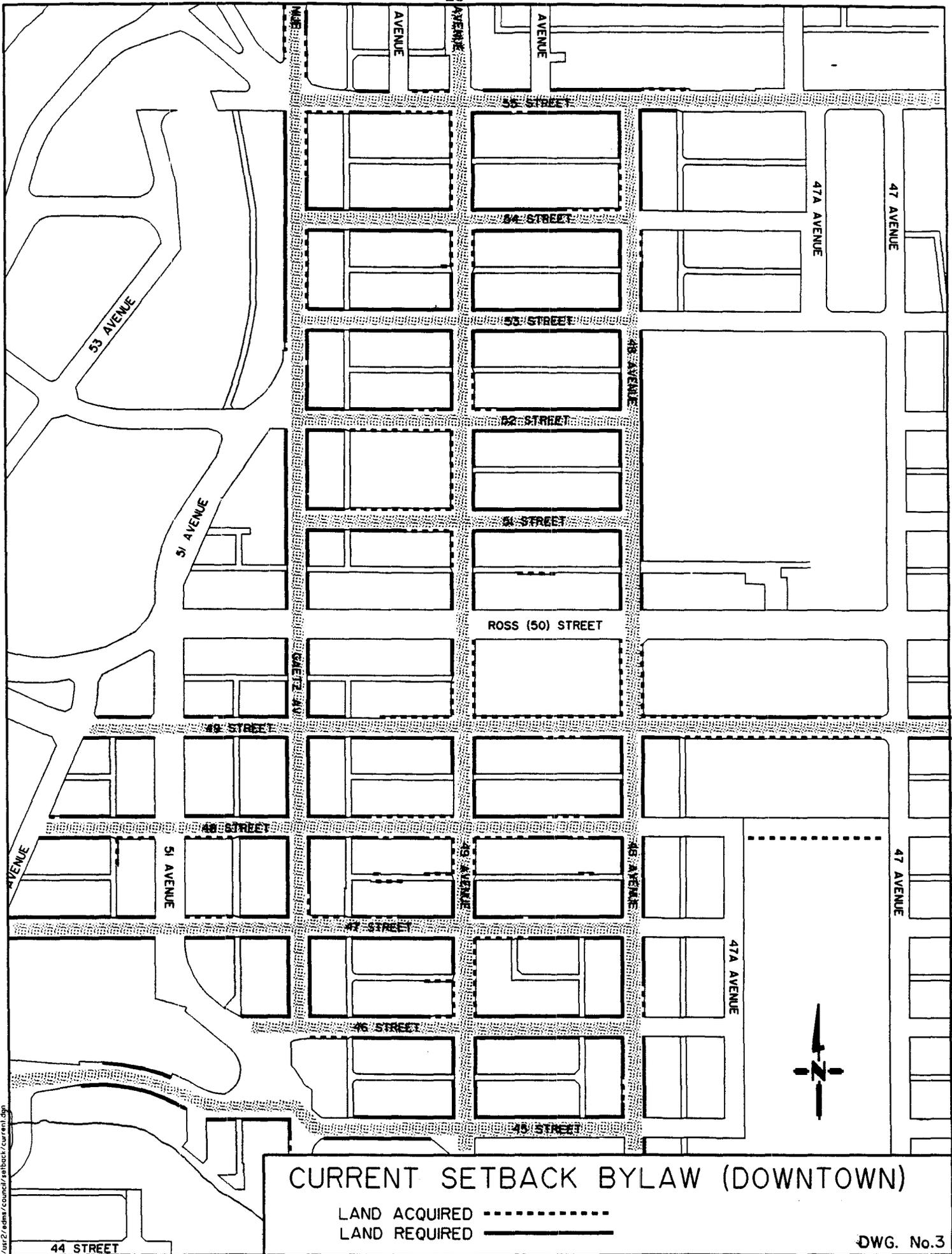
The Land Use By-law should be amended by removing all references to "additional setbacks" as noted in Section 4.4 and a new section inserted that establishes the protected roadways and the ultimate right of way width as per Section 6.0 of the report. It should stipulate that the amount of road widening required to meet the ultimate width should be taken equally from each side and calculated from the base right of way width of 20 m (66 ft). It should also stipulate that any front, rear, or side yard building setbacks, as required elsewhere in the By-law, should be calculated from the ultimate road width.



PROPOSED ROAD WIDENINGS

OUTSTANDING RIGHT-OF-WAY

DWG. No.1



CURRENT SETBACK BYLAW (DOWNTOWN)

LAND ACQUIRED - - - - -
 LAND REQUIRED —————

\\usr2\edms\council\setback\current.dgn

DATE: MARCH 14, 1995
TO: ENGINEERING DEPARTMENT MANAGER
FROM: CITY CLERK
RE: ROAD RIGHT-OF-WAY WIDENING

At the Council Meeting of March 13, 1995, consideration was given to the Road Right-Of-Way Widening Report dated September 20, 1994 and at which meeting the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered correspondence from the Downtown Planning Committee dated March 7, 1995, re: Road Right-Of-Way Widening, hereby approves the Road Right-Of-Way Widening Report dated September 20, 1994, and hereby further agrees that the relevant Land Use Bylaw Amendment be drafted for Council's consideration, and as submitted to Council March 13, 1995."

The decision of Council in this instance is submitted for your information and appropriate action. I trust that you will now be bringing back to Council the necessary Land Use Bylaw Amendment for consideration by Council.

For your information, I have attached hereto a copy of a Bylaw which had been previously drafted by the City Solicitor regarding this matter. Would you please review same to determine if any changes are needed, following which the matter will be presented back to Council.



KELLY KLOSS
City Clerk

KK/clr
attchs.

cc: Bylaws and Inspections Manager
Fire Chief
Principal Planner
City Solicitor
Downtown Planning Committee

CHAPMAN RIEBEEK

Barristers, Solicitors & Notaries

THOMAS H. CHAPMAN, Q.C.*
NICK P. W. RIEBEEK*
DONALD J. SIMPSON
T. KENT CHAPMAN*
GARY W. WANLESS*
LORNE E. GODDARD
GERI M. CHRISTMAN
ROBERT J. MILLAR
NANCY A. BERGSTROM**

208 - 4808 Ross Street
Red Deer, Alberta T4N 1X5
TELEPHONE (403) 346-6603
TELECOPIER (403) 340-1280

5020 - 50 A Street
Sylvan Lake, Alberta T0M 1Z0
TELEPHONE (403) 887-2024
TELECOPIER (403) 887-2036

* Denotes Professional Corporation
**Denotes Student-at-Law

Your File:
Our File: Gen 01/95 THC
RED DEER OFFICE

January 25, 1995

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

**ATTENTION: Mr. Kelly Kloss
City Clerk**

Dear Sir:

RE: Building Set Backs

I enclose amended Land Use Bylaw respecting front yard and side yard set backs for your review and comments.

Yours truly,



THOMAS H. CHAPMAN, Q.C.
THC/vjh
Enclosure
c.c. Mr. Paul Meyette
via fax: 346-1570

BEING a By-law to amend By-law Number 2672/80, the Land Use Bylaw of the City of Red Deer.

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

That By-law No. 2672/80 is hereby amended as follows:

1 Section 4.4.1 is hereby rescinded and replaced with the following Section:

"4.4.1 The minimum required front yard and the minimum required side yard requirements of a site abutting any portion of the streets described in this section shall be increased by the corresponding additional distance herein stated:

Roadway Segment	Additional front yard/side yard required in metres
55 Street (54 Ave. to 42A Ave.)	2.13
49 Street (52 Ave. to 47 Ave.)	2.13
45 Street (Taylor Dr. to 48 Ave.)	2.13
43 Street (Taylor Dr. to 48 Ave.)	2.13
Gaetz Avenue (Red Deer River to 52 St.)	2.13
Gaetz Avenue (45 St. to 42A St.)	2.13
49 Avenue (55 St. to 43 St.)	2.13
48 Avenue (55 St. to 43 St.)	2.13."

2 Section 4.4.2 is hereby rescinded and replaced with the following Section:

"4.4.2 Notwithstanding Section 4.4.1., the additional side yard requirements of a site abutting the following streets shall be as shown on the attached maps:

55 Street (Gaetz Avenue to 42A Avenue), see Map A;

Ross Street (45 Street to West Boundary of NE 15-38-27-4), see Map B;

40 Avenue (39 Street to 52 Street), see Map C."

3 In all other respects, By-law No. 2672/80 is ratified and confirmed.

4 This by-law shall come into full force and effect upon the passage of third reading.

READ A FIRST TIME IN OPEN COUNCIL this DAY OF , A.D. 19

READ A SECOND TIME IN OPEN COUNCIL this DAY OF , A.D. 19

READ A THIRD TIME IN OPEN COUNCIL this DAY OF , A.D. 19

MAYOR

CITY CLERK



THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 14, 1995

Vellner Group of Companies
7434 - 50 Avenue
Red Deer, Alberta
T4P 1X7

Att: Bob Vellner

Dear Sir:

RE: KRESGE BUILDING SET-BACKS

Further to my letter of October 13, 1994 concerning the above topic, please be advised as follows.

At The City of Red Deer's Council Meeting held Monday, March 13, 1995, consideration was again given to the Road Right-Of-Way Widening Report which deals with set-backs in the Downtown area. At this meeting the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered correspondence from the Downtown Planning Committee dated March 7, 1995, re: Road Right-Of-Way Widening, hereby approves the Road Right-Of-Way Widening Report dated September 20, 1994, and hereby further agrees that the relevant Land Use Bylaw Amendment be drafted for Council's consideration, and as submitted to Council March 13, 1995."

It is my understanding that The City's Bylaws and Inspections Manager, Ryan Strader, has contacted you with regard to your letter of August 25, 1994, concerning the issue of road widening and alterations to non-conforming buildings and that the concerns you raised have now been addressed.

I have attached hereto for your review, the reports which appeared on the March 13, 1995 Council Agenda.

... / 2



*a delight
to discover!*

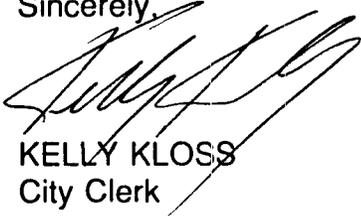
Vellner Group of Companies

March 14, 1995

Page 2

If you have any questions or require additional information, please do not hesitate to contact the undersigned.

Sincerely,

A handwritten signature in black ink, appearing to read 'Kelly Kloss', written over the printed name and title.

KELLY KLOSS
City Clerk

KK/clr
attchs.

cc: Bylaws and Inspections Manager

PUBLIC HEARINGSNO. 1

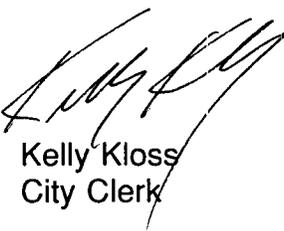
DATE: March 6, 1995
TO: City Council
FROM: City Clerk
RE: LAND USE BYLAW AMENDMENTS 2672/E-95 AND 2672/F-95

Public Hearings have been advertised in regard to the above noted Land Use Bylaw Amendments. The Public Hearings are scheduled to be held in the Council Chambers on Monday, March 13, 1994, commencing at 7:00 p.m. or as soon thereafter as Council may determine.

Land Use Bylaw Amendment 2672/E-95 provides for wall signs to be a discretionary use in the Land Use Bylaw.

Land Use Bylaw Amendment 2672/F-95 provides for the development of 19 single family parcels and 2 municipal reserve parcels within Anders East, Phase 4, by Anders East Developments Ltd. (c/o Al-Terra Engineering Ltd.)

Following the Public Hearings, Council may choose to give the Bylaw amendment 2nd & 3rd readings.

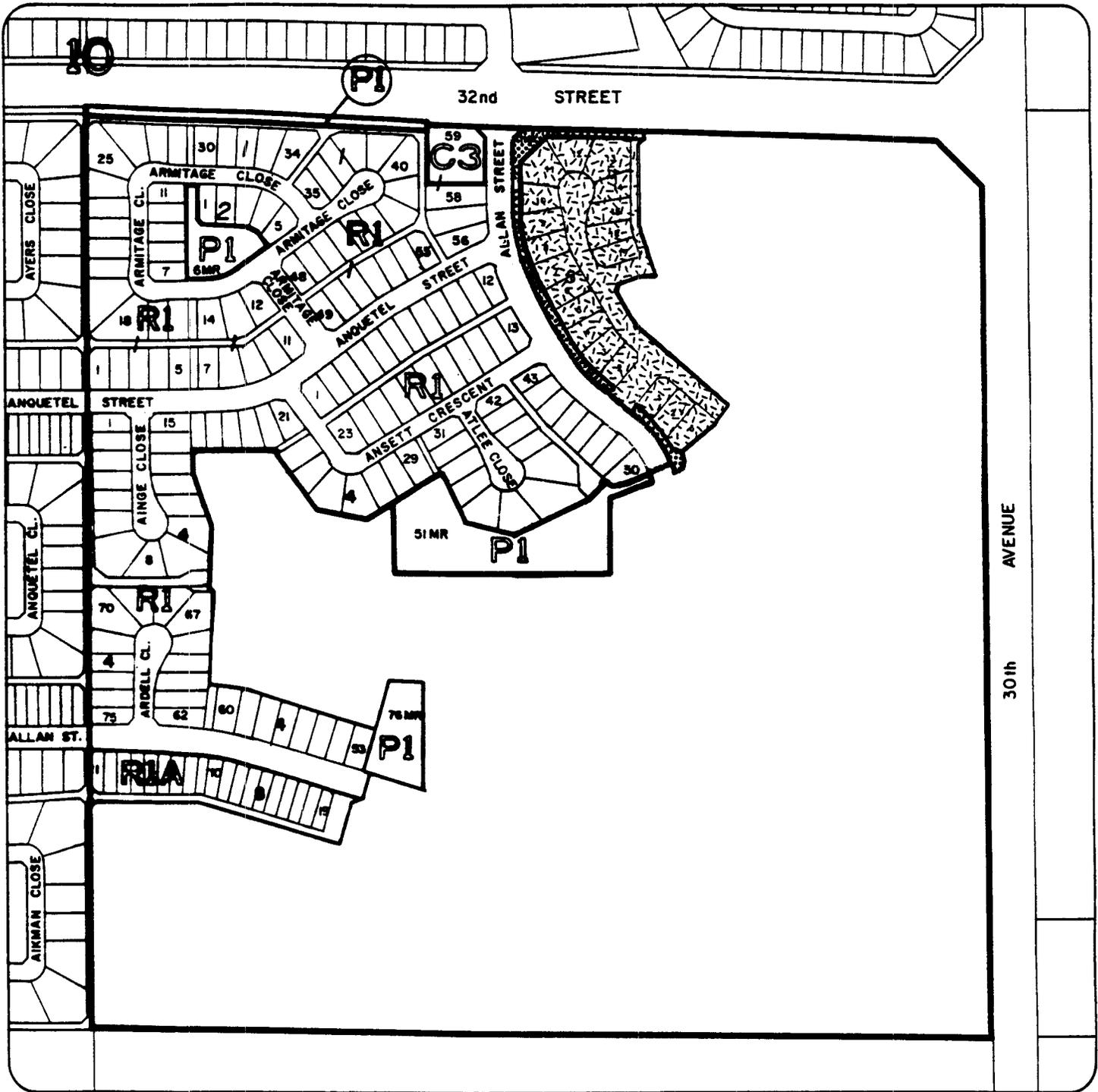


Kelly Kloss
City Clerk

KK/ds

City of Red Deer ⁻²⁵⁻ Land Use Bylaw
Land Use Districts

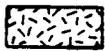
J6



scale in metres

MAP NO. 1/95

Bylaw No. 2672/F-95

Change from **A1** to **R1**  & **P1** 

Larry & Sharon LaClare
11 Mayberry Close Red Deer T4R 2A1

March 5 1995

The City of Red Deer
 PO Box 5008
 Red Deer T4N 3T4

ATTENTION: City Clerk

RE: AMENDMENT 2672/F-95

We have received your letter of 22 February informing us as adjacent property owners of the upcoming Public Hearing on the above.

We therefore exercise our privilege to tender our written representation on the matter.

We bought our property at 11 Mayberry Close from the City in 1986, assuming that since we were purchasing an executive pie lot in an exclusive close, we should expect those features to prevail for us to enjoy for a reasonable length of time into our futures.

When you approved the Victoria Park subdivision you granted commercial zoning for the property west of the one in question to be developed as a future service station and convenience store complex.

Meanwhile you have widened 32nd street into a major thoroughfare as part of the arterial route system for the city, sending high volumes to traffic including trucks and emergency vehicles past our bedroom windows.

Now you are on the brink of blessing us with low density multiple housing; even more immediately adjacent to us across 32nd.

We have a right as tax paying citizens of this city to expect our administration to give us fair treatment. After all you are merely servants undertaking our needs with our money to begin with. The greed of others does not always have to prevail!

Your intentions with regard to zoning as represented when you took our money, should be honoured as long as we own our property. Anything else is an infringement on our rights which public office does not give you privilege to do.

Sincerely,




PERSONAL LETTERS



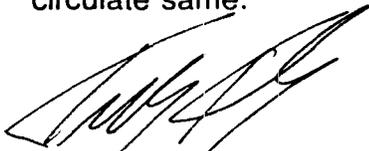
DATE: MARCH 14, 1995
TO: RED DEER REGIONAL PLANNING COMMISSION
FROM: CITY CLERK
RE: LAND USE BYLAW AMENDMENTS 2672/E-95 AND 2672/F-95

A Public Hearing was held at the Council Meeting of March 13, 1995 with regard to Land Use Bylaw Amendments 2672/E-95 and 2672/F-95. At this meeting said bylaws were given second and third readings, copies of which are attached hereto.

Land Use Bylaw Amendment 2672/E-95 provides for wall signs to be a discretionary use in the Land Use Bylaw.

Land Use Bylaw Amendment 2672/F-95 provides for the development of 19 single family parcels and 2 municipal reserve parcels within Anders East, Phase 4, by Anders East Developments Ltd. (c/o Al-Terra Engineering Ltd.).

I trust you will be forwarding to this office the amended Land Use Bylaw pages so we can circulate same.



KELLY KLOSS
City Clerk

KK/clr
attchs.

cc: Director of Development Services
Director of Community Services
Bylaws and Inspections Manager
City Assessor
Fire Chief
Public Works Manager
Council and Committee Secretary, S. Ladwig

**THE CITY OF RED DEER**

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 14, 1995

Al-Terra Engineering Ltd.
502, 5000 Gaetz Avenue
Red Deer, Alberta
T4N 6C2

Att: Martin Brocks

Dear Sir:

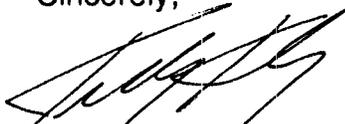
RE: LAND USE BYLAW AMENDMENT 2672/F-95, ANDERS EAST PHASE 4

Further to my letter of February 14, 1995 concerning Land Use Bylaw Amendment 2672/F-95, please be advised as follows.

Council of The City of Red Deer, at its meeting of March 13, 1995, held a Public Hearing concerning the above noted Land Use Bylaw Amendment. Following the Public Hearing, Land Use Bylaw Amendment 2672/F-95 received second and third readings, a copy of which is attached hereto.

If you have any questions or require additional information, please do not hesitate to contact the undersigned.

Sincerely,



KELLY KLOSS
City Clerk

KK/clr
attchs.

cc: Principal Planner
Council and Committee Secretary, S. Ladwig



*a delight
to discover!*

NO. 1

CS-4.557

DATE: March 7, 1995

TO: KELLY KLOSS
City Clerk

FROM: LOWELL R. HODGSON, Director
Community Services Division

RE: DOWNTOWN BICYCLE ROUTES

The memo from the Recreation, Parks & Culture Manager and the Engineering Department Manager describes an initiative to be undertaken this spring as the first step in addressing an issue of many years. The city of Red Deer is the envy of many other cities for our expansive trail system throughout the river valley and the connections to residential neighbourhoods. However, a significant void in our system has always been that of access for bicycles into the downtown.

This initiative to designate bicycle routes on downtown streets is a collaborative one and the ultimate addition of rest stops will further involve the corporate community. This example of working together should be commended.

Designating these streets as suitable for bicycle traffic will not eliminate all of the problems for the cyclist, nor for the motorist. Thus, an extensive public information campaign will be necessary to educate all users and to encourage respect, as well. This initiative, however, is necessary and a very significant step ahead in making out entire city more accessible for this mode of transportation.



LOWELL R. HODGSON

:dmg

c Don Batchelor, Recreation, Parks & Culture Manager
Bryon Jeffers, Director of Development Services
Ken Haslop, Engineering Department Manager

DATE: March 2, 1995

TO: KELLY KLOSS
City Clerk

FROM: DON BATCHELOR, Recreation, Parks & Culture Manager
KEN HASLOP, Engineering Department Manager

RE: DOWNTOWN BICYCLE ROUTES

Based on the Council approved recommendations in the Downtown Concept Plan, the Recreation, Parks & Culture Department and the Engineering Department are now in a position to proceed with Phase I of the Downtown Bicycle Route Project. This project has been pursued through a partnership with the Safe Community Project, the Towne Centre Association, the Red Deer Bicycle Club and the City of Red Deer.

Phase I entails the installation of pavement marking and roadside signage along 48 Street, 49 Avenue, 52 Avenue and 53 Avenue in the downtown area. (See attached) These new bicycle routes will allow safe access through the downtown area by the public, and will link with the existing Waskasoo Park Trail System.

The Red Deer Safe Community Project Committee has committed \$5,000, and the Towne Centre Association \$1,500. The City contribution of \$1,500 to this partnership project will be from the Trails Operating Budget.

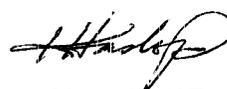
It is intended to have Phase I completed by April 30, 1995, with an opening to coincide with Better Biking Week. This will enable marketing and publicity for the project to relate to Better Biking. Phase II consists of five "Bicycle Rest Stops" around the perimeter of the downtown. (See attached) This phase will proceed when commercial sponsors are found for the advertising space on the kiosks which will fund the installation of the rest stops. It is intended to fund and install these rest stops commencing this summer. The total project will be monitored and evaluated over the course of 1995. If adjustments to signage or routes are necessary, they will be made as part of this pilot project.

The intention of this project is to provide identifiable and safe bicycle routes throughout the downtown that do not infringe on vehicle movement or parking. Implementation of this project through the established partnership and, as indicated on the attached plan, would enable approved recommendations in the Downtown Concept Plan, Bicycle Master Plan and the Community Services Master Plan to proceed.

RECOMMENDATION

That City Council receive this report as information.

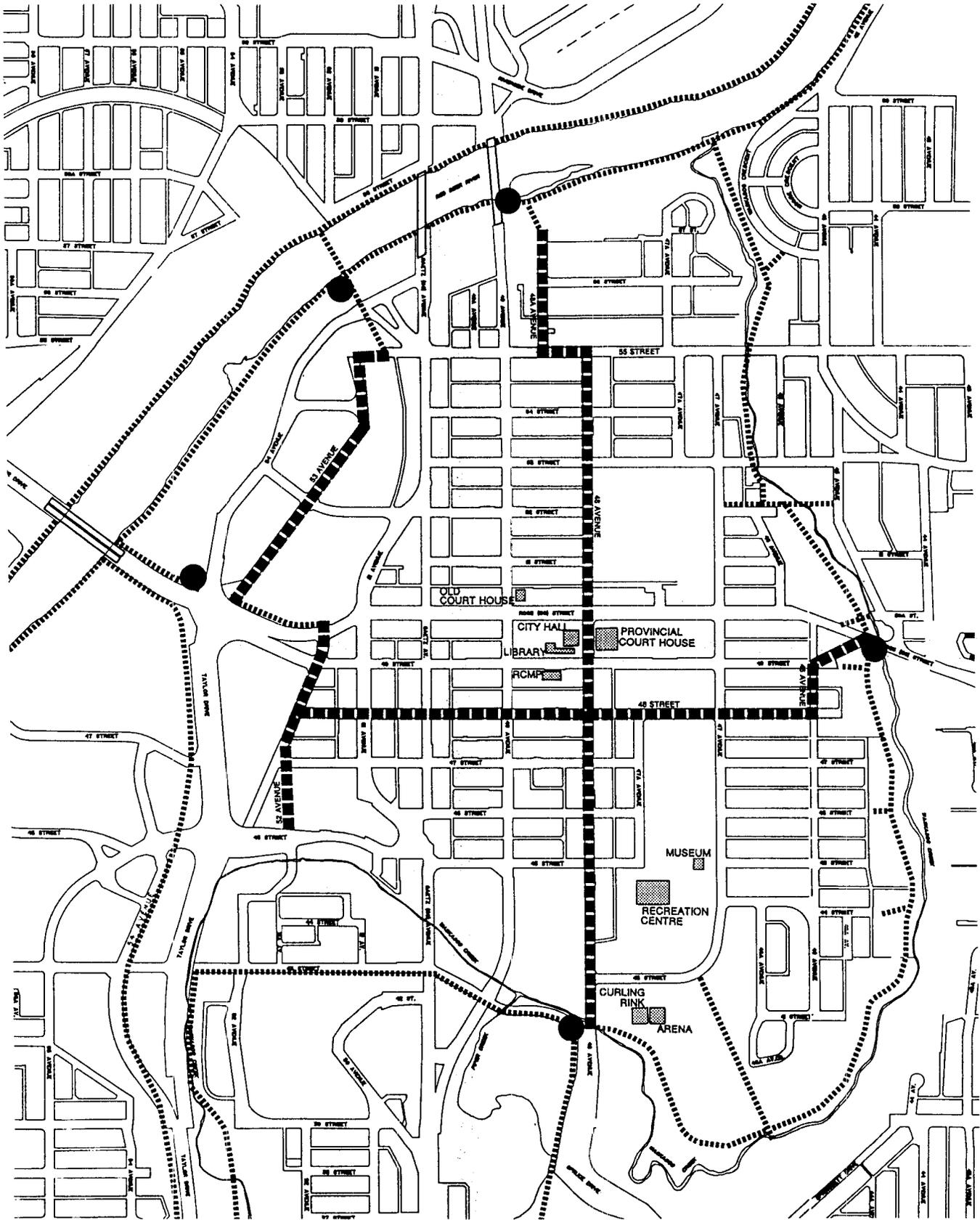

DON BATCHELOR


KEN HASLOP

:ad

Atts.

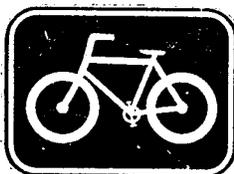
CITY OF RED DEER DOWNTOWN BICYCLE ROUTES



- ■ ■ ■ DOWNTOWN CYCLE ROUTES
- EXISTING TRAILS
- CYCLE REST STOPS

49 STREET

14.63m.



1B-23



48 AVENUE

BUS PARKING

TRAVEL LANES



PAINTED BICYCLE SYMBOL



METERED PARKING



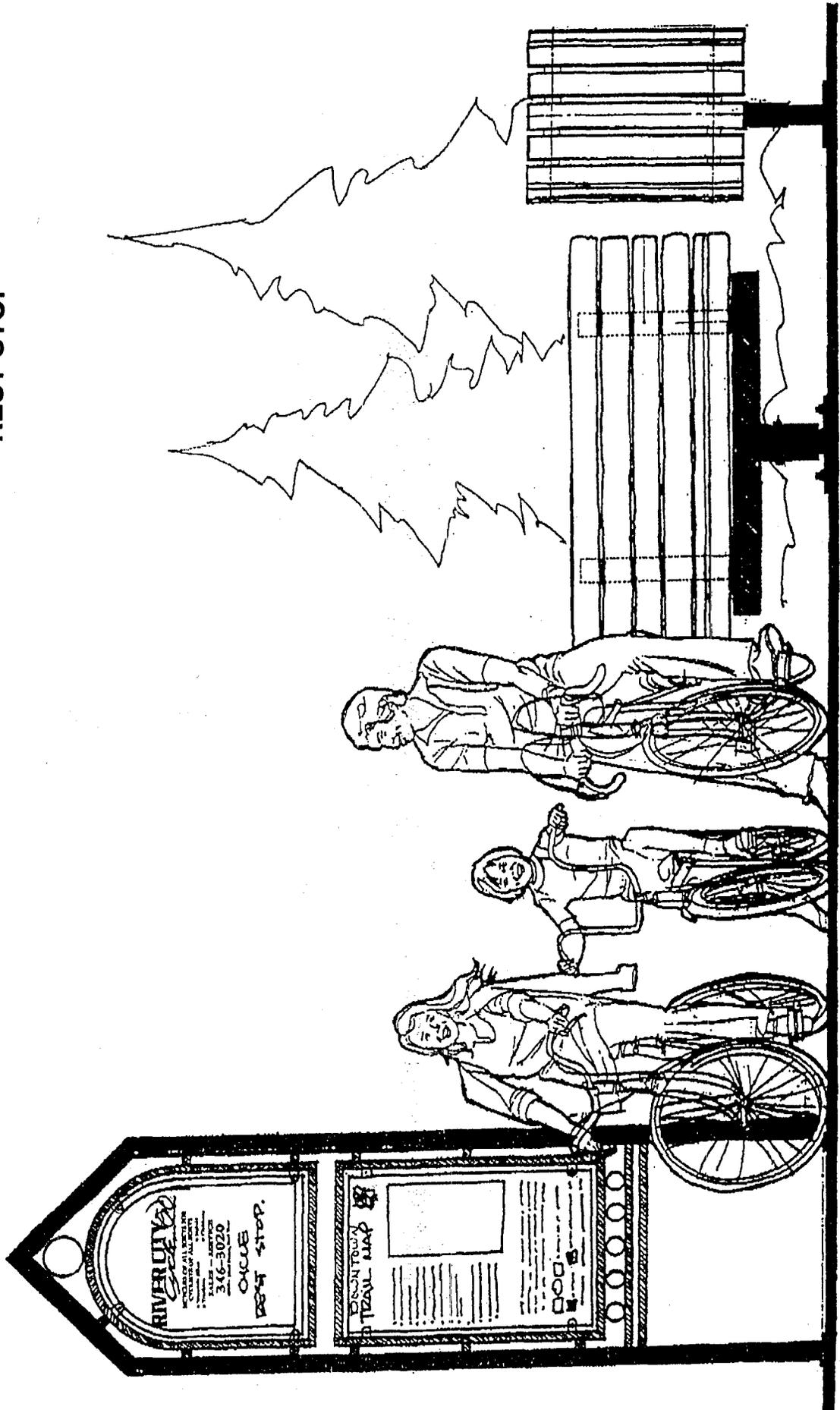
LOCATED APPROXIMATELY 1/3 THE TOTAL DISTANCE OF BLOCK

48 STREET

APPENDIX A

				DRAWN L.M.		THE CITY OF RED DEER ENGINEERING DEPARTMENT		APPROVED BY	
				DATE DEC./94		TYPICAL BIKE ROUTE SIGNING/MARKING		ENGINEER	
				SCALE N.T.S.				DRAWING NO.	
NO	DATE	REVISION	APP'D						

PROPOSED BICYCLE ROUTE REST STOP



COMMENTS

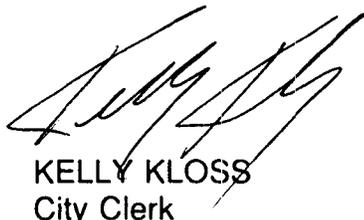
The attached is presented for Council's information. As indicated funding has been received for Phase I of this program, however Phase II will not commence until a source of funding has been identified and the funding is in place.

"M.C. DAY"
City Manager

DATE: MARCH 14, 1995
TO: DIRECTOR OF COMMUNITY SERVICES
FROM: CITY CLERK
RE: DOWNTOWN BICYCLE ROUTES

At the Council Meeting of March 13, 1995, consideration was given to your report dated March 7, 1995 concerning the above topic and at which meeting it was agreed that same be filed.

Thank you to the Recreation, Parks and Culture Manager, Engineering Department Manager and yourself for keeping Council up to date on these issues.



KELLY KLOSS
City Clerk

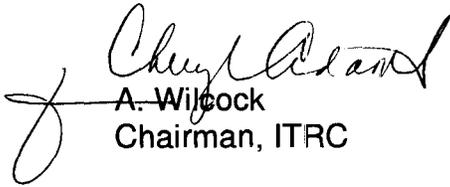
KK/clr

cc: Recreation, Parks and Culture Manager
Engineering Department Manager

NO. 2

DATE: March 7, 1995
TO: City Clerk
FROM: Information Technology Resources Committee
RE: ANALYSIS OF SAVINGS/EMPLOYEE INFORMATION SYSTEM

The attached report was submitted to the ITRC at their March 7, 1995 meeting. Same is being forwarded to Council for their information.


A. Wilcock
Chairman, ITRC

MEMORANDUM

DATE: February 10, 1995

TO: Alan Wilcock
Chairman, I.T.R.C.

FROM: Grant Howell
Personnel Manager

RE: Analysis of Savings - Employee Information System

Attached please find an analysis of the savings accrued during the first year of operation of our new Employee Information System.

You will note that we have identified \$95,710. in savings for the implementation year of the system. We believe this number to be conservative. In addition, we have been developing the basic structures for reporting requirements that we must comply with. Those structures will make reporting in subsequent years more accurate and easier and will result in our being able to produce reports on a more timely basis.

With the introduction of the network this year and with a decreasing amount of systems support being necessary over the next year, we expect these savings to grow slightly on an annual basis. That means the system will have paid for itself in approximately three years (probably slightly less).

One of the items that is very difficult to measure is the effect on employee morale and basic productivity. Our employees "love the system." Errors are detected and corrected prior to the release of the pay and complaints are down significantly. Requests for information are more easily managed and are usually closer to what the customer wants.

We are very pleased with this system. While we may not be on the "bleeding edge" in terms of the state of the art systems, we have taken a great stride and have implemented a modern, practical, cost effective system.

Please call me at 8149 if you have questions or need further information.



/rg

**EMPLOYEE INFORMATION SYSTEM
ANALYSIS OF FIRST YEAR SAVINGS
February 2, 1995**

The Employee Information System has been fully operational for a complete calendar year. It is a comprehensive and effective system that has integrated the Payroll and Human Resource Systems. It is now an interactive payroll/human resource system that produces employee pay on a timely, accurate basis and allows the import and export of information on a continuous basis. Information is now "input once - right".

Over the past year there have been some definite cost savings identified.

Item	Clerical & Admin Staff @ \$25/hr Systems & Supervisory Staff @ \$30/hr	Approximate Cost Savings
Input of Employee Information - "Input Once - Right" Initial input updates human resource information, payroll information, employee calendar information, fleet, etc.	150 hrs/yr @ \$25	\$3,750
Banked Overtime administered by the system - previously recorded and edited manually, plus manual journal vouchers were prepared.	390 hrs/yr @ \$25	\$9,750
Journal Entries produced by the system - manual completion of journal entries on previous system	260 hrs/yr @ \$25	\$6,500
Records of Employment (approximately 250 completed in 1994). UI Verification of Earnings Reports (approximately 100 per year). Completed in virtually half the time due to easier access to required information via on-screen inquiry	175 hrs/yr @ \$25	\$4,375
Direct Deposit of Pay - Significantly reduced the number of vacation advances required. Approximately one day per pay period was spent during the summer months on vacation advances on the old payroll system.	100 hr/yr @ \$25	\$2,500
More Informative Pay Vouchers - Significantly reduced the number of pay related inquiries. Earnings and deductions are properly represented on employee's pay voucher, they are not lumped together with other earnings/deductions thereby eliminating employee confusion and subsequent inquiries.	100 hrs/yr @ \$25	\$2,500
On-line inquiry access to historical pay information allows for quick resolution of queries related to prior pay period activity. Manual reference to pay registers and timesheets has been greatly reduced.		
A better service is being extended to civic employees.		

<p>Ease of setting up new Incomes and Deductions (eg. Employee Computer Purchases - previously would have had to have been included in miscellaneous deductions and manually maintained).</p> <p>System maintained limits on deductions either by a limit for all employees on the deduction or by specific limits for each employee. This is used for the purchase of prior service of pension, computer purchases, etc.</p>	<p>222 hrs/yr @ \$25</p>	<p>\$5,550</p>
<p>Accurately and quickly creates On-Demand Cheques eliminating costly manual preparation and reconciliation procedures. (86 On-Demand Cheques produced in 1994 at a savings of approximately one-half hour each.)</p> <p>Cheque calculation feature enables net pay to be forecasted for RRSP deductions, etc. providing a more informative estimate for employees of payroll changes.</p>	<p>43 hrs/yr @ \$25</p>	<p>\$1,075</p>
<p>Time Entry - Exception Pay Feature has reduced time entry by approximately 10 hours bi-weekly.</p> <p>Time entry has been customized to be user friendly so that users, not data entry experts, are able to input timesheet information. The distribution of time entry has been implemented in the Corporate Services Division and the Fire Department whereby time worked is entered into the system by the department. Data is edited at time of entry for such things as authorized incomes, job codes, reassignment job codes, overtime, earned day off and general ledger account numbers. Warnings are issued later in the pay cycle for over use of vacation or sick hours. Ownership of the data falls to the department resulting in time data being more accurate as it is recorded at the source. There is less room for error and a significant reduction in dual record keeping and paper flow.</p> <p>The distribution of time entry will not be expanded until the installation of the network due to a bottleneck on the present modem being used by the Fire Department.</p>	<p>260 hrs/yr @ \$25</p>	<p>\$6,500</p>
<p>Ease of implementing Collective Bargaining changes. The new EIS has the required flexibility to adapt to changing contract conditions without incurring major customization costs. For example the unpaid holiday for CUPE and EXEMPT staff was implemented within one pay cycle resulting in a savings of approximately \$27,000 on the unpaid holiday for Easter Monday, 1994.</p> <p>Quick financial projections quantifying dollar impacts of current and future negotiated items.</p>		<p>\$27,000</p>
<p>Vacation/Sick Accruals are system maintained. The previous system required manually tracking and changing accrual rates upon employee's reaching vacation plateaus (8, 15 and 24 years).</p> <p>Part-time vacation and sick accruals are based on actual hours worked and therefore are more accurate.</p> <p>Temporary employee's vacation pay is paid out each pay cycle eliminating the need to calculate vacation pay on terminations or at year-end.</p> <p>Edits are in place that provide warnings if an employee's sick or vacation hours exceed their accrual.</p>	<p>50 hrs/yr @ \$25</p>	<p>\$1,250</p>

<p>Automated, date sensitive process for enrolling employees into the correct benefit plans with pro-rated premium amounts for part-time employees. There are controls in place that enable an employee to be enrolled only into the benefits plans that they are eligible for. This results in the elimination of manual tracking of benefit eligibility and more accurate and cost effective administration of benefits.</p> <p>Mass changes in premium rates can be implemented within minutes.</p>	<p>26 hrs/yr @ \$25</p>	<p>\$650</p>
<p>Job Code Authorization - Employees must be authorized to a specific senior job code in order for the system to pay the senior rate. Greater security is provided on senior assigned rates.</p>		<p>\$10,000</p>
<p>Job Evaluation feature allows comparison queries on specific factors with similar type positions and the resulting projected salary effect. It is "appropriately" integrated with pay grades eliminating human error from pay rate creation to implementation.</p>		<p>\$5,000</p>
<p>Ad hoc reports created with the query tool in one-sixth of the time required by Computer Services to write a normal program for the old system. (68 Query Reports created in 1994 without the consultation of the Computer Services Department, approximate savings of two hours per report.)</p> <p>Facilitates easy access to database information using user-friendly "query" tools eliminating the need for programming expensive hard-coded reports. Easy import/export capabilities allowing the transfer of data across different systems including PC packages. (eg. Lotus, WordPerfect).</p> <p>Users are now able to quickly create their own queries or edit reports to ensure payroll is being processed properly or for specific requirements. Possible errors can be detected prior to payroll being completed.</p>	<p>136 hrs/yr @ \$35</p>	<p>\$4,760</p>
<p>Fire Service Pay administered by the system versus manually with the old system.</p>	<p>2 hrs/yr @ \$25</p>	<p>\$50</p>
<p>The Computer Services Department now only has to maintain one system. In the past, Computer Services was required to maintain two separate systems, one being the Payroll System and the other the Human Resource System. Problems of discrepancy between the two separate systems and redundancy of data have been solved.</p> <p>During 1994 Computer Services provided enhancements rather than patching an old system. A significant amount of time was spent in 1994 both in learning the AS400 and in customizing and enhancing Software 2000 to specific City of Red Deer requirements. The time spent now will result in future cost savings.</p> <p>Hours required by Computer Services for the Employee Information System are anticipated to be significantly reduced in 1995.</p>		
<p>Future dated transactions can be processed by the system eliminating the need for manually diarizing employee changes.</p>	<p>52 hrs/yr @ \$25</p>	<p>\$1,300</p>
<p>On-Line help provided by the new system greatly increases productivity by reducing the time spent looking through manuals. This resulted in significant savings during 1994 as employees were learning and becoming familiar with a new system.</p>	<p>50 hrs @ \$25</p>	<p>\$1,250</p>

<p>On-Screen analysis which includes Time and Attendance, Employee Calendars and Absence Analysis. Absence tracking and analysis allows the City to quickly ascertain trends or problems in its work force to maximize labour resources. These features were not available on the previous system.</p> <p>These are anticipated savings in the future as this has not been fully utilized during 1994.</p>		
<p>Daily time processing allows salary/wage and equipment usage costs to be passed to the general ledger on a daily basis allowing project managers to see updated project costs on a daily basis which has eliminated the previous three week delay.</p>	<p>78 Hrs @ \$25</p>	<p>\$1,950</p>
<p>1994 Estimated Cost Savings</p>		<p>\$95,710</p>

T-4 processing is presently underway and it is anticipated that it will go smoothly with significantly less manual adjustments and reconciliations required.

There are still features of the new Employee Information System that are not yet being utilized. It has the capability to monitor individual training progress, course scheduling and registrations, and employee health records. These are features that we will be pursuing during 1995.

The new system provides more effective administration of Human Resource and Payroll activities that has improved the accuracy and reliability of information. It provides the necessary security to restrict user access to data pertaining to the user. The automation of manual processes has greatly reduced the manual administration of information which has increased employee job satisfaction due to the fact that jobs are now more challenging and rewarding.

We expect the annual cost savings to increase as system requirements of Computer Services become less and when the network is in operation so that departments can effectively utilize information from the system.

DATE: MARCH 14, 1995
TO: PERSONNEL MANAGER
FROM: CITY CLERK
RE: ANALYSIS OF SAVINGS - EMPLOYEE INFORMATION SYSTEM

At the Council Meeting of March 13, 1995, consideration was given to your report dated February 10, 1995 concerning the above. At this meeting it was agreed that same be filed.

On behalf of Council, I would like to congratulate you on achieving the significant savings during the first year of operation of the new Employee Information System.



KELLY KLOSS
City Clerk

KK/clr

NO. 3

DATE: March 1, 1995

TO: Kelly Kloss, City Clerk

FROM: Alan Scott, Land and Economic Development Manager

RE: **MAJOR CONTINUOUS CORRIDOR PROJECT
REALIGNMENT OF 52 (KINGSMILL) AVENUE**
(see attached plan)

Due to the realignment of 52 Avenue and the creation of four new lots, it is necessary to facilitate this plan of subdivision by requesting the various road and lane closures as follows:

1. All that portion of 45 Street, Plan 3143 NY lying with Plan _____ containing 0.005 ha. more or less.
Excepting thereout all mines and minerals.
2. All that portion of lane, Plan 3143 NY lying within Plan _____ containing 0.075 ha. more or less.
Excepting thereout all mines and minerals.
3. All that portion of Kingsmill (52) Avenue, Plan 3732 P lying within Plan _____ containing 0.235 ha. more or less.
Excepting thereout all mines and minerals.
4. All that portion of Kingsmill (52) Avenue, Plan K lying within Plan _____ containing 0.002 ha. more or less.
Excepting thereout all mines and minerals.
5. All that portion of 'Addition to road' Plan 932-1030 lying within Plan _____ containing 0.005 ha. more or less.
Excepting thereout all mines and minerals.

To facilitate the plan of consolidation of remaining City lands within the block, two additional lane closures are required as follows:

6. All that portion of lane, Plan 6712 ET lying within Plan _____ containing 0.075 ha. more or less.
Excepting thereout all mines and minerals.

.../2

City Clerk
Page 2
March 1, 1995

7. All that portion of 'Addition to lane' Plan 812-0320 lying within Plan _____ containing 0.008 ha. more or less.
Excepting thereout all mines and minerals.

A sketch outlining the subject lands is attached herewith.

RECOMMENDATION

We recommend that City Council approve the above road and lane closures.



1/102 Alan V. Scott

PAR/mm

Att.

COMMENTS:

We recommend that Council proceed with first reading of the Road Closure Bylaw 3129/95.

"M.C. DAY"
City Manager



1A
PLAN 932 1030

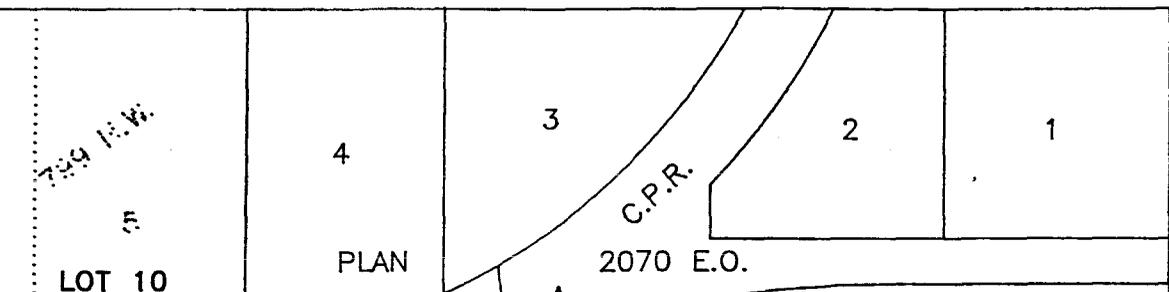
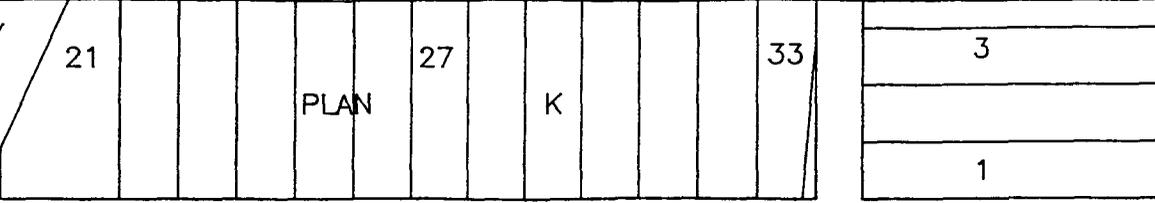
52nd (KINGSMILL)
AVENUE

52nd AVENUE

AVENUE

47th (ECCLES) STREET

51st (HOLT) AVENUE



LOT 12
(0.529 ha.)

C.N.R. PLAN 1925 E.O.
LOT 11

C.N.R. TRANSFER TRACK PLAN 1925 E.O.

PLAN 3143 N.Y.

PLAN 6712 E.T.

25-M.R. PLAN 812 0320

PLAN 922 2032

26
PLAN 872 2384

45th STREET

5

4

3

2

6

7

1

DATE: MARCH 14, 1995
TO: LAND AND ECONOMIC DEVELOPMENT MANAGER
FROM: CITY CLERK
**RE: ROAD CLOSURE BYLAW 3129/95, MAJOR CONTINUOUS CORRIDOR
PROJECT, REALIGNMENT OF 52 (KINGSMILL) AVENUE**

At the Council Meeting of March 13, 1995, consideration was given to your report dated March 1, 1995, concerning the above topic.

At this meeting, first reading was given to Road Closure Bylaw 3129/95, a copy of which is attached hereto.

This office will now proceed with advertising for a Public Hearing to be held on Monday, April 24, 1995 commencing at 7:00 p.m., or as soon thereafter as Council may determine.

Trusting you will find this satisfactory.

c. Rauech
KK KELLY KLOSS
City Clerk

KK/clr
attchs.

cc: Director of Development Services
City Assessor
Principal Planner
Parks Manager
Public Works Manager
Council and Committee Secretary, S. Ladwig

NO. 4

DATE: February 27, 1995
TO: City Clerk
FROM: E. L. & P. Manager
RE: Safety Codes Act of Alberta

The Alberta Safety Codes Act was proclaimed on October 1, 1994. At the same time a number of existing Safety Acts, including the Electrical Protection Act, were rescinded. A transition period of one year was permitted to enable industry to implement procedures which would be compliant with the new Act. The E. L. & P. Department is an affected industry which must now take steps to ensure compliance with the new legislation.

The Safety Codes Act initially classified all electrical work into one discipline. The Alberta utilities initiated discussions with Alberta Labor and the Safety Codes Council which resulted in the recognition of the electrical "utility" as being a distinct area within the electrical discipline. This distinction recognized that utilities, unlike an electrical contractor, have a life-time vested interest in the facilities which they construct, maintain and own and that utilities have always inspected their own work with extremely little inspection being done by Alberta Labor. This special recognition will enable the utilities to become compliant with the new Act in a manner which is economical, efficient and reduces red-tape to an absolute minimum.

In the past, the inspection of our utility construction was the responsibility of the Alberta Department of Labor at no cost to the E. L. & P. Department. The inspection of work completed by electrical contractors and electricians with respect to residential, commercial and industrial projects was also the responsibility of Alberta Labor who assessed a fee at the time the permit was issued. These past practises are now being phased out. The new Safety Codes Act will establish a comprehensive system of public safety through a partnership between industry, municipalities, owners and the provincial government with the latter being responsible for very little or no cost.

There are three alternatives which will enable the E. L. & P. Department to become compliant with the new Act in the discipline of Electrical-Utility:

- 1) Apply for Accreditation to administer the Safety Codes Act and use existing E. L. & P. staff as Safety Codes Officers to carry out the inspections.
- 2) Apply for Accreditation to administer the Safety Codes Act and contract with an Accredited Agency to provide the Safety Codes Officers to carry out the inspections.
- 3) As a default to the above alternatives, have Alberta Labor administer the Safety Codes Act and complete the necessary inspections, likely through a contract with an Accredited Agency, with all administration and inspection costs being billed to the E. L. & P. Department.

City Clerk
 Page 2
 February 27, 1995

The alternative which is considered to be the least cost and most efficient is alternative #1. Two existing E. L. & P. Supervisory staff already do the necessary inspections but without the formal documentation which will be required. These two people will be required to complete the initial mandatory training for all Safety Codes Officers at a cost of not over \$1,000. The E. L. & P. Department will have to pay an annual Accreditation Fee of \$1,500. towards the operating cost of the Safety Codes Council. The benefits of alternative #1 are no permit fees, no additional staff requirement, no contractual fees, a greater formal commitment to safety by our existing supervisory staff, and the integration of safety inspection and construction into one effective and efficient operation. This alternative is essentially the formalization of what the E. L. & P. Department have been doing in the past.

It should be noted that the above changes within the E. L. & P. Department refer only to the "Electrical-Utility" discipline and exclude any involvement with the Electrical discipline in residential, commercial and industrial projects. The E. L. & P. Department could not possibly handle this work with existing staff and, furthermore, I believe that these inspections would best be handled by inspectors who are not part of the electric utility. This separation of inspection authority would avoid any possible conflict of interest between the utility and the electrical contractors and electricians. The City's Bylaws and Inspection Department is currently reviewing their possible involvement in the non-utility electrical discipline.

The E. L. & P. Department 1995 Budget and the Three Year Business Plan both make provision for the above noted requirements.

RECOMMENDATION

It is recommended that the E. L. & P. Department apply for Accreditation to administer the Safety Codes Act in the discipline of Electrical Utility and to qualify two existing staff members as Safety Codes Officers.



A. Roth,
 Manager

AR/jjd

p.c. Director Development Services
 Bylaws & Inspections Manager

COMMENTS

We concur with the recommendation of the E.L. & P. Manager.

"M.C. DAY"
 City Manager

DATE: MARCH 14 1995
TO: E. L. & P. MANAGER
FROM: CITY CLERK
RE: SAFETY CODES ACT OF ALBERTA

At the Council Meeting of March 13, 1995, consideration was given to your report dated February 27, 1995, concerning the above topic and at which meeting the following resolution was passed:

"RESOLVED that Council of The City of Red Deer having considered report from the E. L. & P. Manager dated February 27, 1995, re: Safety Codes Act of Alberta, hereby authorizes the E. L. & P. Department to apply for accreditation to administer the Safety Codes Act in the discipline of electrical utilities and to qualify two existing staff members as Safety Codes Officers, and as presented to Council March 13, 1995."

The decision of Council in this instance is submitted for your information and appropriate action. Trusting you will find this satisfactory.



KELLY KLOSS
City Clerk

KK/clr

cc: Director or Development Services
Bylaws and Inspections Manager

NO. 5

DATE: March 6, 1995

TO: City Clerk

FROM: Engineering Department Manager
Public Works Manager

RE: **PUBLIC WORKS AND ENGINEERING DEPARTMENT
CANADA/ALBERTA INFRASTRUCTURE WORKS**

On December 19, 1994, Council approved a reallocation of funds within the Infrastructure Program. This report is intended to provide Council with additional information with respect to project descriptions and the reasons for the budget revisions. It also recommends some further reallocations of a smaller magnitude.

In general, the changes are a result of recommendations from preliminary design studies done for the water system and the bridges, full or partial completion of some projects in 1994, and a closer assessment of the project priorities in light of the remaining funds available under the program. As indicated in our December 15, 1994 report, our original applications were made expediently, without the benefit of preliminary design information.

Attached are two tables of the Infrastructure projects in question that outline the reallocation of funds. The first table lists the project budgets approved by Council and used in our original program applications. The second table lists the revised project budgets and proposed reallocation of funds. Subject to Council approval, these amounts will be used in the revised Infrastructure Works Program applications.

The following is a more detailed outline of the projects:

A. PROJECTS ADMINISTERED BY THE ENGINEERING DEPARTMENT

1. East Hill Booster Station Upgrade - File 01301

The current application has been reduced from \$470,710 to \$200,000, to cover the cost of an increase in pumping capacity at the East Hill Pumping Station only. This pumping station will now serve a much larger area, as the East Hill Pressure Zone will be expanded to include the Bower, Sunnybrook, Mountview, Grandview, and Michener Hill Subdivisions, and areas east thereof. Pump capacity will be increased from 200 l/s to 430 l/s.

City Clerk
March 6, 1995
Page 2

2. Mountview Pumping and Pressure Zone Conversion - File 01324

The scope of this project has been expanded to include the following key items:

- a. Conversion of the Mountview pumping system to serve the East Hill Pressure Zone. This will allow pressure boosting from the Water Treatment Plant (WTP) Zone as well as pumping from the Mountview Reservoir to the higher East Hill pressure zone. This station is currently only capable of pumping from the Mountview Reservoir to the lower WTP zone. Note that the Water Tower will continue to serve the WTP zone.
- b. Pumphouse addition and installation of a diesel generator to provide a back-up power supply to the pumps. This is required primarily for fire protection during a power outage, and is recommended by the Fire Underwriters Survey.
- c. Water main extensions across Gaetz Avenue at 33 Street, along 35 Street adjacent to the Water Tower, and across Piper Creek from Sunnybrook to Bower. These extensions are required because of the pressure zone changes to improve flow capacities in these parts of the distribution system. The Sunnybrook/Bower connection will be routed along an existing bike path and through open areas to avoid damaging trees in the park. The design for this connection has been reviewed by the Environmental Advisory Board.

3. New Water Reservoir at the Water Treatment Plant - File 01325

This project involves the construction of a 7,300 cubic metre water reservoir on a site currently occupied by a power substation across the street from the Water Treatment Plant. Because of its proximity to the WTP and because the substation was planned to be decommissioned in the very near future, the City owned site was considered to be well suited for the reservoir. The reservoir will be approximately 9 m high and 35 m in diameter. The bottom half of the reservoir will be buried and the top half will be architecturally treated with brick and stucco. The architectural plans will be reviewed by the Municipal Planning Commission. Water reservoirs are required to store domestic water for use during peak hour flows and fire fighting demands. The new reservoir is needed to serve our ever-increasing population. This project will also include piping to and from the WTP and a low lift pump for filling the reservoir.

4. Sanitary Trunk River Crossing - File 01316

This project involves twinning of an existing sanitary sewer across the river that has reached its capacity. The new line will be sized to accommodate future growth in the East Hill. The budget has been increased slightly to include computer modelling of the sanitary sewer system and some predesign work.

City Clerk
March 6, 1995
Page 3

5. Sanitary Trunk along 55 Street and 45 Avenue - File 01317

After monitoring flows in the existing sewer along this alignment this past summer, it was felt that twinning of this section could be deferred for a few years. Computer modelling and further flow monitoring will help us determine when this work will be required. It was felt that the available funding could be better utilized for the water system improvements noted above.

6. 57 Avenue (32 Street to 35 Street) Road Reconstruction - File 01322

The budget has been reduced to reflect the actual costs of this completed road reconstruction project.

7. Pavement Rehabilitation - File 01328

This project involves asphalt overlays, asphalt recycling, and reconstruction for various sections of roadway in the City. A preliminary list of the various road locations and estimated repair costs is attached. The 1995 work may change somewhat, as we are still assessing the priority locations. Over half of this project was completed in 1994. The project scope and budget has increased approximately 6% since our original application.

8. Bridge Maintenance - File 01329

This project involves repairs to various bridges in the City. A preliminary list of the bridge locations and estimated repair costs is attached. This work may change somewhat during the detailed design process. The project scope and budget has increased approximately 17% since our original application, based on testing, inspections, and preliminary design information provided by our consultant earlier this year.

B. PROJECTS ADMINISTERED BY THE PUBLIC WORKS DEPARTMENT

1. Water Treatment Plant Upgrades - File 01308

The new budget is reduced by \$50,000, which has been transferred to the Mountview Pumping and Pressure Zone Conversion Project. This work involves filter work at the No. 2 Water Treatment Plant and refurbishing the No. 1 Water Treatment Plant to improve its validity as a standby facility. As our water demand grows the No.1 Plant will become a "base demand" plant. The No. 1 Plant will supply a constant 4 million gallons per day of water. The No. 2 Plant will accommodate the fluctuations in demand. This project also includes a force main to handle emptying clarifiers when we change treatment processes.

City Clerk
March 6, 1995
Page 4

2. Water Main Replacement near 48 Avenue Bridge - File 01309

The contractor's costs for this water main relay were significantly higher than originally thought. The detailed design process required more field work than we initially anticipated. The pipe which was replaced, was an old one which runs under the creek and would have been much more difficult to replace after the construction of the new bridge. The work remaining involves abandoning an unneeded 100 mm line and connecting a hydrant to the new one.

3. Airport Hydrant - File 01313

The budget has been reduced to reflect the actual costs of the completed project. This involved a new hydrant for increased fire protection as recommended by the Fire Department several years ago.

4. Sanitary Sewer Replacement - File 01303

We have reduced this program to allow funds to be reallocated to the Bower Services Project. The remaining funds will allow us to relay some of the sewers in the Sunnybrook area, which are infested with tree roots. This is an ongoing program which will likely never be 100% complete. This program will allow us to deal with locations where main blockages may occur and avoid potential property damage due to sewer backups.

5. 42 Avenue (South of 77 Street) Road Reconstruction - File 01302

It had been our intent to construct some ditches and do some regrading to improve the drainage in this area. We found that, due to the grades, only some minor regrading could take place. The final solution will be the installation of storm sewer when storm mains are available in the area. Storm sewer work is not included in this budget allowance.

6. Public Works Garage and Airport Terminal Roof Replacements - Files 01306 and 01312

These revised budgets reflect the actual costs once tenders were called. Existing roofing was in an advance stage of deterioration.

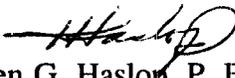
7. Bower Place Services - File 01307

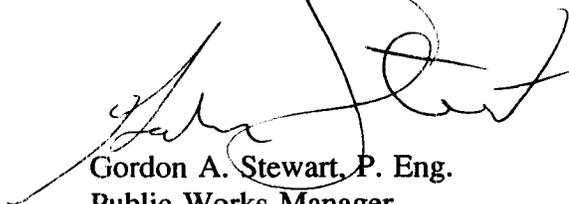
The new budget is the estimated cost to complete these service replacements. The program is 85% complete and is required due to material failure and potential leaks of the water services.

City Clerk
March 6, 1995
Page 5

RECOMMENDATION

1. We respectfully request that Council approve the re-allocation of the Infrastructure Works funds as outlined on the attached table entitled "Funding Based on Revised Infrastructure Applications" and dated February 15, 1995.
2. We also request that Council provide the Administration the authority to make small re-allocations of funds between projects, provided that the overall budget of \$7,685,157 is not exceeded and that no new projects are added without Council approval.


Ken G. Haslop, P. Eng.
Engineering Department Manager


Gordon A. Stewart, P. Eng.
Public Works Manager

TCW/GAS/cm
Att.

c.c. Director of Corporate Services
c.c. Director of Development Services

EXISTING FUNDING BASED ON ORIGINAL INFRASTRUCTURE APPLICATIONS				
FILE #	PROJECT NAME	PROJECT COST	FED/PROV GRANT	CITY COST
PROJECTS ADMINISTERED BY ENGINEERING DEPT.				
01301	Water Distribution System Upgrades	470,710	304,666	166,044
01316	Sanitary Trunk River Crossing	515,000	333,334	181,666
01317	Sanitary Trunk along 55 St and 45 Av	1,030,000	666,666	363,334
01322	57 Av (32 St to 35 St) Road Reconstruction	329,600	213,334	116,266
01324	Mountview Pump Stn & Pressure Conversion	206,000	133,334	72,666
01325	WTP Reservoir and Pumping Station	1,442,000	933,334	508,666
01328	Pavement Rehabilitation	721,000	466,666	254,334
01329	Bridge Maintenance	443,300	286,934	156,366
PROJECTS ADMINISTERED BY PUBLIC WORKS DEPT.				
01303	Sanitary Sewer Main Replacement	409,300	266,666	142,634
01304	42 Av (south of 77 St) Road Reconstruction	31,900	21,066	10,834
01306	Public Works Garage Roof Replacement	137,975	89,332	48,643
01307	Bower Place Water Service Renewals	351,170	233,330	117,840
01308	Water Treatment Plant Upgrades	1,442,000	933,332	508,668
01309	Watermain Replacement near 48 Av Bridge	51,500	33,332	18,168
01312	Airport Terminal Roof	41,080	26,666	14,414
01313	Airport Hydrant	47,432	31,332	16,100
--	Unallocated funds		17,629	
TOTALS:		7,669,967	4,990,953	2,696,643

FUNDING BASED ON REVISED INFRASTRUCTURE APPLICATIONS				
FILE #	REVISED PROJECT NAME	REVISED PROJECT COST	REVISED FED/PROV GRANT	REVISED CITY COST
PROJECTS ADMINISTERED BY ENGINEERING DEPT.				
01301	East Hill Booster Station Upgrade	200,000	129,400	70,600
01316	Sanitary Trunk River Crossing	615,000	397,800	217,200
01317	Project Deleted	0	0	0
01322	57 Av (32 St to 35 St) Road Reconstruction	297,000	196,000	101,000
01324	Mountview Pumping and Pressure Zone Conversion	1,000,000	650,666	349,334
01325	New Water Reservoir at WTP	1,800,000	1,164,400	635,600
01328	Pavement Rehabilitation	761,200	493,266	267,934
01329	Bridge Maintenance	520,000	337,066	182,934
PROJECTS ADMINISTERED BY PUBLIC WORKS DEPT.				
01303	Sanitary Sewer Main Replacement	312,657	205,865	106,792
01304	42 Av (south of 77 St) Road Reconstruction	5,000	3,292	1,708
01306	Public Works Garage Roof Replacement	110,000	71,197	38,803
01307	Bower Place Water Service Renewals	450,000	296,296	153,704
01308	Water Treatment Plant Upgrades	1,392,000	900,971	491,029
01309	Watermain Replacement near 48 Av Bridge	130,000	84,142	45,858
01312	Airport Terminal Roof	61,000	39,482	21,518
01313	Airport Hydrant	31,300	20,609	10,691
TOTALS:		7,685,157	4,990,453	2,694,704

Difference between Original and Revised Funding:	(15,190)	500	1,939
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EXISTING FUNDING BASED ON ORIGINAL INFRASTRUCTURE APPLICATIONS										
FILE #	PROJECT NAME	PROJECT COST	FED/PROV GRANT	EL&P RESERVE	FUNDING FOR CITY SHARE					
					WATER UTILITY		SEWER UTILITY		GENERAL BUDGET	
					1994	1995	1994	1995	1994	1995
PROJECTS ADMINISTERED BY ENGINEERING DEPT.										
01301	Water Distribution System Upgrades	470,710	304,666	166,044						
01316	Sanitary Trunk River Crossing	515,000	333,334					181,666		
01317	Sanitary Trunk along 55 St and 45 Av	1,030,000	666,666					363,334		
01322	57 Av (32 St to 35 St) Road Reconstruction	329,600	213,334	6,466					109,800	
01324	Mountview Pump Stn & Pressure Conversion	206,000	133,334			72,666				
01325	WTP Reservoir and Pumping Station	1,442,000	933,334	508,666						
01328	Pavement Rehabilitation	721,000	466,666	84,445					94,889	75,000
01329	Bridge Maintenance	443,300	286,934						54,900	101,466
PROJECTS ADMINISTERED BY PUBLIC WORKS DEPT.										
01303	Sanitary Sewer Main Replacement	409,300	266,666					142,634		
01304	42 Av (south of 77 St) Road Reconstruction	31,900	21,066						10,834	
01306	Public Works Garage Roof Replacement	137,975	89,332						48,643	
01307	Bower Place Water Service Renewals	351,170	233,330		100,000	17,840				
01308	Water Treatment Plant Upgrades	1,442,000	933,332	8,668	500,000					
01309	Watermain Replacement near 48 Av Bridge	51,500	33,332			18,168				
01312	Airport Terminal Roof	41,080	26,666						14,414	
01313	Airport Hydrant	47,432	31,332						16,100	
--	Unallocated funds		17,629							
TOTALS:		7,669,967	4,990,953	774,289	600,000	108,674	0	687,634	349,580	176,466

FUNDING BASED ON REVISED INFRASTRUCTURE APPLICATIONS										
FILE #	REVISED PROJECT NAME	REVISED PROJECT COST	REVISED FED/PROV GRANT	EL&P RESERVE	REVISED FUNDING FOR CITY SHARE					
					WATER UTILITY		SEWER UTILITY		GENERAL BUDGET	
					1994	1995	1994	1995	1994	1995
PROJECTS ADMINISTERED BY ENGINEERING DEPT.										
01301	East Hill Booster Station Upgrade	200,000	129,400	70,600						
01316	Sanitary Trunk River Crossing	615,000	397,800					217,200		
01317	Project Deleted	0	0							
01322	57 Av (32 St to 35 St) Road Reconstruction	297,000	196,000	6,466					94,534	
01324	Mountview Pumping and Pressure Zone Conversion	1,000,000	650,666	145,342		203,992				
01325	New Water Reservoir at WTP	1,800,000	1,164,400	635,600						
01328	Pavement Rehabilitation	761,200	493,266	84,445					109,069	74,420
01329	Bridge Maintenance	520,000	337,066	13,531					68,433	100,970
PROJECTS ADMINISTERED BY PUBLIC WORKS DEPT.										
01303	Sanitary Sewer Main Replacement	312,657	205,865					106,792		
01304	42 Av (south of 77 St) Road Reconstruction	5,000	3,292						1,708	
01306	Public Works Garage Roof Replacement	110,000	71,197						38,803	
01307	Bower Place Water Service Renewals	450,000	296,296		135,400	18,304				
01308	Water Treatment Plant Upgrades	1,392,000	900,971		491,029					
01309	Watermain Replacement near 48 Av Bridge	130,000	84,142		8,971	36,887				
01312	Airport Terminal Roof	61,000	39,482						21,518	
01313	Airport Hydrant	31,300	20,609						10,691	
TOTALS:		7,685,157	4,990,453	955,984	635,400	259,182	0	323,992	344,755	175,390

Difference between Original and Revised Funding:	(15,190)	500	(181,695)	(35,400)	(150,508)	0	363,642	4,825	1,076
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CANADA / ALBERTA INFRASTRUCTURE WORKS					
1994 PAVEMENT REHABILITATION PROGRAM					
Item	Location	From	To	Type of Work	Cost
1.	Hewson Av	Hamilton Dr	Horn St	Road Reconstruction	\$67,400
2.	Hamilton Dr.	61 Av	Dawe School	Sidewalk repairs and asphalt overlay	\$31,200
3.	57 St	Kerry Wood Dr	60 Av	Sidewalk repairs and asphalt overlay	\$26,400
4.	46 St	48 Av	49 Av	Sidewalk repairs and asphalt overlay	\$8,600
5.	47A Av	55 St	57 St	Sidewalk repairs and asphalt overlay	\$17,400
6.	56 St	48a Av	47a Av	Sidewalk repairs and asphalt overlay	\$32,500
7.	34 St	44a Av	43 Av	Sidewalk repairs and asphalt overlay	\$23,100
8.	Wilson Cr	57 Av	Wishart St	Sidewalk repairs and asphalt overlay	\$70,300
9.	Wiltshire Blvd	West end	Wilton Cr (W. leg)	Sidewalk repairs and asphalt overlay	\$49,100
10.	Horn Cr	Horn St (east)	Horn St (west)	Sidewalk repairs and asphalt overlay	\$28,400
11.	Bettenson St	Barrett Dr (east)	Barrett Dr (west)	Sidewalk repairs and asphalt overlay	\$39,600
12.	Shamrock Cl	Sherwood Cr	South end	Sidewalk repairs and asphalt overlay	\$9,800
13.	38 St	55 Av	54 Av	Sidewalk repairs and asphalt overlay	\$22,900
14.	Stanley Cr	Selkirk Blvd	West end	Sidewalk repairs and asphalt overlay	\$4,100
Total 1994 Pavement Rehabilitation:					\$430,800
1995 PAVEMENT REHABILITATION PROGRAM					
Item	Location	From	To	Type of Work	Cost
1.	43 Av	32 St	39 St	Sidewalk repairs and asphalt recycling	\$57,500
2.	Oldbury Ave	Oleander Dr	Ogden Av	Sidewalk repairs and asphalt overlay	\$13,900
3.	78 St	Gaetz Av	48 Av	Sidewalk repairs and asphalt overlay	\$48,800
4.	48 Ave	78 St	79 St	Sidewalk repairs and asphalt overlay	\$48,700
5.	42 Ave	35 St	39 St	Sidewalk repairs and asphalt overlay	\$24,700
6.	Wallace Cres	55 Av	East end	Sidewalk repairs and asphalt overlay	\$23,800
7.	57 St Loop	47a Av (north)	47a Av (south)	Sidewalk repairs and asphalt overlay	\$17,200
8.	Moore Cres	45 Av (north)	45 Av (south)	Sidewalk repairs and asphalt overlay	\$9,200
9.	45 Ave	35 St	37 St	Sidewalk repairs and asphalt overlay	\$17,500
10.	37 Ave	39 St	44 St	Sidewalk repairs and asphalt overlay	\$41,000
11.	33 St	47 Av	49 Av	Sidewalk repairs and asphalt overlay	\$24,400
12.	Gaetz Ave	46 St	47 St	Repair rutted areas	\$3,700
Total 1995 Pavement Rehabilitation:					\$330,400
Total Pavement Rehabilitation Program:					\$761,200

CANADA/ALBERTA INFRASTRUCTURE WORKS

1995 BRIDGE MAINTENANCE PROGRAM

A. CAPITAL WORKS	BUDGET
1. Structure No. 5 - 49 Avenue/Waskasoo Creek	\$ 42,950
2. Structure No. 11 - 49 Avenue/Red Deer River	\$ 19,700
3. Structure No. 13 - 60 Street Underpass/Gaetz Avenue	\$ 18,000
4. Structure No. 14 - 55 Street/Waskasoo Creek	\$ 6,000
5. Structure No. 16 - 67 Street/Red Deer River	\$ 55,000
6. Structure No. 17 - 67 Street/CNR Overpass	\$ 3,400
7. Structure No. 18 - Ross Street/Waskasoo Creek	\$ 7,600
8. Structure No. 19 - Gaetz Avenue/Red Deer River	\$ 22,750
9. Structure No. 21 - Southbound Taylor Drive/Red Deer River	\$121,150
10. Structure No. 22 - Fairbanks Pedestrian Overpass	<u>\$ 1,800</u>
Subtotal	\$298,350
Add: Mobilization, GST, and Contingency	<u>\$ 37,950</u>
Total Capital Works	\$336,300

B.	CITY WORKS	BUDGET
1.	Structure No. 2 - 32 Street/Piper Creek Culvert	\$ 1,300
2.	Structure No. 4 - 43 Street/Piper Creek Culverts	\$ 4,500
3.	Structure No. 6 - Gaetz Avenue/Waskasoo Creek	\$ 9,350
4.	Structure No. 8 - 52 Avenue 45 Street Loop/Waskasoo Creek Culvert	\$ 1,250
5.	Structure No. 11 - 49 Avenue/Red Deer River	\$ 8,000
6.	Structure No. 13 - 60 Street Underpass/Gaetz Avenue	\$ 600
7.	Structure No. 14 - 55 Street/Waskasoo Creek	\$ 500
8.	Structure No. 16 - 67 Street/Red Deer River	\$ 900
9.	Structure No. 18 - Ross Street/Waskasoo Creek	\$ 500
10.	Structure No. 19 - Gaetz Avenue/Red Deer River	\$ 2,850
11.	Structure No. 21 - Taylor Drive Southbound/Red Deer River	\$ 14,700
12.	Structure No. 22 - Taylor Drive/Fairbanks Pedestrian Bridge	<u>\$ 250</u>
	Total City Works	\$ 44,700

C. ENGINEERING CONSULTANT SERVICES	BUDGET
1. Inspection, Testing, and Predesign for 1995 Bridge Maintenance Program	\$ 44,000
2. Testing and Monitoring	\$ 20,400
3. Advisory Services for City Works	\$ 1,750
4. Engineering for Capital Works Structures 11, 13, 14, 16, 18, 19, 21, and 22	\$ 72,850
Total Engineering	<u>\$139,000</u>
Total Bridge Maintenance Program	\$520,000

COMMENTS:

We concur with the recommendation of the Engineering Department Manager that Council approve the reallocation of funds as outlined and authorize the administration to make reallocations between projects if necessary within the overall approved budget. As indicated by the Engineering Department Manager, these reallocations have proved necessary because, in the interests of expediency, our original applications were based on very preliminary data.

"M.C. DAY"
City Manager

DATE: MARCH 14, 1995

**TO: ENGINEERING DEPARTMENT MANAGER
PUBLIC WORKS MANAGER**

FROM: CITY CLERK

**RE: PUBLIC WORKS AND ENGINEERING DEPARTMENT -
CANADA/ALBERTA INFRASTRUCTURE WORKS**

At the Council Meeting of March 13, 1995, consideration was given to your report dated March 6, 1995 concerning the above topic and at which meeting the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered report from the Engineering Department Manger and Public Works Manager dated March 6, 1995, re: Public Works and Engineering Department - Canada/Alberta Infrastructure Works Program, hereby agrees as follows:

1. That the reallocation of infrastructure works funds as outlined on the table entitled, 'Funding Based On Revised Infrastructure Applications', as submitted with the above noted report, be approved; and
2. That the Administration be authorized to make reallocations between projects, if necessary, within the overall approved Infrastructure Works Budget,

and as presented to Council March 13, 1995."

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

Trusting you will find this satisfactory.


KELLY KLOSS
City Clerk

KK/clr

cc: Director of Corporate Services

DATE: February 13, 1995

TO: KELLY KLOSS
City Clerk

FROM: GILLIAN LAWRENCE, Chair
Municipal Integration Strategy Team

RE: MUNICIPAL INTEGRATION STRATEGY - 3RD ANNUAL REVIEW

Attached is the 3rd Annual Report pertaining to the Municipal Integration Strategy which is a City policy to promote the positive integration of persons with physical and mental disabilities into programs and services for which the City is responsible.

The Annual Report is a compilation of brief reports submitted by Department Heads to the Municipal Integration Strategy Team in December 1994. It includes the following sections:

- 1) Comments and Highlights of the 1994 Accomplishments.
- 2) Department Objectives for 1995.
- 3) Incremental Capital and Operating Costs for 1995.

Upon completion of the report it was presented at the February 1, 1995, Department Heads meeting. It was approved and support was also given for the continuation of an annual review process by the Municipal Integration Strategy Team.

In addition to completing the third annual review, the Municipal Integration Strategy Team undertook the following initiatives during 1994:

- developed and hosted two successful half-day workshops for City staff regarding customer service to persons with disabilities. Twenty-eight front-line staff members from eleven departments attended one of the workshops.
- began work on two applications under the Five Star Community Awards program in the areas of Transportation and Recreation. This awards program is sponsored by the Federation of Canadian Municipalities, National Access Awareness Week and Human Resources Development and is intended to give Canadian communities an opportunity to demonstrate and be recognized for their commitment to the integration of persons with disabilities.

Finally, the Municipal Integration Strategy Team was pleased to see that the City reaffirmed its commitment to the Municipal Integration Strategy by specifically including it in the City of Red Deer's Strategic Plan (see 1.1.7) which was approved by City Council on December 19, 1994.

If you have any other questions about the Municipal Integration Strategy, I will be present to address them at the March 13, 1995, City Council meeting.

RECOMMENDATION:

It is recommended that City Council approve the Municipal Integration Strategy Team's 3rd Annual Report.


GILLIAN LAWRENCE
Chair

COMMENTS:

The attached report is presented for the information of Council and we offer our compliments to the Municipal Integration Strategy Team for a job well done.

GL:kt
Enc.

"M.C. DAY"
City Manager

DATE: MARCH 14, 1995
TO: MUNICIPAL INTEGRATION STRATEGY TEAM
FROM: CITY CLERK
RE: MUNICIPAL INTEGRATION STRATEGY - 3RD ANNUAL REVIEW

At the Council Meeting of March 13, 1995, consideration was given to your report dated February 13, 1995 concerning the above topic, and at which meeting same was received as information.

On behalf of Council, thank you for your ongoing work with the Municipal Integration Strategy.



KELLY KLOSS
City Clerk

KK/clr

cc: Director of Community Services
Social Planning Manager

NO. 7

DATE: March 3, 1995
TO: City Clerk
FROM: E. L. & P. Manager
RE: Alberta Electric Utility Industry Restructuring

The Alberta electric utility industry is preparing for the greatest change in its history. The restructuring of the industry is contained in the proposed Electric Utilities Act which will be introduced in the Spring 1995 session of the Legislature with a proposed effective date of January 1, 1996. The changes follow the direction outlined in the report titled "Enhancing the Alberta Advantage: A Comprehensive Approach to the Electric Industry" which was filed in the Legislature in October 1994 by the Minister of Energy. This report was presented to City Council at their meeting of November 7, 1994.

A Steering Committee and a number of working committees were established by the Department of Energy to participate in the process of developing the necessary legislation and regulations. The City of Red Deer is a member of the Steering Committee and the City has also been involved in providing requested legal opinion on the proposed legislation.

A very ambitious schedule was established by the Department of Energy. Because of the many complexities which could not be quickly resolved, much of what was intended to be placed in the Act will be deferred to the regulations and placed into the Act at some later date. Even at this relatively late hour in the process some principles and concepts are still being actively debated by the various committees and very little quantitative information is available to enable one to see the financial impacts of the proposed changes.

REQUIREMENT OF CITY COUNCIL

The process is at the stage where a decision by the City of Red Deer is required regarding two matters:

- a) inclusion in the Act as a "Designated Distribution System".
- b) inclusion in the Act as a member of the Electric Transmission Council.

To provide Council with some understanding of the new structure and to assist in arriving at a decision on the above matters, what follows is a skeletal outline of the restructured utility industry as it appears at this time.

City Clerk
Page 2
March 3, 1995

REGULATION

The old Public Utilities Board (PUB) and the Energy Resources Conservation Board (ERCB) have previously been replaced by a single Alberta Energy and Utilities Board (AEUB). The objectives of the regulatory changes included in the proposed Electric Utilities Act are to minimize the amount and cost of regulation, to create incentives which promote efficiency in the operation of the electric system, and the provision for an efficient and competitive market for the supply of electric energy.

CORPORATE STRUCTURE OF UTILITIES

For accounting, regulatory and functional purposes, the integrated utilities (TransAlta, Alberta Power and Edmonton Power) are divided into separate generation, transmission and distribution components. None of these utilities, nor any of the other municipal utilities, will be required to divest themselves of any assets or corporately restructure for any purposes of the new Act.

GENERATION (Referred to as Genco)

The cost of all existing generation will be regulated by the AEUB. The Act and the regulations will set out the mechanisms to retain for Alberta consumers the benefits of, and responsibility for, the costs associated with existing power production facilities prior to their date of removal from regulated service. This is a key principle as the price of electricity at the generation level from the existing plants is \$25 - \$30 per MWh which is well below the estimated \$35 - \$40 per Mwh cost of new generation. Each stakeholder is, therefore, trying to ensure that his entitlement to this existing low cost energy is ensured.

New generation will be provided on a competitive market basis with no regulation. The current forecast calls for new generation in about the year 2000.

POWER POOL (Referred to as Poolco)

The Power Pool will be the direct physical market for the output of all generation and the direct source of all supply for the distribution utilities. The Power Pool will establish an economic dispatch order for all generators based on an open, competitive offer mechanism.

Access to the Power Pool will be completely open, public and fair to anyone exchanging energy through it. The management of the Power Pool will be controlled by a Power Pool Council.

City Clerk
Page 3
March 3, 1995

TRANSMISSION (Referred to as Transco)

The transmission facilities within the province are operated in a co-ordinated manner with their total costs averaged into a single tariff schedule. A "postage stamp" rate will apply to distribution utilities taking power from the Power Pool. Location based rates will apply to new generators to provide price signals for efficient location of plants.

Access to the transmission system will be open to anyone wishing to exchange energy through the Power Pool.

An Electric Transmission Council (ETC) will be established to advise and make recommendations to the owners of the transmission facilities on all aspects of transmission. The City of Red Deer owns transmission facilities and I believe that we should be represented on the Electric Transmission Council and be listed as a member in the appropriate Schedule of the Act.

CITIES COMPENSATION

The Cities of Calgary, Lethbridge and Red Deer are currently compensated for transmission facilities which they own and operate. The compensation amount is determined by the Minister of Energy and is not subject to regulatory approval. This same process will continue for a ten year period after which some other mechanism must be agreed to, failing which the AEUB will establish the amount. The current process is not subject to regulation as that would violate municipal autonomy. However, because every customer pays a share of these costs, there is considerable pressure to have the compensation process made more open. The 10 year period for continuation of the present system was a means of making most stakeholders relatively happy and resolving the issue for the present time.

DISTRIBUTION (Referred to as Disco)

The distribution of electricity to customers within a defined service area will be carried out by what is defined in the Act as a "designated distribution system" (Disco) and is named in a Schedule of the Act. Each Disco will receive a specified entitlement to existing generation capacity and will be responsible for procuring its future additional requirements in the competitive market. The Disco will also have to pay for the transmission services it uses. These costs should be very close to the existing EEMA costs as one of the principles underlying the restructuring was that the transition is to be bumpless.

The City of Red Deer is currently a customer of the TransAlta Disco. However, because the City owns its distribution system, it has the option of becoming a "designated distribution system" (Disco) under the Act.

City Clerk
 Page 4
 March 3, 1995

As an individual Disco, the City would no longer be a customer of the TransAlta Disco. The City would have its short term load requirements met through its entitlements to existing generation capacity. Once the City required additional generating capacity, it would obtain the needed capacity in the competitive market through explicit contracts. These contractual arrangements would be at the sole discretion of City Council and would not be subject to regulation by the AEUB as will be the case for investor owned utilities. These procurement contracts could be with a co-generator (heat and electricity), an independent power producer, one of the existing generating utilities or whomever. The City could also jointly procure generation with one of the other Discos on some contractual basis. There are obviously a large number of future options available to a Disco which are not available to a customer of a Disco. It should be noted that competitive procurement of generation would also have to make adequate provision for supply security at the level of risk determined by City Council.

SHOULD RED DEER BECOME A DISCO?

The City of Red Deer currently has two options:

- a) remain a direct customer of the TransAlta Disco, or
- b) be included in the Act as a "designated distribution system" (Disco).

As is always the case, there are advantages and disadvantages to each alternative. Unfortunately, there are no hard numbers available which might more clearly indicate which is the more preferable option. However, in the short term, up to about the year 2000, both options should be very close in cost to the City due to the principle of a bumpless transition to the new structure.

The following lists the possible advantages and disadvantages as they are currently known:

ADVANTAGES

1. Future procurement opportunities in the competitive market would be at the sole discretion of City Council.
2. Entitlement to a share of existing, low cost generation capacity would be specifically designated the Red Deer Disco and not simply included in the TransAlta Disco pool. This is potentially valuable to Red Deer if the TransAlta load growth rate is higher than Red Deer's in which case the TransAlta Disco would have to procure higher cost new generation at an earlier date than would the Red Deer Disco.

City Clerk
Page 5
March 3, 1995

3. It would be very difficult, if not impossible, to be recognized as a Disco at a later date.
4. There is opportunity to achieve lower future costs, which could also include economy of scale, in a competitive market through partnerships and dealing with firms who may not appeal or be available to the TransAlta Disco. For example, the TransAlta Disco will find it very difficult to buy from the TransAlta Genco, even if that price is the most favorable, because of perceived "inside dealing".
5. There currently appears to be sufficient interest in the unregulated generation business to produce a viable competitive market.
6. There may be some opportunity for financial gains by buying deficiencies and selling surpluses on the "spot market".

DISADVANTAGES

1. There may be an increased level of financial risk resulting from the procurement of capacity not exactly matching the actual load. This risk may be somewhat reduced by buying and selling on the "spot market" or by entering partnerships with other Discos.
2. We would have to manage our own supply requirements which is a task we currently do not perform to the full extent required of a Disco. This could be accomplished through a staff increase or a contractual arrangement with another Disco or an outside agency.
3. We may not have the same competitive advantage as a large Disco. However, we could possibly partner with another Disco to achieve a larger size if this should prove to be beneficial.

From the above, it is clear that there is no obviously great benefit or disbenefit to either alternative. The future opportunities resulting from being a Disco and the ability for more direct control over future costs does, in my opinion, outweigh the possible disadvantages which can be mitigated to some degree. The industry is changing and the best survival position to be in is likely the one which provides you with the greatest degree of flexibility and opportunity. For this reason I would recommend that Red Deer become a Disco.

City Clerk
Page 6
March 3, 1995

RECOMMENDATION

It is recommended that, within the proposed Alberta Electric Utilities Act, the City of Red Deer become:

- a) a "designated distribution system" and be so listed in the appropriate Schedule, and
- b) a member of the Electric Transmission Council and be so listed in the appropriate Schedule.



A. Roth,
Manager

AR/jjd

p.c. Director of Development Services

COMMENTS:

As outlined in the attached report the proposed restructuring of the electrical industry is a complex issue and as there are still some unknowns, it is difficult to be definitive on a recommendation. In these circumstances, we concur fully with the recommendation of the E. L. & P. Manager that the best course of action, at this state, is to keep our options open to give us maximum flexibility. We concur with the conclusion of the E.L. & P. Manager that the benefits associated with this decision far outweigh the downside risk which can be covered in a number of ways. For example, one way to minimize this risk would be to become a DISCO but enter into a contractual arrangement with TransAlta Utilities for the supply of power. This would essentially preserve the status quo and rely on TransAlta's size and expertise for the purchase of extra generating capacity in the competitive market place. Note that this is not necessarily a recommended option, merely an indication of how we could minimize the downside risk. As pointed out by the E.L. & P. Manager, although we must plan for the future, it is unlikely that we will need to make this type of decision in the next few years.

Accordingly, we concur with his recommendation that we become a Designated Distribution System and a member of the Electric Transmission Council.

"M.C. DAY"
City Manager

DATE: MARCH 14, 1995
TO: E. L. & P. MANAGER
FROM: CITY CLERK
RE: ALBERTA ELECTRIC UTILITY INDUSTRY RESTRUCTURING

At the Council Meeting of March 13, 1995, consideration was given to your report dated March 3, 1995 concerning the above topic and at which meeting the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered report from the E. L. & P. Manager dated March 3, 1995, re: Alberta Electric Utility Industry Restructuring, hereby agrees that The City of Red Deer, within the proposed Alberta Electric Utilities Act, become:

1. A 'Designated Distribution System' and be so listed in the appropriate schedule; and
2. And be a member of the 'Electric Transmission Council' and be so listed in the appropriate schedule,

and as presented to Council March 13, 1995."

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

Trusting you will find this satisfactory.



KELLY KLOSS
City Clerk

KK/clr

cc: Director of Development Services

C O R R E S P O N D E N C ENO. 1

DATE: MARCH 3, 1995

TO: CITY COUNCIL

FROM: CITY CLERK

**RE: TOWNE CENTRE ASSOCIATION'S 1994 ANNUAL REPORT AND
AUDITED FINANCIAL STATEMENT**

The Municipal Government Act and City of Red Deer Bylaw 2827/83, the Downtown Business Revitalization Zone Bylaw, requires that the Board of the Downtown Business Revitalization Zone Association, submit to Council, on or before March 1 each year, its Annual Report for the preceding year. The report is to include a summary of the year's activities and an audited financial statement including a balance sheet and a revenue and expenditure statement.

Enclosed herewith are the documents as submitted by the Towne Centre Association.



KELLY KLOSS
City Clerk

KK/clr
Encls.

COMMENTS

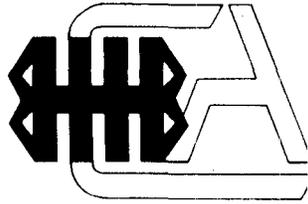
This is submitted for Council's information.

"M.C. DAY"
City Manager

**TOWNE CENTRE ASSOCIATION
OF RED DEER**

FINANCIAL STATEMENTS

DECEMBER 31, 1994



BURRINGTON, HEYWOOD, HOLMES, HILLS, BLAIR & WADE

CHARTERED ACCOUNTANTS
RED DEER — ROCKY MOUNTAIN HOUSE

- * K. W. HEYWOOD, B. Comm., C.A.
- * M. B. HOLMES, C.A.
- * I. G. HILLS, C.A.
- * P. J. BLAIR, B. Comm., C.A.
- * C. S. WADE, B. Comm., C.M.A., C.A.
- * D. G. OSZLI, B. Comm., C.M.A., C.A.

TELEPHONES
RED DEER (403) 347-2226
FAX (403) 343-6140
ROCKY (403) 845-3226
FAX (403) 845-5666

AUDITORS' REPORT

To the Members of
Towne Centre Association of Red Deer

We have audited the Balance Sheet of Towne Centre Association of Red Deer as at December 31, 1994 and the Statements of Operations and Changes in Cash Position for the year then ended. These financial statements are the responsibility of the company's management. Our responsibility is to express an opinion on these financial statements based on our audit.

We conducted our audit in accordance with generally accepted auditing standards. Those standards require that we plan and perform an audit to obtain reasonable assurance whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements. An audit also includes assessing the accounting principles used and significant estimates made by management, as well as evaluating the overall financial statement presentation.

In our opinion, these financial statements present fairly, in all material respects, the financial position of the company as at December 31, 1994 and the results of its operations and the changes in its cash position for the year then ended in accordance with generally accepted accounting principles.

Chartered Accountants

Red Deer, Alberta
January 26, 1995

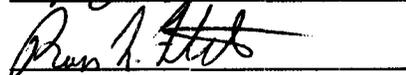
TOWNE CENTRE ASSOCIATION OF RED DEER

BALANCE SHEET
DECEMBER 31, 1994

ASSETS	1994	1993
CURRENT ASSETS		
Cash	\$ 200	\$ 7,332
Amounts receivable	9,609	4,848
Inventories	6,368	--
Prepaid expenses	524	1,029
	<u>16,701</u>	<u>13,209</u>
CAPITAL ASSETS (Note 2)	24,720	31,194
CULTURAL ENHANCEMENT ASSETS (Note 1)	30,957	--
	<u>\$ 72,378</u>	<u>\$ 44,403</u>
LIABILITIES		
CURRENT LIABILITIES		
Bank indebtedness	\$ 11,742	\$ --
Amounts payable	6,708	6,799
Advance on 1994 BRZ	--	10,000
TOTAL LIABILITIES	<u>18,450</u>	<u>16,799</u>
MEMBERS' EQUITY		
UNEXPENDED EARNINGS, BEGINNING OF YEAR	27,604	26,183
EXCESS REVENUE/(EXPENSES)	26,324	1,421
UNEXPENDED EARNINGS, END OF YEAR	<u>53,928</u>	<u>27,604</u>
	<u>\$ 72,378</u>	<u>\$ 44,403</u>

On Behalf of the Board:

 Director

 Director

TOWNE CENTRE ASSOCIATION OF RED DEER

**STATEMENT OF OPERATIONS
YEAR ENDED DECEMBER 31, 1994**

	Actual 1994	Budget 1994	Actual 1993
REVENUE			
BRZ Tax	\$106,400	\$ 106,400	\$ 108,994
City Fee - Environmental Maintenance	41,199	43,700	41,751
City grant - Christmas decorations	6,200	6,200	7,500
City grant - heritage	10,000	--	--
Sales from Association Programs (net)	620	--	85
Federal and Provincial Grant	--	--	2,505
Alberta Foundation for the Arts grant	15,300	--	--
Miscellaneous income	4,570	6,000	4,055
Gain on sale of assets	--	--	(140)
	<u>184,289</u>	<u>162,300</u>	<u>164,750</u>
EXPENSES			
Organization	47,468	11,545	48,405
Design	13,948	32,180	13,510
Promotions	52,944	63,962	59,352
Environmental maintenance	37,470	43,700	36,565
Economic redevelopment	6,135	10,913	5,497
	<u>157,965</u>	<u>162,300</u>	<u>163,329</u>
EXCESS REVENUE/(EXPENSES)	<u>\$ 26,324</u>	<u>\$ --</u>	<u>\$ 1,421</u>

TOWNE CENTRE ASSOCIATION OF RED DEER

STATEMENT OF CHANGES IN CASH POSITION
YEAR ENDED DECEMBER 31, 1994

	1994	1993
CASH PROVIDED BY (USED FOR)		
OPERATIONS		
Excess revenue/(expenses)	\$ 26,324	\$ 1,421
Add (deduct) non-cash items		
Amortization	10,174	14,420
Loss on sale of asset	—	140
Cash from operations	<u>36,498</u>	<u>15,981</u>
Net changes in non-cash working capital		
Amounts receivable	(4,761)	1,868
Prepaid expenses	505	(580)
Inventories	(6,368)	—
Deferred income	(10,000)	10,000
Amounts payable	(91)	2,537
Cash from operating activities	<u>15,783</u>	<u>29,806</u>
FINANCING		
Repayment of term debt	—	(3,000)
Cash (used for) financing activities	<u>—</u>	<u>(3,000)</u>
INVESTMENTS		
Purchase cultural enhancement assets	(15,274)	(15,683)
Purchase of capital assets	(19,383)	(7,653)
Cash (used for) investment activities	<u>(34,657)</u>	<u>(23,336)</u>
INCREASE (DECREASE) IN CASH	<u>(18,874)</u>	<u>3,470</u>
CASH, BEGINNING OF YEAR	<u>7,332</u>	<u>3,862</u>
CASH, END OF YEAR	<u>\$ (11,542)</u>	<u>\$ 7,332</u>

TOWNE CENTRE ASSOCIATION OF RED DEER

**NOTES TO FINANCIAL STATEMENTS
DECEMBER 31, 1994**

1. SIGNIFICANT ACCOUNTING POLICIES

- a) The association is a non-profit organization. Its unexpended earnings are not available for distribution to the members.
- b) The association provides for amortization of its capital assets using the following rates and methods:

Furniture and equipment	- 20% straight line
Leasehold improvements	- 20% straight line
Kiosks	- 20% straight line
Vehicles	- 30% declining balance
Signs	- 20% straight line
Stage	- 20% straight line

- c) The association has contributed a statue to the City of Red Deer which is carried at a cost of \$30,957. There is no anticipated amortization.

2. CAPITAL ASSETS

	1994		1993	
	Cost	Accumulated Amortization	Net Book Value	Net Book Value
Furniture and equipment	\$ 41,025	\$ 38,795	\$ 2,230	\$ 3,880
Leasehold improvements	2,282	2,086	196	652
Kiosks	19,384	7,014	12,370	12,546
Signs	9,909	5,946	3,963	5,946
Stage	6,054	2,422	3,632	4,843
Vehicles	9,700	7,371	2,329	3,327
	<u>\$ 88,354</u>	<u>\$ 63,634</u>	<u>\$ 24,720</u>	<u>\$ 31,194</u>

3. COMPARATIVE FIGURES

The budget figures are provided for comparative purposes. They have not been audited.



CHAIRMAN'S REPORT

As I began my Chairmanship in 1994, the Association direction continued into its third year of less direct retail activity. As a result of input from the membership, the Association is focusing on visible projects and activity events. In some cases this included long term projects. An example of such a project is the "GHOSTS" program which saw the first sculpture completed in 1994. These programs are expensive and because of financial limitations, will take several years to complete.

We continued to host events designed to bring people into the core area, but not designed as a particular retail focus. In total, it is estimated that more than 12,000 people visited the core to attend these events. 1994 also saw a change in the partnerships involved in events in the downtown. After openly requesting that interested agencies approach us to co-host events, we received active responses from, the City Recreation and Culture Department, the Uptown Cinema Centre, and the private sector initiative called "ARTWALK". Each of these activities had success, and the board is now reviewing what kind of event programming brings the best return in the revitalization objective.

1994 is the first year since 1989 that we did not host an annual Christmas Parade. This occurred because of a lack of response to volunteer support needed to continue hosting this event. The 1993 parade had a 50% reduction in business participation in the actual parade, and when the opportunity came to develop a month long venue at recreation center park, the board agreed to move our investment in this new direction.

1994 had five goals identified at the beginning of the year. These were to:

1. Establish a Bay property task force and produce conceptual options for redevelopment of that property.
2. Establish a Plaza committee to generate concepts for the development of an interim venue in the core.
3. Ensure that all KIOSK spaces are rented or carry messages so that they are full.
4. Initiate a Board/Council committee to expand cooperation on downtown issues.
5. Initiate fund raising programs to support TCA initiatives.

For the longer term, we agreed to:

1. Continue the streetscape program.
2. Continue development of the GHOST project.
3. Resolve the off-street bus terminal issue.
4. Promote downtown residential development.
5. Work on elimination of the downtown electrical grid charges.

All ten of these goals have been completed or begun. In 1995 it will be important for the downtown to continue these goals.

One of the major accomplishments in 1994 was formation of the Permanent Downtown Planning Committee. As a result of the 1994 concept plan review, the electrical grid charges have been eliminated and the planning committee officially established to monitor progress on the Downtown Plan. Unlike its predecessor, this plan has identified time lines and responsibilities for completion of its many recommendations. The Association is a key player in this plan.

After 11 years of operation, the Association focus has narrowed from trying to be everything to everybody, to working on areas of downtown that we can realistically accomplish within our resources. Even though our focus is more specific, we continue to search for ways to expand services to the business community. One example is the coordination by our office in completing the One Hour Free Parking experiment on Gaetz Avenue. This project presents new challenges and opportunities for the retail sector of downtown business and is seen as a primary focus for Association involvement.

The Association is seeing major properties becoming vacant and the challenge to file these properties is a large one. Even though our major department stores have left the core, 1994 had a net increase in the number of businesses resulting in greater specialization and variety in the district. Peripheral construction has also increased and again more than \$4 million in private sector investment occurred.

As we enter 1995, I am confident that with the continued support of our membership, we can continue to move towards achieving the goals we have set.

A handwritten signature in black ink, appearing to read "Gary Miller". The signature is fluid and cursive, with a long horizontal flourish extending to the right.



MANAGER'S ANNUAL REPORT

1994 has been a very good year as the downtown entered a new phase in its ongoing evolution. Budgeting was very tight, but the Association nevertheless completed some major projects.

EVENTS

The Association hosted or co-sponsored 9 events in the downtown:

- Theatre Day Parade
- Brier Downtown Shuttle
- Artwalk
- Flintstone Family Fun Day
- ZEDSTOCK
- Mid Week Music
- City FCSS Conference
- Meet The Performers (Airshow)
- The Christmas Village at Heritage Square

It is estimated that more than 12,000 people came to these events in our downtown core.

PROJECTS

In addition, some significant projects were completed or begun in 1994. These included, the elimination of the underground electrical grid charges, which has already resulted in completion of more than \$1,000,000 in private sector development.

The first sculpture in the GHOSTS project was completed and unveiled in November. To date the response and interest in this project has been extremely supportive and we look forward to announcing the commission of the next figure.

A project from 1993, the 10th Anniversary book resulted in an International Award for Economic Development Projects from the International Downtown Association this year. This award is a recognition from downtowns around the world of the value of that project.

DESIGN PROGRAM

In 1994 we completed preliminary design concepts for 4 downtown properties. Designs for the Towne Plaza will be discussed in early 1995, and designs for new downtown gateway signs have been completed as part of the landscape program. We have also been involved in the planning and design of the new bicycle routes that will be unveiled in 1995.

PLANNING

1994 saw the formation of the Downtown Planning Committee, which has taken on the responsibility of monitoring progress on the downtown concept plan, as well as taking over the role of the old parking commission. The committee is made up of business people from across the City and includes two Board members from the Association.

In 1994 there were 20 new businesses open in the downtown and 4 major expansions. We lost 12 businesses and as the downtown continues to undergo change, we expect to continue a net growth of business. We have begun a clearer focus on multi-family development as well as options for redevelopment of major downtown properties.

In 1995, we hope to commit more time to recruitment of business and investment.

NEXT

1995 brings greater change than we've seen since 1978. Rail land, major properties and interest in condominium ownership of commercial property all will contribute to some very positive changes.

With the number of new, enthusiastic retailers moving into the core, we anticipate a much higher level of cooperation and marketing in the retail sector, and as a result a net growth of new retail in the downtown. The retailers are becoming more specialized and more aggressive, and we see very positive and dramatic growth in entertainment sectors.

Expectations of Association support for City programs will continue to grow as government wrestles its financial house into shape. 1995 will be another challenging but exciting year, and as always I look forward to serving the Board in the continued partnership of revitalization.

John P. Ferguson, General Manager.

1994 Summary of new businesses & expansions; (Dec '94)

NEW BUSINESSES:

BJ's Sportsclub (Tomboy)	\$100,000.00
Patty's/Bramley's (McD.Warehouse)	\$100,000.00
High & Mighty/M&J (New Construction)	\$1,100,000.00
Battle Sims Brewster (Expansion)	\$30,000.00
Post & Pack (Ross St)	\$10,000.00
City Coffee Roast (Ross St)	\$45,000.00
RoastMastirs (Ross St)	\$45,000.00
Natural Rootz (Gaetz Av)	\$4,000.00
Knotty Ideas (Altan spot)	\$10,000.00
Beaches Hair (Park Hotel)	\$12,000.00
Good Times Video & Books (Kapp's)	\$11,000.00
Uniglobe Waines Travel (Wedding Whims)	\$25,000.00
Life Roots Centre (Gasoline Alley)	\$25,000.00
Final Take Studio (Scout shop)	\$3,000.00
McDonald's Restaurant	\$400,000.00
Night & Gayle Fitness (Knight's Bld'g)	\$25,000.00
SonRisa (New owners)	\$2,000.00
Western Canadian Bank (49av & 51St)	\$100,000.00
Coffee Shop in old M&J	\$90,000.00
Prime Stock Theatre (Kresge)	\$24,000.00
Hector Quijada (51St)	\$6,000.00
Beltone Hearing (outside BRZ)	\$350,000.00
52 nd Street construction (outside BRZ)	\$800,000.00
OL Optical (Renovation)	\$40,000.00
Grower Direct (Relocate outside BRZ)	\$20,000.00
Total investment in '94	\$3,377,000.00

Businesses closures in 1994 (Dec 94)

Don Fowler Wholesale	(rented)
Leslie's Ladies Wear	(vacant)
Country Sampler	(vacant)
Knotty Ideas	(burned down)
XXX Video	(burned down)
Altan Draperies	(rented)
Corban's Apparel	(vacant)
Grower Direct	(rented)
Wedding Whims	(rented)
Welsh's Saddelry	(closed due to fire damage)
Brass Buttons	(vacant)

Windsor Hotel Site	(reclaimed)
George's Place	(closed & reclaimed)
Tang property	(Burned & reclaimed)



THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 14, 1995

Towne Centre Association
B3, 4901 - 48 Street
Red Deer, Alberta
T4N 6M4

Att: John Ferguson, General Manager

Dear Sir:

RE: 1994 ANNUAL REPORT AND AUDITED FINANCIAL STATEMENT

At The City of Red Deer's Council Meeting held March 13, 1995, consideration was given to the above topic and at which meeting same was received as information.

Thank you for presenting this matter to Council.

Sincerely,

KELLY KLOSS
City Clerk

KK/clr



*a delight
to discover!*

Central Alberta Council on Aging

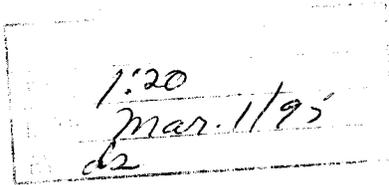


16 Anders Close
Red Deer, Alberta T4R 1C3

Don Campbell
Phone: 343-3787

February 24/95

K. Kloss
City Clerk
City of Red Deer
Box 5008



Dear Mr. Kloss,

As a follow up to our conversation of Feb. 23/95, we of the Central Alberta Council on Aging wish the opportunity in the near future, to appear before City Council outlining our concerns over the Long Term Care patients in Red Deer. We feel the Aldermen and Mayor would likewise be concerned as there is a possibility that close to 70 Seniors from this city will have to be relocated then the the West Park Nursing Home is closed. If both C.A.C.A. and City Council are aware of this concern and work together for its harmonious solution, then many families in Red Deer will be put to ease. Possibly now that some transitional funding has been made available, together we might press for assurance that these Red Deer citizens will be treated in a sensitive and humane manner. To show no interest in hopes the worst won't happen is not in the interest of anyone.

We would only need a few minutes of Council's time. There is a submission we made to the David Thompson Health Authority and we will enclose a copy for each member of Council.

We require no technical equipment such as overhead projectors. We just ask the time to put forward the case of those who are in no position to come themselves.

Thanking you for your accommodation,

Yours sincerely,

Don Campbell

77
Region Seven

Central Alberta
Council on Aging



16 Anders Close
Red Deer, Alberta T4R 1C3

Don Campbell
Phone: 343-3787

February 16/95

City Council Members
Red Deer, Alberta.

Dear Council Member,

The Central Alberta Council on Aging presented the enclosed paper to the David Thompson Health Authority on February 8th. As an advocacy group for senior citizens in this area, we have several concerns as to the welfare of long term patients in Central Alberta. Because many of them are located here in Red Deer, I am enclosing our brief submission for you to peruse. We feel sure you on City Council will be anxious as to the welfare of these city residents.

You will note concern rests in two general areas, namely location and time. Citizens want to know where these patients are to be placed and how flexible is the time schedule. We have also broached topics like family stress, life expectancy and Community Health Care status.

We do not wish to over react but at the same time it behooves all of us to be "care-givers" to the powerless. Needless to say we find ourselves in similar roles--both having obligations to these seniors. Surely they and their families deserve to know we are concerned enough to expect answers from those in authority. In this city of "much", may they be assured humanity hasn't deteriorated to merely dollars and cents.

Trusting you folk will want to pursue this issue every step of the way

SUBMISSION TO THE DAVID THOMPSON
HEALTH AUTHORITY

by

THE CENTRAL ALBERTA COUNCIL ON AGING

February 8th, 1995

As an organization mandated to act in an advisory capacity to and for seniors in Central Alberta, we have several concerns re the health care of the elderly living within your jurisdiction. Our concern lies mainly in the area of long term care for it is here many of our institutionalized seniors are located. We are most anxious about the speed by which relocation is proposed, the uncertainty of community support and the apparent lack of respite care. At present these factors are imposing considerable strain on families who feel uncertain as to the future care of their loved-ones.

Step one involves simple arithmetic. In places like Red Deer where a 70 bed nursing home is being closed, what thought has gone into relocating these seniors? With but a half dozen appropriate vacancies in that city and with many in the community requiring access to a similar institution, will it be deemed necessary to impose a "freeze" until by natural attrition in existing nursing homes, room will be available? Similar situations face towns like Eckville, Elnora and Trochu. Has consideration been given to the impact such measures would have on all affected communities? In brief can we wait for beds to become vacant in these areas when so many have to be accommodated? Your proposed time line leaves little flexibility. We of C.A.C.A. realize the constraints placed upon you but at the same time many feel frustrated and "trapped" as they are uncertain as to where relatives will be housed and cared for. Undoubtedly those affected require assurance from you as to the addressing of these concerns.

When discussing relocation it not only becomes one of numbers

but one of location as well. Is this Health Authority prepared to assure guardians and patients alike that they will be accommodated in their own communities where family and friend support is available? Surely a relocation is traumatic enough without expecting the already burdened family to travel miles to visit an aged relative. A follow up to this entire question is what assurance can be given that only one move might be made?

A question that is often asked centers around what is the impact upon life expectancy when a senior is relocated? Considerable research has been done on this topic and possibly it would be prudent to investigate such findings before rushing into any significant policy change. Certainly extra expense now might be insignificant in light of possible court litigations in the future.

Many of our members have expressed concern over the status of the entire area labelled "Community Health". Is the infrastructure in place and ready to accommodate any who might be returning to a home in the community? Exactly what is our share of the 110 million dollars allocated to the entire province? Is there any proof that, that whole program will be ready when needed?

It stands to reason we are most concerned over the fact that four million is still to be cut. Does this mean further frustration is "down the road"? One has to ask exactly how much disruption and uncertainty can be imposed upon people who find themselves in a rather powerless position.

Certainly we question the long range planning behind such moves. We find ourselves witness to a process drastic in scope, rushed in timing and encompassing an area that involves an ever expanding clientele. The percentage of seniors in our overall population

is growing decade by decade. What is perceived as an answer today may well be outdated tomorrow. Thus the question becomes why impose so rigid time lines when so little assurance can be given that humans will not be hurt? A more gradual, well thought-out plan with less super-imposed limits might well achieve a more humane end.

In closing it is suffice to say the three hundred members of the Central Alberta Council on Aging are deeply concerned. We see our colleagues and their families experiencing deep anxiety as they are rapidly facing time lines and moves over which they have such little control. Whichever way it is presented it is the power structure imposing its will on the powerless. But another example of few if any options open to many of our senior citizens.

DATE: March 6, 1995

TO: KELLY KLOSS
City Clerk

FROM: LOWELL R. HODGSON, Director
Community Services Division

RE: CLOSURE OF WEST PARK NURSING HOME
Your memo dated March 2, 1995 refers.

We have reviewed the Council on Aging brief regarding the closure of West Park Nursing Home and have done some further research. As a result, we provide you with the following information.

1. BACKGROUND:

- The David Thompson Health Authority has recently announced the closure of the West Park Nursing Home that accommodates 70 long-term care residents.
- Additional long-term care beds have been established in Innisfail, Bentley, Bashaw, Olds and Sundre. Some of these communities already had long-term care available (i.e., Innisfail), along with other communities, such as Lacombe, Rocky and Rimbey.

It is the position of the Regional Health Authority that the additional beds, along with those currently existing in the outlying areas, will accommodate the closure of the 70 beds in Red Deer.

- Currently, the West Park Nursing Home is housing 49 seniors. The decrease in numbers is due to normal attrition (higher death rate experienced in January and February) and the relocation of most residents to Red Deer and Valley Park Nursing Homes. One resident has moved to Innisfail.
- To date, the relocation has been smooth in the sense that most residents have remained in Red Deer. However, based on discussion with the Nursing Manager at West Park, it should be noted that a great deal of anxiety is being experienced by residents and families, due to uncertainty of when and where they will move, and further, the feeling of being powerless in the situation.
- Closure of West Park Nursing Home is to be accomplished by August 31, 1995. It has been said that if there are still residents at West Park by August 31, then it will not close. However, it is anticipated that considerable pressure will be put forth to see that the August 31 target is met.

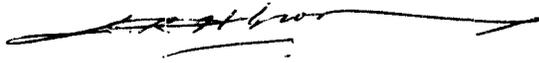
Kelly Kloss
 Page 2
 March 6, 1995
 Closure of West Park Nursing Home

2. FUTURE CONCERNS:

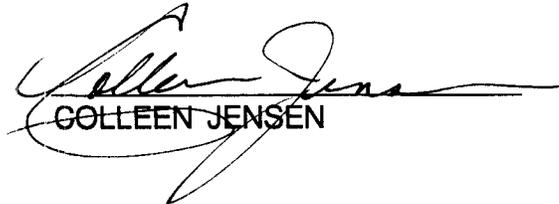
- Every effort will be made to accommodate Red Deer residents in Red Deer. However, some people may have to take a bed in an outlying community until a bed is available in Red Deer. This, of course, would mean two moves for the senior. Red Deer will then have 318 long-term care beds, including auxiliary and nursing,
- In the practice of accommodating Red Deer residents first, Red Deer families may experience denial of access to Red Deer facilities for parents or relatives from the outlying area.
- Some lower-level care nursing home people may be moved back to the community in the near future. If this should happen, there is a concern that there is not adequate support in place to accommodate the needs (i.e., senior day care, night sitting, home care and support, approved homes, enhanced housing where seniors have basic housing and purchase additional support as needed). Without adequate support, care may also be substandard or not affordable to many.

3. RECOMMENDATION:

That Council of The City of Red Deer send a letter to the David Thompson Health Authority in support of the Council on Aging Brief, indicating the need for an integrated plan for long-term care to be implemented over an extended "phase in" period. Further, that concern be expressed regarding the need to ensure community support and funding is in place before seniors are kept in or transferred back to the community.



LOWELL R. HODGSON



COLLEEN JENSEN

:dmg

c Don Campbell, Council on Aging

COMMENTS

The decision with respect to long term care patients in Red Deer is in the jurisdiction of the David Thompson Health Authority and not that of City Council. However, Council may wish to show support for the Central Alberta Council on Aging by endorsing their brief outlining the need for an integrated plan for long term care.

"M.C. DAY"
 City Manager

DATE: March 2, 1995

TO: X DIRECTOR OF COMMUNITY SERVICES
X DIRECTOR OF CORPORATE SERVICES
DIRECTOR OF DEVELOPMENT SERVICES
BYLAWS & INSPECTIONS MANAGER
CITY ASSESSOR
COMPUTER SERVICES MANAGER
E.L. & P. MANAGER
ENGINEERING DEPARTMENT MANAGER
FIRE CHIEF
LAND AND ECONOMIC DEVELOPMENT MANAGER
PERSONNEL MANAGER
PUBLIC WORKS MANAGER
R.C.M.P. INSPECTOR
RECREATION, PARKS & CULTURE MANAGER
X SOCIAL PLANNING MANAGER
TRANSIT MANAGER
TREASURY SERVICES MANAGER
PRINCIPAL PLANNER
CITY SOLICITOR

FROM: CITY CLERK

RE: COUNCIL ON AGING
CLOSURE OF WEST PARK NURSING HOME

Please submit comments on the attached to this office by March 6, 1995, for the Council Agenda of March 13, 1995.

"Kelly Kloss"
City Clerk



THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 2, 1995

Mr. Don Campbell 342-0035 (Legion-Volunteer)
16 Anders Close
Red Deer, Alberta
T4R 1C3

Dear Sir:

I acknowledge receipt of your letters dated February 16 and 17, 1995, re: Closure of West Park Nursing Home.

This item will be discussed and possibly a decision made at the Meeting of Red Deer City Council on March 13, 1995. Council meetings begin at 4:30 p.m., and adjourn for the supper hour at 6:00 p.m., reconvening at 7:00 p.m.

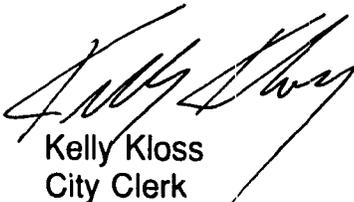
In the event you wish to be present at the Council meeting, would you please telephone our office on March 10, 1995, and we will advise you of the approximate time that Council will be discussing this item.

Would you please enter City Hall on the park side entrance when arriving, and proceed up to the second floor Council Chambers.

This request has been circulated to City administration for comments, and should you wish to receive a copy of the administrative comments prior to the Council meeting, they may be picked up at our office on the second floor of City Hall on March 10, 1995.

If you have any questions in the meantime, please do not hesitate to contact the writer.

Yours sincerely,



Kelly Kloss
City Clerk

KK/ds



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THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 14, 1995

Central Alberta Council On Aging
16 Anders Close
Red Deer, Alberta
T4R 1C3

Att: Don Campbell

Dear Mr. Campbell:

At The City of Red Deer's Council Meeting held March 13, 1995, consideration was given to your correspondence dated February 24, 1995 concerning long term care patients in Red Deer. At this meeting, the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered correspondence from the Central Alberta Council on Aging dated February 24, 1995, re: Closure of West Park Nursing Home, hereby agrees that a letter be sent to the David Thompson Health Authority in support of the Council on Aging's brief, indicating the need for an integrated plan for long term care, to be implemented over an extended 'phase-in' period, and as presented to Council March 13, 1995."

As indicated in the above resolution, we will now be forwarding a letter to the David Thompson Health Authority in support of the Council on Aging's brief.

If you have any questions or require any additional information, please do not hesitate to call.

Sincerely,



KELLY KLOSS
City Clerk

KK/clr



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THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 16, 1995

David Thompson Health Authority #6
Box 2099
Rocky Mountain House, Alberta
T0M 1T0

Dear Sir/Madam:

**RE: CENTRAL ALBERTA COUNCIL ON AGING -
LONG TERM CARE PATIENTS IN RED DEER**

At The City of Red Deer's Council Meeting held March 13, 1995, consideration was given to the brief presented to the David Thompson Health Authority by the Central Alberta Council On Aging, dated February 8, 1995.

At the above noted meeting, City Council passed a resolution offering support for the Council On Aging's desire that the David Thompson Health Authority consider an integrated plan for long term care to be implemented over an extended "phase-in" period. This relates specifically to the closure of the West Park Nursing Home and in more general terms, to the future needs of seniors.

While The City understands the reality of cutbacks, the need to manage them in an orderly and caring manner is of vital importance. The effects of the closure of nursing homes in Red Deer has, and will continue to be felt by the seniors lodges in this City, as they are being forced to provide accommodation for seniors who should be cared for in a nursing home environment. From this aspect alone, The City will be impacted because of the funding we contribute to lodges.

Your consideration of this matter is appreciated.

Sincerely,

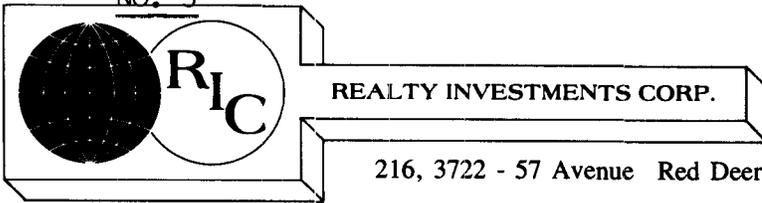

KELLY KLOSS
City Clerk

KK/clr

cc: Don Campbell



*a delight
to discover!*



216, 3722 - 57 Avenue Red Deer, Alberta T4N 4R6 Phone (403) 346-0808 Fax (403) 347-9577

February 16th, 1995

City of Red Deer
C/o City Clerk, Kelly Kloss
4914 - 49th Avenue
RED DEER, Alberta

Dear Sir

Re: Request to Be Placed on the Agenda of City Council Meeting for February 27th, 1995
Reinstating Parking Area on 36th Street Between Gaetz Avenue and 51st Avenue

With reference to my telephone conversation with you this morning, this is my written request to have the following business placed on the agenda for the February 27th Council meeting. I have attached a copy of the Land Use Bylaw map for the area in question and I have marked the roadway in red.

My request is to have the "No Parking" signs on the North side of 36th Street between Gaetz Avenue and 51st Avenue removed and parking reinstated in this section of the roadway..

The primary reason for this request is to obtain more offsite parking for the strip centre that is located immediately to the North. In reviewing the parking surrounding this area and in checking with the ByLaw Department and the Engineering Department at City Hall the following conclusions have been reached:

1. This route is used by ambulances accessing the hospital from the South end of the City.
2. Ambulances from the North and the West now use Taylor Drive rather than this route.
3. This particular area of the route to the Hospital is the ONLY area of the entire route that has a No Parking section.
4. 51st Avenue has 2 hour parking between 9 to 15 Hours on both sides of the street. The rest of the time there is unlimited parking.
5. 36th Street is wider than 51st Avenue.

Because this entire route is used by ambulances to access the hospital and because the parking on both sides of the street along 51st Avenue does not hinder this access, I believe that the request to remove these signs from 36th Street is valid.

I also believe that there is a certain degree of urgency to this request because there is a need for additional parking at this location due to the new restaurant that has just opened up. The signs as they are placed now are not being seen by people parking in this location as they are past them before they park and they are being issued \$25.00 parking tickets on a very regular basis. The

tenants in the centre are paying these tickets for their customers if they are aware of them in order to maintain their customers. Not only is this getting rather costly for them in the outlay of the cost of the tickets but there are probably other customers who have received tickets who are upset and they may never be a customer again, again costing the owner of the business. If there is some reason that this request can not be dealt with right away, such as a shortage of time or staff at City Hall, I would like to request that consideration be given to putting a moratorium on the issuance of tickets in this area until it can be dealt with in the proper way.

In reviewing the above, we feel the request to have these No Parking signs removed is justified.

Also, when I reviewed the parking situation along the service road that runs parallel to Gaetz Avenue from 39th Street down to the Capri Hotel, it came to my attention that the side that vehicles are allowed to park on this service road is not consistent, even within the same block between 34th and 36th Streets. I am sure that most people find this confusing not just for parking but also for driving. I think consideration should be given to making the parking consistent along this service road.

Also, I would like to point out that Canada Post has a mail box located on this particular corner on the same side as these No Parking signs which is also located ahead of the access into the centre should perhaps be moved. When people stop to drop off mail they just pull over by the box which is right by the corner and this creates a traffic hazard because it is so close to the intersection. I think consideration should be given to relocating it to the other side of the access into the centre.

Thank you for your consideration of this request to be placed on the agenda for the next Council meeting on February 27th. I look forward to your response.

Yours truly



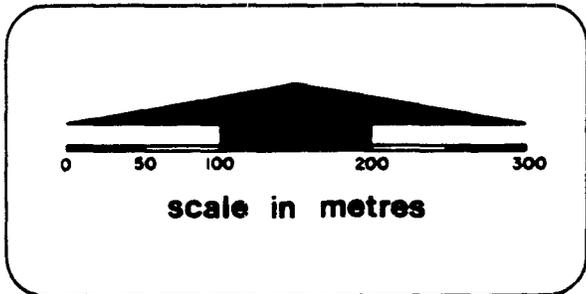
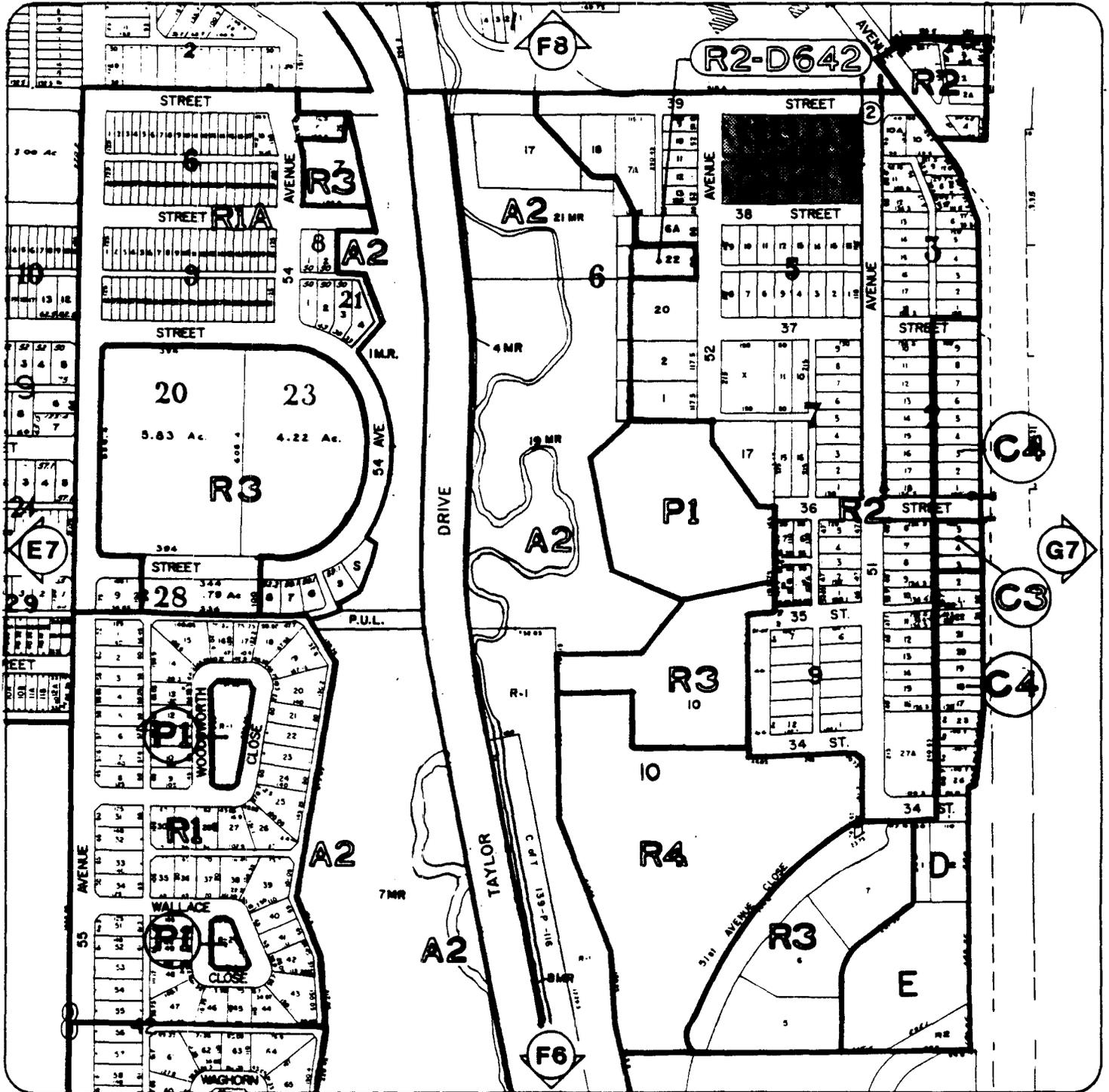
Patricia Pollitt, CCIM
Realty Investments Corp.

pp

Enc.

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

F7



- Revisions :**
- 2672/D-80 (15/9/80)
 - 2672/D-83 (24/5/83)
 - 2672/F-84 (30/4/84)
 - 2672/J-88 (25/07/88)
 - 2672/A-90 (08/01/90)
 - 2672/Y-93 (17/01/94)
 - 2672/D-94 (14/02/94)

DATE: March 3, 1995

TO: City Clerk

FROM: Bylaws & Inspections Manager
Engineering Department Manager

**RE: REALTY INVESTMENTS - RE-INSTATE ON-STREET PARKING
AREA OF 36 STREET, WEST OF GAETZ AVENUE**

The letter dated February 16, 1995 from Patricia Pollitt, CCIM, contains a number of requests summarized as follows:

1. To re-instate on-street parking on the north side of 36 Street, between Gaetz Avenue and 51 Avenue.
2. To suspend enforcement of the current "no parking" in view of the difficulty in seeing the signs and the time taken to make changes.
3. To make the parking restrictions on the West Gaetz Avenue Service Road consistent between 34 Street and 39 Street.
4. To relocate the existing Canada Post mailbox facility on the north side of 36 Street to a location further west; away from the intersection.

Responding to the requests, we have the following general comments:

- July 1982 - the Traffic Advisory Committee recommended parking removal on the west side of 51 Avenue, between 34 Street and 39 Street, to better accommodate emergency vehicle access to the Regional Hospital.
- October 1985 - the Traffic Advisory Committee recommended parking removal on the north side of 36 Street, between Gaetz Avenue and 51 Avenue, to better accommodate emergency vehicle access to the Regional Hospital.
- Summer 1986 - the City widened 51 Avenue, from 36 Street to 39 Street, and also 36 Street, from Gaetz Avenue to 51 Avenue, to enhance the general access route to the Regional Hospital.
- October 1986 - the parking was restored on the west side of 51 Avenue, between 36 Street and 39 Street, based on request, the widened roadway and minimal turning traffic which may hold up emergency vehicles. The parking prohibition remained on the west side of 51 Avenue, south of 36 Street, due to the narrow road width.

City Clerk
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- There is no record of other requests to re-instate on-street parking on 36 Street.
- Thirty-sixth Street currently is 14 m wide and although not marked, supports two 3.5 m wide westbound travel lanes, one 4.2 m eastbound travel lane and a 2.8 m wide on-street parking area on the south side.
- After contacting the Emergency Services Department, we have learned that they are concerned that 36 Street remain with no parking on the north side as it is the main inbound emergency vehicle route to the Hospital. If there is a westbound vehicle in the centre lane of 36 Street waiting to turn left onto 51 Avenue and parking is restored on the curb lane, an ambulance may be unable to make the right turn to 51 Avenue until the intersection clears. There are ambulances from Innisfail, Three Hills, Lacombe, Sylvan Lake, and other surrounding communities that use this access route, as well as City ambulances. A letter of confirmation will be forth coming from the Department.
- An additional "no parking" sign on the north side of 36 Street would help alleviate the visibility problem. There are two existing "no parking" signs on the block that are visible, but in view of the high activity on 36 Street, it is possible to miss them.
- Canada Post has no objection to relocating their mailboxes further west as suggested by Ms. Pollitt. Being mid-block, the corner traffic hazard is removed and the emergency vehicle turning manoeuvres at the 51 Avenue would not be affected.

RECOMMENDATIONS

In view of the above information, we would respectfully recommend that Council consider the following action. A diagram is attached to illustrate the recommendations.

- a. Keep the "no parking" restriction on the north side of 36 Street, as this is the main inbound route to the Hospital and there is significant traffic activity on 36 Street with the grocery store on the south side and the commercial venture on the north side.
- b. Install an additional sign on the north side of 36 Street to advise motorists that this is a no parking area.
- c. Move the current parking restrictions from the west side to the east side of the West Gaetz Avenue Service Road between 36 Street and 37 Street. In the area south of 36 Street, the parking is removed on the west side of the service road as this is a commercial area with numerous property access points where the presence of on-street parking would provide visibility problems for motorists leaving the property to the service road. In the one block between 36 Street and 37 Street, the area is now predominantly commercial,

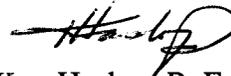
City Clerk
Page 3
March 3, 1995

(only two older houses remain) and in accordance with past practise, on-street parking should only occur on the east side on the service road. In the area north of 37 Street, parking is permitted on the west side of the service road, as this is predominantly a residential area with less driveway conflicts.

- d. Advise Canada Post to relocate their mailboxes to the west side of the existing driveway on the north side of 36 Street, as suggested by Ms. Pollitt.
- e. Remove three parking stalls on the south side of 36 Street, immediately north of the grocery store, to maximize the eastbound traffic movement to the existing Gaetz Avenue traffic signal.



Ryan Strader
By-law and Inspections Manager

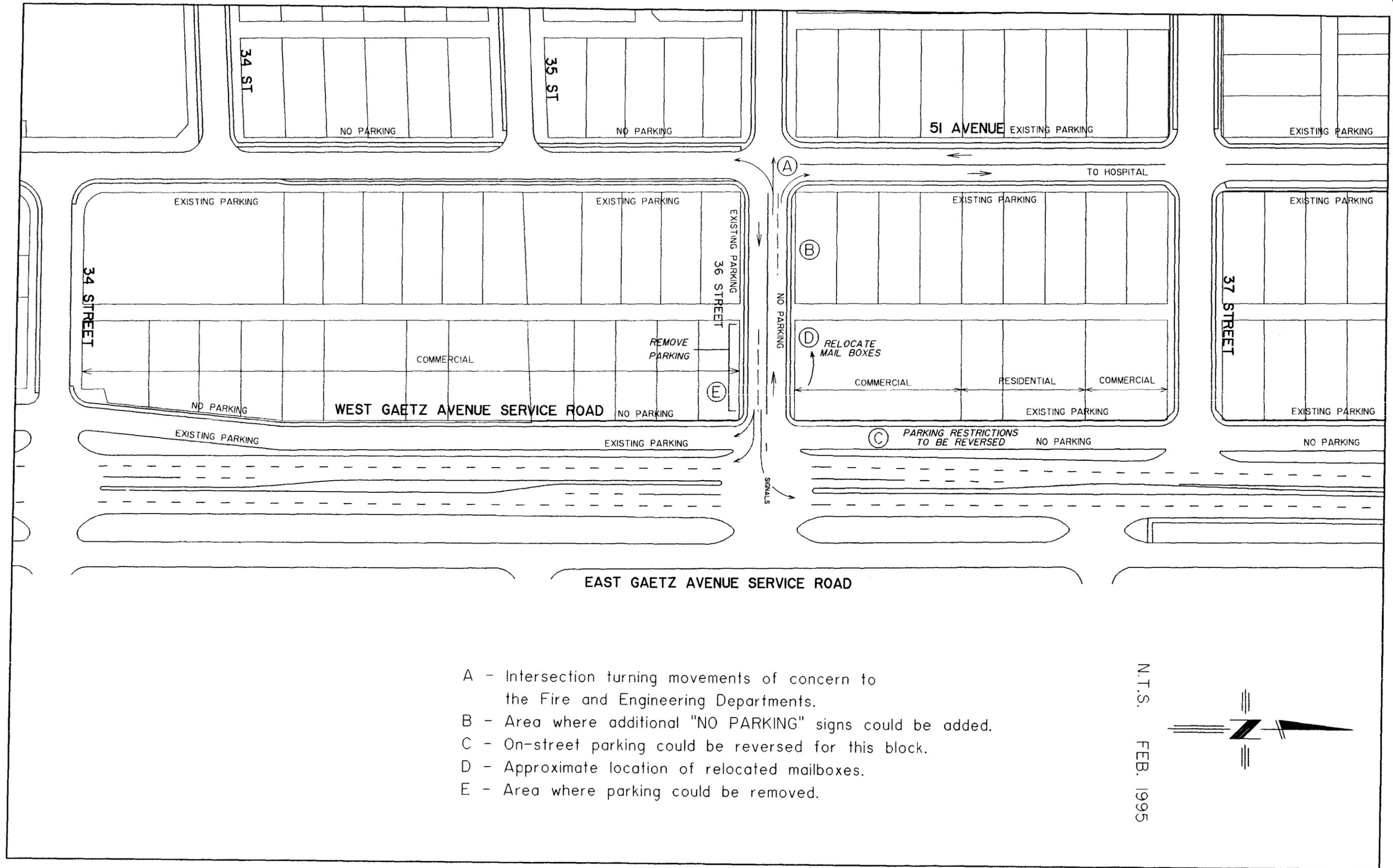


Ken Haslop, P. Eng.
Engineering Department Manager

KGH/emg

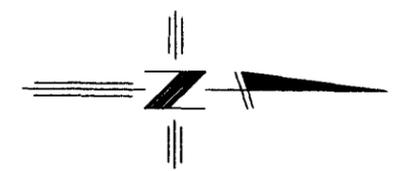
Att.

- c.c. Fire Chief
- c.c. Public Works Manager
- c.c. RCMP Inspector
- c.c. Transit Manager
- c.c. Principal Planner



- A - Intersection turning movements of concern to the Fire and Engineering Departments.
- B - Area where additional "NO PARKING" signs could be added.
- C - On-street parking could be reversed for this block.
- D - Approximate location of relocated mailboxes.
- E - Area where parking could be removed.

N.T.S. FEB. 1995





**RED DEER
REGIONAL PLANNING COMMISSION**

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

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

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

TO: Kelly Kloss, City Clerk **DATE:** February 27, 1995

FROM: Frank Wong, Planning Assistant

RE: **REALTY INVESTMENTS - Removal of NO PARKING Area**

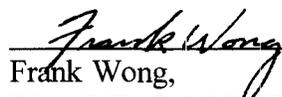
Realty Investments Corporation is requesting the City to remove the "No Parking" signs on the north side of 36th Street between Gaetz Avenue and 51st Avenue and reinstate parking in the area. The primary reason of the request is to obtain more off-site parking for the strip mall centre located immediately to the north.

While the applicant raised many points of contention, we will try to limit our comments relative to the planning issues and the existing development of the strip mall centre.

- * The subject commercial centre (with no committed tenants at the time) was approved in 1979 under the old Bylaw regulations and with a small relaxation of parking requirement.
- * In 1980 and still under the old Bylaw, the owner applied for and received approval for the second storey 136 seat restaurant, which increases the parking requirement.
- * Then in 1986, and with an existing parking problem, the second storey restaurant applied to expand their seating capacity. Accompanying their application was a letter of agreement from the owners of the Lucky Dollar Grocery giving the customers of the restaurant the use of 22 parking stalls (copy attached).
- * Council should be aware that 36th Street is an ambulance route; ambulances could be obstructed when vehicles are trying to parallel park if parking was permitted on the north side of 36th Street.

Recommendation

We do not support the removal of the no parking zone as it will do little to alleviate the parking problem of this strip mall centre. The removal of the "No Parking" zone in this area may only add a maximum of six parking stalls. In addition, planning staff are concerned that parking on this section of roadway may create a potential traffic congestion for ambulance routing.



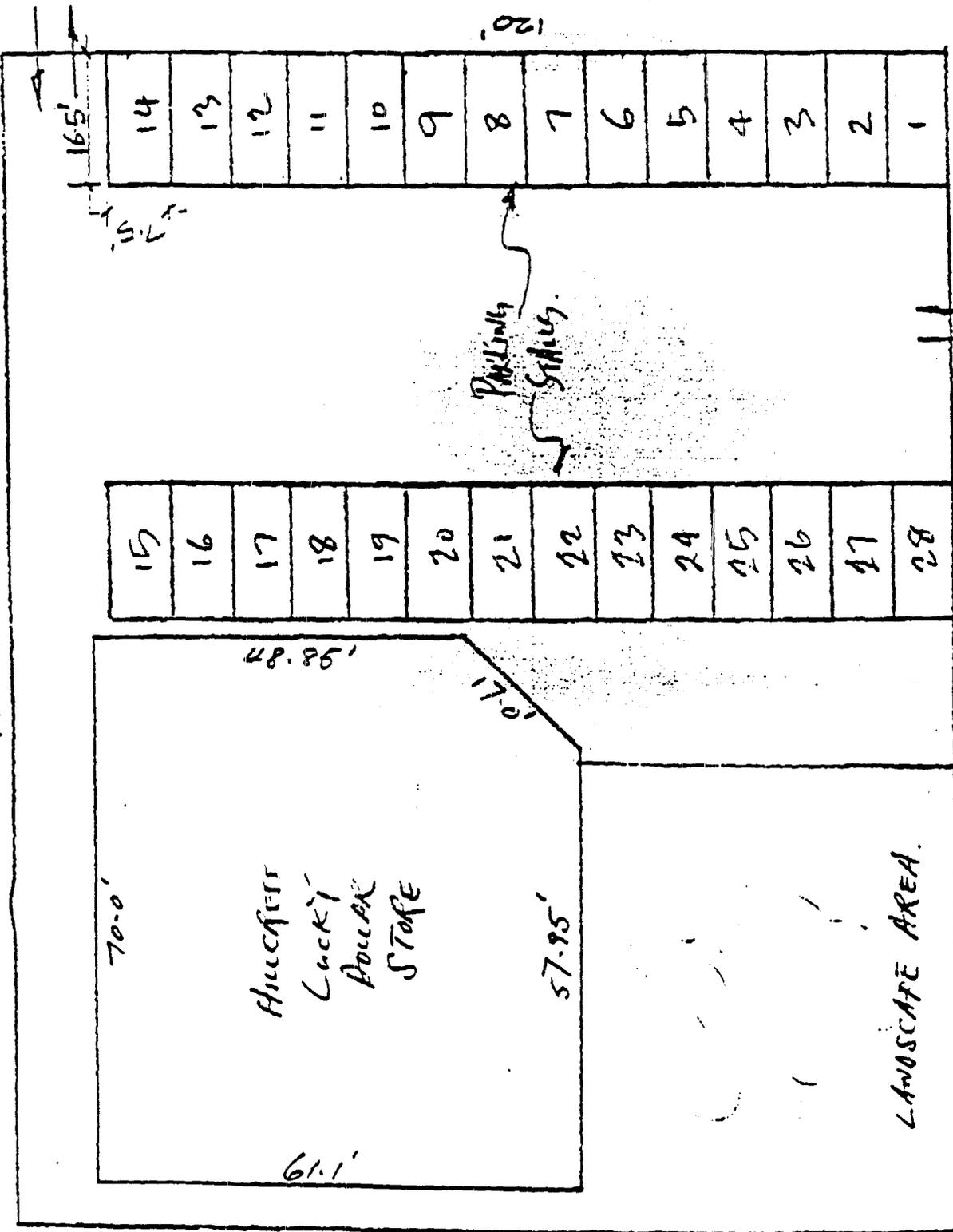
Frank Wong,
PLANNING ASSISTANT

PERKINSVILLE REST LOCKDOWN

30 FT ST

120'

150'



*** PARKING STRIPS #1 TO #22
 CAN BE USED BY CUSTOMERS
 OF PERKINSVILLE REST.

GAETE AVE

City of Red Deer,
Red Deer, Alta.
Dear Sirs,

Hillcrest Lucky Dollar,
3518-50 Ave ⁽¹⁰⁾
Red Deer,
3446-2637

This is to agree that the customers
of Peking Village Restaurant are allowed
to use one parking stall.

Thank you for your attention.

Yours sincerely,

Frank Young

manager

(FRANK YOUNG)

P.S. Enclosed is the general plan showing
the designated parking stalls which
can be used by the customers of
Peking Village Restaurant.

DATE: March 6, 1995

TO: City Clerk

FROM: Fire Chief

RE: REALTY INVESTMENTS - REMOVAL OF "NO PARKING" AREA

We support the comments of the Planning Commission, the Bylaws and Inspections Manager, and the Engineering Department Manager respecting the removal of the "No Parking" restriction on the north side of 36th Street.

This road is the main inbound route for a number of ambulances services, including our own, in accessing the hospital from the south part of the City.



R. Oscroft
Fire Chief

RO/dd

COMMENTS

As can be seen from the report by the Planning Commission, the development in question has been expanded over the years with a deficiency in parking. Arrangements have been made for parking on the adjacent lot and of course, there is parking available on many of the adjacent streets. However, we support the comments of the administration and cannot recommend that Council reinstate the parking on the block in question because of its impact on public safety, for which reason it was removed in the first place. However, we concur with the recommendations as outlined in the report from the Engineering Department Manager and Bylaws & Inspections Manager.

"M.C. DAY"
City Manager

DATE: February 17, 1995

TO: DIRECTOR OF COMMUNITY SERVICES
DIRECTOR OF CORPORATE SERVICES
X DIRECTOR OF DEVELOPMENT SERVICES
X BYLAWS & INSPECTIONS MANAGER
CITY ASSESSOR
COMPUTER SERVICES MANAGER
E.L. & P. MANAGER
ENGINEERING DEPARTMENT MANAGER
X FIRE CHIEF
LAND AND ECONOMIC DEVELOPMENT MANAGER
PERSONNEL MANAGER
X PUBLIC WORKS MANAGER
X R.C.M.P. INSPECTOR
RECREATION, PARKS & CULTURE MANAGER
SOCIAL PLANNING MANAGER
X TRANSIT MANAGER
TREASURY SERVICES MANAGER
X PRINCIPAL PLANNER
CITY SOLICITOR

FROM: CITY CLERK

RE: REALTY INVESTMENTS - REMOVAL OF NO PARKING AREA

Please submit comments on the attached to this office by March 6, for the Council Agenda of March 13, 1995.

"Kelly Kloss"
City Clerk



THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

February 17, 1995

Realty Investments Corp.
216, 3722 - 57 Avenue
Red Deer, Alberta
T4N 4R6

Dear Sir:

I acknowledge receipt of your letter dated February 16, 1995, re: Reinstatement of Parking on 36 Street between Gaetz Avenue and 51 Avenue.

This item will be discussed and possibly a decision made at the Meeting of Red Deer City Council on March 13, 1995. Council meetings begin at 4:30 p.m., and adjourn for the supper hour at 6:00 p.m., reconvening at 7:00 p.m.

In the event you wish to be present at the Council meeting, would you please telephone our office on March 10, 1995, and we will advise you of the approximate time that Council will be discussing this item.

Would you please enter City Hall on the park side entrance when arriving, and proceed up to the second floor Council Chambers.

This request has been circulated to City administration for comments, and should you wish to receive a copy of the administrative comments prior to the Council meeting, they may be picked up at our office on the second floor of City Hall on March 10, 1995.

If you have any questions in the meantime, please do not hesitate to contact the writer.

Yours sincerely,



Kelly Kloss
City Clerk

KK/ds



*a delight
to discover!*



THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 14, 1995

Realty Investments Corp.
216, 3722 - 57 Avenue
Red Deer, Alberta
T4N 4R6

Att: Patricia Pollitt

Dear Ms. Pollitt:

**RE: REINSTATEMENT OF ON-STREET PARKING ON NORTH SIDE OF
36 STREET BETWEEN GAETZ AVENUE AND 51 AVENUE**

At The City of Red Deer's Council Meeting held March 13, 1995, consideration was given to your correspondence dated February 16, 1995 concerning the above topic and at which meeting the following resolution was passed:

"RESOLVED that Council of The City of Red Deer, having considered correspondence from Realty Investments Corp. dated February 16, 1995, re: Reinstatement of On-Street Parking on North Side of 36 Street between Gaetz Avenue and 51 Avenue, hereby agrees to:

1. Keep the 'no parking' restriction on the north side of 36 Street;
2. Install an additional sign on the north side of 36 Street to advise motorists that this is a 'no parking area';
3. Move the current parking restrictions from the west side to the east side of the west Gaetz Avenue Service Road between 36 Street and 37 Street;

... / 2



*a delight
to discover!*

Realty Investments Corp.
March 14, 1995
Page 2

4. Advise Canada Post to relocate their mailboxes to the west side of the existing driveway on the north side of 36 Street,

and as presented to Council March 13, 1995."

The decision of Council in this instance is submitted for your information. Although Council did not approve your request, I trust the changes to be made, as noted above, will assist in alleviating some of your concerns.

If you have any questions or require additional information, please do not hesitate to contact the undersigned.

Sincerely,


KELLY KLOSS
City Clerk

KK/clr

cc: Director of Development Services
Bylaws and Inspections Manager
Engineering Department Manager
Fire Chief
Public Works Manager
R.C.M.P. Inspector, S. Sutton
Transit Manager
Principal Planner

NO. 4**RED DEER SOUTH LANDFILL ASSOCIATION**

January 23, 1995

Municipal Planning Commission
Red Deer, AB**RE: CONCERNS -- RED DEER LANDFILL EXPANSION**

Dear Sir or Madam;

We wish to take this opportunity to briefly list the concerns we have regarding the expansion of the present landfill site south of Red Deer. We would be happy to expand on any of these concerns and have attempted to communicate the nature of these concerns at all levels of the decision making process, often with little success. We will deal with the major issues, however a number of lesser issues also should be considered in making this decision.

MAJOR CONCERNS**1. *Water Contamination***

- a) **Surface Water.** As shown by your plans, Piper Creek passes through this site and flows from this site into Red Deer and eventually into the Red Deer River. Few landfill sites would be located adjacent to a drainage course and this is obviously an environmental concern.
- b) **Ground Water.** Liners and collection systems are designed for very short periods of time, relative to the time it takes garbage to decompose. Engineers seem to universally agree that leached collection will work for 25 or more years but will not guarantee the system the hundreds of years necessary. Facts show that leachate collection systems plug up and liners begin to leak in time; when this occurs the ground water becomes contaminated and serious health hazards result. In many places in Europe and the United States this has led to the very expensive process of digging up of the landfill and the problem is never really solved.

.../2

2.

2. *Lack of Alternatives Presented to the Public*

The bureaucrats rule other alternatives out of hand, using the high costs as the reason, meanwhile many of the costs of landfilling are covered up by putting these costs under many categories. Landfilling is a simple, old fashioned, environmentally unacceptable way to deal with garbage. Future generations will pay the price for this short term planning. Alternatives such as incineration must be put forward so the public gets all of the facts before a decision is made.

3. *Proximity to the City*

The overall long term plan for the city and country makes reference to maintaining attractive entrances to the city, preserving good farm land, etc., on one hand, and on the other, plans a landfill on a major entry and on the best farm land in the entire province. The short sighted wisdom of this is hard to comprehend.

4. *Agricultural Land Abuse*

All of us recognize the tragedy of destroying our most productive farm land for totally unwise land uses. We all know this is among the most productive land in our province and yet we sacrifice it for this totally unacceptable use. While it is convenient, can it be justified?

5. *Communication with Elected Officials vs. Bureaucrats*

We have attempted several meetings, however to date these have not happened. It is time that we discuss the real issues instead of hearing from bureaucrats who want only short term solutions at the lowest cost and the least hassle. After all, as has been stated, they won't be around when the real problems begin to happen for future generations.

6. *Land Values*

While bureaucrats claim land values are not affected by adjacent land activities, banks and insurance companies have confirmed that they definitely do. Land adjacent to a landfill will be subject to an environmental impact study and mortgages and insurance are highly unlikely on adjacent property. It is obvious that this is not our major concern, however if the city insists on its short sighted planning the issue of compensation must be addressed.

3.

OTHER CONCERNS

We will not elaborate on these at this point, but these issues also must be addressed and include:

- * Litter; much waste paper blows and is unavoidable
- * Road hazards from nails, etc.
- * Smell
- * Wildlife; gulls, rodents, etc.
- * Traffic changes
- * Random roadside dumping of garbage for miles around
- * etc.

We hope this provides you with some of our concerns and look forward to having the opportunity to discuss these in detail with you in a meeting, rather than a courtroom.

Yours truly,

Red Deer South
Landfill Association

o/o 32 PARSONS CLOSE

Contact:

Peter Wyntjes	347 - 5360
Thorvald Neilsen	347 - 3195

DATE: February 8, 1995

TO: City Council

FROM: Mayor Surkan

RE: PROPOSED WASTE MANAGEMENT FACILITY

In response to a letter of concern from the Red Deer South Landfill Association dated January 23, 1995, the following report provides a response to the concerns expressed.

This report is presented in the same order as the concerns expressed in the letter. In many cases reference has been made to our supporting documents, which have been submitted to the Red Deer Regional Health Unit and have been forwarded to the Red Deer South Landfill Association's solicitor.

1. **Water Contamination**

a) **Surface Water**

Concern was expressed about the location of Piper Creek, which runs along the southern boundary of the site. As outlined in Sections 3 and 10 of the Design Document, the existing topography directs most of the natural surface water drainage towards a low lying area in the northwest corner of the site. Only a small portion of the site drainage is directed towards Piper Creek. Site development will be undertaken to minimize the impact on local drainage patterns and maintain run-off quantities at predevelopment volumes.

Waste disposal areas will be not be located in portions of the site which drain toward the creek. A buffer strip of at least 100 metres is provided between the proposed waste disposal areas and the Piper Creek flood plain.

Any precipitation that falls into an active waste disposal area will be collected in the leachate collection system and directed to the City's Wastewater Treatment Plant for treatment. No surface run off which comes in contact with the waste will be directed to either the creek or the low lying area.

Surface water from Piper Creek, and in the low lying area in the northwest corner of the site, will also be monitored on a semiannual basis.

February 8, 1995
City Council
Page 2 of 6

b) Ground Water

The protection of groundwater from contamination was the most important factor in the evaluation of the site suitability and the landfill design. Extensive hydrogeological testing has found the site to have thick, low-permeable clay and clay till soils overlying the bedrock. Based upon the site hydrogeology alone, the site would be considered suitable for a landfill.

As an added measure of protection, we are proposing an engineered landfill with a composite liner and a leachate collection system. The composite liner consists of 600 mm of compacted clay covered with a high density polyethylene geomembrane liner. One of the primary reasons for selecting a composite liner system is the high efficiency of the leachate collection system. Even with some cracking of the high density polyethylene geomembrane, the composite liner design would allow collection of over 98 percent of the leachate. The small amount of leachate that may get through the liner will be retarded by the clay soil and contaminants will be removed through natural processes.

The 25 year period that is referred to in the letter is simply the time period for the warranty of the geomembrane product. The composite liner design is the standard now recommended by the United States Environmental Protection Agency. Even if the geomembrane develops cracks it, in combination with the compacted clay and the leachate collection system, will provide extremely good protection to the local environment as long as is required.

The leachate collection system and the local groundwater quality will be monitored on a regular basis to ensure that the landfill works as designed.

With respect to the comment that landfills are being dug up in Europe and the United States, these sites were likely not engineered landfills. They were likely improperly sited or had poor soil conditions for constructing a landfill because there were much less stringent guidelines at that time. Landfills are an environmentally responsible waste disposal alternative and continue to be constructed in the United States.

Unlike the above scenarios, the proposed facility has very favourable soil conditions for siting a landfill and has an excellent landfill design which exceeds the requirements of Alberta Environmental Protection. We feel that we selected the best environmentally acceptable method of solid waste disposal for The City of Red Deer.

February 8, 1995
 City Council
 Page 3 of 6

2. **Lack of Alternatives Presented to the Public**

With respect to comments that other alternatives were not considered, in 1992 The City of Red Deer conducted an extensive solid waste management study and prepared a Solid Waste Master Plan. During the preparation of the plan, a number of waste management alternatives, including incineration, were considered. This plan was developed with a wide range of input from the public, environmental groups and other agencies. The Master Plan recommended that the City implement a number of waste reduction measures and develop a new landfill site.

The City of Red Deer is committed to waste reduction and has worked closely with the public to provide a number of waste reduction programs including:

- blue box and apartment recycling;
- Household Toxic Waste Round-Up;
- office paper depot;
- dry waste site for concrete, rubble and clean fill;
- Commercial Waste Minimization Seminar; and
- promotion and education activities.

These programs have reduced the annual waste stream from 74 918 tonnes in 1991 to 64 826 tonnes in 1994.

The City of Red Deer has specifically studied incineration numerous times and has found it to be three to four times more expensive than landfilling. Even if incineration is used, a landfill site would still be required. While incineration with proper pollution control equipment is environmentally acceptable and can meet air emission regulations it is not a panacea to our waste management situation. Incineration can have problems with break downs, ash disposal and, because the fixed costs are so high, there is often little incentive to reduce waste.

Landfilling is an environmentally acceptability method of waste disposal and is recognized as such by the Province of Alberta and throughout North America.

3. **Proximity to the City**

The proposed location is compatible with City growth plans, which do not show any residential growth south of the Delburne Road for the next 40 to 50 years, primarily due to servicing constraints. Upon completion of the landfill, the site may continue to be used for agricultural use or may be park land or a recreational facility. If the site were developed for residential use, the agricultural potential of the land would be lost forever.

February 8, 1995
City Council
Page 4 of 6

With respect to concerns about maintaining an attractive entrance to the City, the landscaping and screening of the facility are very important components of the overall facility design. As outlined in Section 10, the active landfill area will be set back over 350 metres (1150 feet) from the Delburne Road. Berms and/or extensive tree plantings will be used to screen the facility in a manner which has a natural appearance and is compatible with the surrounding landscape. The wetland area in the northwest corner of the site will be preserved and will provide a natural buffer area.

The site selected also has a number of other advantages including the fact that it is close to the City. This will reduce transportation costs and the traffic impact on rural residents. Traffic patterns will not change from the current situation since the proposed site is adjacent to the existing landfill. The location is also convenient to City and County residents and businesses, the primary users of the site. The City feels a responsibility to deal with its waste locally, rather than adopting a not in my backyard (NIMBY) attitude.

4. Agricultural Land Abuse

We appreciate the concern expressed about the potential loss of agricultural land, and we have specifically designed the facility to retain the agricultural value of the land. More than half of the site will remain as undisturbed farmland. During the development of the landfill, as much area possible will be kept in agricultural production, with only a small active landfill area at any time. As areas of the landfill are closed, they will be returned to agricultural use. In essence, we will be "borrowing" the land for a period of time and then returning it to a condition that can be used for agricultural production.

Further detail on the reclamation process is provided in Section 14 of the Design Document.

5. Communication with Elected Officials vs Bureaucrats

City of Red Deer elected officials have provided direction to the City administration and City staff have kept Council informed throughout this process. Representatives from The City of Red Deer and the County of Red Deer Councils participated in the Waste Management Facility Advisory Committee, which provided input into the preliminary design of the facility.

6. Land Values

The City of Red Deer does not feel that the proposed Waste Management Facility will affect the value of adjacent lands. As outlined in a memo from the Director of Engineering Services to the Solid Waste Advisory Committee dated April 29, 1994, there are avenues available to adjacent landowners that feel they have been injuriously affected.

February 8, 1995
City Council
Page 5 of 6

With respect to the comment that adjacent landowners may face difficulty in terms of mortgages and insurance, there are many properties adjacent to landfill sites which have had no such problems. The Planning Act and the Waste Management Regulation specifically designate set-back distances from a landfill to residences and other types of development in order to ensure that neighbouring properties will not be impacted.

7. Other Concerns

Other concerns, such as litter, smell and pests, will be controlled through a number of methods including the significant buffer area surrounding the active landfill and proper landfill operations. The natural areas on-site will be preserved and are an integral component of the site landscaping design and screening.

Traffic patterns will not change from the existing situation since the proposed site is immediately adjacent to the existing landfill site. Overall traffic impacts are minimized by selecting a site which is close to the City.

Increased monitoring for garbage in the area and enforcement of legislation on littering will be used to discourage illegal dumping of garbage.

8. Summary

The City of Red Deer is committed to responsible waste management involving a combination of waste reduction programs and landfill disposal. The proposed facility will allow the City to meet its waste management needs for the next 40 years.

Extensive studies on the proposed site have found it to be very well suited for the construction of a landfill. The proposed landfill design will exceed the standards set out by Alberta Environmental Protection.

The development of the City's proposal has involved extensive public consultation. The landowners in the area of the proposed site have been kept informed throughout this process. The first formal meeting with landowners was held on October 14, 1992. In addition to a number of formal and informal meetings with landowners since that time, the City has also held two open house type events and set up a Solid Waste Management Advisory Committee. This Committee was made up of a wide cross section of stakeholders and provided input which was directly incorporated into the preliminary design of the facility.

February 8, 1995
City Council
Page 6 of 6

In keeping with the City's open process philosophy, the City will be hosting another Open House on Thursday February 16, 1995 at Festival Hall from 4:00 p.m. to 8:00 p.m. The Open House will provide the public and interested parties with information on the local and site hydrogeology, and the proposed facility layout and design.

Mayor Gail Surkan

MKS/blm

c Paul Meyette, Red Deer Regional Planning Commission

COMMENTS:

We believe that the letter to Council from the Mayor dated February 8, 1995, responds to the concern outlined by the Red Deer South Landfill Association.

"M.C. DAY"
City Manager

CHAPMAN RIEBEEK

Barristers & Solicitors

THOMAS H. CHAPMAN, Q.C.*
NICK P. W. RIEBEEK*
DONALD J. SIMPSON
T. KENT CHAPMAN*
GARY W. WANLESS*
LORNE E. GODDARD
GERI M. CHRISTMAN
ROBERT J. MILLAR
NANCY BERGSTROM**

* Denotes Professional Corporation
** Student-At-Law

208 - 4808 Ross Street
Red Deer, Alberta T4N 1X5
TELEPHONE (403) 346-6603
TELECOPIER (403) 340-1280

5020 - 50 A Street
Sylvan Lake, Alberta T0M 1Z0
TELEPHONE (403) 887-2024
TELECOPIER (403) 887-2036

PLEASE REPLY TO RED DEER

Your file:
Our file: 21,107 DJS

April 24, 1995

City of Red Deer
City Hall
Red Deer, Alberta
T4N 3T4

Attn: Kelly Kloss, City Clerk

RE: LANDFILL SITE - LEAVE TO APPEAL TO COURT OF APPEAL

Dear Sir:

This letter will confirm that the Alberta Court of Appeal has denied permission for the Red Deer South Landfill Association to bring an appeal to the Court of Appeal against the decision of the Development Appeal Board ("D.A.B.") for the County of Red Deer No. 23 dated December 8, 1994.

You will recall that on December 8, 1994 the D.A.B. for the County of Red Deer No. 23 held a hearing into an appeal filed by the Landfill Association and individual landowners against the previous decision of County MPC to give the City a development permit to construct a landfill on the site in question. On December 8, the Landfill Association asked for an adjournment, claiming they had not had an opportunity to review certain reports prepared by consultants hired by the City. D.A.B. denied the request for an adjournment and the Landfill Association and its members refused to participate further in the hearing. The Red Deer Advocate reported that "Opponents Storm Out of Hearing".

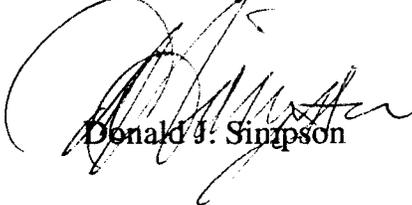
The D.A.B. went on to hold the hearing in the absence of the applicants and later denied their appeal.

The Landfill Association then asked the Court of Appeal for permission to appeal the decision of D.A.B. This matter was dealt with by the Court of Appeal on April 13, 1995. After hearing from the lawyers for all parties and after reviewing the material submitted, **the Court refused permission for the appeal and directed that the applicants pay the legal costs of the City and the County in connection with the leave application.**

As a result of this decision, there is no longer any legal issue as to the suitability of the site for a landfill from a planning or land use perspective. The Red Deer Regional Health Authority still has to deal with the technical requirements that must be met in order to start construction and operation of the site. During this process, any measures that must be taken to protect the environment or to meet health standards will be identified. As you know, this application is currently in progress now.

I trust this report brings members of Council up to date on the status of these legal proceedings.

Yours truly,



Donald J. Simpson

Red Deer South Landfill Association

Kelly Kloss, City Clerk
City of Red Deer
4914 - 48 Avenue
Red Deer, AB

THE CITY OF RED DEER
CLERK'S DEPARTMENT

RECEIVED	
TIME	12:30
DATE	April 26/95
BY	ols

Dear Mr. Kloss;

As per your letter of March 14, 1994, we will be providing this information during the hearings and you will have access to this information at that time.

Thank you.

Yours truly,

Red Deer South Landfill Association

file
Council
I think
March 13/95

KK



THE CITY OF RED DEER

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

City Clerk's Department
(403) 342-8132 FAX (403) 346-6195

March 14, 1995

Red Deer South Landfill Association
c/o 32 Parsons Close
Red Deer, Alberta
T4P 2C8

Dear Sir:

At The City of Red Deer's Council Meeting held March 13, 1995, consideration was given to your correspondence dated January 23, 1995 regarding concerns to the Red Deer Landfill Expansion. At this meeting, your correspondence was received by Council as information.

During the meeting, Mr. Neilsen and Mrs. Mills advised that they have documentation from certain banks that indicate they would not give a mortgage for houses to be built in the vicinity of the Landfill site. As this is of concern to The City, I ask that you provide my office with a copy of these documents so we may follow it up.

Thank you.

Sincerely,


KELLY KLOSS
City Clerk

KK/clr

cc: Director of Development Services
Public Works Manager



*a delight
to discover!*

BYLAW NO.2672/J-95

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

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

Bylaw No. 2672/80 is hereby amended as follows:

- 1 By deleting section 5.2.1 in its entirety and substituting in its place and stead the following:
 - “(1) The following regulations and restrictions shall apply to all home occupations:
 - a) the home occupation shall not be staffed by any persons except the occupants of the residence;
 - b) no signs shall be erected upon the site of a home occupation or on any lands adjacent thereto to advertise the home occupation;
 - c) the peace, quiet, dignity and other amenities of the neighbourhood shall not be disturbed by dust, noise, odour, smoke, or traffic generated by the home occupation;
 - d) the home occupation shall not require or generate any additional traffic in the neighbourhood;
 - e) not more than one business vehicle used in or for the home occupation shall be parked on the site or on any street adjacent thereto;
 - f) such other restrictions or limitations which may be imposed:
 - i) by the Municipal Planning Commission having regard to the proposed use; and
 - ii) by any law of the Province of Alberta or any bylaw of the City.
 - (2) Where home occupations are a permitted use in a district, they shall be subject to the regulations and restrictions of section 5.2.1.(1), as well as the following regulations and restrictions:
 - a) the use shall be an office use only;

- b) the use shall be restricted to the dwelling unit;
 - c) no storage of goods, material of any kind, or stock other than normally associated with an office use will be allowed on the site;
 - d) no equipment, other than office equipment for an office use shall be used or stored on the site.
- (3) Where home occupations are a discretionary use in a district, they shall be subject to the regulations and restrictions in section 5.2.1.(1), together with the following regulations and restrictions:
- a) the use shall be restricted to the dwelling unit or an accessory building;
 - b) no outside storage of goods, equipment, material of any kind or stock will be allowed on the site of the home occupation or any adjacent property.
- (4) Except in the case of a person who is a handicapped occupant:
- a) the manufacture, construction, publication, distribution of any material, thing or item shall not be permitted; and
 - b) no articles or items manufactured, produced or published shall be offered for sale within the residence or accessory buildings.
- 2 By adding to section 6.1.1.2 the following:
- “(5) Home occupations - office only.”
- 3 By adding to section 6.6.1.2 the following:
- “(4) Home occupations - office only.”
- 4 By adding to section 6.6.2.2 the following:
- “(5) Home occupations - office only.”
- 5 By adding to section 6.6.3.2 the following:
- “(6) Home occupations - office only.”

BYLAW NO. 3129/95

Being a Bylaw to close portions of road in The City of Red Deer as described herein.

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

- 1 The following portions of roadway in The City of Red Deer are hereby closed:
- (a) "All that portion of 45 Street, Plan 3143 NY lying within Plan _____ containing 0.005 ha more or less.
Excepting thereout all mines and minerals.
 - (b) All that portion of lane, Plan 3143 NY lying within Plan _____ containing 0.075 ha more or less.
Excepting thereout all mines and minerals.
 - (c) All that portion of Kingsmill (52) Avenue, Plan 3732 P lying within Plan _____ containing 0.235 ha more or less.
Excepting thereout all mines and minerals.
 - (d) All that portion of Kingsmill (52) Avenue, Plan K lying within Plan _____ containing 0.002 ha more or less.
Excepting thereout all mines and minerals.
 - (e) All that portion of 'Addition to road' Plan 932-1030 lying within Plan _____ containing 0.005 ha more or less.
Excepting thereout all mines and minerals.
 - (f) All that portion of lane, Plan 6712 ET lying within Plan _____ containing 0.075 ha more or less.
Excepting thereout all mines and minerals.
 - (g) All that portion of 'Addition to lane' Plan 812-0320 lying within Plan _____ containing 0.008 ha more or less.
Excepting thereout all mines and minerals."

2 This Bylaw shall come into full force and effect upon the passage of third reading.

READ A FIRST TIME IN OPEN COUNCIL this day of A.D. 1995.

READ A SECOND TIME IN OPEN COUNCIL this day of A.D. 1995.

READ A THIRD TIME IN OPEN COUNCIL this day of A.D. 1995.

MAYOR

CITY CLERK