

**REGULAR MEETING OF COUNCIL - HELD APRIL 1, 2025**

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Regular Meeting of the Council of the County of Barrhead No. 11 held April 1, 2025, was called to order by Reeve Drozd at 9:00 a.m.

**PRESENT**

Reeve Doug Drozd  
Deputy Reeve Marvin Schatz  
Councillor Ron Kleinfeldt  
Councillor Paul Properzi  
Councillor Walter Preugschas  
Councillor Jared Stoik (joined at 9:07 a.m.)

**ABSENT**

Councillor Bill Lane

**STAFF**

|                                      |                                       |
|--------------------------------------|---------------------------------------|
| Debbie Oyarzun, County Manager       | Tamara Molzahn, Director of Corporate |
| Pam Dodds, Executive Assistant       | Services                              |
| Ken Hove, Director of Infrastructure | Tara Troock, Development Clerk        |

**ATTENDEES**

Brad Lussier, CPA – Greilach Lussier LLP  
Karen Pronishen & Savannah Belyk – Barrhead FCSS  
Barry Kerton - Town and Country Newspaper

**RECESS**

Reeve Drozd recessed the meeting at 9:00 a.m.

Reeve Drozd reconvened the meeting at 9:07 a.m.

Councillor Stoik joined the meeting at 9:07 a.m.

**APPROVAL OF AGENDA**

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- 2025-074 Moved by Deputy Reeve Schatz that the agenda be approved with the following additions:  
Item 4.9 In-Camera – 2025 Police Funding Model recalculation – *FOIP Sec. 24 Advice from Officials*  
Carried Unanimously.

**MINUTES OF REGULAR MEETING HELD MARCH 4, 2025**

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- 2025-075 Moved by Councillor Preugschas that the minutes of the Regular Meeting of Council held March 4, 2025, be approved as circulated.  
Carried Unanimously.

Tamara Molzahn and Brad Lussier joined the meeting at 9:10 a.m.

**DELEGATION – GREILACH LUSSIER LLP (AUDITOR)**

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Brad Lussier for Greilach Lussier LLP met with Council and provided them an overview of the audit of the 2024 financial records for the County of Barrhead.

- 2025-076 Moved by Councillor Stoik to move in-camera with Brad Lussier from Greilach Lussier LLP at 9:45 a.m.  
Carried Unanimously.

Debbie Oyarzun, Tamara Molzahn, Pam Dodds, and Barry Kerton exited the meeting for the in-camera session at 9:45 a.m.

- 2025-077 Moved by Councillor Properzi to move out of in-camera at 9:51 a.m.  
Carried Unanimously.

ORIGINAL SIGNED – D. DROZD

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Reeve

ORIGINAL SIGNED – D. OYARZUN

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Debbie Oyarzun, Tamara Molzahn, Pam Dodds, Brad Lussier and Barry Kerton re-entered the meeting at 9:51 a.m.

2025-078 Moved by Councillor Preugschas that Council approve the 2024 audited Financial Statements as presented.

Carried Unanimously.

2025-079 Moved by Councillor Kleinfeldt that Council approve the 2024 audited Financial Information Return (FIR) as presented.

Carried Unanimously.

2025-080 Moved by Councillor Properzi that Administration publish the 2024 audited financial statements to the County website.

Carried Unanimously.

Council thanked Brad Lussier from Greilach Lussier LLP for his report and he exited the meeting at 9:55 a.m.

**APPOINTMENT OF AUDITOR**

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2025-081 Moved by Deputy Reeve Schatz that Council appoint Greilach Lussier LLP as its Auditor for the fiscal years 2025 – 2029.

Carried Unanimously.

**DIRECTOR OF CORPORATE SERVICES REPORT**

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2025-082 Moved by Councillor Kleinfeldt to accept the following Director of Corporate Services reports for information:

- Cash, Investments & Taxes Receivable as of February 28, 2025
- Payments Issued for the month of February 2025
- YTD Budget Report for 2 months ending February 28, 2025
- YTD Capital Recap for period ending February 28, 2025
- Elected Official Remuneration Report as of February 28, 2025

Carried Unanimously.

Tamara Molzahn departed the meeting at the time of 10:10 a.m.

Tara Troock joined the meeting at 10:12 a.m.

**SUBDIVISION APPLICATION – MUNICIPAL PLANNING FILE 24-R-944  
S ½ NE 3-57-1-W5 (HANDZIUK)**

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2025-083 Moved by Councillor Preugschas that Council approve subdivision application 24-R-944 proposing to create a 5.19 ha (12.82 ac) Country Residential lot out of S ½ of NE 3-57-1-W5 with the conditions as follows:

1. That prior to the registration of an instrument effecting this plan, the registered owner and/or developer enter into and comply with a land acquisition agreement for 5 m of road widening within the proposed and remainder parcels with Sturgeon County pursuant to Section 655 of the *Municipal Government Act*. The land acquisition agreement shall be registered by way of caveat against the title of the proposed parcel and the remainder.
2. That concurrent with the registration of the instrument effecting the proposed plan of subdivision, an access easement agreement be registered against proposed Lot 1 in accordance with the attached Schedule A.

ORIGINAL SIGNED – D. DROZD

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Reeve

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County Manager

3. That prior to endorsement of an instrument affecting this plan, approaches, including culverts and crossings to the proposed parcel and to the residual of the land, be provided at the owner's and/or developer's expense and to the specifications and satisfaction of the County of Barrhead No. 11 and Sturgeon County.
4. That in accordance with Sections 661, 666, and 667 of the *Municipal Government Act*, prior to endorsement of an instrument affecting this plan, money-in-place of Municipal Reserve be provided equal to 10% of the area of the proposed parcel. Amount has been calculated as follows:

Total area of the proposed parcel = 12.82 ac (5.19 ha)

10% of the area of the proposed parcel = 1.28 ac (0.52 ha)

Estimated market value per ac. = \$3,200

Money-in-place of reserve = 10% area x market value = \$3,840

This sum of money shall be forwarded to the County of Barrhead No. 11 and accounted for by them in accordance with Section 671(4) of the *Municipal Government Act*.

*NOTE: The above amount is calculated based on the tentative plan of subdivision submitted to, and conditionally approved by, the Subdivision Authority. All areas are to be verified based on the instrument prepared by an Alberta Land Surveyor prior to paying the amount to the County. If the amount calculated above is incorrect due to a miscalculation in the area of the parcel, and if the wrong amount is paid, final approval of the plan of subdivision may be delayed pending resolution of the outstanding amount.*

5. That prior to endorsement the registered owner and/or developer pay the County of Barrhead No. 11 the outstanding appraisal fee of \$100.00.
6. That, prior to or concurrent with registration of an instrument effecting this plan, an Environmental Reserve Easement, in a form and affecting an area approved by the Subdivision Authority, be granted to the County of Barrhead No. 11. The form of this Easement will generally follow the form attached hereto. The survey to be used to describe the Easement shall include all of the land which is generally all of the land outlined in RED on the attached approved tentative plan of subdivision, and shall be reviewed by the Subdivision Authority prior to being finalized.
7. That prior to endorsement of an instrument affecting this plan, and in accordance with section 9(g) of the Matters Related to Subdivision and Development Regulation, AR 84/2022, submit to the County of Barrhead No. 11 and the Subdivision Authority Officer:
  - a. Real Property Report or a Building Site Certificate, prepared by an Alberta Land Surveyor, indicating the location and distances between the buildings, the private sewage disposal system, any potable water source, shelter belts and above-ground appurtenances on the subject lands, and the existing and proposed property boundaries on the proposed lot; and
  - b. certification from a Provincially accredited inspector confirming that the function and location of the existing sewage disposal system on the proposed lot, will satisfy the Alberta Private Sewage Systems Standard of Practice, and is suitable for the intended subdivision.
8. That taxes are fully paid when final approval (endorsement) of the instrument affecting the subdivision is requested.

Carried Unanimously.

Tara Troock departed the meeting at 10:28 a.m.

### **RECESS**

Reeve Drozd recessed the meeting at 10:28 a.m.

Reeve Drozd reconvened the meeting at 10:33 a.m.

Shae Guy joined the meeting at 10:33 a.m.

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County Manager

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**APPOINTMENT OF FIRE GUARDIANS – APRIL 1, 2025 TO MARCH 31, 2026**

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- 2025-084 Moved by Councillor Preugschas that Council appoints the following individuals as Fire Guardians to serve the County of Barrhead under the *Forest & Prairie Protection Act* effective April 1, 2025, to March 31, 2026:
- Gary Hove, Fire Chief
  - Ted Amos, Deputy Fire Chief
  - Ken Hove, Director of Infrastructure
  - Travis Wierenga, Public Works Manager
  - Roy Batdorf, public member
  - Norman Semler, public member
  - Stephen Lyons, public member
  - Don McKay, public member
- Carried Unanimously.

**COMMUNITY STANDARDS BYLAW 2-2025**

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- 2025-085 Moved by Deputy Reeve Schatz that Council amends item 3.18 of the Community Standards Bylaw to read “Quiet Hours” shall mean between the hours of 11:00 p.m. and 7:00 a.m.
- Carried Unanimously.

Ken Hove joined the meeting at 11:12 a.m.

- 2025-086 Moved by Councillor Properzi that Council gives 1st reading to Bylaw 2-2024 – Community Standards Bylaw as amended.
- Carried Unanimously.

**PUBLIC WORKS REPORT**

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Ken Hove, Director of Infrastructure, reviewed the written report for Public Works & Utilities and answered questions from Council.

- 2025-087 Moved by Deputy Reeve Schatz that the report from Public Works be received for information.
- Carried Unanimously.

Ken Hove and Shae Guy departed the meeting at 11:28 a.m.

**DELEGATION – FCSS**

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Karen Pronishen, Executive Director & Savannah Belyk, Community Support Coordinator of Barrhead FCSS met with Council at 11:28 a.m. and provided updates on programs and services offered by FCSS.

- 2025-088 Moved by Councillor Properzi to accept the report from FCSS representatives as information.
- Carried Unanimously.

Karen Pronishen & Savannah Belyk left the meeting at 11:48 a.m.

Shae Guy rejoined the meeting at 11:48 a.m.

**GOLF CART PILOT PROJECT BYLAW 3-2025**

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- 2025-089 Moved by Councillor Properzi that Council gives 1<sup>st</sup> reading to Bylaw 3-2025 – Golf Cart Pilot Project Bylaw.
- Carried Unanimously.

- 2025-090 Moved by Councillor Stoik that Council gives 2<sup>nd</sup> reading to Bylaw 3-2025 and have Administration submit the Bylaw to Alberta Transportation for approval before bringing it back to Council for 3rd and final reading.
- Carried Unanimously.

- 2025-091 Moved by Councillor Properzi that Council request Administration bring back the Rates & Fees Bylaw to incorporate a permit fee of \$50 for 1st time registration of a golf cart permit, and a \$25 annual renewal fee for golf cart permits.
- Carried Unanimously.

**ORIGINAL SIGNED – D. DROZD**

Reeve

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County Manager

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Shae Guy departed the meeting at 12:09 p.m.

**GENERAL CONSENSUS TO EXTEND THE MEETING**

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At 12:10 p.m. the Reeve received general consent from all Councillors present to extend the meeting until completed.

Councillor Stoik departed the meeting at 12:10 p.m.

**RECESS**

Reeve Drozd recessed the meeting at 12:10 p.m.

Reeve Drozd reconvened the meeting at 12:16 p.m.

**ROAD CLOSURE BYLAW 9-2024 – SW 34-61-5-W5**

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- 2025-092 Moved by Deputy Reeve Schatz that Council gives 2<sup>nd</sup> reading to Road Closure Bylaw 9-2024.  
Carried 5-0.
- 2025-093 Moved by Councillor Preugschas that Council gives 3<sup>rd</sup> reading to Road Closure Bylaw 9-2024.  
Carried 5-0.

Councillor Stoik rejoined the meeting at 12:20 p.m.

**AGREEMENT FOR BEEHIVES ON COUNTY LAND**

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- 2025-094 Moved by Councillor Kleinfeldt that Council authorize CAO to enter into an agreement with Miedema Honey Farms to allow apiaries on County lands as presented.  
Carried Unanimously.

**COUNTY MANAGER REPORT**

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Debbie Oyarzun, County Manager, reviewed the 2025 Resolution Tracking List and provided the following updates to Council:

- Vacant positions filled - part-time Safety Coordinator, Caelyn Basaraba and Development Officer, Layne Mullen
  - AAIP Renewal Stream Stats for March 2025
  - Discussed promotion of 2 events on the County website and Facebook – “Celebrating Rural Living – Open Skies Expo & Awards Dinner” on May 3, 2025, and County Food Bank Drive starting April 1, 2025
  - Adjustment to Provincial Police Funding Model and impact on 2024 & 2025 Budgets
- 2025-095 Moved by Councillor Properzi that the County Manager’s report be received for information.  
Carried Unanimously.

**INFORMATION ITEMS**

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- 2025-096 Moved by Councillor Stoik that Council accepts the following items for information:
- Letter from Minister of Municipal Affairs Re: Budget 2025 – dated February 27, 2025
  - News Release – Keeping Seniors Moving in Rural Alberta – dated March 25, 2025
  - Invitation from Barrhead Community Appreciation Event on April 29, 2025
  - BDSHA Meeting Minutes – January 23, 2025
  - Misty Ridge Meeting Minutes – February 12, 2025
- Carried Unanimously.

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County Manager

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**IN-CAMERA SESSION**

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- 2025-097 Moved by Deputy Reeve Schatz that Council move in-camera at 12:50 p.m. for discussion on:
- 2025 Police Funding Model recalculation – *FOIP Sec 24. Advice from Officials*
- Carried Unanimously.

Barry Kerton exited the meeting at 12:50 p.m.

- 2025-098 Moved by Councillor Properzi that Council move out of in-camera at 1:07 p.m.
- Carried Unanimously.

Barry Kerton re-entered the meeting at 1:07 p.m.

**2025 POLICE FUNDING MODEL RECALCULATION**

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- 2025-099 Moved by Councillor Stoik that Council direct Administration to allocate the surplus that was created as a result of the province recalculating the 2025 Police Funding Model, to the Economic Development Operating Budget and IT Reserve as discussed in-camera and to bring back adjustments in the 2025 Draft budget on April 15, 2025, for Council consideration.
- Carried Unanimously.

**ADJOURNMENT**

- 2025-100 Moved by Councillor Stoik that the meeting adjourn at 1:08 p.m.
- Carried Unanimously.

ORIGINAL SIGNED – D. DROZD  

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Reeve

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County Manager