



MUNICIPAL PLANNING COMMISSION MINUTES

June 12, 2020

Town of Claresholm – Zoom Meeting

Attendees: Brad Schlossberger - Council Member (Chairperson)
Doug MacPherson – Mayor
Jeff Kerr – Member-At-Large
Doug Priestley - Member-at-Large
Keith Carlson – Council Member

Staff: Tara VanDellen – Planner/Development Officer
Tracy Stewart - Administrative Assistant

Public Present: Rob Vogt – Claresholm Local Press
Cam Burbank – Rowan House Society
Warren Christie – The Solutionist

9:02 a.m.

Call to Order /Adoption of Agenda

**Motion to adopt the
agenda by
Doug Priestley**

**Seconded by
Keith Carlson**

CARRIED

Adoption of Minutes

- May 1, 2020

**Motion to adopt the
Meeting Minutes
By Mayor MacPherson**

**Seconded by
Jeff Kerr**

CARRIED

Item 1: ACTION

DEVELOPMENT PERMIT

File: D2020.031

Applicant/Owner: Rowan House Society/1981447 Alberta Ltd.

Address: 44 Harvest Square, Claresholm

Legal: Lot 22, Block 2, Plan 1014361

Regarding: Discretionary change in use: vacant duplex to
group home

**Motion to approve with
conditions by
Mayor MacPherson**

**Seconded by
Jeff Kerr**

CARRIED

Conditions:

1. Occupancy permit and dwelling completion is required prior to commencement of use.
 2. Any further change in use (additions, renovations, or intensifications of use) will require a new permit application.
-



MUNICIPAL PLANNING COMMISSION MINUTES

June 12, 2020

Town of Claresholm – Zoom Meeting

3. Parking shall be maintained as much as possible off-street and in front of the residence and may not block other driveways or residences within the area.
-

Item 2: ACTION

DEVELOPMENT PERMIT

File: D2020.050

Applicant/Owner: Warren Christie – The Solutionist

Address: 11 Wildrose Drive, Claresholm

Legal: Lot 36, Block 1, Plan 0010011

Regarding: Home Occupation – mobile machine repair

Motion to approve with
conditions by
Jeff Kerr

Seconded by
Doug Priestley

CARRIED

Conditions:

1. The applicant shall adhere to the stipulations stated in Schedule 10, of the Town of Claresholm Land Use Bylaw No. 1525.
2. As per, Schedule 10, of the Town of Claresholm Land Use Bylaw No. 1525, Municipal Planning Commission would like to emphasize that all permits issued for home occupations shall not involve the display or storage of goods and equipment upon or inside the premises in such a manner that these items are exposed to public view.
3. As per, Schedule 10, of the Town of Claresholm Land Use Bylaw No. 1525, Municipal Planning Commission would like to emphasize that all permits issued for home occupations must be renewed annually and may be subject to periodic reviews and may be revoked if the Municipal Planning Commission determines that the use has become detrimental to the residential character and amenities of the neighborhood.
4. Please note that the home occupation development permit will lapse/expire if a business license is not obtained within 1 year from the date of approval, or subsequently, if the business license is not purchased annually.

Note(s):

5. As per Bylaw 1550 (Traffic Bylaw), a vehicle, or a vehicle with a trailer attached, with a maximum allowable weight of 4,500kg, shall not be parked on a highway any time after 10:00PM and before 7:00AM, unless it is parked in a location completely adjoining the vehicle owner's residence. This does not apply if the vehicle is a recreation vehicle, a commercial vehicle with the hazard warning lamps alight and in the process of loading or unloading goods, or if it's parked on Provincial Highway #2 (1st Street West).
 6. As per Bylaw 1550 (Traffic Bylaw), a vehicle, or a vehicle with a trailer attached, with a maximum allowable weight exceeding 9,500 kilograms, shall not be parked on a highway.
 7. As per Bylaw 1550 (Traffic Bylaw), a trailer shall not be parked on a highway unless the trailer is attached to a vehicle by which it may be drawn.
 8. As per Bylaw 1550 (Traffic Bylaw), any commercial vehicle, bus, truck or truck tractor:
-



MUNICIPAL PLANNING COMMISSION MINUTES

June 12, 2020

Town of Claresholm – Zoom Meeting

may be parked on private property as long as that vehicle does not block any sidewalk, laneway or alley and doesn't obstruct or hinder the normal flow of traffic (pedestrian or vehicular).

shall not be parked on a highway unless it is parked in a location completely adjoining the operator's place of residence.

shall not be parked for more than 48 consecutive hours and must be removed to an off-highway location for at least 72 consecutive hours before it may park there again.

9:15 a.m.

**Motion to adjourn by
Doug Priestley**
