



STIRLING
Village of Stirling
Meeting Minutes

August 2, 2023 - Municipal Planning Commission - 06:00 PM

The meeting of the Municipal Planning Commission of the Village of Stirling was held in the Council Chambers, located at Stirling Community Centre/Lions Hall at 409 - 2 Street, on Wednesday, August 2, 2023, commencing at 6:00 p.m.

IN ATTENDANCE

Commission Chair Matthew Foss, Mayor Trevor Lewington, and Deputy Mayor Larry Nilsson

Development Officer, Scott Donselaar
Municipal Clerk, Aletta Lightfoot

1. MPC Meeting – Call Meeting to Order

The Meeting was called to order at 6:00 p.m.

2023-018

2. Adoption of Agenda

Moved By: Mayor Lewington

That the agenda be adopted as presented.

Carried

2023-019

3. Minutes From June 7, 2023

Moved By: Deputy Mayor Nilsson

That the Minutes of the Municipal Planning Commission held June 7, 2023 to be adopted as presented.

Carried

4. Items for Discussion

2023-020

4.1 DA07-23 Temporary Shipping Container

Moved By: Deputy Mayor Nilsson

To approve the use of a temporary shipping container with the following conditions:

1. The temporary shipping container shall be removed no later than October 30, 2023.

Informative:

1. The applicant must contact Alberta One Call (1-800-242-3447) to locate any utility lines prior to commencement.

Carried

4.1.1 Application Submissions

4.1.2 Public Submissions

None.

4.1.3 Written Submissions

None.

4.1.4 Scheduled Presenters

None.

4.1.5 Applicant Rebuttal

None.

2023-021

4.2 DA08-23 Secondary Suite and Secondary Suite Variance

Moved By: Mayor Lewington

To approve the development of a dwelling with secondary suite development of a basement suite to 1,368 ft² with the following conditions:

Conditions:

1. The development shall conform to all Land Use Bylaw 415-08, specifically Schedule 2 Residential-R and Schedule 5 Development Standards and all applicable sections therein.
2. All applicable building permits and safety codes permits, and approvals shall be obtained prior to commencement of construction. These can be acquired by contacting Park Enterprises at 403-329-3747.
3. The dwelling shall conform to all setback requirements as per Schedule 2 Residential-R and as shown in the plan forming application DA08-23.
4. The addition of a secondary suite in the basement is permitted.
5. A variance is hereby granted to permit the development of a 1,368 ft² secondary basement suite.
6. The final building grade shall be such that drainage flows away from the building and does not adversely affect the neighboring lots. Lot drainage must be maintained on the property or directed towards the street.
7. No suite development above the garage shall be permitted until such time as an application for multifamily use is approved.
8. The construction of the dwelling, including exterior finishes, is to be completed within 12 months from the date of issue of this development permit.
9. The dwelling is required to connect to the municipal water and wastewater system. The developer is required to pay for all the costs associated with the required connections. The developer is required to purchase and install a Village approved water meter with radio frequency readout, which must be obtained from the Village.
10. In accordance with Provincial legislation, storm and surface water cannot be placed in the sanitary sewer collection system. This includes weeping tile around the foundation of the dwelling.
11. Prior to commencement of construction the developer is required to contact the Village at 403-756-3379 to determine sanitary sewer service grades and elevations. The developer is responsible for installation and costs of sewer and water lines from the property line to the dwelling and must obtain approval for the size from the Village engineer prior to commencement of construction.

Informative:

1. The applicant must contact Alberta One Call (1-800-242-3447) to locate any utility lines prior to commencement.
2. Temporary use of a shipping container for site storage while construction takes place requires a development permit in accordance with the Land Use Bylaw.

Carried

4.2.1 Application Submissions

4.2.2 Public Submissions

None.

4.2.3 Written Submissions

None.

4.2.4 Scheduled Presenters

None.

4.2.5 Applicant Rebuttal

None.

2023-022

5. Adjournment

Moved By: Mayor Lewington

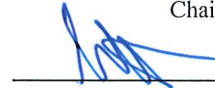
That the agenda matters have been concluded and that the meeting be adjourned at 6:08 p.m.

Carried

These minutes to be approved on the 4th day of October 2023.



Chair - Matthew Foss



CAO - Scott Donselaar