

# Town of Stettler

**COUNCIL MEETING**

**OCTOBER 1, 2024**

**6:30 P.M.**

**BOARD ROOM**



# Town of **Stettler**

## Mission Statement



We will provide  
a high quality of life  
for our residents and visitors  
through leadership  
and the delivery  
of effective, efficient  
and affordable services  
that are socially and  
environmentally responsible.

**TOWN OF STETTLER  
REGULAR COUNCIL MEETING  
TUESDAY, OCTOBER 1, 2024  
6:30 P.M.  
AGENDA**

1. **Agenda Additions**
2. **Agenda Approval**
3. **Confirmation of Minutes**
  - (a) Minutes of the Regular Council Meeting of September 17<sup>th</sup> 4-8
  - (b) Minutes of the Committee of the Whole Meeting of September 10<sup>th</sup> 9-10
4. **Delegations**
5. **Citizen's Forum**
6. **Administration**
  - (a) Memorandum – Pool Shutdown Update 11-20
  - (b) Snow and Ice Control Policy XV-1 (b) 21-26
  - (c) Meeting Dates
    - Tuesday, October 8 – COW – 4:30 p.m.
    - Tuesday, October 15 – Council – 6:30 p.m.
    - Tuesday, November 5 – Council – 6:30 p.m.
    - Tuesday, November 12 – COW – 4:30 p.m.
    - Tuesday, November 19 – Council – 6:30 p.m.
  - (d) Accounts Payable in the amount of \$252,854.80 27-33  
(\$69,228.17 + \$172,594.71 + \$11,031.92)
7. **Council**
  - (a) Meeting Reports
8. **Minutes**
9. **Public Hearings**
  - (a) Bylaw 2176-24: Off-Site Levy Bylaw
10. **Bylaws**
  - (a) Bylaw 2176-24: Off-Site Levy Bylaw – 2<sup>nd</sup> & 3<sup>rd</sup> Reading 34-46
11. **Correspondence**
12. **Items Added**
13. **In-Camera Session**
14. **Adjournment**

**MINUTES OF THE REGULAR MEETING OF THE TOWN OF STETTLER COUNCIL  
HELD ON TUESDAY, SEPTEMBER 17<sup>th</sup>, 2024 IN THE MUNICIPAL OFFICE,  
COUNCIL CHAMBERS**

**Present:** Mayor S. Nolls  
  
Councillors K. Baker, C. Barros, G. Lawlor, W. Smith, T. Randell,  
& S. Pfeiffer  
  
CAO L. Graham  
Assistant CAO K. Hymers  
  
Media (2)

**Absent:**

**Call to Order:** Mayor Nolls called the meeting to order at 6:30 p.m.

1/2. **Agenda Additions/Approval:**

- (a) CAO L. Grahm proposed the following addition:  
In-Camera – SDAA Negotiation Update – FOIP – Section 21(1)  
Disclosure harmful to intergovernmental relations

**Motion 24:09:11** Moved by Councillor Baker to approve the agenda as presented.

MOTION CARRIED  
Unanimous

3. **Confirmation of Minutes:**

- (a) Minutes of the Regular Meeting of Council held  
September 3<sup>rd</sup>, 2024

**Motion 24:09:12** Moved by Councillor Smith that the Minutes of the Regular Meeting of Council held on September 3<sup>rd</sup>, 2024 be approved as presented.

MOTION CARRIED  
Unanimous

- (b) Business Arising from the September 3<sup>rd</sup>, 2024 Minutes  
  
None

4. **Delegations:** (a) None

5. **Citizen's Forum:** (a) None

6. **Administration:** (a) Committee of the Whole Recommendations – September 10<sup>th</sup>,  
2024

CAO L. Graham provided the Committee of the Whole Recommendations of September 10<sup>th</sup>, 2024 meeting for the Town of Stettler Council to approve as presented.

(1) It was agreed that Town of Stettler Council decline the funding request for the Battle River Watershed Alliance.

**Motion 24:09:13** Moved by Councillor Barros that the Town of Stettler Council decline the Battle River Watershed Alliance funding request.

(2) It was agreed that the Town of Stettler Council review the confidential evaluation and approve the agreed upon salary increase in accordance with the salary grid presented.

**Motion 24:09:14**

Moved by Councillor Lawlor that the Town of Stettler Council approve the agreed upon salary increase in accordance with the salary grid presented.

MOTION CARRIED  
Unanimous

(b) Request to waive Tax arrears Lot Pt 14 & 15, Block 26, Plan 925X

CAO L. Graham provided the request to waive Tax arrears Lot Pt 14 & 15, Block 26, Plan 925X for the Town of Stettler Council to approve as presented.

**Motion 24:09:15**

Moved by Councillor Pfeffier that the Town of Stettler Council decline the request to waive Tax arrears Lot Pt 14 & 15, Block 26, Plan 925X as presented and follow up with a letter.

MOTION CARRIED  
Unanimous

(c) Request for Property Tax Exemption for Churches & Refunding Payments – Roll #940450002

CAO L. Graham provided the request for Property Tax Exemption for Churches & Refunding Payments – Roll #940450002 for the Town of Stettler Council to approve as presented.

**Motion 24:09:16**

Moved by Councillor Smith that the Town of Stettler Council accept the information presented and follow up with a letter to the property owner.

MOTION CARRIED  
Unanimous

(d) Grader Tire Memorandum – Request for change in Budget

CAO L. Graham provided the Grader Tire Memorandum for the Town of Stettler Council to approve as presented.

**Motion 24:09:17**

Moved by Councillor Lawlor that the Town of Stettler Council approve the Grader Tire Memorandum and request for change in the Budget as presented.

MOTION CARRIED

(e) 2024 Interim Budget Summary - August

Assistant CAO K. Hymers provided the 2024 Interim Budget Summary – August for Town of Stettler Council to approve as presented.

**Motion 24:09:18**

Moved by Councillor Baker that the Town of Stettler Council Approve the 2024 Interim Budget Summary - August as presented.

MOTION CARRIED  
Unanimous

(f) 2024 Capital Budget Summary - August

Assistant CAO K. Hymers provided the 2024 Capital Budget Summary - August for Town of Stettler Council to approve as presented.

**Motion 24:09:19**

Moved by Councillor Randell that the Town of Stettler Council approve the 2024 Capital Budget Summary as presented.

MOTION CARRIED  
Unanimous

(g) 2024 Reserves

Assistant CAO K. Hymers provided the 2024 Reserves for Town of Stettler Council to approve as presented.

**Motion 24:09:20**

Moved by Councillor Lawlor that the Town of Stettler Council approve the 2024 Reserves as presented.

MOTION CARRIED  
Unanimous

(h) August 2024 Bank Reconciliation

Assistant CAO K. Hymers provided the August 2024 Bank Reconciliation for Town of Stettler Council to approve as presented.

**Motion 24:09:21**

Moved by Councillor Smith that the Town of Stettler Council approve the August 2024 Bank Reconciliation as presented.

MOTION CARRIED  
Unanimous

(i) CAO Reports

**Motion 24:09:22**

Moved by Councillor Barros that the Town of Stettler Council approve the CAO Reports as presented.

MOTION CARRIED  
Unanimous

(j) Meeting Dates

**- Wednesday, September 25 – Friday, September 27 – Alberta Municipalities Convention – Westerner Park**

- Tuesday, October 1 – Council – 6:30 p.m.

- Tuesday, October 8 – COW – 4:30 p.m.

- Tuesday, October 15 – Council – 6:30 p.m.

- Tuesday, November 5 – Council – 6:30 p.m.

- Tuesday, November 12 – COW – 4:30 p.m.

- Tuesday, November 19 – Council – 6:30 p.m.

(k) Accounts Payable in the amount of \$565,598.77  
(\$70,127.31 + \$34,533.21 + \$202,512.83 + \$205,073.91 + \$2,089.23 + \$13,460.31 + \$37,801.97)

**Motion 24:09:23**

Moved by Councillor Randell that the Accounts Payable in the amount of \$565,598.77 be paid as presented.

MOTION CARRIED  
Unanimous

7. Council:

Councillors outlined highlights of meetings they attended.

(a) Mayor Nolls

September 4 – Talk of the Town  
September 6 – Met with a Resident to discuss local improvements.  
September 10 – Stettler Regional Board of Trade  
September 10 – Committee of the Whole  
September 11 – Talk of the Town  
September 12 – Employment Fair/Career Day  
September 13 – Signed Cheques & reviewed Agenda  
September 16 – Stettler & District Ambulance Association

(b) Councillor Baker

September 10 – Committee of the Whole  
September 10 – Stettler Regional Board of Trade  
September 13 – Town Life Photo – Kinsmen Park Build

(c) Councillor Barros

September 10 – Committee of the Whole  
September 16 – Heartland Beautification Meeting

(d) Councillor Lawlor

September 10 – Stettler Regional Board of Trade  
September 12 – Parkland Regional Board  
September 12 – Employment Fair/Career Day  
September 16 – Stettler & District Ambulance Association  
September 17 – Stettler Adult Learning Centre Open House

(e) Councillor Pfeiffer

September 5 – Board of Trade Awards Gala Meeting  
September 10 – Committee of the Whole  
September 10 – Stettler Regional Board of Trade  
September 14 – Fire Department Open House, Museum, Swiss Culture Day, Erskine Parade and BBQ  
September 16 – Family and Community Support Services  
September 17 – Stettler Adult Learning Centre Open House

(f) Councillor Randell

September 10 – Committee of the Whole

(g) Councillor Smith

September 6 – School Resource Officer Steering Meeting  
September 10 – Committee of the Whole  
September 16 - Heartland Beautification Meeting  
September 16 – Family and Community Support Services

**Motion 24:09:24**

Moved by Councillor Baker that the Town of Stettler Council approve the Council Reports as presented.

MOTION CARRIED  
Unanimous

- 8. **Minutes:** (a) None
- 9. **Public Hearing:** (a) None
- 10. **Bylaws:** (a) None
- 11. **Correspondence:** (a) APEX Utilities Inc – Total Revenues Derived from Delivery Tarriff  
(b) National Day of Truth & Reconciliation  
(c) 2024 Alberta Municipalities Convention & Trade Show – Overview Agenda  
(d) Alberta Municipalities Tips for Resolutions & Changes for 2024  
(e) Alberta Municipalities Conference 2024 Resolutions – Version 1 (July 29, 2024)

**Motion 24:09:25**

Moved by Councillor Pfeiffer that the Town of Stettler Council approve the Correspondence items (a-e) as presented.

MOTION CARRIED  
Unanimous

- 12. **Items Added:** (a) None
- 13. **In-Camera Session:** (a) SDAA Negotiation Update – FOIP – Section 21 (1) Disclosure harmful to intergovernmental relations

**Motion 24:07:26**

Moved by Councillor Lawlor that the Town of Stettler Council enter an In-Camera Session with the CAO and Assistant CAO present.

MOTION CARRIED  
Unanimous at 7:15 p.m.

**Motion 24:07:27**

Moved by Councillor Lawlor that the Town of Stettler Council return to the regular meeting.

MOTION CARRIED  
Unanimous at 7:35 p.m.

- 14. **Adjournment:**

**Motion 24:09:28**

Moved by Councillor Pfeiffer that this regular meeting of the Town of Stettler Council be adjourned.

MOTION CARRIED  
Unanimous at 7:37 p.m.

---

Mayor

---

Assistant CAO



MINUTES OF THE COMMITTEE OF THE WHOLE MEETING  
SEPTEMBER 10, 2024

Present: Mayor S. Nolls

Councillors K. Baker, C. Barros, G. Lawlor, S. Pfeiffer, T. Randell & W. Smith

CAO L. Graham  
Assistant CAO K. Hymers

Media (0)

Call to Order: Mayor Nolls called the meeting to order at 4:37 p.m.

1. Agenda Additions/Deletions
2. Agenda Approval

Moved by Councillor Baker that the agenda be approved as presented.

MOTION CARRIED  
Unanimous

3. Battle River Watershed Alliance Funding Request

CAO L. Graham advised that the Town of Stettler Council has received a funding request from Battler River Watershed Alliance. Previous responses to requests for funding were reviewed.

The Committee of the Whole reviewed Policy VIII-4 - Miscellaneous Requests for Funds – Fundraising Initiatives. The Committee conclude that the policy is satisfactory and addresses the request sufficiently.

Moved by Councillor Barros that the Committee of the Whole accept the Battle River Watershed Alliance Funding Request for information and be brought forward to the next Council Meeting on September 17<sup>th</sup>, 2024.

MOTION CARRIED  
Unanimous

Assistant CAO K. Hymers left the meeting at 4:39 p.m.

4. In-Camera: Employee Evaluations – FOIP – Section 19 (1) – Confidential Evaluations

Moved by Councillor Pfeiffer that the Committee of the Whole move into an In-Camera Session with the CAO present to discuss the In-Camera item.

MOTION CARRIED  
Unanimous at 4:39 p.m.

Moved by Councillor Randell that the Committee of the Whole return to the regular meeting.

MOTION CARRIED  
Unanimous at 6:56 p.m.

7. Additions
8. Adjournment

Moved by Councillor Smith that the Committee of the Whole Meeting be adjourned.

MOTION CARRIED  
Unanimous at 6:58 p.m.

---

Mayor

---

Assistant CAO

## MEMORANDUM

**To:** Leann Graham, CAO  
**From:** Sonia Dodd, Aquatics Manager  
**Date:** September 27, 2024  
**Re:** Town of Stettler Pool Shutdown Update

---



### Information

Town of Stettler administration has provided the below information as an update in regards to the Pool Shutdown.

#### September 3<sup>rd</sup> to September 15<sup>th</sup>

Drained both the Leisure and Whirlpool of water.

Repaired tiles and expansion joints in the Leisure pool.

Removed sand from all 3 tanks with the assistance of Utilities and the new Hydro vac. Thanks to Grant, Morgan and Brendan for this doing this task.

Repairs broken tiles on deck approximately 60 2 inch by 2 inch tiles that needed to be chipped out with hammer and chisel. All expansion joint caulking removed and replaced.

Touch up painting around the facility and repairs where needed.

Colby sanded and re stained and varnished the long benches in the Men's and Ladies change rooms.

Were able to complete the capital project of window coverings and media filter replacement.

With the media replacement in the filters there was 10 pallets of pea gravel and 2 grades of sand.

The 10 pallets held 24,500 lbs. which is 490 bags of product.

Monday morning September 9 the company came in to add the filter media to the filters. With the help of Chase, Neil, Ethyn, Justin, Carter, Colby and myself moving the bags from the back pad by the mechanical room doors to the sand filtering area. We did this in a fire brigade fashion and were able to move people in position when they were tired.

In helping out this way the filters were filled and in running order by 130 pm Monday instead of 9 am Wednesday.

Lori had taken holidays until the 11 of September so she missed the heavy lifting but helped pull the final touches at the end.

Completion of capital during this shut down were the window and the sand replacement in the filters.

Raccoons for the water cannon replacement is on order and suggestion from the company that we have a name the racoon coloring contest which I will attach the coloring page.

I would like to say that the Aquatics team work very hard to get the facility up and running in the 2 week timeline.



Team moving sand



Carter helping out the Contractor with the sand bags



Inside the filter tank once all the sand and gravel are removed.



Bags of gravel.

The pea gravel will be added to the level of the pipes (laterals) that go out to the sides

There were 28 bags added to each of the Whirlpool and the Leisure pool and 40 bags added to the Main pool filter tank.



Next in the tank was the 4905 it is a coarse product so it will not be able to get into the laterals and make its way back to the pool basin.

There was 37 bags added to each of the Whirlpool and Leisure pool filter tanks and 50 bags added to the Main pool filter.

Next was the 2905 which is a little finer grade and there were 75 bags added to each of the Whirlpool and Leisure pool and 110 bags added to the Main pool filter.



New sand in the tank which the tank is now just over the half filled with media.





Window film in place which will cut the suns glare during the day.



Benches looking new and improved.

Just some minor improvements in the 9 days of shut down.

Re opened to the public September 16, 2024 at 6 am.





## TOWN OF STETTLER

Prepared by: Director of Operational Services & Transportation Foreman Number: XV-1(b)

Adopted by: Town of Stettler Council Original Policy: 1996 11 18

Previous Policy: ~~2016 12 20~~ 2017 17 05

Current Policy: ~~2017 12 05~~ 2024 10 01

Title: **Snow and Ice Control**

Purpose: To implement a Snow and Ice Control Policy that is efficient and prioritizes snow removal and ice control of public roadways, corridor sidewalks and pathways, lanes and parking lots in the Town of Stettler.

Policy Statement: Snow plowing, snow removal and ice control shall follow the list of priorities, triggers and targets outlined below to provide safe traffic and pedestrian accommodation.

Responsibilities: The Transportation Foreman under the direction of the Director of Operational Services will implement this policy.

Procedures:

### **Section 1 Street Snow Plowing and Removal**

1. Snow control will commence immediately after a trigger snowfall and shall be completed within the targeted time. Snow plowing and removal shall follow the list of priorities as outlined in Table 1. Priorities of all roads in Town can be found on Map #1 – Snow Plowing and Removal.

**Table 1 – Snow Control**

<b>Priority</b>	<b>Location</b>	<b>Trigger</b>	<b>Target</b>
1	Major Thoroughfares	5 cm	within 24 hours
2	Collector Roads and Downtown	7.5 cm	Within 48 hours
3	School Zone	7.5 cm	Within 72 hours
4	Residential Collectors	15 cm	Within 96 hours
5	Residential Roads	20-30 cm	As required

2. Graders, Loaders with blades and truck mounted speed plows will work together to open up the road networks. Snow will be plowed into windrows and/or hauled out depending on the storage available on each street. Streets without sidewalk will be windrowed to the side of the road. Streets with sidewalk on both sides will have snow hauled out.

3. If in the process of grading, snow in excess of 300mm is left in front of a driveway, supermail box or a private access sidewalk, the Town will endeavor to remove the snow as soon as possible.
4. Except for major snow falls all residential areas will have signs posted 12 hours prior to equipment arrival, depending on the weather conditions.
5. Residential lanes will be plowed once they are inaccessible by garbage trucks.

**Section 2 Ice Control**

1. Ice control will be provided on an on-going basis during snow events, frost, freezing rain, notification of hazardous conditions by RCMP or any other event that requires traction control. Ice Control shall follow the priorities listed in Table 2 and as shown on Map #2 - Ice Control.
2. Only intersections, inclines and school zones will be de-iced, unless driving conditions become unsafe, at which time all efforts will be made to keep the streets in a safe driving condition.
3. Streets will be de-iced utilizing anti-icing strategies that include the use of road salt, other chemicals, and sand. Efforts to be made to ensure salt use is effectively managed.
4. Residential lanes will be sanded on an "As Required" basis.

**Table 2 – Ice Control**

<b>Priority</b>	<b>Location</b>
1	Major Thoroughfares, Hospital, School Zone, Main Street
2	Downtown Streets and Lanes, Parking Lots
3	Industrial Area, Cemetery Road
4	Residential Collectors
5	Residential Roads

**Section 3 Sidewalk Snow Removal**

1. Town owned sidewalks and pathway snow removal will commence within 48 hours of a snowfall.
2. Property owners or current occupier is responsible for the removal of snow on sidewalks adjacent to their property. Snow removed from sidewalks is to be placed on private property. Snow removal onto town streets or lanes will not be allowed.
3. The Town is responsible for the removal of snow from sidewalks and pathways adjacent to or on public property. See Map #3 – Town

Sidewalks/Pathways for all locations. One exception to this: is sidewalk directly adjacent to provincial highways where snow removal operations on the highways caused excessive buildup of snow on the sidewalk and it would be unreasonable to expect the landowner to remove it. These locations are identified on Map 3.

4. Snow is removed from sidewalks and pathways using a plow or broom based on the type and amount of snow. The town will endeavor to remove the snow down to bare concrete and asphalt where possible. Slippery and icy patches will be sanded.

#### **Section 4 Parking Lot and Alley Snow Removal**

1. All parking lots will be cleaned after every snowfall. Snow will be initially stockpiled onsite and removed at a later date. Parking Lot snow removal to be completed at the following locations:
  - Health Unit
  - Town Office
  - 4905 – 51 Street Lot
  - 51 Ave – 51 Street Lot
  - Recreation Centre (by Parks staff)
  - Fire Hall
  - Community Hall
  - Curling Rink Parking Lot
  - Reservoir
  - Sewer Lift Stations
  - Day Care
  - 4920 – 49 Street Gravel Parking Lot
2. Gravel parking lots will be done on an “As Required” basis to reduce the amount of gravel loss.

#### **Section 5 Airport**

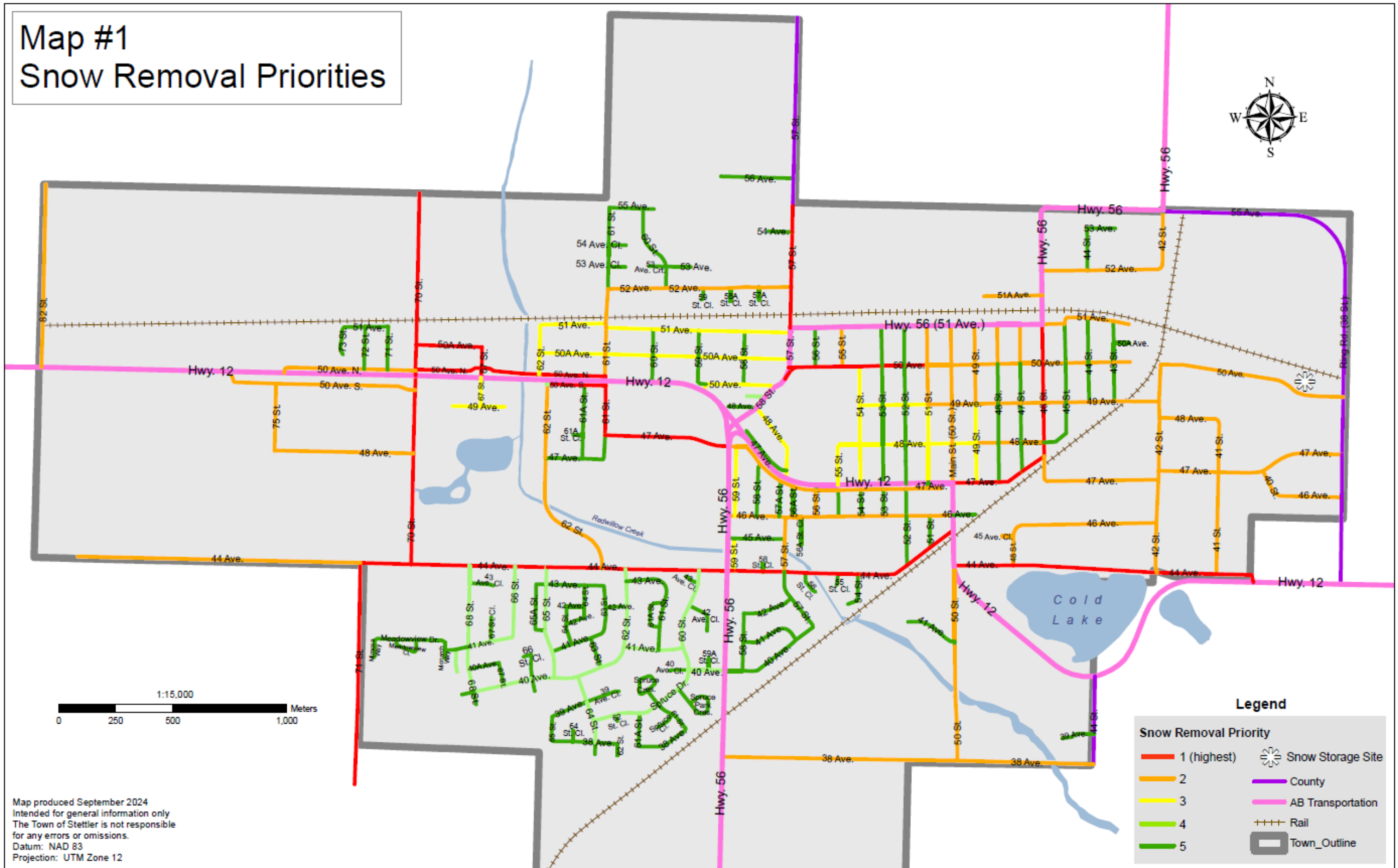
The County of Stettler completes snow removal full time at the airport. The Town will provide the snow blower on an as needed basis to assist with the removal of large windrows.

#### **Section 6 General**

1. Snow removal will only be done on a Saturday, Sunday or a Holiday if we have a major snowfall in excess of 15cm or as required to maintain a good level of service.
2. Snow clearing on private property will not be allowed to push snow across public right-of-ways or deposit snow onto streets or lanes.
3. Management has the right to apply snow control or ice control to any area of Town if, in their opinion, a safety hazard is being created.

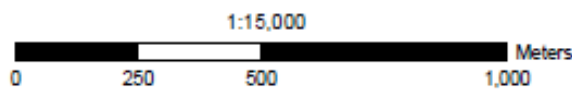


# Map #1 Snow Removal Priorities



## Legend

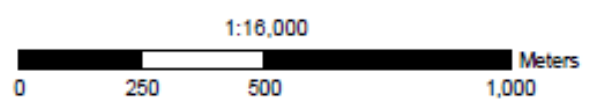
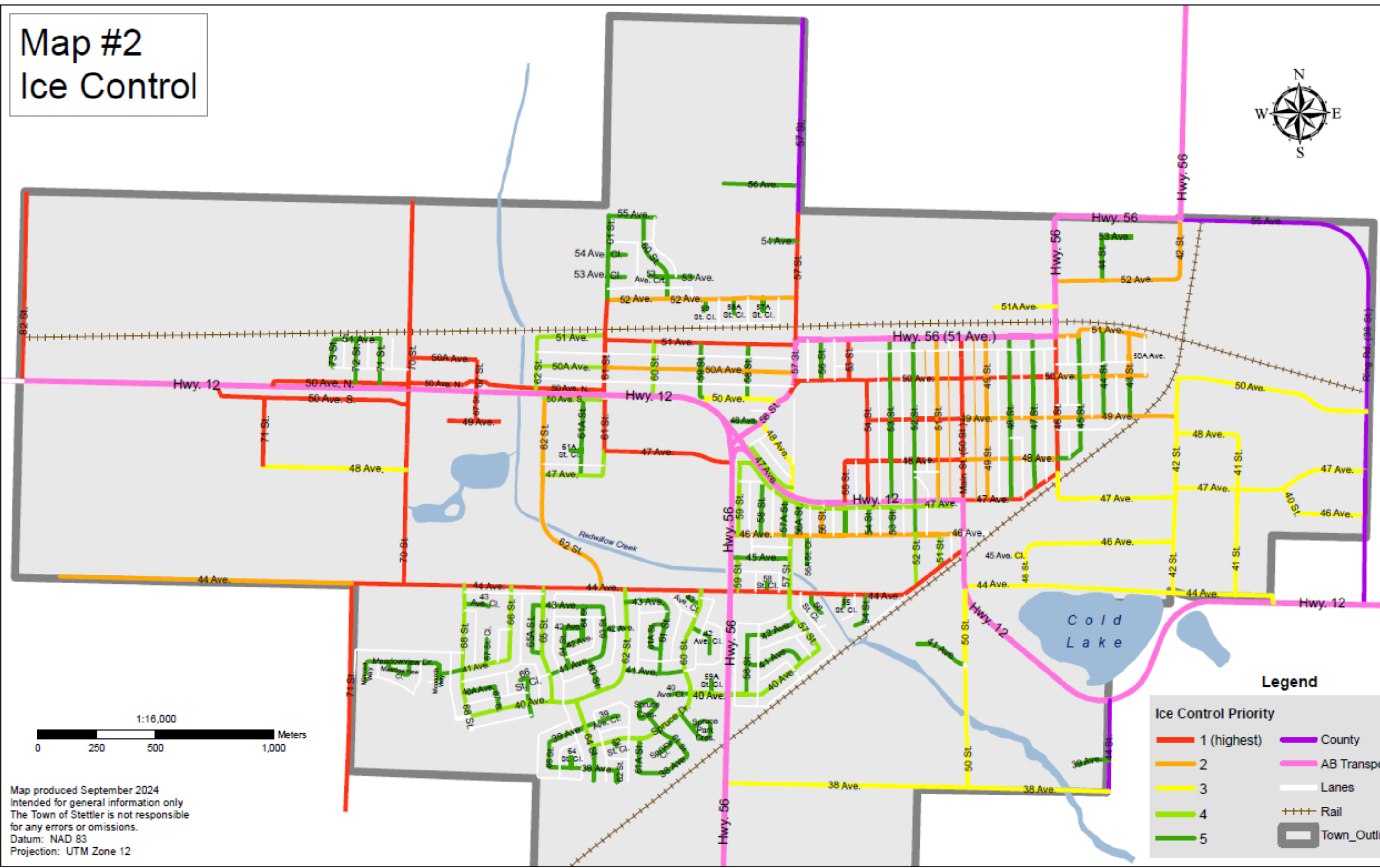
- |             |                   |
|-------------|-------------------|
| 1 (highest) | Snow Storage Site |
| 2           | County            |
| 3           | AB Transportation |
| 4           | Rail              |
| 5           | Town_Outline      |



Map produced September 2024  
 Intended for general information only  
 The Town of Stettler is not responsible  
 for any errors or omissions.  
 Datum: NAD 83  
 Projection: UTM Zone 12



# Map #2 Ice Control

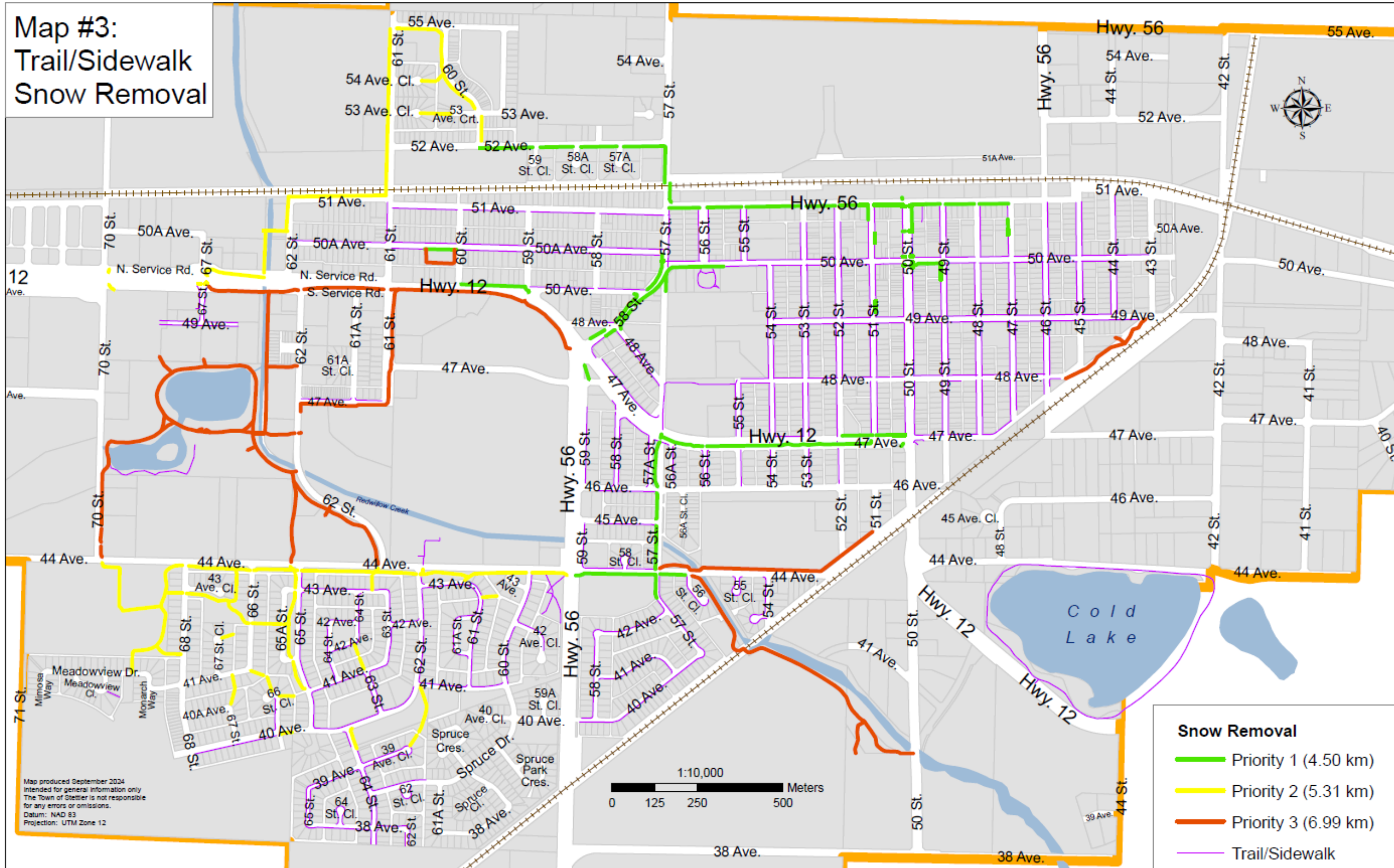


Map produced September 2024  
 Intended for general information only  
 The Town of Stettler is not responsible  
 for any errors or omissions.  
 Datum: NAD 83  
 Projection: UTM Zone 12

### Legend

1 (highest)	County
2	AB Transportation
3	Lanes
4	Rail
5	Town_Outline

# Map #3: Trail/Sidewalk Snow Removal



Ranges:	From:	To:	From:	To:
Vendor ID	First	Last	Chequebook ID CU GENERAL	CU GENERAL
Vendor Name	First	Last	Cheque Number 77467	77475
Cheque Date	First	Last		

Sorted By: Cheque Number

Distribution Types Included:All

Vendor Name	Cheque Number	Cheque Date	Cheque Amount
Alberta Land Titles	77467	2024-09-20	\$50.00
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
P&D - Land Title Searches	2024.08.31	\$50.00	
-----			
Cap Solar Pumps Ltd.	77468	2024-09-20	\$892.50
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Drainage - Repair Sump Pump	24422	\$892.50	
-----			
Evolution Signs	77469	2024-09-20	\$889.68
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Fire - Green light Signs	GREEN LIGHT SI	\$712.74	
Health Unit - Signs	37	\$176.94	
-----			
June Marie Beier & Marvin Dieg	77470	2024-09-20	\$50.00
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Admin - Refund Service Fee	2024.09.17	\$50.00	
-----			
LIV North	77471	2024-09-20	\$44.60
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Fitness - Equipment Repair	IN00052676	\$44.60	
-----			
RCAP Leasing	77472	2024-09-20	\$218.40
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Office - AUG Telephone	1148622	\$218.40	
-----			
Receiver General for Canada	77473	2024-09-20	\$56,443.44
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Town Tax Remittnace	PP19-24	\$46,449.84	
Town Tax Remittance	PP19-24.	\$4,337.95	
BOT - Tax Remittance	PP19-24.BOT	\$2,287.87	
Library Tax Remittance	PP19-24.LIBRAR	\$3,367.78	
-----			
Town Trophy & Gifts	77474	2024-09-20	\$27.20
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Office - Name tags	16058	\$27.20	
-----			
Van Electric	77475	2024-09-20	\$10,612.35
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Shop - Storage Shed	765	\$10,244.85	
Shop - Fix Pressure Washer	763	\$367.50	

Vendor Name	Cheque Number	Cheque Date	Cheque Amount
-------------	---------------	-------------	---------------

---

			-----
	Total Cheques		\$69,228.17
			=====

Ranges:	From:	To:	From:	To:
Vendor ID	First	Last	Chequebook ID CU GENERAL	CU GENERAL
Vendor Name	First	Last	Cheque Number EFT0007972	EFT0007999
Cheque Date	First	Last		

Sorted By: Cheque Number

Distribution Types Included:All

Vendor Name	Cheque Number	Cheque Date	Cheque Amount
4L Communications Inc.	EFT0007972	2024-09-24	\$36.74
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Trans - Screen Protector	STLRIN21409	\$36.74	
=====			
Acklands - Grainger Inc.	EFT0007973	2024-09-24	\$393.15
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Pool - Shutdown Supplies	9228797271	\$266.78	
Pool - Janitor Supplies	9252437604	\$126.37	
=====			
Action Plumbing & Excavating	EFT0007974	2024-09-24	\$388.93
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Pest & Weed - Bait Station	I035213	\$388.93	
=====			
APEX Supplementary Pension Pla	EFT0007975	2024-09-24	\$373.49
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Pension Plan Remittance	PP19-24	\$373.49	
=====			
Bagshaw Electric Ltd.	EFT0007976	2024-09-24	\$1,821.49
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
P&L - Building Repair	W14710	\$1,821.49	
=====			
Bearcom Canada Corp.	EFT0007977	2024-09-24	\$150.93
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Fire - Antennas	5781459	\$150.93	
=====			
Stettler Regional Board of Tra	EFT0007978	2024-09-24	\$160.00
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Saftey Day Prizes	2730	\$160.00	
=====			
Border Paving Ltd.	EFT0007979	2024-09-24	\$2,935.96
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Roads - Hotmix	76369	\$2,935.96	
=====			
Canadian Union of Public Emplo	EFT0007980	2024-09-24	\$715.00
-----			
Invoice Description	Invoice Number	Invoice Amount	
-----			
Union Dues	PP19-24	\$715.00	

Vendor Name	Cheque Number	Cheque Date	Cheque Amount
Canoe Procurement Group of Can	EFT0007981	2024-09-24	\$43,944.05
=====			
	Invoice Description	Invoice Number	Invoice Amount
	August Fuel	PF-1211-16920	\$11,979.97
	Trans - Retread	AB226343	\$116.09
	Parks - Tire repair	AB226318	\$41.30
	Trans - Pins & freight	AB225705	\$485.13
	Water - Fix Flat Tire	AB226962	\$417.27
	Canoe - Flat Tire	AB227455	\$59.14
	Parks - Tire	AB226858	\$138.86
	Shop - Supplies	PF-12187-11664	\$147.29
	Trans - Hose	AB227200	\$281.72
	Parks - Tire Changeover	AB227754	\$235.60
	Sewer - manhole Covers	AB225556	\$12,689.24
	Snow Removal - Tires	AB228228	\$12,386.30
	Roads, Water, Parks - Fuel	PF-12162-11621	\$4,561.60
	Parks - New Tire	AB225078	\$178.79
	Trans - Flat Tire	AB225079	\$225.75
=====			
Cinder MSP	EFT0007982	2024-09-24	\$737.10
=====			
	Invoice Description	Invoice Number	Invoice Amount
	Computer - Microsoft 365	1960	\$737.10
=====			
County of Stettler	EFT0007983	2024-09-24	\$900.00
=====			
	Invoice Description	Invoice Number	Invoice Amount
	Emergency Response 24-108	IVC045659	\$900.00
=====			
GT Hydraulic & Bearing	EFT0007984	2024-09-24	\$4,547.57
=====			
	Invoice Description	Invoice Number	Invoice Amount
	Arena - HVAC Belt	000-419693	\$35.00
	Pool - Exhaust Fan	000-419764	\$10.56
	Water - Steering Gear	000-419384	\$2,606.06
	Trans - Screw Set	000-417438	\$144.30
	Hydrovac - Water Hose	000-419039	\$2,854.20
	WTP - O Rings	000-420120	\$9.19
	Parks - O Ring	000-420269	\$6.13
	Hydrovac - Hose	000-420275	\$56.53
=====			
Heartland Auto Supply	EFT0007985	2024-09-24	\$4,241.64
=====			
	Invoice Description	Invoice Number	Invoice Amount
	Parks - Saffety Vests	001-577390	\$255.62
	Water - Welding Deck	001-577689	\$223.06
	Trans - High vis Vests	001-577399	\$166.38
	Water - Materials	001-577813	\$61.75
	Trans - Tools	001-579121	\$103.26
	Shop - Grease	001-577626	\$343.06
	SRC - Oil FIlter	001-577387	\$10.17
	Water - Ambient Air Se	001-579072	\$19.33
	Trans - Hex Cap	001--577607	\$16.19
	Parks - Switch Starter	001-579016	\$11.89
	Parks - Power Plug	001-578431	\$8.00
	WTP - Oil Filter	001-577876	\$9.86
	Water - 90elb	001-577891	\$5.02
	Water - Wheel Bearing	001-578412	\$339.15
	Trans - Hydraulic Hose	001-578035	\$917.66
	Water - Oil Filter	001-579090	\$21.27
	Trans - Tape Measure	001-579450	\$48.12



Vendor Name	Cheque Number	Cheque Date	Cheque Amount
Trans - Okoppe parking Lot	001-579313		\$67.85
Shop - Gloves	001-579262		\$172.27
Water - Oil Filter	001-579261		\$14.31
Parks - Seal & Filter	001-579512		\$174.66
SRC - Coupler	001-579487		\$13.73
Trans - Running Boards	001-579092		\$1,083.15
Parks - Seals & Filter	001-579571		\$113.04
Water - Materials	001-577884		\$72.00
=====			
i. d. Apparel	EFT0007986	2024-09-24	\$1,786.68
=====			
Invoice Description	Invoice Number	Invoice Amount	
Pool Uniforms	123467	\$1,786.68	
=====			
Innov8 Digital Solutions	EFT0007987	2024-09-24	\$193.88
=====			
Invoice Description	Invoice Number	Invoice Amount	
P&L - Photocopier	IN516025	\$193.88	
=====			
KaizenLAB Inc.	EFT0007988	2024-09-24	\$1,974.00
=====			
Invoice Description	Invoice Number	Invoice Amount	
Water - Lagoon Sampling	INV0096892	\$218.40	
Water - Lagoon Sampling	INV0097014	\$218.40	
Water - Lagoon Sampling	INV0097156	\$688.80	
Water - Lagoon Sampling	INV0097347	\$218.40	
Water - Lagoon Sampling	INV0097522	\$218.40	
Water - Lagoon Sampling	INV0097657	\$218.40	
Water - Lagoon Sampling	INV0097656	\$193.20	
=====			
Kathy's Printing Service	EFT0007989	2024-09-24	\$3,799.95
=====			
Invoice Description	Invoice Number	Invoice Amount	
Time Sheets & Envelopes	6927	\$3,799.95	
=====			
Local Authorities Pension Plan	EFT0007990	2024-09-24	\$31,442.95
=====			
Invoice Description	Invoice Number	Invoice Amount	
LAPP Contribution	PP19-24	\$31,442.95	
=====			
Lifesaving Society	EFT0007991	2024-09-24	\$200.00
=====			
Invoice Description	Invoice Number	Invoice Amount	
Pool - Registration	30627	\$200.00	
=====			
Meridian OneCap Credit Corp	EFT0007992	2024-09-24	\$786.90
=====			
Invoice Description	Invoice Number	Invoice Amount	
Photocopies - #663948	24100163948	\$786.90	
=====			
Rally Rentals	EFT0007993	2024-09-24	\$537.29
=====			
Invoice Description	Invoice Number	Invoice Amount	
Parks - Strump Grinder	4087	\$239.40	
Water - Longer Cord	4085	\$297.89	

Vendor Name	Cheque Number	Cheque Date	Cheque Amount																								
Schwartz Home Building Centre	EFT0007994	2024-09-24	\$129.53																								
<table border="1"> <thead> <tr> <th>Invoice Description</th> <th>Invoice Number</th> <th>Invoice Amount</th> </tr> </thead> <tbody> <tr> <td>Parks - Grinder Discs</td> <td>877653</td> <td>\$11.95</td> </tr> <tr> <td>Fire - Oscillating Blade</td> <td>879682</td> <td>\$117.58</td> </tr> </tbody> </table>				Invoice Description	Invoice Number	Invoice Amount	Parks - Grinder Discs	877653	\$11.95	Fire - Oscillating Blade	879682	\$117.58															
Invoice Description	Invoice Number	Invoice Amount																									
Parks - Grinder Discs	877653	\$11.95																									
Fire - Oscillating Blade	879682	\$117.58																									
Shanes Instrument Services Ltd	EFT0007995	2024-09-24	\$59,529.75																								
<table border="1"> <thead> <tr> <th>Invoice Description</th> <th>Invoice Number</th> <th>Invoice Amount</th> </tr> </thead> <tbody> <tr> <td>WTP - Computer upgrade</td> <td>20814</td> <td>\$59,529.75</td> </tr> </tbody> </table>				Invoice Description	Invoice Number	Invoice Amount	WTP - Computer upgrade	20814	\$59,529.75																		
Invoice Description	Invoice Number	Invoice Amount																									
WTP - Computer upgrade	20814	\$59,529.75																									
Shirley McClellan Regional Wat	EFT0007996	2024-09-24	\$9,974.00																								
<table border="1"> <thead> <tr> <th>Invoice Description</th> <th>Invoice Number</th> <th>Invoice Amount</th> </tr> </thead> <tbody> <tr> <td>Water trsf Stn - April - June</td> <td>SMRWSC003641</td> <td>\$9,974.00</td> </tr> </tbody> </table>				Invoice Description	Invoice Number	Invoice Amount	Water trsf Stn - April - June	SMRWSC003641	\$9,974.00																		
Invoice Description	Invoice Number	Invoice Amount																									
Water trsf Stn - April - June	SMRWSC003641	\$9,974.00																									
Stettler Agri-Centre	EFT0007997	2024-09-24	\$396.64																								
<table border="1"> <thead> <tr> <th>Invoice Description</th> <th>Invoice Number</th> <th>Invoice Amount</th> </tr> </thead> <tbody> <tr> <td>Trans - Chainsaw</td> <td>30104S</td> <td>\$7.34</td> </tr> <tr> <td>Parks - Fuel for chainsaw</td> <td>30555S</td> <td>\$13.11</td> </tr> <tr> <td>Parks - Ignition Coil</td> <td>30574S</td> <td>\$103.94</td> </tr> <tr> <td>WTP - Belt</td> <td>30717S</td> <td>\$83.99</td> </tr> <tr> <td>Parks - Chainsaw Fuel</td> <td>30748S</td> <td>\$167.96</td> </tr> <tr> <td>Parks - Chainsaw Chain</td> <td>39330S</td> <td>\$19.90</td> </tr> <tr> <td>Finance Charge</td> <td>FINS</td> <td>\$0.40</td> </tr> </tbody> </table>				Invoice Description	Invoice Number	Invoice Amount	Trans - Chainsaw	30104S	\$7.34	Parks - Fuel for chainsaw	30555S	\$13.11	Parks - Ignition Coil	30574S	\$103.94	WTP - Belt	30717S	\$83.99	Parks - Chainsaw Fuel	30748S	\$167.96	Parks - Chainsaw Chain	39330S	\$19.90	Finance Charge	FINS	\$0.40
Invoice Description	Invoice Number	Invoice Amount																									
Trans - Chainsaw	30104S	\$7.34																									
Parks - Fuel for chainsaw	30555S	\$13.11																									
Parks - Ignition Coil	30574S	\$103.94																									
WTP - Belt	30717S	\$83.99																									
Parks - Chainsaw Fuel	30748S	\$167.96																									
Parks - Chainsaw Chain	39330S	\$19.90																									
Finance Charge	FINS	\$0.40																									
Stettler & District Handibus	EFT0007998	2024-09-24	\$190.49																								
<table border="1"> <thead> <tr> <th>Invoice Description</th> <th>Invoice Number</th> <th>Invoice Amount</th> </tr> </thead> <tbody> <tr> <td>Handibus - Utilities</td> <td>4129</td> <td>\$190.49</td> </tr> </tbody> </table>				Invoice Description	Invoice Number	Invoice Amount	Handibus - Utilities	4129	\$190.49																		
Invoice Description	Invoice Number	Invoice Amount																									
Handibus - Utilities	4129	\$190.49																									
Trinus Technologies Inc	EFT0007999	2024-09-24	\$306.60																								
<table border="1"> <thead> <tr> <th>Invoice Description</th> <th>Invoice Number</th> <th>Invoice Amount</th> </tr> </thead> <tbody> <tr> <td>Computer - WatchGaurd</td> <td>8445</td> <td>\$306.60</td> </tr> </tbody> </table>				Invoice Description	Invoice Number	Invoice Amount	Computer - WatchGaurd	8445	\$306.60																		
Invoice Description	Invoice Number	Invoice Amount																									
Computer - WatchGaurd	8445	\$306.60																									
Total Cheques			<del>\$173,798.27</del>																								
			<b>\$172,594.71</b>																								



Ranges:	From:	To:	From:	To:
Vendor ID	First	Last	Chequebook ID CU GENERAL	CU GENERAL
Vendor Name	First	Last	Cheque Number ONL000820	ONL000821
Cheque Date	First	Last		

Sorted By: Cheque Number

Distribution Types Included:All

Vendor Name	Cheque Number	Cheque Date	Cheque Amount
Access Gas Services Inc.	ONL000820	2024-09-20	\$9,888.86

Invoice Description	Invoice Number	Invoice Amount
Office - Gas	202408-3693	\$339.97
Fire - Joint - Gas	202408-3687	\$171.51
Shop - Gas	202408-3694	\$103.60
Airport - Gas	202408-3686	\$105.69
WTP - Gas	202408-3689	\$1,166.74
Water - Gas	202409-3684	\$91.54
Sewer #1 - Gas	202408-3685	\$101.51
Sewer #2 - Gas	202408-3692	\$72.82
SRC & Pool - Gas	202408-3691	\$7,429.72
Comm Hall - Gas	202408-3690	\$172.83
Parks - Gas	202408-3688	\$132.93

United Farmers of Alberta	ONL000821	2024-09-20	\$1,143.06
---------------------------	-----------	------------	------------

Invoice Description	Invoice Number	Invoice Amount
Parks - Grease for Mowers	2024.08.07	\$36.08
Trans - Cement Powder	2024.08.01	\$114.24
Trans - Cement Powder	2024.08.01.	\$114.24
Trans - Misc Materials	2024.08.06	\$38.82
Water - Materials	SOINV6354719	\$130.14
Water - Picks	SOINV6534520	\$104.98
Water - Sump Pump	SOINV6514473	\$577.49
Water - Adapter for Sump Pump	SOINV6514475	\$4.19
Trans - Cement	SOINV6412651	\$40.11
Trans - Sprayer	SOINV6354674	\$54.59

Total Cheques \$11,103.74

**\$11,031.92**

## **BYLAW 2176-24**

**A BYLAW OF THE TOWN OF STETTLER, IN THE PROVINCE OF ALBERTA, BEING A BYLAW TO AUTHORIZE THE COLLECTION OF OFF-SITE LEVIES FOR WASTEWATER INFRASTRUCTURE RELATED TO FUTURE GROWTH BY WAY OF SUBDIVISION AND DEVELOPMENT OF LAND.**

**WHEREAS**, section 648 of the Municipal Government Act, Revised Statutes of Alberta 2000, Chapter M-26 and amendments thereto, allows the council of a Municipality to impose and collect payment of a levy in respect of land that is to be developed or subdivided;

**WHEREAS**, an Off-site Levy structure has been established in accordance with the requirements of the Alberta Regulation 187-2017, an amendments thereto, known as the Off-site Levies Regulation

**WHEREAS**, the Council of the Town of Stettler deems it necessary and expedient to collect an Off-site Levy to pay for capital cost of wastewater infrastructure required for future growth and development within the Town and County.

**WHEREAS**, existing residential, commercial and industrial taxpayers of the Town have already received and paid for appropriate utility services; and

**NOW THEREFORE**, the Municipal Council of the Town of Stettler duly assembled enacts as follows:

### **Short Title**

1. This Bylaw shall be know and referred to as the “**Off-site Levy Bylaw**”

### **Purpose**

2. The purpose of this Bylaw shall be the collection of funds to pay for all or part of the capital cost of any or all of the following:
  - a) New or expanded facilities for the treatment, movement of disposal of wastewater (Sanitary).

### **Levy Rates and Calculation Methodology**

3. Council has authorized a 2019 Regional Master Servicing Study which describes infrastructure improvements and provides cost estimates which can be used to indicate how the amount of levy was determined and that expenditures for wastewater infrastructure and all related facilities to be recovered from owners, occupants and developers of lands within the Town and County limits: and
4. The Off-site Levy is hereby established and imposed on the basis of the method set out in the report attached hereto as Schedule “A” “2019 Regional Master Servicing Study Summary”, be and is hereby deemed to form part of this Bylaw.
5. Off-site Levy rates shall be established and charged as indicated in Schedule “B”.
6. For the purpose of calculating and imposing off-size levies, the developable lands shall be divided up into areas as shown on Schedule “C” of this Bylaw.

7. The Town of Stettler shall update the Off-site Levy model used to determine the Off-site Levy rates contained within this Bylaw annually and shall amend this Bylaw correspondingly in accordance with section 606 and Section 648 of the Municipal Government Act.

### **Collection of Levies**

8. The Levy imposed herein shall be paid upon the issuance of a Development permit in respect of the Lands, or
9. The Levy imposed herein shall be paid before the registration of a subdivision pursuant to the Land Title Act, or
10. The Levy imposed herein shall be paid upon the execution of a development Agreement entered into and complied with by the owner or occupier of the lands with the Town of Stettler, which agreement shall provide for the payment of levies imposed as specified pursuant to this Bylaw.
11. All funds collected pursuant to this Bylaw herein shall be accounted for in a special fund for each category of infrastructure and expended only as permitted under the provisions of the Municipal Government Act.
12. An off-site levy for the purposes of wastewater infrastructure provision shall be paid on undeveloped and/or redeveloped land within the limits of the Town and County that is to be developed for residential, commercial, industrial or other purposes, payable by Developers to the Town of Stettler at a rate of \$6,555.23 per gross acre of development as described in Schedule "B" and "C" of this Bylaw.
13. Where prior to the passage of this Bylaw a Development Agreement making provision for the payment of Levies pursuant to a Bylaw has been entered into between the Town and the Owner or Occupier of the land subject to the development, Levies were imposed on the land and collected as a result of the then existing Off-site Levy Bylaw, the provision of the Off-site Levy Bylaw which established the amount of the Levy shall continue in force as if this Bylaw or any intervening Off-site Levy Bylaw had not been enacted.
14. Where a development or subdivision is to be completed in multiple stages, the Off-site Levy applicable to each stage shall be calculated on the basis of the Off-site Levy Bylaw in force at the time that the stage of development or subdivision is commenced.

### **Administration**

15. Council hereby delegates the Chief Administrative Officer the duty and authority to enforce and administer this Bylaw.

### **Severability**

16. If any portion of the Bylaw is declared or found to be invalid for any reason the remaining provisions of the Bylaw shall continue in full force and effect.

### **Repeal**

17. Bylaw 1972-08 and all amendments thereto, are hereby repealed.

READ a first time this 20th day of August, A.D. 2024.

Advertised September 5, 2024 and September 12, 2024.

READ a second time this \_\_\_\_ day of \_\_\_\_\_, 2024.

READ a third time and finally passed this \_\_\_\_ day of \_\_\_\_\_, 2024.

---

Mayor

---

Assistant CAO

**Schedule "A"**  
**2019 REGIONAL MASTER SERVICING STUDY SUMMARY**

**2019 Regional Master Servicing Study Summary**

**Purpose:**

- Evaluate all infrastructure servicing to determine possibilities of joint infrastructure servicing to support future land uses along the shared border between the County of Stettler and Town of Stettler.
- Undertake an analysis of existing infrastructure along the shared border to support future development.
- Plan infrastructure development for long term development and provide interim options.
- Evaluate both municipalities existing policy context including all statutory documents and plans adopted by both municipalities. Ensure all servicing concepts support the existing plans.

**Methodology:**

- Evaluate all current infrastructure networks and identify challenges that exist.
- Identify gaps and overlaps in the servicing and provide recommendations.
- Identify constraints with existing and future systems to achieve joint servicing opportunities.
- Analyze servicing concepts to identify the optimal servicing concept for the study area without consideration of municipal boundaries.
- Provide recommendations to enable existing and future joint servicing opportunities that mitigate constraints with integrating the municipal servicing systems.
- Evaluate the existing offsite levy bylaw and recommend any necessary changes to the bylaw based on the outcome of the study.
- Provide recommendations for overall storm water servicing as it relates to Red Willow Creek.
- Provide infrastructure phasing strategies and timelines, based on existing slow growth trends in the region, and direct development phasing accordingly.

**Report Recommendations:**

1. Infrastructure Servicing Plan
  - a. Water:
    - i. No oversize improvements are required within the existing system to service the associated growth areas.
    - ii. Multiple recommendations to existing system that require modifications to meet fire flow, capacity issues.

- iii. Required infrastructure to service new developments and therefore those costs will be borne by the developers of those properties.

b. Storm Water

- i. Storm water retention ponds are proposed to serve new developments to manage stormwater drainage to meet Red Willow Creek outfall capacity of 2.3 l/s/ha. High level design is included for future developable lands. Developments not reaching Red Willow Creek drainage basin will be required to manage stormwater to predevelopment flow rates as established in the current standards.

c. Wastewater

- i. Recommended pipe upgrades through regular wastewater main replacements to be considered as part of regular replacement programs.
- ii. The project growth for the 25 year horizon will require capacity upgrades to Lift Station's A and B. There are also minor pipe size upgrades required upstream of Lift Station B.

2. Transportation

- a. The existing arterial road network (Highways 12 and 56) will be sufficient to accommodate the anticipated future growth.
- b. Intersection improvements and new installations will be required along both highways as development occurs. Based on the existing traffic volumes on both highways, an Alberta Transportation standard for a Type IV intersection may be required. Costs of intersection upgrades to be born by developers. Cost sharing options via endeavors to assist to be evaluated through development agreements. Intersection requirements at each location will need to be confirmed with a traffic impact assessment at the time of development.
- c. Re-alignment of Highway 56 was considered in the plan.
- d. Future road networks are generally shown for collector road networks within the plan.

3. Off-site Levies

- a. A review of the existing offsite levy bylaw from 2008 was reviewed. The existing levy and contributing areas were reviewed and compared to the newly identified 25 year development area. The plan includes recommendations to include both a water offsite levy and a wastewater offsite levy. The report includes numerous inclusions and recommendations summarized below.

Item No	Phase	Costs
Water Supply Network	Highway 12 from 61 Street to Town Reservoir 2080m of 350mm Main	\$5,012,800
<b>Total Water Supply Network</b>		<b>\$5,012,800</b>
Wastewater Treatment Facilities	Additional Storage Pond (completed in 2010)	\$694,617
	Upgrade Lagoon Transfer Pumping System and Wetland Expansion	\$2,000,000
	Lift Station A Upgrades	\$1,825,000
	Lift Station B Upgrades	\$3,625,000
Sanitary Sewer Trunks	44 Ave from 62 St to Hwy 56	\$1,449,600
	52 Ave from 62 St to 57 St	\$528,660
	Future 55 Ave from 62 St to 57 St	\$423,940
	Future 55 Ave from 57-48 Street	\$861,040
<b>Total Wastewater Upgrades</b>		<b>\$11,407,857</b>

The report included a review of stormwater upgrades, however, generally, stormwater management is done by each developer and so for the purpose of the offsite levy review was not included for consideration.

#### Associated Engineering Infrastructure Servicing Levy Summary

Summary	Cost
Total Water Supply Network	\$5,012,800
Total Wastewater Treatment Facilities	\$11,407,857
<b>Total Infrastructure Servicing Improvements</b>	<b>\$16,420,657</b>
Levy Boundary Area	1,161 ha or 2,868 acres
Levy Cost	\$14,143.55/Ha or \$5,725/acre

#### Staff Recommendation for Offsite Levies:

When evaluating what a municipality should include in their costs for offsite levy bylaws, it's important to consider lands impacted and infrastructure improvements required that are feasible for our community.

#### Water Supply

The water supply network improvement recommended in the report changes a 300mm watermain to a 375mm watermain at a cost of \$5,012,800 for the purpose of providing increased capacity to the Water Reservoir. In lieu of completing this line upgrade, as regular watermain replacements are completed, consideration to upsize piping that supplies the reservoir is a more feasible solution to increase capacity without requiring an offsite levy to accomplish this. Administration is not recommending a water offsite levy at this time.

## Wastewater

The wastewater offsite levy evaluation included in the report includes sanitary trunk mains that should be accomplished through development agreements. The existing wetland is sized for a population of 8,200, which is greater than the expected 25 year growth area and therefore should be excluded. The balance of project costs for the sanitary lagoon cell 9 construction completed in 2010 is included. Upgrades to both lift stations A & B will be required to service the 25 year growth area identified in the report.

### Staff recommended wastewater offsite levy inclusions:

Wastewater Treatment Facilities	Additional Storage Pond (completed in 2010)	\$694,617
Wastewater Collection	Lift Station A Upgrades	\$1,825,000
Wastewater Collection	Lift Station B Upgrades	\$3,625,000
<b>Total Wastewater Improvements</b>		<b>\$6,144,617</b>

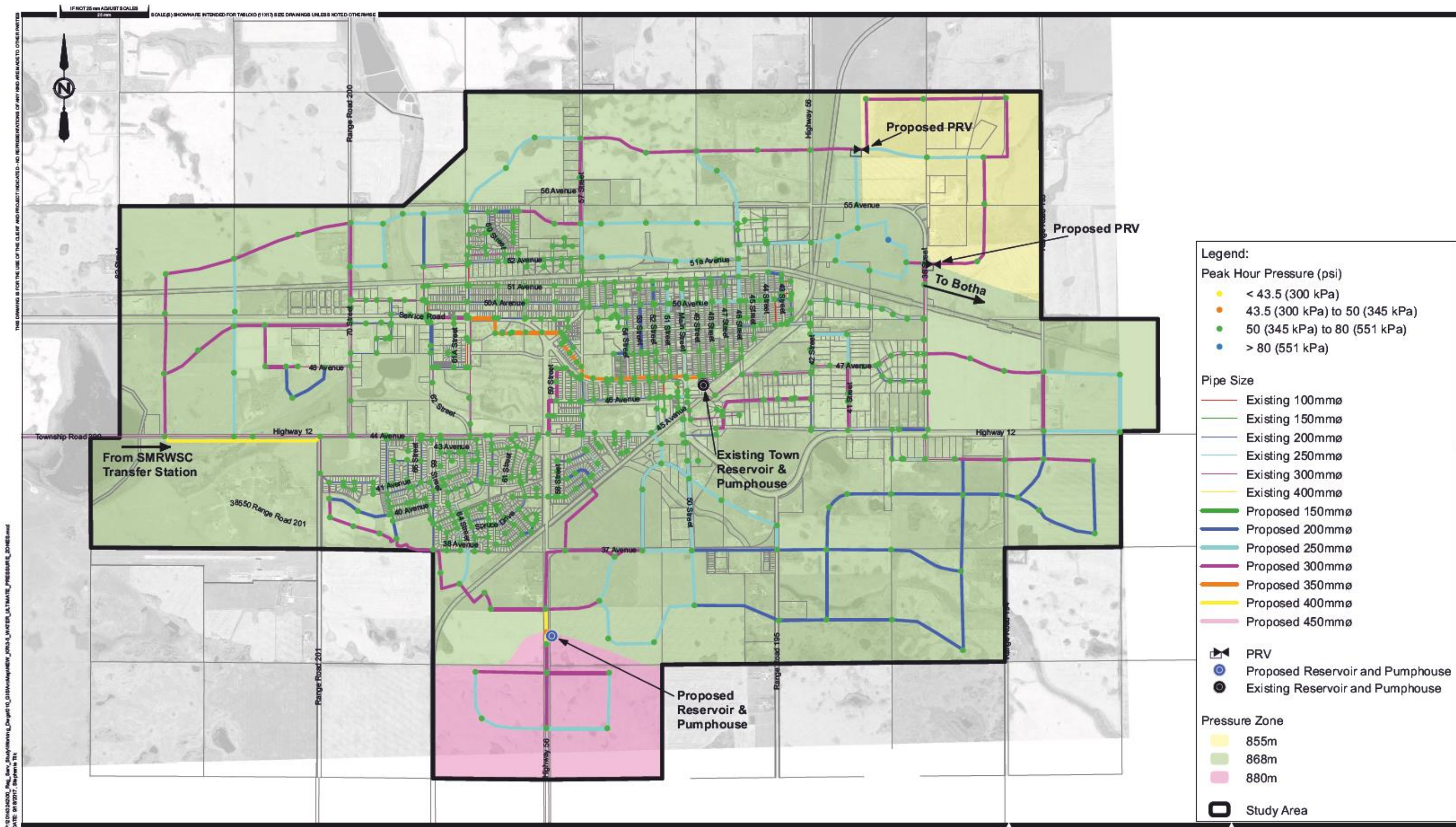
### Levy Boundary Area

The consultant included all lands currently developed and undeveloped in the plan area for a total of affected levy area of 1,161 ha. Discussions through the project, staff felt that all lands should pay the same levy rate for simplicity and ease of developers to plan for and understand. The actual lands available for development within the area are 380 ha.

### Wastewater Offsite Levy Summary

Summary	Cost
<b>Total Wastewater Improvements</b>	<b>\$6,144,617</b>
Levy Boundary Area	380 ha or 937 acres
Levy Cost	\$16,170/ha or \$6,555/acre

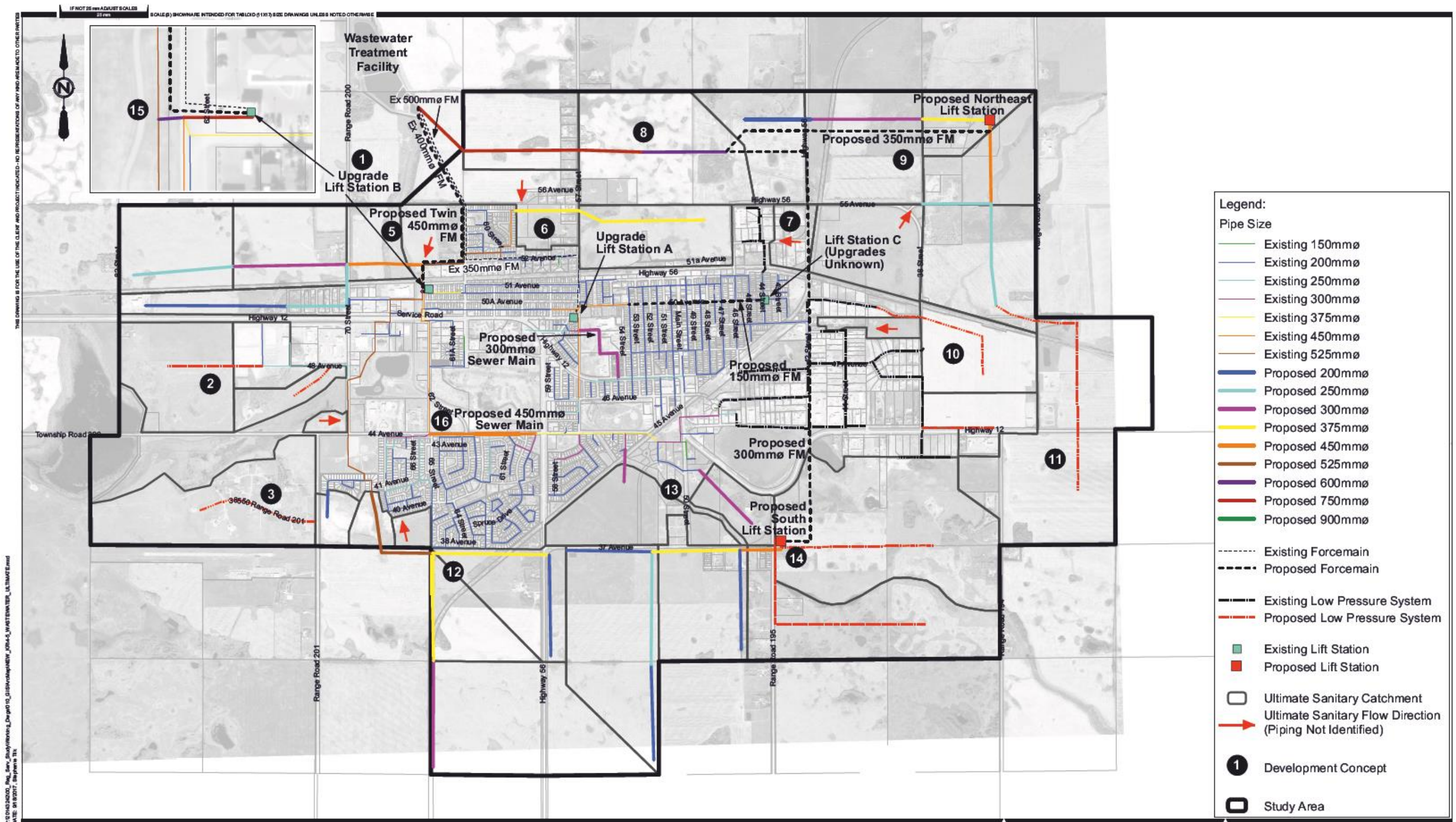




AE PROJECT No. 20143242  
 SCALE 1:25,000  
 APPROVED  
 DATE SEPTEMBER 2017  
 REV  
 DESCRIPTION ISSUED FOR DRAFT  
**DRAFT**

FIGURE No. A-5  
 COMMUNITY OF STETTLER  
 WATER  
 ULTIMATE DISTRIBUTION NETWORK  
 PEAK HOUR PRESSURE





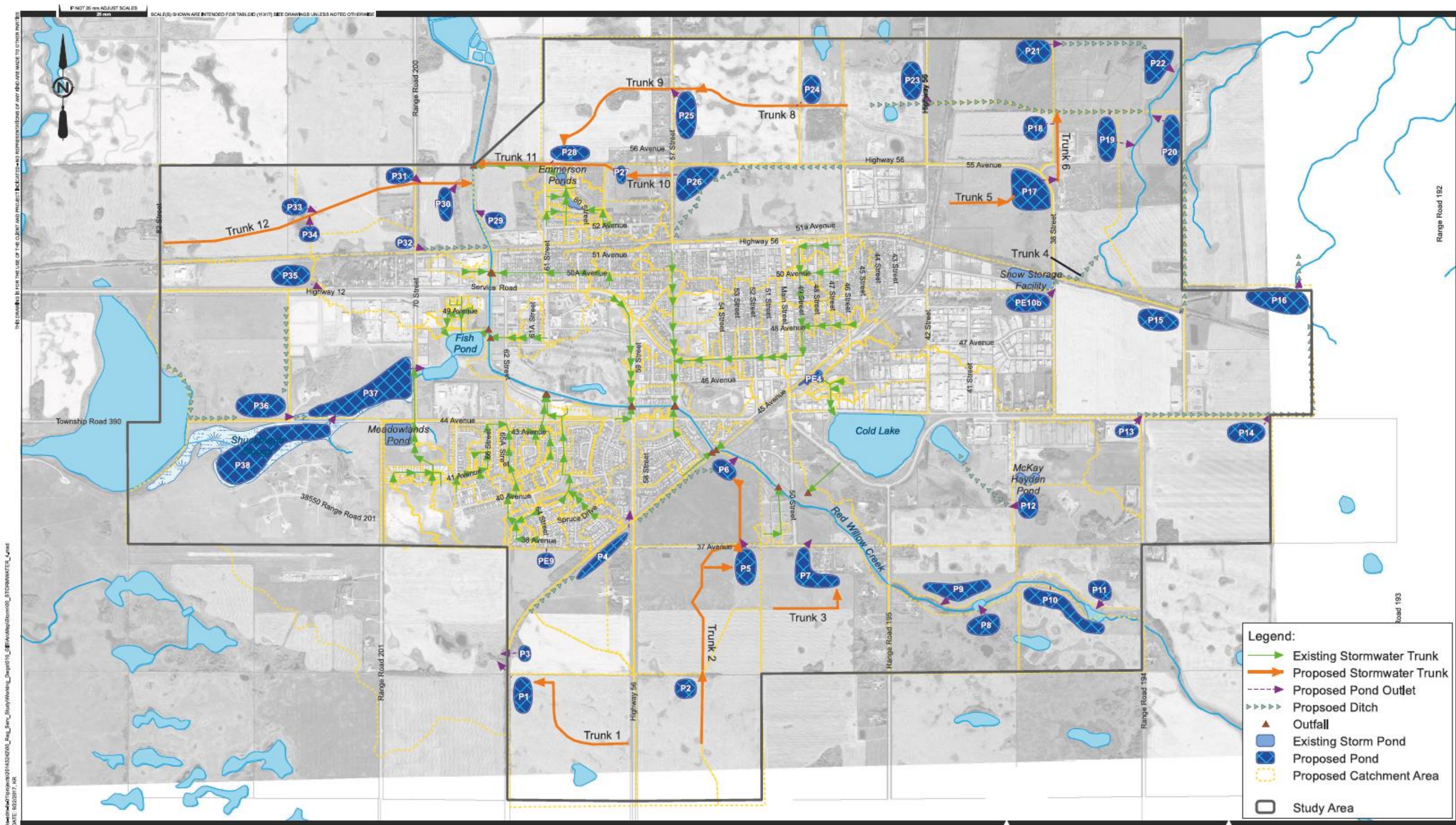
P:\2017\2017\_09\_15\Study\Ww\DWG\10\_01\Stettler\NEW\_DWG\4-5\_WWSTEWATER\_ULTIMATE.rvt  
 DATE: 01/20/2017 10:38:51 AM



AE PROJECT No. 20143242  
 SCALE 1:25,000  
 APPROVED  
 DATE SEPTEMBER 2017  
 REV ISSUED FOR REPORT  
 DESCRIPTION

**FIGURE No. B-5**  
 COMMUNITY OF STETTLER  
 WASTEWATER  
 ULTIMATE WASTEWATER COLLECTION SYSTEM





AE PROJECT No. 20143242  
 SCALE 1:22,500  
 APPROVED SEPTEMBER 2017  
 DATE  
 REV  
 DESCRIPTION ISSUED FOR REPORT

FIGURE No. C-11  
 COMMUNITY OF STETTLER  
 STORMWATER  
 FUTURE MANAGEMENT FACILITIES





**Schedule "B"**  
**OFF-SITE LEVY RATES PER GROSS DEVELOPMENT AREA**  
 \*See schedule "C" Map of Development Areas

**TABLE 2**  
**SUMMARY OF OFFSITE LEVIES PER DEVELOPMENT AREA**

<b>DEVELOPMENT BENEFIT AREA</b>	<b>GROSS LEVY AREA (Ac)</b>	<b>LEVY RATE PER GROSS DEVELOPABLE ACRE</b>	<b>TOTAL LEVY FOR BENEFIT AREA</b>
1	56.46	\$6,555.23	\$370,108.29
2	43.21	\$6,555.23	\$283,251.49
3	75.14	\$6,555.23	\$492,559.98
4	20.31	\$6,555.23	\$133,136.72
5	51.02	\$6,555.23	\$334,447.83
6	48.31	\$6,555.23	\$316,683.16
7	22.5	\$6,555.23	\$147,492.68
8	14.18	\$6,555.23	\$92,953.16
9	3.15	\$6,555.23	\$20,648.97
10	88.82	\$6,555.23	\$582,235.53
11	108.44	\$6,555.23	\$710,849.14
12	101.56	\$6,555.23	\$665,749.16
13	21.88	\$6,555.23	\$143,428.43
14	17.52	\$6,555.23	\$114,847.63
15	4.19	\$6,555.23	\$27,466.41
16	61.21	\$6,555.23	\$401,245.63
17	7.19	\$6,555.23	\$47,132.10
18	43.89	\$6,555.23	\$287,709.04
19	21.61	\$6,555.23	\$141,658.52
20	126.77	\$6,555.23	\$831,006.51
<b>TOTAL</b>	<b>937.36</b>	<b>\$6,555.23</b>	<b>\$6,144,610.38</b>



Schedule "C"  
OFF-SITE LEVY AREAS

Stettler Off-site Levies

