



AGENDA ITEM

Brownlow's Landing – Proposed Accretion

October 24, 2019

BACKGROUND

A landowner representing the community at the southern portion of Brownlow's Landing on Gull Lake (Plan 1970 EO and NE 25-40-01-W5M) has been working with an Alberta Land Surveyor to develop a plan showing proposed apportioning of accreted land. All original titles within Plan 1970 EO were based on the bank of Gull Lake as traversed by J.E. Woods DLS 1895, which gives those titles riparian rights, and therefore the possible ability to accrete land as the bank of the lake has receded. When and if unanimous consent of the landowners is reached, they would then approach Land Titles to amend the description of the parcels to reflect either the current location of the natural boundary or rather its non-existence in this case. Lacombe County was approached with a draft survey plan of the proposed accretion, as Lacombe County is the registered owner of Lot P Plan 1970 EO.

Lacombe County held a public meeting on August 20, 2019, 7:00 pm - 9:00 pm, with 46 attendees. During this meeting, attendees listened to a presentation by County staff about the accretion proposal, followed by a question and answer period.

From August 20, 2019 (7:00 pm) through September 8, 2019 (11:59 pm) Lacombe County conducted a survey to gather the community's feedback on municipal reserve land, as part of developing the accretion plan with landowners in Plan 1970 EO and Pt. NE 25-40-01-W5M.

ANALYSIS

A total of 50 survey responses were received. The results (attached) are posted on the County's main website for the public to access. 25 responses were from attendees of the public meeting, and 25 responses were from non-attendees.

50% of respondents were supportive (varying levels of support) and 50% of respondents were not supportive of new municipal reserve dedication in existing residential communities. Those in support of municipal reserve



dedication acknowledged their support would likely depend on the level of amenities or use of that municipal reserve. Those not in support of municipal reserve dedication outlined rural crime issues or lack of privacy due to an increase in publicly accessible lands, lack of need for more municipal reserve in existing residential areas, and a possible increase in damage done to environmental lands due to increased public access.

As Lacombe County is the registered owner of one lot in the accretion plan, Lot P Plan 1970 EO, the County is therefore one of the affected land owners that requires consent. The survey results give the County an understanding of the community's vision for future development. If the proponents wish to proceed with the accretion proposal, the information gathered from public engagement will allow the County to make an informed decision, when and if the County wishes to participate in the accretion process as one of the affected landowners.

PUBLIC PARTICIPATION

Lacombe County sees the value in engaging the public through a variety of mediums and is committed to open, accountable and responsive decision making, including different levels of engagement with the public as outlined in the *Policy AD(40): Public Participation Policy*. The level of engagement completed for this project was as follows:

- *Inform*: The August 20, 2019 public meeting provided the public with balanced and objective information to assist them in understanding the problem, alternatives, opportunities and/or solutions.
- *Consult*: As a follow up to the August 20, 2019 meeting, a survey was conducted to obtain public feedback on analysis, alternatives and/or decisions.

ALTERNATIVES

Council has the following options:

1. Receive the survey results for information, and direct the County Manager to engage with the proponents of the accretion proposal.
2. Other action(s) as determined by Council.

BUDGET IMPLICATIONS

If in the future Council and all landowners requiring consent unanimously approve a final survey plan for accretion, the County would be responsible for its share of the legal and survey costs incurred to register the survey plan.



LEGISLATIVE RESPONSIBILITIES

1. Lacombe County *Policy AD(40): Public Participation Policy*, states that Lacombe County will inform, consult, and engage the public about decisions that affect them, and will provide public participation opportunities that are open and transparent. Further, Lacombe County will give consideration to the public's input gathered in public participation processes.
2. Lacombe County *Policy RC(8): Use and Management of County Reserve Lands*, states municipal reserves are lands that are acquired by the municipality for parks or recreation purposes.
3. Lacombe County *Policy RC(8): Use and Management of County Reserve Lands*, states Lacombe County recognizes that there is a need to carefully manage the County's reserve lands to provide benefits for existing and future residents of the County and the general public.

STRATEGIC PLAN

The following elements of the County's Strategic Plan are relevant to this issue:

Our Vision: "An attractive, balanced and progressive community".

Our Mission: "To build a safe and vibrant community through leadership, innovation and the development of healthy relationships".

Key Principles:

- 1) "Fair and Objective in our decisions and in how we treat individuals",
- 2) "Accountable and Transparent for our decisions and for our actions", and
- 3) "Commitment to the vision and mission of Lacombe County, and to our citizens and stakeholders".

Key Success Measures:

- Stakeholder Satisfaction: "Healthy relationships with neighbouring municipalities, communities and our citizens",
- Council Satisfaction: "Public consultation", and
- Sustainability: "Current services are maintainable and provide benefits for the future, while minimizing negative impacts on the community".



RECOMMENDATION

That Council approve the following resolution:

That Council receive the survey results for information, and

further that the County Manager be directed to engage with the proponents of the accretion proposal.

PREPARED BY: Cajun Paradis, Planner/Development Officer

REVIEWED BY: Bill Cade, Director of Operations

REVIEWED BY: Tim Timmons, County Manager

Three blue ink signatures are placed in a vertical column, each enclosed in a small square box. The signatures are handwritten and appear to be in blue ink.