

**MINUTES OF THE PARKLAND COUNTY SUBDIVISION & DEVELOPMENT APPEAL BOARD (THE "BOARD")
MEETING HELD BY A VIRTUAL ELECTRONIC TELECONFERENCE AT 10:00 A.M., FEBRUARY 22, 2021**

1. CALL TO ORDER

Chairperson, S. Whitehouse called the virtual electronic teleconference meeting to order at 10:01 a.m.

The Chairperson advised that due to the COVID-19 Pandemic, Parkland County supports the minimization of gatherings. As permitted by the Meeting Procedures (COVID-19 Suppression) Regulation, the Board will conduct this meeting using electronic communication for this virtual hearing to ensure the safety of the Board, Parkland County staff and the public.

2. PRESENT

Members: S. Whitehouse, M. Chambers, L. Helton, J. Philpott

Clerk: B. Williams

Recording Secretary: L. Tyerman

Counsel for the Board: Gwendolyn Stewart-Palmer, Shores Jardine LLP

3. ADOPTION OF AGENDA

Moved by M. Chambers that the 10:00 a.m., February 22, 2021 agenda be adopted, as presented.

Carried

4. NEW BUSINESS

10:00 a.m. Appointment

Reconvene the appeals of approved Development Permit 20-D-273 for Horticultural Use (greenhouse to provide annuals, perennials, vegetable starters, fresh vegetables and honey) located at SE-3-53-2-W5, Municipal Address: 53012 RGE RD 22.

- i. Applicant: Nadine Lapointe
- ii. Appellant 1: Percy & Shirley Schepp
- iii. Appellant 2: Adam & Beverly Fisher

The SDAB Clerk read the appeal matter into the record

5. JURISDICTIONAL MATTERS

The Chairperson advised that Board Member Morin, who had participated in the hearing on January 11, 2021 advised that he would not be able to attend the reconvene of the appeal due to personal reasons.

Board Member Philpott, who had participated in the hearing on January 11, 2021 advised that he had received a telephone call from the Applicant between the two hearing dates and therefore he was going to recuse himself from the remainder of the hearing. The Chairperson accepted Member Philpott's recusal. The Chairperson confirmed that Board Member Philpott would not participate in the remainder of the hearing and would not participate in the deliberations arising from the hearing or in the Board's decision. The Chairperson confirmed with the moderator that Board Member Philpott had left the virtual meeting.

6. PRESENT

Members: S. Whitehouse, M. Chambers, L. Helton

Clerk: B. Williams

Recording Secretary: L. Tyerman

Counsel for the Board: Gwendolyn Stewart-Palmer, Shores Jardine LLP

7. PRESENT ADMINISTRATION STAFF

R. Trovato, Team Lead, Development Planning

8. OUTLINE OF HEARING PROCESS

The Chairperson asked if anyone affected by the appeal had any objection to the Board Members present. There were no objections.

The Chairperson asked if anyone in attendance at the virtual meeting had not reviewed the agenda package prior to the hearing. There were no persons present in the virtual meeting that came forward.

The Chairperson asked those in attendance if there were any objections to the current exhibits as shown in the agenda package. There were none.

The Chairperson asked those in attendance at the virtual meeting if anyone wished to submit materials that were not included in the agenda package. No one came forward.

PRESENTATIONS

Administration

The Chairperson called on the Development Authority to make her presentation. Ms. Trovato, Development Planner for Parkland County provided comment on the additional materials submitted to the Board for the February 22, 2021 agenda package. Ms. Trovato answered questions from the Board.

Appellant 1

The Chairperson called on the first Appellant, Percy and Shirley Schepp to make their presentation. Mrs. Schepp provided a verbal presentation and answered questions from the Board.

Appellant 2

The Chairperson called on the second Appellant, Adam and Beverly Fisher. Mr. Fisher provided a verbal presentation and answered questions from the Board.

Applicant

The Chairperson called on the Applicant, Nadine Lapointe to make her presentation. Ms. Lapointe provided a verbal presentation, referred to materials within the February 22, 2021 agenda package, and answered questions from the Board.

RECESS

The Chairperson recessed the meeting at 11:05 a.m., and reconvened the meeting with all Board Members present at 11:13 a.m.

9. SUMMARIES

Applicant

Ms. Lapointe provided closing remarks.

Appellant 1

Mr. and Mrs. Schepp provided closing remarks.

Appellant 2

Mr. Fisher provided closing remarks.

10. ADJOURNMENT

The Chairperson asked those in attendance at the virtual meeting if there were any concerns with the hearing process. There were none.

At 11:23 a.m., the Chairperson announced that the hearing is now closed, and the Board will cease to hear any further information, and that a written decision would be handed down within 15 days.

The Chairperson closed the 10:00 a.m., February 22, 2021 Subdivision and Development Appeal Board meeting at 11:23 a.m.



Chairperson