

MINUTES OF THE SPECIAL COUNCIL MEETING OF  
THE RURAL MUNICIPALITY OF SHERWOOD NO. 159 HELD IN COUNCIL CHAMBERS  
AT 4400 CAMPBELL STREET, REGINA, SASKATCHEWAN  
Wednesday, May 24, 2017

**PRESENT:** Jeffrey Poissant, Reeve  
Brad Crassweller, Councillor Division 1  
John Wilke, Councillor Division 3  
Carl A. Husum, Councillor Division 4  
Rod Culbert, Councillor Division 5  
Grant Paul, Councillor Division 6

**ABSENT:** Tim Probe, Councillor Division 2

**STAFF:** Michele Cruise-Pratchler, Interim Chief Administrative Officer  
Rod Benroth, Director of Public Works & Infrastructure  
Pam Malach, Manager of Planning & Development  
Adam Toth, Municipal Planner  
Susan Stevenson, Administrative Assistant  
Christine Trithardt, Administrative Assistant

**ORDER:** Reeve Poissant called the meeting to order at 5:30 p.m.

**253/2017 AGENDA**

COUNCILLOR WILKE: THAT the agenda be adopted as amended.

Add 12.2 in Closed Session 101196187 Saskatchewan Ltd. Servicing Agreement

Add 12.3 in Closed Session CAO Search

CARRIED UNANIMOUSLY

**254/2017 WRITE OFF – ADVERTISING AND INTEREST INCURRED**

COUNCILLOR CULBERT: THAT Council authorize Administration to write off invoices numbered 2013-00313 & 2013-00314 and accumulated interest.

CARRIED UNANIMOUSLY

**255/2017 DPA 15-041 RAIL YARDING FACILITY/SU 14-010 COMMUNITY PLANNING FILE R0996-14R**

COUNCILLOR CULBERT: THAT Council approve development permit application DPA 15-041 for a Rail Yarding Facility at SE 9-18-19-W2, Ext 6 and direct the Development Officer to issue a development permit with the following conditions:

1. The Rail Yarding facility is developed according to the attached site plan (1).
2. The site is developed in accordance with the attached drainage and grading plan (2) and "as-builts" are approved by the RM prior to occupancy.

**Resolution No. 255/2017 continued**

3. All Utilities must be contacted to ensure that facilities are not affected prior to development and construction. Applicants are required to contact Sask 1st Call if they are planning to dig or excavate: 1-888-828-4888 or [www.sask1stcall.com](http://www.sask1stcall.com).
4. That a bank draft be submitted to the development officer to cover the cost and installation of the landscaping as shown on the site plan, and that the landscaping must be completed within two (2) years.
5. Any further development will require a separate development permit.
6. Any structure, trailer, or building required auxiliary to this development will require a separate development and building permit.
7. Pipeline crossing agreement between the applicant and pipeline will be required prior to land development.
8. Crossing(s) will be constructed of appropriately engineered materials to protect any pipeline.
9. All interventions on subject lands should not adversely affect drainage on CN's main line, or create any new overland flow to CN lands in the event of a 100-year flood event.
10. That a minimum 30 metre setback of driveway entrances or curb cuts is required from the nearest rail of an at-grade railway crossing as per Transport Canada standards and regulations.
11. That a Spill and Monitoring Plan be developed for protection of the underlying Condie aquifer.
12. That any additional Government Agency comments received prior to May 29th, 2017 shall be implemented if relevant.
13. That Council approves the residual Agricultural parcel in SE-9-18-19-W2 at 115 acres.

CARRIED UNANIMOUSLY

**256/2017 DPA 16-039 DISCRETIONARY USE DEVELOPMENT APPLICATION FOR A SEED CLEANING PLANT**

COUNCILLOR HUSUM: That Council approves the development permit application DPA 16-039 and directs the Development Officer to issue a development permit with the following conditions:

1. That prior to development an Environmental Impact Assessment (EIA) be undertaken by a professional and paid for by the applicant to determine location suitability from the perspective of impact (noise, vibration, odor, dust, aesthetics, traffic, etc.) on adjacent future residential development at SE 27-17-21-W2.
2. That the development receives approval from the Ministry of Environment

That if supported by the EIA and the Ministry of Environment:

1. The seed plant is developed according to the attached site plan.
2. That all utilities are contacted to locate facilities and confirm with RM that facilities will not be affected.
3. The development officer requires confirmation of a sewage hauler and approval from the receiving Municipality prior to occupancy if sewage disposal is by an enclosed holding tank.
4. That sewage servicing is to be approved by the Regulating Health Authority.
5. That any change to the natural drainage pattern would require approval from the Water Security Agency.
6. That any proposed buildings onsite will require a building permit prior to construction.

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**Resolution No. 256/2017 continued**

7. That plant operations are suspended on Saturdays during the months May through October, from 12:00 noon – 6:30 p.m. until such a time that the applicant can demonstrate that the decibel levels from the seed cleaning plant will not interfere with outdoor wedding ceremonies at Zadack Holdings.
8. That the City of Regina and the RM approves the Emergency Response Plan and are acceptable to the use from an emergency response capacity prior to development.
9. That architectural design of any new buildings should be compatible finish and color to nearby development, construction of the exterior/façade plan should be approved by the development officer.
10. Any future development will require a separate development and building permit.

CARRIED

**257/2017 DPA 17-012 PROPOSED SECOND DWELLING AND DETACHED GARAGE**

COUNCILLOR CULBERT: THAT Council approve development permit application DPA 17-012 for a second dwelling and detached garage at Par A, Plan 101363385, Ext 13, NE 16-17-20-W2 and direct the Development Officer to issue a development permit with the following conditions:

1. That the dwelling is built in accordance with the attached site plan (1).
2. That building permits are obtained prior to construction.
3. That all utilities are contacted to ensure facilities are not affected.
4. Applicants are required to contact SK 1st Call if they are planning to excavate or dig: 1-866-828-4888 or visit [www.sask1stcall.com](http://www.sask1stcall.com).
5. That water and sewer servicing is installed to Provincial regulations and standards.
6. Use of garage shall be accessory to the residence.
7. Drainage on site is not to affect adjacent property owners.
8. That any additional Government Agency comments received prior to May 31st, 2017 shall be implemented if relevant.
9. That applicant is made aware that this development falls within the NEF 25-30 Zone, as indicated in the attached report by Transport Canada. The proponent should consider acoustic insulation features in the building design to reduce aircraft noise.

CARRIED UNANIMOUSLY

**258/2017 INTEREST INCURRED ON INVOICE 2014-00194**

COUNCILLOR CRASSWELLER: THAT the Interest Incurred on Invoice 2014-00194 written report be received and filed.

CARRIED UNANIMOUSLY

**259/2017 RESCIND RESOLUTION # 232/2017**

COUNCILLOR CRASSWELLER: THAT Council rescind resolution #232/2017.

CARRIED UNANIMOUSLY

**260/2017 CLOSED SESSION**

COUNCILLOR HUSUM: THAT this meeting go into closed session at 5:59 p.m.

CARRIED UNANIMOUSLY

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**261/2017**    **RECONVENE**

REEVE POISSANT: THAT this meeting reconvene into regular session at 6:04 p.m.

CARRIED UNANIMOUSLY

**262/2017**    **RECESS**

COUNCILLOR HUSUM: THAT this meeting recess for 10 minutes at 6:06 p.m.

CARRIED UNANIMOUSLY

**263/2017**    **RECONVENE**

REEVE POISSANT: THAT this meeting reconvene into regular session at 6:19 p.m.

CARRIED UNANIMOUSLY

**264/2017**    **CLOSED SESSION**

COUNCILLOR WILKE: THAT this meeting go into closed session at 6:20 p.m.

CARRIED UNANIMOUSLY

**265/2017**    **RECONVENE**

REEVE POISSANT: THAT this meeting reconvene into regular session at 9:36 p.m.

CARRIED UNANIMOUSLY

**266/2017**    **ADJOURNMENT**

COUNCILLOR PAUL: THAT this meeting be adjourned at 9:37 p.m.

CARRIED UNANIMOUSLY

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Reeve

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Administrator