



MINUTES

MUNICIPAL PLANNING COMMISSION COUNTY OF NORTHERN LIGHTS TUESDAY, SEPTEMBER 22, 2026, at 11:00 A.M.

PRESENT:

Gary These	Ward One	Weberville/Stewart
Kayln Schug	Ward Two	Warrensville/Lac Cardinal(virtual)
Brenda Yasinski	Ward Three	Dixonville/Chinook Valley
Brent Reese	Ward Four	Deadwood/Sunny Valley
Gloria Dechant	Ward Five	North Star/Breaking Point
Terry Ungarian	Ward Six	Hotchkiss/Hawk Hills
Linda Halabisky	Ward Seven	Keg River/Carcajou

IN ATTENDANCE:

Gerhard Stickling	Chief Administrative Officer
Josh Hunter	Director of Finance
Jessica Gummesen	Executive Assistant/ Recorder
Dan Archer	Mile Zero Banner Post Reporter
Gail Long	ISL Engineering (virtual)

01.0 CALL TO ORDER

Chair Dechant called the Tuesday, September 22, 2026, Municipal Planning Commission Meeting to order at 11:17 a.m.

02.0 ADOPTION OF THE AGENDA

049/22/09/26MPC **MOVED BY** Councillor Yasinski that Tuesday, September 22, 2026, Municipal Planning Commission Agenda be approved with the following addition;
1. DP-26-32 – Storage Yard
CARRIED UNANIMOUSLY

03.0 ADOPTION OF THE MINUTES

A) Tuesday, August 11, 2026, Municipal Planning Commission Meeting Minutes

050/22/09/26MPC **MOVED BY** Councillor Schug that the minutes from the Regular Municipal Planning Commission meeting held on Tuesday, September 8, 2026, be approved as presented
CARRIED UNANIMOUSLY

04.0 PLANNING AND DEVELOPMENT

A) Development Permits – Issued by the Development Officer
1. DP-26-39 – Permitted Use

051/22/09/26MPC **MOVED BY** Councillor Reese to accept Permit DP-26-39 issued by the Development Officer for information
CARRIED UNANIMOUSLY

B) Development Permits – To Be Issued or Discussed by MPC

1. DP-26-32 – Storage Yard

052/22/09/26MPC **MOVED BY** These that the Development Permit Application DP-26-32, for the construction of a Storage Yard adjacent to the western boundary of SE 3-102-25-W5M, be approved subject to the following nine (9) conditions and two (2) advisements:

Recommendation

It is recommended that the application for a Storage Yard to be located on SE3-102-25-W5M be **APPROVED**

subject to the following conditions:

1. The development proceeds in accordance with the attached plans and site plan to reflect the proposed location on SE3-102-25-W5M.
2. The Storage Yard shall not include a sawmill or any temporary or permanent structures and shall comply with development standards of the Crown Land (CL) District of the Land Use Bylaw.

3. The existing trees surrounding the proposed parcel are to be retained to provide a buffer and ground water retention.
 4. No development shall occur on any wetland without prior approval. It is the applicant's responsibility to obtain all necessary environmental approvals required for development. This may include but is not limited to a Water Act approval pursuant to Alberta Environment and Protection's Wetland Policy.
 5. The applicant is required to obtain and maintain all other approvals required by other regulatory jurisdictions.
 6. The applicant/owner may be required to enter into and comply with a development agreement with the County to include, but not limited to, the removal of an approach, construction of a new approach, or the upgrading of an approach. When installing approaches or culverts the applicant/owner shall contact the County of Northern Lights Public Works Department to ensure the approaches are constructed in accordance with County standards. Any costs incurred will be the responsibility of the applicant/owner.
 7. The applicant shall ensure surface drainage flows released from the subject lands into the County stormwater/ditch system shall be no greater than the pre-existing development flow rate, and erosion control measures shall be implemented to prevent debris and material being conveyed onto County property.
 8. The applicant shall comply with conditions of the Road Use Agreement currently in place with the County's Public Works Department and shall maintain the haul route during hauling operations. Prior to start of this development, the applicant must contact the Road Supervisor at 780-6225 to conduct road inspections.
 9. No further development or construction shall be allowed without an approved Development Permit.
- Advisements:
1. All overweight vehicles must obtain the appropriate road permits from Road Data at 1-888-830-7623.
 2. Approval of this application is subject to the decision being posted on the County website and advertised in a local newspaper, and no appeal against said decision being successful.
- CARRIED UNANIMOUSLY

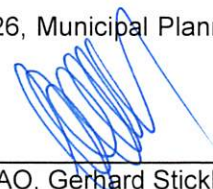
C) Miscellaneous

05.0 ADJOURNMENT

Chair Dechant adjourned the Tuesday, September 22, 2026, Municipal Planning Commission Meeting at 11:22 a.m.



Chair, Councillor Gloria Dechant



CAO, Gerhard Stickling