

TOWN OF VULCAN

PROVINCE OF ALBERTA – BYLAW 1448-15

1. BEING A BY-LAW OF THE TOWN OF VULCAN IN THE PROVINCE OF ALBERTA TO ESTABLISH A MUNICIPAL DEVELOPMENT AUTHORITY;

WHEREAS, Section 624(1) of the Municipal Government Act, Chapter M-26.1, 1994 as amended from time to time requires the municipality to adopt a bylaw to establish Municipal Development Authority.

AND WHEREAS, the Development Authority is authorized to make decisions on applications for development approval in accordance with the administrative procedures, land uses and schedules established in the Municipal land Use Bylaw;

AND WHEREAS, this bylaw may be cited as the Town of Vulcan Development Authority Bylaw;

NOW THEREFORE, the Council of the Town of Vulcan in the Province of Alberta duly assembled, enacts as follows:

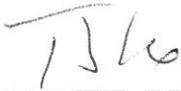
2. DEFINITIONS:

- (a) Act means the Municipal Government Act, Chapter M-26.1, 1994 as amended from time to time.
- (b) Municipality means the Town of Vulcan in the Province of Alberta.
- (c) Council means the Municipal Council of the Town of Vulcan.
- (d) Development Authority means the person or persons appointed, by bylaw, to exercise only such powers and perform duties as are specified:
 - (i) in the Act; or
 - (ii) in the Town of Vulcan Land Use Bylaw; or
 - (iii) in this bylaw; or
 - (iv) by resolution of Council.
- (e) Municipal Planning Commission means the Municipal Planning Commission of the Town of Vulcan as established by bylaw.
- (f) Designated Officer means a person or persons authorized to act as the Designated Officer for the municipality as established by bylaw.
- (g) Members mean the members of the Development Authority.
- (h) Secretary means the person or persons appointed by Council to act as secretary of the Development Authority.
- (i) Authorized persons means a person or organization authorized by the council to which the municipality may delegate any of its Development Authority powers, duties or functions.
- (j) All other terms used in this bylaw shall have the meaning as is assigned to them in the Act, as amended from time to time.

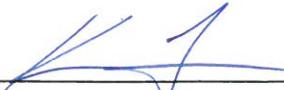
3. The Municipal Planning Commission is established by this bylaw.
4. For the purpose of this bylaw, the Development Authority for the municipality shall be the Municipal Planning Commission.
5. The Development Authority shall be composed of not more than four persons at large who are adult residents of the Town of Vulcan, and two members of Council.
6. Appoints to the Development Authority shall be made by resolution to Council.
7. Appointments to the Development Authority shall be made as follows:
 - (i) One member at large will remain for 1 year for the first year;
 - (ii) One member at large will remain for 2 years after the first year;
 - (iii) One member at large will remain for 3 years after the first year;
 - (iv) One member at large will remain for 4 years after the first year;
 - (v) Members at large will be appointed for four year terms thereafter;
 - (vi) Council shall appoint two Councilors annually at the Organizational Meeting.
 - (vii) Upon completion of a term, the position shall be advertised. The member who has held the position shall be eligible to re-apply.
8. Members-at-large absent from three consecutive meetings or from three or more meetings in a one year period shall forfeit their office, unless such absences are authorized by Resolution of The Committee and entered in the minutes.
9. When a member at large ceases to be a member of the Development Authority before the expiration of his term, Council shall appoint another person for the unexpired portion of that term within 60 days of receiving notice of vacancy.
10. Members-at large may resign at any time by sending appropriate written notice to the Chairman of the Committee. In the event of a vacancy, the appointment of a successor shall be to the conclusion of the original term.
11. When a Councilor ceases to be a member of Council before the expiration of their term from Council, the Council may, by resolution appoint another person for the unexpired portion of that term.
12. The members of the Development Authority shall elect one of themselves as Chairman, and one of themselves as Vice-Chairman to hold office for a term of one year from the date of election.
13. Each member of the Development Authority shall be entitled to such remuneration, travelling, and living expenses as may be fixed from time to time to by Council; and the remuneration, travelling, and living expenses shall be paid by the Town of Vulcan
14. Council may, by resolution, appoint a Secretary who shall be an employee of the municipality and shall attend all meetings of the Development Authority, but shall not vote on any matter before the Development Authority.

15. The Development Authority shall hold regular meetings to be determined by the Development Authority, and it may also hold special meetings at any time at the call of the Chairman.
16. Four of the members of the Development Authority shall constitute a quorum.
17. The decision of the majority of the members present at a meeting shall be deemed to be the decision of the whole Development Authority.
18. The Development Authority may make its orders, decision, development permits and approvals and may issue notices with or without conditions.
19. The Development Authority may make rules to govern its hearings.
20. Members of the Development Authority shall not be members of the Subdivision and Development Appeal Board.
21. For the purpose of this bylaw, the Designated Officer shall be the Development Officer or the Municipal Administrator who is authorized to exercise only such powers and perform duties as are established in the Land Use Bylaw or by resolution of Council
22. The secretary of the Development Authority shall attend all meetings of the Development Authority and shall keep the following records with respect thereto;
 - (a) the Minutes of all meetings;
 - (b) all applications;
 - (c) records of all notices of meetings and of persons to who they were sent;
 - (d) copies of all written representation to the Development Authority;
 - (e) notes as to each representation;
 - (f) the names and addresses of those making representations at the meeting;
 - (g) the decision of the Development Authority;
 - (h) the reasons for the decision of the Development Authority;
 - (i) the vote of the members of the Development Authority on the decision;
 - (j) records of all notices of decision and of persons to whom they were sent;
 - (k) all notices, decision, and orders made on appeal from the decision of the Development Authority;
 - (l) such other matters as the Development Authority may direct.
23. Bylaws Nos. 1181, 1300 & 1427-13 are hereby repealed by By-Law 1448-15.
24. This bylaw comes into effect upon the third and final reading thereof.

Read a first time this 13th day of October, 2015.

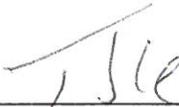


Mayor



Chief Administrative Officer

READ a second time this 13th day of October, 2015.



Mayor

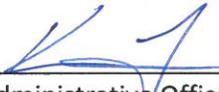


Chief Administrative Officer

READ a third time and finally passed this 13th day of October, 2015



Mayor



Chief Administrative Officer