



MINUTES

REGULAR COUNCIL MEETING

6:00 PM - Wednesday, December 10, 2025

Council Chambers, 1 Parklane Drive, Strathmore AB

COUNCIL PRESENT:

Mayor Pat Fule, Councillor Claude Brown, Councillor Jim Chisholm, Councillor Matt Hyde, Councillor Melissa Langmaid, Councillor Richard Wegener, and Deputy Mayor Brent Wiley

STAFF PRESENT:

Kevin Scoble (Chief Administrative Officer), Jamie Dugdale (Director of Infrastructure, Operations, and Development Services), Mark Pretzlaff (Director of Community and Protective Services), Kara Rusk (Director of Strategic, Administrative, and Financial Services), and Claudette Thorhaug (Legislative Services Officer)

1. CALL TO ORDER

Mayor Fule called the December 10, 2025 Regular Council Meeting to order at 6:00 p.m.

2. CONFIRMATION OF AGENDA

Mayor Fule relinquished the Chair to Deputy Mayor Wiley at 6:00 p.m.

Resolution No. 336.12.25

Moved by Mayor Fule

THAT Council waive the requirement for a notice under section 30.1 of Council Procedure Bylaw No. 23-17 to hear Mayor Fule's motion regarding the *Development of Soft Levies* tonight.

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Councillor Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

Mayor Fule regained the chair at 6:07 p.m.

Resolution No. 337.12.25

Moved by Councillor Wiley

THAT Council adopt the December 10, 2025 Regular Council Meeting Agenda as amended:

ADDITION:

9.6 *2025-2026 Policing Support Grant Funding Agreement*

9.7 *New Business – Notice of Motion – Development of Soft Levies*

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Council Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

3. CLOSED MEETING

Resolution No. 338.12.25

Moved by Councillor Langmaid

THAT Council move In Camera to discuss items related to section 29(1)(b)(iii) and 29(1)(a) of the *Access to Information Act* at 6:09 p.m.

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Council Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

3.1. Council CAO Dialogue – Advice from officials – ATIA S. 29(1)(b)(iii)

3.2. Legal Update – Advice from officials – ATIA S. 29(1)(a)

Resolution No. 339.12.25

Moved by Councillor Langmaid

THAT Council move out of Camera at 7:00 p.m.

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Council Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

Resolution No. 340.12.25

Moved by Councillor Langmaid

THAT Council take a 5-minute recess.

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Council Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

4. PUBLIC HEARING

None.

5. PUBLIC COMMENTS

None.

6. DELEGATIONS

None.

7. CONSENT AGENDA

Resolution No. 341.12.25

Moved by Councillor Wiley

THAT Council adopt the recommendations of the following agenda reports by an omnibus motion:

- 8.1 Regular Council Meeting Minutes – December 3, 2025
- 9.1 Amenity Opportunity Resolution No. 234.07.25 Amendment
- 9.2 2026 and 2027 United Way Funding Memorandum of Understanding
- 9.3 RCMP Watch Clerks Multi-Year Funding Memorandum of Agreement
- 9.4 Land Use Agreement Extension (3 Parklane Drive)
- 11.2.1 Strathmore Municipal Library Board Minutes – October 21, 2025
- 11.2.2 WADEMSA CAO Report on Call Volumes to October 2025
- 12.1 Letter from Minister of Public Safety and Emergency Services

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Council Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

8. CONFIRMATION OF MINUTES

8.1. Regular Council Meeting Minutes – December 3, 2025

The following motion was adopted by the consent agenda:

THAT Council adopt the December 3, 2025 Regular Council Meeting Minutes as presented in Attachment I.

9. BUSINESS

9.1. Amenity Opportunity Resolution No. 234.07.25 Amendment

The following motion was adopted by the consent agenda:

THAT Council amend Resolution No. 234.07.25 to remove:

"AND THAT Council direct Administration to undertake community engagement around the potential of Option 2;

AND THAT Council direct Administration to authorize an operating budget amendment for the community engagement in the amount of \$25,000 from the financial stabilization reserve."

9.2. 2026 and 2027 United Way Funding Memorandum of Understanding

The following motion was adopted by the consent agenda:

THAT Council adopt the 2026 and 2027 United Way Funding Memorandum of Understanding, as presented in Attachment I.

9.3. RCMP Watch Clerks Multi-Year Funding Memorandum of Agreement

The following motion was adopted by the consent agenda:

THAT Council approve the Memorandum of Agreement between the Town of Strathmore, Rocky View County, and Wheatland County for the RCMP Watch Clerk Program, as presented in Attachment I.

9.4. Land Use Agreement Extension (3 Parklane Drive)

The following motion was adopted by the consent agenda:

THAT Council authorize the Chief Administrative Officer (CAO) to sign the extension of the Land Use Agreement between the Town of Strathmore and 101288037 Saskatchewan Ltd., as presented in Attachment I.

9.5. Water Source and Storage

9.6 2025-2026 Policing Support Grant Funding Agreement

Resolution No. 342.12.25

Moved by Councillor Wiley

THAT Council authorize the Mayor to sign the 2025-2026 Policing Support Grant Funding Agreement as presented in Attachment I.

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Council Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

9.7 New Business – Notice of Motion – Development of Soft Levies

Mayor Fule relinquished the Chair to Deputy Mayor Wiley at 8:00 p.m.

Resolution No. 343.12.25

Moved by Mayor Fule

WHEREAS the Municipal Government Act grants authority to municipalities to charge offsite levies for new or expanded community recreation, fire hall, police station and library facilities, hereinafter referred to as "Soft Levies";

AND WHEREAS the Town of Strathmore has not previously charged Soft Levies for development within the Town;

AND WHEREAS Council recognizes that growth will have a significant financial impact to the Town;

AND WHEREAS the Town is looking for opportunities to mitigate the financial impact of growth on existing residents and businesses;

AND WHEREAS "Soft Levies" will mitigate the capital costs associated with growth on existing residents and businesses;

Notice is hereby given that the following motion will be brought forward for consideration at the Regular Council Meeting on December 10, 2025.

THAT Council direct Administration to return to the January 14, 2026 Committee of the Whole with a report relating to the potential development of bylaw amendments relating Soft Levies and their application;

AND THAT Administration return with a proposed implementation plan relating to the incorporation of Soft Levies.

FOR: Mayor Fule, Councillor Brown, Councillor Chisholm, Councillor Hyde, Councillor Langmaid, Council Wegener, and Councillor Wiley

AGAINST: None.

CARRIED

Mayor Fule regained the chair at 8:09 p.m.

10. BYLAWS

None.

11. COUNCILLOR INFORMATION & INQUIRIES

11.1. QUESTIONS BETWEEN COUNCILLORS AND COUNCIL STATEMENTS

11.1.1. Seasons Greetings

Deputy Mayor Wiley wished the residents of Strathmore a happy Christmas and New Years.

11.2. BOARD AND COMMITTEE REPORTS

11.2.1. Strathmore Municipal Library Board Minutes – October 21, 2025

11.2.2. WADEMSA CAO Report on Call Volumes to October 2025

11.3. QUESTION AND ANSWER PERIOD

None.

11.4. ADMINISTRATIVE INQUIRIES

None.

11.5. NOTICES OF MOTION

None.

12. CORRESPONDENCE

12.1. Letter from Minister of Public Safety and Emergency Services

13. **ADJOURNMENT**

Mayor Fule adjourned the December 10, 2025 Regular Council Meeting at 8:12 p.m.

A handwritten signature in black ink, appearing to read "Pat Fule", written above a horizontal line.

Mayor

A handwritten signature in black ink, written above a horizontal line.

Director of Strategic, Administrative,
and Financial Services