

REGULAR COUNCIL MEETING  
Standard Village Office, 7pm  
Wednesday September 10, 2025  
Agenda Items from Wednesday, July 9<sup>th</sup>, 2025 in RED

READ >>> “Tonight’s Regular Council Meeting is being live streamed.  
Audio & Visual devices in use and will record this meeting. ”

1.0	CALL TO ORDER
2.0	AGENDA
3.0	<b>GUEST</b> J. Sommerfeldt: Solar Update Community Hall: Solar T. Sundgaard: Solar Terralta: Carter Via Cell
3.1	6.4 Solar Contract
3.2	Public Auction Update
4.0	<b>REPORTS</b>  4.1 Public Works & Office 4.2 Grant Report 4.3 Strategic & AM
5.0	<b>MINUTES</b>  5.1 Regular minutes June 11, 2025 5.2 Special minutes June 24, 2025 5.3 Special minutes July 28, 2025 5.4 Special minutes August 18, 2025
6.0	<b>UNFINISHED BUSINESS, BUSINESS ARISING FROM THE MINUTES</b> 6.1 Project 2025 a. Industrial Project tender 6.2 WRC Shareholder Agreement 6.3 Library Bylaw & Lease Agreement 6.4 Solar Proposal /Contract 6.5 SRFA Lease Agreement
7.0	<b>FINANCIAL REPORT</b>  7.1 May Financial Statement 7.2 June Financial Statement 7.3 July Financial Statement 7.4 Aug Financial Statement
8.0	<b>CORRESPONDENCE</b>  8.1 AER Response/Letters 8.2 Marigold Report 8.3 RCMP New CO 8.4 RCMP Stats 8.5 RCMP Zone Reports 8.6 AB Muni’s Submission to MA 8.7 DDSWMA GFL Breakdown 8.8 CCBF 2025 8.9 Stakeholder Consultation K-12 8.10 WADEMSA new CAO
9.0	<b>NEW BUSINESS</b>  9.1 Set Market Value for Auction

	<del>9.2 Set Market Value for Auction</del> <del>9.3 Council &amp; Employee Payments</del> <del>9.4 OHS Inspection</del> <del>9.5 Designate J. Davis as OHS Rep</del> <b>9.6 Letters Land Acknowledgment</b> <del>9.7 Xerox lease</del> <del>9.8 REMAX</del> <b>9.9 a) WHMB Public Notice</b> <b>b) Support Letter</b> <b>9.10</b> Radio Transitioning <b>9.11</b> Poplar Trees <b>9.12</b> PRMS Pilot Project <b>9.13</b> New implementation by 06-11-26 9.14 Strathmore Advertising 9.15 Dog Bylaw re 3 dogs
10.0	<b>REPORTS</b>  10.1 WADEMSA: M. Worthington 10.2 WHMB: M. Gauthier 10.3 DDSWMA: L. Casey 10.4 WFCSS: R. Bryan 10.5 WRC: M. Gauthier 10.6 CFWR: R. Bryan 10.7 Library: L. Casey 10.8 WREMP
11.0	<b>ONGOING BUSINESS</b>  11.1 Bylaws / Policies a) Policies submitted June 11 <sup>th</sup>  b) Policies New Batch Sept 10  c) Policies PW Handbook  d) Policy for Failure to replace meter  11.2 Table following to next meeting a) Draft Terms of Reference b) Nutrien Easement/Donation c) WID Agreement d) <del>SRFA Lease Agreement</del> <b>Move to 6.5</b> e) Memory Lane Guest for October Land Acknowledgment Traps Irrigation Vehicle for watering 2026 f)WRC Pump #3 Quote for repair
12.0	<b>COUNCILORS CONCERNS:</b>  12.1 R. Bryan 12.2 L. Casey 12.3 M. Worthington 12.4 M. Gauthier
13.0	<b>CLOSED SESSION</b>  <b>13.1</b> Legal Hotel <b>13.2</b> County Funding <del>13.3 Grant</del> <b>13.4</b> Personnel
14.0	<b>ADJOURN</b>

VILLAGE OF STANDARD SPECIAL COUNCIL MEETING  
Standard Senior Centre 7pm  
September 10<sup>th</sup> , 2025

**PRESENT** Mayor Martin Gauthier  
Deputy Mayor Mike Worthington  
Councillor Larry Casey  
Councillor Richard Bryan  
CAO Yvette April  
Admin Jen Sommerfeldt

**1. CALL TO ORDER:**

Mayor Gauthier called the meeting to order at 7:00 pm  
CAO explained today's combined agenda: Items from July 9<sup>th</sup> meeting in red remain to be reviewed.

**2. AGENDA**

2025-09-10-1	Moved by R. Bryan to accept Agenda as amended Add: 3.2 Public Auction 9.15 Dog Bylaw Review Move Fire Lease Agreement to 6.5 CARRIED
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**3. GUESTS** Shelley Rassmussen (Community Hall)  
Trent Sundgaard ( Business owner, Property Owner)

S. Rassmussen:

Read letter from Brent Gregory, President for the Standard Community Hall Board.

- Supports the Solar Project to bring solar to the non profit groups
- Hall Board voted unanimously to consent to have solar panels on the roof.
- Aware that panels will provide electricity to other facilities.
- Continually searching for ways to keep expenses down.
- Project would give opportunity to reduce electrical costs vital to future operations
- Hall is a Central Hub for Standard Residents and surrounding Community
- There is a few dedicated volunteers who oversee that the hall functions
- Funding for management, cleaning, and maintenance is done through fund raising.
- Rental Fees only covers a portion of these expenses.
- The Village does not supply money or labor to support the Hall at this time
- It is imperative that everything is done to maintain its excellent condition.

T. Sundgaard:

Speaking as a community member, business owner, rate payer, volunteer and owner of a solar photovoltaic system since 2016, and has learned through experience and challenges in solar operations, is confident that past investments in solar has been the correct decisions.

Points for success:

- Choose a retailer with a market for electricity, aim to receive the best possible rate per kw, prefer flexibility with seasonal rate over fixed rates.
- Alberta uses a net billing system, not net metering as in SK or BC. Microgenerators still receive bills for wire service fees for administration, distribution and transmission.
- Systems are virtually maintenance free, snow and hail are not a major concern, panels protect the roofing materials, helps keep attics cooler and warranties on panels are rated to last longer.
- Difficult to justify a residential system because of the labour and cost per unit on single digit systems. Large systems are where the investment returns have a decent Rate of Return. The sooner you participate in a commercial project the sooner the payback is realized.
- Make informed decisions talking to a reputable installer who can provide a turnkey solution. Someone with contacts in the industry for engineering, paperwork, commissioning and such.

T.Sundgaard Thanks the many volunteers and organizations that are supporting this project, and believe regardless of Council's decision tonight; this project will move forward. This will happen because of the commitment and power of the people in this room and community. We need Council to support the will of the volunteers and organizations.

J. Sommerfeldt: Solar Project Update

- Aggregation completed by 8760 Energy

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- Terralta site visit and assessment completed on Village office, Firehall, Community Hall
- Very impressed with building designs of the Firehall and Community Hall.
- After site visit Office roof determined not an effective site as the power would need to be updated, adding extra costs to the project.

Redesign: Presented using only Firehall and Community Hall

- 90 panels on Community Hall and 64 panels on Firehall using Micro-inverters
- Letters received from Community Hall and Firehall confirming acknowledgment to have solar panels for project on their roofs.
- Support from Fundraising Groups
- MEGP application ready to go, Representative for MEGP aware of situation and timeline, recommends to submit application to MEGP once contract is signed and then proceed with submitting application to Fortis.

History on Solar:

- October 2023: Strategic plan created by Council through SWOT sessions that showed the Villages Strengths, Weaknesses, Opportunities and Threats.
- November 2023: Presentation done by Terralta at Council's request.
- January 2024: Council approved the Strategic Plan created through the SWOT sessions.
  - ✓ **Self-Sufficiency:** The Village will seek to take advantage of the benefits of energy efficiency through innovative technology.
- March 2024: Terralta proposal for all Municipal Buildings to be located on the Arena rooftop
- May 2024: Search for grants to use zero tax dollars and benefit as many community groups.
- August 2024: Request for motion to build Solar
- September 2024: Submitted grant application for ATCO Gas
- October 2024: Awarded ATCO Gas grant for \$15,000.00 to be used towards Solar.
- November 2024: Submitted grant application for FCM Feasibility Study.
- December 2024: FCM application passed pre-approval.
- March 2025: Motion made for Village to pursue the installation of a photovoltaic system to serve all municipally owned buildings, community group buildings and optionally the Broadway group building, paid through by grants or municipal & group contributions or a combination of both with the Solar Energy Equipment Supplier & Installer to be specified by separate motion.
- April 2025: New Grant MEGP, motion made to meet with non profit groups for discussion.
- May 2025: Met with groups, Installers and grant advisor for MEGP.
- May 2025: FCM Grant for Feasibility Study awarded for value of \$104,000.00
- June 2025: Agreements and Meetings with groups.
- June 2025: MEGP confirmed both roof & ground mount systems are allowed in the application.

Financial

Infographic supplied: using the lowest % of the potential funding from MEGP If more funding is granted this would reduce the overall costs to all Project Participants.

- 7.0%      \$ 18,942.00 MEGP 1<sup>st</sup> time applicant
- 27.0%     \$ 66,297.00 MEGP Funding
- 33.75%    \$ 82,967.99 Community Groups
- 32.25%    \$ 80,069.01 Village owned Buildings
- Total      \$248,276.00
- No money taken from other infrastructure projects
- No money taken from taxes
- MEGP could be 45% - 50%

3.1 Solar Contract

2025-09-10-2	Moved by R. Bryan to accept solar presentation and infographic information as presented. CARRIED
2025-09-10-3	Moved by M. Gauthier to sign Solar Contract with Terralta as written. DEFEATED

J. Sommerfeldt left the meeting at 7:40pm.

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3.2 Public Auction

CAO informed Council of the Public Auction held today at the Village Office in accordance to the MGA Section 410. Bids presented were well below the Reserved bid set by Council. Therefore the auction failed in the Village recovering Tax Arrears with a Public Auction.

- Municipal Affairs recommends Council seek Legal for Municipal Acquisition
- TAXervice recommends that the municipalities take title of the properties not sold at auction, provided that there is no potential liability concerns. (eg. environmental or dilapidated buildings)

2025-09-10-4	Moved by M. Worthington to have Administration seek legal advice from Brownlee in regards to Municipal Acquisitions of Roll # 10001 and Roll # 20002 CARRIED
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4. REPORTS OFFICE & PUBLIC WORKS

4.1 Public Works report for July & August: Y. April reported

- Inspection of Village infrastructure daily
- Daily inspection of campground for user check in and cleaning of campground washrooms
- Prepared camp-ground for Sports Day
- Conducted Student Interviews, hiring 2 for the Village and 2 for Memory Lane, STEP orientation and training completed  
One student quit after 4 days of work, the 3 remaining students were exceptional and proved more than capable to keep up with the mowing as this year was exceptional with all the rain.
- No Pets signs put up at ball diamonds
- Mowed and trimmed parks, ditches and Village properties, groomed running track & jump pits for school track and field event.
- Mowed around Sewage Lagoon and Lift Station
- Installed catch basin and trenched across road at the NW corner of large diamond for drainage.
- Purchase of Zero turn mower, found to cut down mowing time, and ease of use beneficial.
- Taking photos for Administration to deal with unsightly properties.
- Cleanup rain washes out from alleyways off Christian Ave.
- Graded back alley

Office Report: since last Council meeting June 11<sup>th</sup> : Y. April reported

- Very busy in the office dealing with Unsightly Properties,Grants Legal, Public Auction
- Attended WRC June 18<sup>th</sup> & Zoom meeting July 16 for Solar Presentations
- OHS Inspection June 26 of Village buildings along with required procedures and policies
- Industrial Tender with Arcon's
- MPE Projects   Broadway Phase 2, Frederick Ave, Frederick Ave Extension,
- Ace survey   Frederick Ave New Subdivision survey, Land donation from Nutrien
- Palliser New Subdivision application
- Working with new property owners and Development permits
- Met with Library regarding Lease Agreement
- Met with Ag Society regarding Solar
- Website design with Strathmore Now
- Advertising for new Administration staff

2025-09-10-5	Moved by R. Bryan to accept Public works & Office Report as Presented CARRIED
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4.2 Grant Report

- FCM Partial funding received,
- Provided Electricity consumption & floor plan designs to assist in Feasibility Study
- Assisted Englobe & MPE in getting access to facilities to do their building & roof assessment
- Discussion with MEGP for Solar project
- Submitted Grant for Industrial park for new road construction

2025-09-10-6	Moved by R. Bryan to accept Grant Report as Presented  CARRIED
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4.3 Strategic & AM Report Y. April Reported

- Waiting for pump 3 to be repaired to be able to continue hydrant flushing to determine a 3 year AM schedule for Fire Hydrant repairs based on the WRC inspection when flushing.
- WRC continue to replace broken meters. Policy coming up for discussion.

2025-09-10-7	Moved by M. Gauthier to accept Strategic & AM Report as Presented CARRIED
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5.0 MINUTES

2025-09-10-8	Moved by L. Casey to adopt the minutes of the Regular Meeting June 11,2025 CARRIED
2025-09-10-9	Moved by M.Worthington to adopt the minutes of the Special Meeting June 24,2025 CARRIED
2025-09-10-10	Moved by R. Bryan adopt the minutes of the Special Meeting July 28,2025 CARRIED
2025-09-10-11	Moved by M. Worthington to adopt the minutes of the Special Meeting Aug 18,2025 CARRIED

6.0 UNFINISHED BUSINESS

6.1 Projects 2025

Industrial Project Tender

Arcons presented estimated costs along with tenders from the following 3 contractors listed below.

	Arcons Est	Knibbs	KDM	Brooks
Part A Earthworks	\$121,300.00	\$217,900.00	\$281,900.00	\$250,050.00
Part B Option A	\$140,475.00	\$104,000.00	\$108,160.00	\$108,145.00
Part A&B Option A	\$261,775.00	\$321,900.00	\$390,060.00	\$358,195.00
Part A Earthworks	\$121,300.00	\$217,900.00	\$281,900.00	\$250,050.00
Part B Option B	\$ 58,875.00	\$ 59,000.00	\$ 64,450.00	\$ 61,000.00
Part A&B Option B	\$180,175.00	\$276,900.00	\$346,350.00	\$358,195.00

2025-09-10-12	Moved by L. Casey to award tender for Part B Option B for \$59,000.00 CARRIED
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6.2 WRC Shareholder Agreement

2025-09-10-13	Moved by R. Bryan to Approve the Changes in the Unanimous Shareholder Agreement as presented by BrownLee. CARRIED
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6.3 Library Agreement & Fence for Outdoor reading area.

2025-09-10-14	Moved by M. Worthington to sign the Library Lease Agreement with the changes as presented removing Schedule A. CARRIED
2025-09-10-15	Moved by M. Worthington to accept the Library board design for fencing in an outdoor reading area. CARRIED

6.5 SRFA Agreement

2025-09-10-16	Moved by M. Gauthier to sign the SRFA Indemnity Agreement as presented. CARRIED
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## 7.0 FINANCIAL REPORT

2025-09-10-17	Moved by R. Bryan to accept Cash on hand report as of August 31, 2025 CARRIED
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## 8.0 CORRESPONDENCE

Move 8.1 AER to Ongoing Business

2025-09-10-18	Moved by L. Casey to accept correspondence as information CARRIED
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## 9.0 NEW BUSINESS

Agenda items 9.1 to 9.5 from July Agenda reviewed at July 28<sup>th</sup> Special Council meeting

9.6 Letters Land Acknowledgment

2025-09-10-19	Moved by L. Casey to table to October 8 Council meeting. CARRIED
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9.7 & 9.8 from July Agenda reviewed at the July 28<sup>th</sup> Special Council meeting

9.9 a. WHMB Public Notice

2025-09-10-20	Moved by M. Worthington to accept WHMB public notice, not selected for funding as information CARRIED
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9.9 b. Support Letter

2025-09-10-21	Moved by M. Worthington to support WHMB in their application to the New Horizons for Seniors Program as part of their commitment to enhance quality of life for our senior residents. CARRIED
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9.10 Radio Transitioning

2025-09-10-22	Moved by M. Gauthier to inquire with Wheatland County Fire Services regarding the cost for base unit to transition to the AFRRCS radios. CARRIED
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9.11 Poplar Trees

2025-09-10-23	Moved by M. Worthington have administration get quotes to remove dead trees at the campground. CARRIED
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9.12 PRMS Pilot Project

2025-09-10-24	Moved by M. Worthington to express interest in PRMS pilot project to act as Development Authority and Handle Development permits issuance on a few for service basis. CARRIED ***Administration to research how this will be reported to Council.
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9.13 New Privacy Implementation

2025-09-10-25	Moved by R. Bryan to accept and direct administration to establish and implement Privacy Management Program by June 11, 2026. CARRIED
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### 9.14 Strathmore Advertising

2025-09-10-26	Moved by M. Gauthier to direct administration that Council is not interested. CARRIED
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### 9.15 Dog Bylaw for 3 dogs

2025-09-10-27	Moved by M. Worthington to review the Dog Bylaw. CARRIED
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## 10.0 REPORTS

10.1 WADEMSA M. Worthington  
No Report Next meeting TBD

10.2 WHMB M. Gauthier  
No Meeting Next meeting September 18<sup>th</sup>

10.3 DDSWMA  
Met Aug 21<sup>st</sup> Next Meeting October 16<sup>th</sup>  
A lot of Infractions with GFL Contractor for transtor pickup, they will now be issued fines.  
M. Worthington comments Issues with batteries and solar panels going into the landfill

10.4 WFCSS R. Bryan  
No Report Next meeting September 24<sup>th</sup>

10.5 WRCM. Gauthier  
No Meeting Next meeting September 17<sup>th</sup>

10.6 CRWR R. Bryan  
Met September 4<sup>th</sup> Next Meeting October  
Renovations completed creating 4 new office space. 2 long term leases already signed.

10.7 Library L. Casey  
Met September 8<sup>t</sup> Next Meeting October 6  
Lease Agreement ready to sign, Successful fund raising with the Golf Tournament

10.8 WREMP L. Casey  
No meeting

## 11.0 ONGOING BUSINESS

### 11.1 Bylaw & Policies

#### a) Policies from June 11<sup>th</sup>

2025-09-10-28	Moved by M. Gauthier to adopt Policies from June 11, 2025 CARRIED
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#### b) Polices New Batch

2025-09-10-29	Moved by M. Gauthier to accept Policies for review at the October 8 <sup>th</sup> meeitng CARRIED
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#### c) Policies PW Handbook

2025-09-10-30	Moved by R. Bryan to table PW Handbook to next meeting CARRIED
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#### d) Policy for Failure to Replace Meter

2025-09-10-31	Moved by L. Casey to adopt policy for Failure to Replace Water Meter CARRIED
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### 11.2 Table to Next Meeting

2025-09-10-32	Moved by R. Bryan to table Agenda items 11.2 a,b,c,e,f to October Meeting CARRIED
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12.0 COUNCILLOR CONCERSN

12.1 R. Bryan- non

- 12.2 L. Casey concerns:
- Dirt piled on neighbor's land by contractor & residential construction signs need to be put up.
  - CAO informed due other demands signs have not been filled in and will try to get it done.
  - CAO informed that the land owner should lodge a complaint.

- 12.3 M. Worthington concerns:
- No BVR presented, Administration should report on Letters sent
  - CAO apologies for no BVR and will try and work on getting the BVR to its previous format.
  - Administration can add Report on letters sent if Council wishes

12.4 M. Gauthier-non

2025-09-10-33	Moved by M. Gauthier to accept Councillors concerns as presented CARRIED
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13.0 CLOSED SESSION

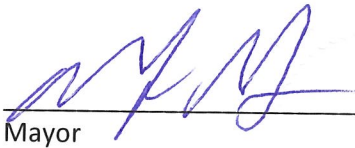
2025-09-10-34	Moved by M. Worthington to go in closed session at 8:50pm under FOIP Div. 2, Exception to Disclosure for 13.1 for Sec 27 Legal 13.2 for Sec 23 Personnel CARRIED
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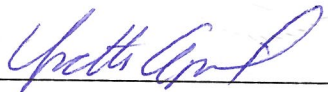
2025-09-10-35	Moved by M. Worthington to come out of closed session at 9:05pm CARRIED
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14.0 ADJOURN

2025-08-18-36	Moved by L. Casey to adjourn at 9:05pm
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These minutes approved this 8<sup>th</sup> day of October, 2025.

  
Mayor

  
CAO