

BEFORE:

The Local Authorities Board
for the Province
of Alberta

: IN THE MATTER OF "The
: Municipal Government Act":

: AND IN THE MATTER OF an
: application by a majority
: of owners to annex certain
: territory to the Town of
: Didsbury and thereby its
: separation from the County of
: Mountain View No. 17.

Pursuant to Section 20 of The Municipal Government Act, an application was made by the majority of the owners of that territory described as:

THE SOUTH WEST QUARTER OF SECTION SEVENTEEN (17), TOWNSHIP THIRTY-ONE (31), RANGE ONE (1), WEST OF THE FIFTH MERIDIAN

ALL THAT PORTION OF THE NORTH WEST QUARTER OF SECTION SEVENTEEN (17), TOWNSHIP THIRTY-ONE (31), RANGE ONE (1), WEST OF THE FIFTH MERIDIAN CONTAINED IN ROAD PLAN 4592 E.Z.

ALL GOVERNMENT ROAD ALLOWANCES AND GOVERNMENT ROAD ALLOWANCE INTERSECTIONS INTERVENING AND ADJOINING THE ABOVE DESCRIBED TERRITORY

(hereinafter called the "said territory")

which said territory lies immediately adjacent to the Town of Didsbury, in the Province of Alberta, petitioning the Local Authorities Board, for the Province of Alberta, for the annexation of the said territory to the Town of Didsbury and thereby its separation from the County of Mountain View No. 17 and in respect to which the Board held a public hearing into the matter on July 24th, 1980.

The owners of the majority of the said territory, and petitioners, namely Herman Dorin and Shirley Dorin, were represented at the hearing by Herman Dorin and Dieter Dorin, their son.

The Town of Didsbury was represented by Councillor A. Milne and C. Dack, a staff member of the Red Deer Regional Planning Commission.

Presenting the position of the County of Mountain View No. 17 were Reeve W. Bagnall, L. Craven, Development Officer and A. Ward, a member of the staff of the Red Deer Regional Planning Commission.

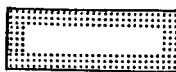
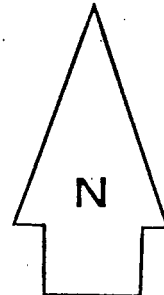
The said territory is located to the south and east of the Town of Didsbury and abuts other lands (Southeast Quarter of Section Eighteen (18)) to the west, which are also owned by the applicants. A coulee, with steep banks, cuts halfway along the south border and then cuts northeast, cutting off approximately one third of the Dorin property to the southeast. While fairly flat, there is a slight ridge which runs east and west approximately midway in both properties. Those lands to the south drain into the coulee, while lands to the north of the ridge drain into the adjoining road ditches of 15th Avenue (running east to west). The said territory is currently agricultural and used for hay and pasture purposes. The soil, as classified in the Canada Land Inventory of Soil Classifications, is predominantly Class 5 with some Class 1. Some sandstone outcropping of bedrock occurs along the coulees.

The applicants desired to develop that portion of the said territory north and east of the coulees, together with their other lands in the Town of Didsbury, for residential purposes. Small holdings were proposed to be developed along the coulee banks. The portion to the south east of the coulees was suggested for industrial uses. Because of the location of the Town's sanitary lagoon treatment plant (Northwest corner of the Southwest Quarter of Section Seventeen (17)) and the topography of the land, it would be more economical to first service those small holdings along the banks of the coulees which would be located in the said territory. Sanitary sewer lines would then be extended westward away from the lagoons, as development proceeded.

SCHULE "A"

A SKETCH SHOWING THE GENERAL LOCATION OF THE
AREAS AFFECTED BY BOARD ORDER No. 10174

EFFECTIVE DATE: JANUARY 1, 1978



AFFECTED AREA(S)

