








**POLICIES & PRIORITIES COMMITTEE MEETING AGENDA  
CARSTAIRS MUNICIPAL OFFICE  
TUESDAY, JUNE 16, 2026, 1:00 P.M.**

Page

- 1. **CALL TO ORDER**
- 2. **ADDED ITEMS**
- 3. **ADOPTION OF AGENDA**
  - a) Adoption of Agenda of June 16, 2026  
**Motion:** To adopt the agenda of June 16, 2026
- 4. **ADOPTION OF MINUTES**
  - a) Adoption of Minutes of May 19, 2026 (addendum 4.a)  
**Motion:** To adopt the minutes of May 19, 2026  

- 5. **UNFINISHED BUSINESS**
- 6. **BYLAW & POLICIES**
- 7. **NEW BUSINESS**
- 8. **REPORTS**
  - a) **DEVELOPMENT**
    - 6 - 8 i) Permit Listing - Year to Date (addendum 8.a.i)  

    - 9 ii) Compliance Listing - Year to Date (addendum 8.a.ii)  

  - b) **CITY WIDE MONTHLY REPORTS**
    - 10 i) Fire Reports - May (addendum 8.b.i)  

    - 11 ii) Bylaw Reports (addendum 8.b.ii)  

  - c) **EMERGENCY SERVICES**
    - 12 i) Emergency Services Report (addendum 8.c.i)



**MINUTES OF THE POLICIES & PRIORITIES COMMITTEE MEETING  
TUESDAY, MAY 19, 2026, 1:00 P.M.  
CARSTAIRS MUNICIPAL OFFICE**

**IN ATTENDANCE:** Mayor Allan, Councillors Ball, Fricke, Tolley, Roberts & Wilcox; Director of Corporate Services Shannon Allison; Manager of Legislative Services Jessica Pryde; Director of Planning & Development & Deputy CAO Kirk Williscroft; & Executive Assistant Kayleigh Van Es

**ABSENT:** Councillor Selanders

**CALL TO ORDER:** Mayor Allan called the Policies & Priorities Committee meeting of Tuesday, May 19, 2026, to order at 1:00 p.m.

**ADDED ITEMS:** Nil

**ADOPTION OF AGENDA:** Motion by Councillor Wilcox to adopt the Policies & Priorities Committee meeting agenda of May 19, 2026, as presented.

**CARRIED**

**ADOPTION OF MINUTES:** Motion by Councillor Ball to adopt the Policies & Priorities Committee minutes of April 21, 2026, as presented.

**CARRIED**

**UNFINISHED BUSINESS: 1. Financial Update**

S. Allison updated the Committee on the EUNA budgeting software, noting it is still being finalized and will be presented once complete. She advised that the Town remains in line with 2026 revenue and expense projections, requisitions have begun, and tax notices will be sent following tax rate approval on Monday, May 25, 2026.

There are 9 assessment appeals, with hearings scheduled between June and September. Taxpayers remain responsible for paying taxes by the due date regardless of an appeal outcome.

To date, 11 of 35 capital projects have been completed, and as of May 19, the Town has \$11 million in the bank. Approval was received for the Canada Community-Building Fund (CCBF) grant for the 2026 Street Improvement Project, the LGFF for the Arena Ice Plant and the ACP grant for the IDP/Annexation project with funding all anticipated for July/August.

Councillor Tolley inquired about the projected 2025 surplus. S. Allison advised there is an estimated \$200,000 surplus, reminding the Committee of the \$500,000 designated for the Police station. Councillor Ball clarified that the \$500,000 is no longer considered surplus and has been designated for future planning.

Motion by Councillor Ball to accept the Financial Update as information.

**CARRIED**

**BYLAW & POLICIES: 1. Policy No. 12-014-26 Access to Information and Privacy Administration Policy-Amended**

J. Pryde spoke to the Policy and its changes.

Motion by Councillor Fricke to accept Policy No. 12-014-26 Access to Information and Privacy Administration Policy as amended and forward to the next Council meeting for ratification.

**CARRIED**

**2. Policy No. 12-026-26 Tax Information Disclosure Policy-Amended**

J. Pryde spoke to the Policy and its changes.

Motion by Councillor Wilcox to accept Policy No. 12-026-26 Tax Information Disclosure Policy as amended and forward to the next Council meeting for ratification.

**CARRIED**

**3. Policy No. 12-028-26 Records Retention and Disposition Policy-Amended**  
J. Pryde spoke to the Policy and its changes.

Motion by Councillor Roberts to accept Policy No. 12-028-26 Records Retention and Disposition Policy as amended and forward to the next Council meeting for ratification.

**CARRIED**

**4. Policy No. 12-043-26 Security Classification System Policy**  
J. Pryde spoke to the Policy.

Motion by Councillor Wilcox to accept Policy No. 12-043-26 Security Classification System Policy as amended and forward to the next Council meeting for ratification.

**CARRIED**

**5. Policy No. 12-044-26 Privacy Complaints and Requests Handling Policy**  
J. Pryde spoke to the Policy.

Motion by Councillor Tolley to accept Policy No. 12-044-26 Privacy Complaints and Requests Handling Policy as presented and forward to the next Council meeting for ratification

**CARRIED**

**NEW BUSINESS:**

Nil

**REPORTS:**

**1. Development Reports**

The Committee reviewed the Development Reports. To date, 84 permits have been issued, including 31 new home building permits and 29 compliance certificates.

Councillor Fricke requested clarification regarding project completions and safeguards for lot construction.

Councillor Ball asked whether Kitstone has sold any lots or is only building show homes. Deputy CAO K. Willisroft advised that one lot has been sold and six homes are beginning construction. He also noted that a new builder has taken over the Scarlett Ranch condominium development and will proceed one unit at a time. Concerns regarding house-wrap debris in windy conditions were raised, and Deputy CAO K. Willisroft advised Bylaw had been notified and cleanup action would be initiated shortly.

- a. Permit listing
- b. Compliance listing

Motion by Councillor Ball to accept the Permit and Compliance Listing as information.

**CARRIED**

**2. City-Wide Monthly Reports**

The Committee reviewed the following City-Wide Monthly reports.

- a. Fire Reports

b. Bylaw Reports

Motion by Councillor Wilcox to accept the City-Wide Monthly Reports as information.

**CARRIED**

**3. Emergency Services**

The Committee reviewed the following Emergency Services reports.

- a. Carstairs Emergency Management Agency (CEMA) Report
- b. Emergency Services Report

Motion by Councillor Fricke to accept the Emergency Services Reports as information.

**CARRIED**

**CORRESPONDENCE:**

**1. Letter-Mandalay Link Resident**

The Committee reviewed the letter concerning speeding in Mandalay Link, requesting signage at two locations along the street. Deputy CAO K. Williscroft stated that the current signage meets normal community standards. He further noted that additional signage would likely not change driver behavior, and contractors will be reminded of the speed limit.

Councillor Ball suggested placing a speed radar/notification sign in the area instead. Deputy CAO K. Williscroft will facilitate the request.

Motion by Councillor Ball to accept the Letter from Mandalay Link as information.

**CARRIED**

**CLOSED MEETING:**

**1. Disclosure Harmful to Personal Privacy-Section 20**

*Section 197 of the Municipal Government Act requires that Council and Council Committees conduct their meetings in public unless the matter to be discussed falls under one of the exceptions to disclosure outlined in Division 2 of Part 1 of the Access to Information Act (ATIA), including, but not limited to, matters related to business interests, personal privacy, individual or public safety, confidential evaluations, or law enforcement. (Sections 19 to 34).*

Motion by Councillor Wilcox that Council close the meeting to the public to discuss Disclosure Harmful to Personal Privacy, as per Section 20, of the ATIA, at 1:27 p.m.

**CARRIED**

Motion by Councillor Fricke to come out of Closed Meeting session at 2:04 p.m.

**CARRIED**

**GENERAL DISCUSSION:**

Nil

**NEXT MEETING:**

Tuesday, June 16, 2026

**ADJOURNMENT:**

Motion by Councillor Roberts to adjourn the Policies & Priorities Committee meeting of Tuesday, May 19, 2026, at 2:05 p.m.

**CARRIED**

\_\_\_\_\_  
**Dean Allan, Mayor**

\_\_\_\_\_  
**Kirk Williscroft, Deputy CAO**

2026 Building Permits

Roll #	Owner/Contractor	Subdivision	Civic	Description	Cost	Date	Closed
28200	Sarai Danby		901 Highway 2A	Vertical Farming Sea Cans	\$79,000.00	Jan 2/2026	
18033	David A. Byrne	West Highlands	665 West Highland Cres.	Basement Development	\$30,000.00	Jan 6/2026	March 17/2026
12193	Firefly Solar	Stonebridge Glen	14 Skara Brae Close	Rooftop Solar Panels	\$19,530.00	Jan 7/2026	April 21/2026
25804	McKee Homes	Mandalay Estates	650 Mandalay Link	Single Family Dwelling w/ Developed Basement (no Deck)	\$370,000.00	Jan 7/2026	
25805	McKee Homes	Mandalay Estates	648 Mandalay Link	Single Family Dwelling w/ Developed Basement (no Deck)	\$390,000.00	Jan 8/2026	
18062	Peak 2 Crete	West Highlands	703 West Highland Link	Basement Development	\$10,000.00	Jan 8/2026	
24517	McKee Homes	Kitstone Commons	500 Finley Point	Single Family Dwelling w/Deck (Show Home)	\$600,000.00	Jan 9/2026	
401	Peak 2 Crete		663 11 Ave	SFD Demolition	\$20,000.00	Jan 9/2026	May 11/2026
25822	Marygold Homes	Mandalay Estates	614 Mandalay Link	Single Family Dwelling w/Deck	\$450,000.00	Jan 12/2026	
25821	Marygold Homes	Mandalay Estates	616 Mandalay Link	Single Family Dwelling w/Deck	\$450,000.00	Jan 12/2026	
18006	Alan Minasian	West Highlands	616 West Highland Cres.	Basement Development	\$40,000.00	Jan 15/2026	
25816	Marygold Homes	Mandalay Estates	626 Mandalay Link	Single Family Dwelling w/Deck	\$450,000.00	Jan 15/2026	
117	Ark Renewable Energy		1322 Osler St.	Rooftop Solar Panels	\$16,821.00	Jan 20/2026	
26099	Oystryk & Team Architecture Ltd.	Mandalay Estates	829 Mandalay Blvd.	Tenant Improvements to Commercial Building	\$1,200,000.00	Jan 22/2026	
21005	Clarity Built	Lackner Estates	11 Lackner Road	Single Family Dwelling w/ Deck & Developed Basement	\$480,000.00	Jan 23/2026	
64	Ark Renewable Energy		1215 Centre St.	Rooftop Solar Panels	\$19,977.50	Jan 26/2026	April 23/2026
13020	Firefly Solar	Carstairs Links	837 Beckner Cres.	Rooftop Solar Panels	\$19,144.98	Jan 27/2026	
12040.1	Evaline Carm	Stone Garden Villas	28 Stonegarden Cres.	Enclosed Deck & Dining Room Window	\$26,000.00	Jan 27/2026	
					<b>\$5,070,473.48</b>		<b>7 New Homes</b>
12158	Firefly Solar	Stonebridge Glen	780 Stonehaven Dr.	Rooftop Solar Panels	\$51,198.00	Feb 3/2026	Feb 24/2026
25825	Marygold Homes	Mandalay Estates	608 Mandalay Link	Single Family Dwelling w/Deck	\$500,000.00	Feb 10/2026	
958	KCB Design Build Remodel	Carriage Lane	318 Carriage Lane Drive	Interior Renovations	\$60,000.00	Feb 11/2026	
1436	Robert Young	Carriage Lane	504 500 Carriage Lane Place	Hot Tub	\$7,000.00	Feb 12/2026	Feb 24/2026
25866	McKee Homes	Mandalay Estates	643 Mandalay Blvd.	Single Family Dwelling w/ Deck & Developed Basement	\$380,000.00	Feb 13/2026	
20085	Simply Renewable	Scarlett ranch	1469 Ranch Road	Rooftop Solar Panels	\$27,000.00	Feb 13/2026	March 10/2026
20232	Dan Somerville	Scarlett ranch	1421 Scarlett Ranch Blvd.	Basement Development	\$20,000.00	Feb 23/2026	
20235	Rick Van Rassel	Scarlett ranch	1427 Scarlett Ranch Blvd.	Additional Entry Door in Attached Garage	\$1,800.00	Feb 25/2026	April 10/2026
18111	Derek Alyward	West Highlands	631 West Highland Cres.	Basement Development	\$40,000.00	Feb 27/2026	
1099	Stephen Hao	Parkview Estates	1184 Milt Ford Lane	Exisitng Deck Cover (Pergola)	\$3,000.00	Feb 27/2026	April 24/2026
					<b>\$1,089,998.00</b>		<b>2 New Homes</b>
20084	Kristen Ewtushik	Scarlett Ranch	1467 Ranch Road	Existing Deck Stairs	\$800.00	March 2/2027	
25806	McKee Homes	Mandalay Estates	646 Mandalay Link	Single Family Dwelling w/ Deck & Developed Basement	\$540,000.00	March 2/2027	May 8/2026
20086	Simply Renewable	Scarlett Ranch	1471 Ranch Road	Rooftop Solar Panels	\$16,000.00	March 3/2026	March 11/2026
358	Ken Virgoe		403 10 Ave	Commercial Renovation	\$22,500.00	March 4/2026	April 8/2026
221	Cindy MacPherson		21 Pearson Place	Existing Deck	\$7,000.00	March 5/2026	March 16/2026
61	Kevin Williamson		1203 Centre Street	Interior Renovations	\$100,000.00	March 9/2026	
110215	Desirae Clifford		15 Village Green	Deck and Stairs	\$500.00	March 9/2026	
25854	McKee Homes	Mandalay Estates	642 Mandalay Blvd.	Single Family Dwelling	\$450,000.00	March 18/2026	
11306	Mainstream Developments	Havenfields	61 Mackenzie Way	Completion of SFD w/Deck	\$175,000.00	March 18,2026	
25912	Umbrella Construction	Mandalay Estates	804 Mandalay Blvd.	Basement Development	\$50,000.00	March 18/2026	April 16/2026
25865	Landstone Homes	Mandalay Estates	641 Mandalay Blvd.	Single Family Dwelling w/Deck	\$350,000.00	March 20/2026	
25867	Landstone Homes	Mandalay Estates	645 Mandalay Blvd.	Single Family Dwelling w/Deck	\$350,000.00	March 20/2026	
11126	Kevin Crowley Rourke	Havenfields	5 Bondar Gate	Additon of Bathroom in Basement	\$10,000.00	March 20/2026	
25832	Marygold Homes	Mandalay Estates	627 Mandalay Link	Single Family Dwelling w/Deck	\$450,000.00	March 20/2026	
25861	Marygold Homes	Mandalay Estates	628 Mandalay Blvd.	Single Family Dwelling w/Deck	\$450,000.00	March 20/2026	
25833	Marygold Homes	Mandalay Estates	629 Mandalay Link	Single Family Dwelling w/Deck	\$450,000.00	March 20/2026	
25860	Marygold Homes	Mandalay Estates	630 Mandalay Blvd.	Single Family Dwelling w/Deck	\$450,000.00	March 20/2026	
937	Justin Thomson	Carriage Lane	313 Carriage Lane Drive	Exisitng Deck & Stairs	\$5,000.00	March 23/2026	April 13/2026
21009	John Lawrence	Lackner Estates	6 Lackner Place	SFD w/Deck and Secondary Basement Suite	\$720,000.00	March 24/2026	
20276	Mark LeDrew	Scarlett Ranch	1440 Scarlett Ranch Blvd.	Basement Development	\$30,000.00	March 24/2026	
24514	Janssen Homes Ltd.	Kitstone Commons	506 Finley Point	Single Family Dwelling w/Deck & Developed Basement	\$500,000.00	March 25/2026	
11358	Robert Pittman (Country Stone Landscaping)	Havenfields	5 McClung Gate	Deck and Stairs	\$12,000.00	March 26/2026	
20994	Musa Akram	Lackner Estates	1368 Lackner Blvd.	Secondary Basement Suite	\$51,000.00	March 27/2026	
401	Peak 2 Crete		663 11 Ave	Single Family Dwelling w/Deck & Developed Basement	\$600,000.00	March 27/2026	

24513 McKee Homes	Kitstone Commons	508 Finley Point	Single Family Dwelling w/Deck & Developed Basement	\$590,000.00	March 30/2026	
24112 Janssen Homes Ltd.	Kitstone Commons	504 Kitstone Gate	Single Family Dwelling w/Deck	\$350,000.00	March 31/2026	
				<b>\$5,879,800.00</b>		<b>13 New Homes</b>
12187 Kevin Spooner	Stonebridge Glen	17 Skara Brae Close	Hot Tub	\$20,000.00	April 7/2026	
25871 Marygold Homes	Mandalay Estates	653 Mandalay Blvd	Single Family Dwelling w/deck	\$450,000.00	April 7/2026	
25815 Marygold Homes	Mandalay Estates	628 Mandalay Link	Single Family Dwelling w/deck	\$450,000.00	April 7/2026	
18531 Vitali and Cristin Sukhetsy	Clover	800 803 Clover Way	Basement Development	\$10,000.00	April 8/2026	
25923 Gurinder Sandhu	Mandalay Estates	817 Mandalay Link	Single Family Dwelling w/Deck	\$250,000.00	April 9/2026	
25924 Gurinder Sandhu	Mandalay Estates	819 Mandalay Link	Single Family Dwelling w/Deck	\$370,000.00	April 9/2026	
25427 Gurinder Sandhu	Mandalay Estates	731 Mandalay Ave.	Single Family Dwelling w/Deck & Developed Basement	\$280,000.00	April 9/2026	
968 Bradley Norris	Carriage Lane	120 Carriage Lane Road	Hot Tub w/Deck and Gazebo	\$10,000.00	April 13/2026	
20283 Christy Dingman	Scarlett Ranch	1402 Scarlett Ranch Lane	Existing Deck Addition and Stairs	\$10,000.00	April 13/2026	May 5/2026
20118 Lumi Renewables	Scarlett Ranch	1457 Aldrich Pl.	Rooftop Solar Panels	\$32,655.00	April 14/2026	April 21/2026
18116 National Fence & Deck	West Highlands	641 West Highland Cres.	Deck	\$40,000.00	April 14/2026	
20270 Benjamin Lucas	Scarlett Ranch	1352 Scarlett Ranch Blvd.	Basement Development	\$12,000.00	April 16/2026	
20055 Jeffrey Callaghan	Scarlett ranch	736 Ranch Cres.	Hot Tub	\$12,000.00	April 16/2026	
930 Adrian Skoretz	Carriage Lane	308 Carriage Lane Drive	Existing Deck Stairs	\$1,000.00	April 17/2026	
187 Select Sunrooms		1218 Grey Street	Deck & Sunroom	\$10,000.00	April 17/2026	
1112 Jayson Preston	Scotsdale Estates	1105 Castledyke Court	Gazebo - Modified Grain Bin	\$2,500.00	April 17/2026	
104 Jennifer Millett		125 13 Ave	Replace Basement Windows	\$8,619.86	April 21/2026	
24515 McKee Homes	Kitstone Commons	504 Finley Point	Single Family Dwelling w/Deck & Developed Basement	\$475,000.00	April 24/2026	
416 Terrance & Laura Gardiner		624 12 Ave	Enclosing Existing Deck	\$18,900.00	April 24/2026	
20244 Simply Renewable	Scarlett Ranch	1345 Scarlett Ranch Blvd.	Rooftop Solar Panels	\$15,000.00	April 27/2026	
887 Elite Builders	Meadow Park	190 Meadowlark Lane	Addition (Replacing Existing Sunroom)	\$25,000.00	April 28/2026	
20260 Shelly Schulte	Scarlett Ranch	1372 Scarlett Ranch Blvd.	Deck Extension w Lower Deck Build & Hot Tub	\$7,000.00	April 28/2026	
				<b>\$3,359,674.86</b>		<b>6 New Homes</b>
18035 Peak 2 Crete	West Highlands	669 West Highland Cres.	Basement Development	\$46,000.00	May 1/2026	
185 Joshua Skena		1226 Grey Street	Detached Garage	\$35,000.00	May 5/2026	
15266 Alfred Hansen	Carriage Lane	746 Carriage Lane Dr.	Existing Deck Stairs	\$1,000.00	May 5/2026	May 20/2026
1488 Kallie & Aaron Beaton	Carriage Lane	1037 Carriage Lane Dr.	Deck Extension	\$2,500.00	May 6/2026	
25441 MKS Homes	Mandalay Estates	703 Mandalay Ave.	Single Family Dwelling w/Deck	\$394,000.00	May 6/2026	
1099 Thomas Hanson	Parkview Estates	1184 Milt Ford Lane	Detached Garage	\$25,000.00	May 8/2026	
20992 Abby Marsh	Lackner Estates	1364 Lackner Blvd.	Demo and Rebuild Rear Deck w Extension & Extension to Front Deck	\$37,800.00	May 8/2026	June 8/2026
25827 McKee Homes	Mandalay Estates	604 Mandalay Link	Single Family Dwelling w Developed Basement	\$385,000.00	May 8/2026	
24537 McKee Homes	Kitstone Commons	580 Kitstone Common	Showhome - Single Family Dwelling	\$490,000.00	May 8/2026	
357 Yakuri Judo Academy		1224 Gough Road	Interior Renovations	\$35,000.00	May 11/2026	
11342 Vanessa Nivens	Havenfields	11 Havenfield Drive	Detached Garage	\$24,000.00	May 11/2026	
20977 James Lemieux & Kimberly Presser	Lackner Estates	1334 Lackner Blvd.	Existing Deck Renovation	\$1,000.00	May 12/2026	May 22/2026
25442 Paramjeet Singh Dhaliwal	Mandalay Estates	701 Mandalay Ave.	Single Family Dwelling w/Deck	\$380,000.00	May 14/2026	
20075 Fabian Hickey	Scarlett Ranch	1449 Ranch Road	Demo and Rebuild Rear Deck	\$4,500.00	May 19/2026	
18059 Ron Dunning		1535 Idaho Street	Basement Development	\$15,000.00	May 19/2026	
18026 Adrian Skoretz	West Highlands	653 West Highland Cres.	Basement Development	\$75,000.00	May 20/2026	
61 Kevin Williamson		1203 Centre Street	Deck & Stairs	\$800.00	May 21/2026	
24510 McKee Homes	Kitstone Commons	514 Finley Point	Single Family Dwelling w/Covered Deck	\$570,000.00	May 22/2026	
25435 Tom Cooke	Mandalay Estates	715 Mandalay Ave.	Enclosed Deck	\$10,000.00	May 22/2026	
25864 Marygold Homes	Mandalay Estates	622 Mandalay Blvd.	Single Family Dwelling w/Deck	\$400,000.00	May 25/2026	
21006 Clarity Built	Lackner Estates	15 Lackner Road	Single Family Dwelling w Developed Basement & Secondary Suite	\$750,000.00	May 27/2026	
15106 Bryan McMillan	West Highlands	611 West Highland Cres.	Roof Over Back Deck	\$3,600.00	May 27/2026	
20268 Landstone Homes	Scarlett Ranch	1356 Scarlett Ranch Blvd.	Single Family Dwelling w/Deck	\$350,000.00	May 28/2026	
20237 Landstone Homes	Scarlett Ranch	1431 Scarlett Ranch Blvd.	Single Family Dwelling w/Deck	\$350,000.00	May 28/2026	
				<b>\$3,685,200.00</b>		<b>9 New Homes</b>
12146 Abby Marsh	Stonebridge Glen	750 Stonehaven Dr.	Move Deck Stairs and Modify Existing Railing	\$3,500.00	June 1/2026	
25434 Abby Marsh	Mandalay Estates	717 Mandalay Ave.	Adding Roof Over Existing Deck	\$9,000.00	June 1/2026	
1084 Kyle Hands	Parkview Estates	1110 Milt Ford Lane	Detached Garage	\$36,000.00	June 3/2026	
144 KCB Design Build Ltd.		1239 Grey Street	Interior Renovations	\$188,356.00	June 4/2026	
15266 Roberto Lombardo	Carriage Lane	746 Carriage Lane Dr.	Secondary Basement Suite	\$24,250.00	June 1/2026	
15265 Roberto Lombardo	Carriage Lane	748 Carriage Lane Dr.	Secondary Basement Suite	\$24,250.00	June 1/2026	
25840 Gurmeet Dhaliwal	Mandalay Estates	643 Mandalay Link	Single Family Dwelling w/Deck & Developed Basement	\$515,000.00	June 4/2026	

397 Clarity Built  
397 Clarity Built  
1005 Phillippe Voegeli  
18126 James Fleming  
742.203 Peak 2 Crete  
20183 Peak 2 Crete  
436 Rhonda Wise

West Highlands  
Scarlett Ranch

639 11 Ave  
639 11 Ave  
744 Highfield Drive  
668 West Highland Cres.  
209 10 Ave (Bays 1-3)  
1406 Price Road  
656 MacEwan Dr.

Single Family Dwelling  
Detached Garage w/Secondary Suite  
Detached Garage  
Shed  
Commercial Renovation  
Deck w/Stairs  
Basement Renovation

\$550,000.00 June 5/2026  
\$250,000.00 June 5/2026  
\$15,000.00 June 5/2026  
\$6,500.00 June 8/2026  
\$40,000.00 June 9/2026  
\$20,000.00 June 9/2026  
\$17,500.00 June 9/2026

39 New Homes

**Town of Carstairs Compliance Listing 2026**

<b>Compliance #</b>	<b>Civic Address</b>	<b>Land Use</b>	<b>Received Date</b>	<b>Approval Date</b>
001-2026	1203 Centre Street	R-1	January 6/2026	January 7/2026
002-2026	1368 Lackner Blvd.	R-1	November 27/2025	January 12/2026
003-2026	721 Mandalay Avenue	R-1	January 8/2026	January 12/2026
004-2026	723 Mandalay Avenue	R-1	January 8/2026	January 12/2026
005-2026	403 10th Avenue	C-1	February 9/2026	February 10/2026
006-2026	500 504 Carriage Lane Pl.	R-1	February 11/2026	February 25/2026
007-2026	703 Mandalay Link	R-1	March 11/2026	March 12/2026
008-2026	712 Mandalay Ave.	R-1	March 16/2026	March 17/2026
009-2026	708 Mandalay Ave.	R-1	March 17/2026	March 18/2026
010-2026	21 Pearson Place	R-1	March 18/2026	March 19/2026
011-2026	1352 Scarlett Ranch Blvd.	R-1	March 18/2026	March 20/2026
012-2026	724 Mandalay Ave.	R-1	March 19/2026	March 20/2026
013-2026	763 Stonehaven Drive	R-1	March 19/2026	March 23/2026
014-2026	1350 Scarlett Ranch Blvd.	R-1	March 9/2026	March 26/2026
015-2026	706 Mandalay Ave.	R-1	April 2/2026	April 9/2026
016-2026	710 Mandalay Ave.	R-1	April 2/2026	April 9/2026
017-2026	62 MacKenzie Way	R-1N	March 20/2026	April 9/2026
018-2026	1469 Aldrich Place	R-1	April 10/2026	April 13/2026
019-2026	313 Carriage Lane Drive	R-1	March 19/2026	April 14/2026
020-2026	826 Mandalay Link	R-3	April 22/2026	April 23/2026
021-2026	9 McClung Gate	R-1	April 28/2026	April 30/2026
022-2026	308 Carriage Lane Dr.	R-1	April 15/2026	May 4/2026
023-2026	1402 Scarlett Ranch Lane	R-1	April 9/2026	May 7/2026
024-2026	725 Mandalay Ave.	R-1	May 5/2026	May 7/2026
025-2026	1184 Milt Ford Lane	R-1	Feb 25/2026	May 8/2026
026-2026	1111 Gleneagles Drive	R1S	May 7/2026	May 8/2026
027-2026	Unit 2 42 Stromsday Gate	R-3	May 7/2026	May 11/2026
028-2026	Unit 14 1200 Milt Ford Lane	R-3	May 8/2026	May 11/2026
029-2026	1467 Ranch Rd.	R-1		May 11/2026
030-2026	746 Carriage Lane Dr.	R-2	April 17/2026	May 21/2026
031-2026	1334 Lackner Blvd.	R-1	May 8/2026	May 25/2026
032-2026	1533 McAlpine St.	R-1	May 27/2026	May 27/2026
033-2026	12 McClung Gate	R-1	May 29/2026	June 5/2026
034-2026	806 Mandalay Blvd.	R-1	June 3/2026	June 5/2026

**Fire Department Report 2026**

<b>Total Fire Calls 2023</b>	296
<b>Total Fire Calls 2024</b>	318
<b>Total Fire Calls 2025</b>	387
<b>Total Fire Calls 2026</b>	144

**May/26**

Fire Call-EMS	70	Fire Call-EMS	8
Fire Call-Fire	13	Fire Call-Fire	3
Fire Training	9	Fire Training	0
Fire Calls-Alarms	16	Fire Calls-Alarms	1
Fire Calls-Outside Fire	9	Fire Calls-Outside Fire	6
Fire Calls-MVC	19	Fire Calls-MVC	2
Fire Calls-Mutual Aid	1	Fire Calls-Mutual Aid	0
Fire Hall Hours	18	Fire Hall Hours	5
Fire Call-DG Hazmat	1	Fire Call-DG Hazmat	0
Fire Investigation	0	Fire Investigation	0
Fire Calls-Public Assist	0	Fire Calls-Public Assist	0
Fire Calls-Utilities	5	Fire Calls-Utilities	2

<b>YTD Total</b>	<b>161</b>	<b>Month Total</b>	<b>27</b>
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**Emergency Services File Report 2026**

<b>CPO Citation Totals YTD</b>	<b>32</b>	<b>CPO Citation Totals Month</b>	<b>10</b>
<b>CPO Warning Totals YTD</b>	<b>3</b>	<b>CPO Warning Total Month</b>	<b>1</b>

**May-26**

Animal Files	24	Animal Files	4
Bylaw Files	43	Bylaw Files	17
Incidents	6	Incidents	0
Traffic Enforcement	40	Traffic Enforcement	9

<b>YTD Total</b>	<b>113</b>	<b>Month Total</b>	<b>30</b>
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# Town of Carstairs Emergency Services

Box 370, 1450 Gough Road  
Carstairs, AB T0M 0N0  
(403) 337-2362  
robm@carstairs.ca

## Protective Services

- Traffic stops
- School visits
- Monthly Lodge visit
- Weed letters sent out
- Attendance at Heritage Festival
- CES Walk – Crosswalk/Rail Safety – June 4
- Bike Rodeo – June 11
- Crime Prevention Through Environmental Design – June 18
- Freezie Handouts on last day of school with crossing guards

## Fire Safety Codes

- 88 inspections YTD
- New construction site inspections – 77

## Health and Safety

- Inspections – Monthly
  - Facility
  - Fire Extinguishers
  - Emergency Lighting
  - AEDS
  - First Aid Kits/Eye Wash Stations
- H&S Manual review – ongoing monthly
- Naloxone Kits checked





**Town of Carstairs**  
**Box 370, 1450 Gough Road**  
**Carstairs, AB T0M 0N0**  
**(403) 337-2362**  
**[emergencymanagement@carstairs.ca](mailto:emergencymanagement@carstairs.ca)**

#### **CARSTAIRS EMERGENCY MANAGEMENT AGENCY REPORT**

- CEMP PLAN UPDATED – WAITING TO GET ACCESS TO PRINT/DOWNLOAD
- NEXT PROJECTS – RE ENTRY PLAN AND MITAGATION STRATEGIES
- TABLE AT FIRE DEPARTMENT OPEN HOUSE – MAY 31
- MVREMA MEETING - JUNE 15
- TABLETOP EXERCISE – OCTOBER 8TH



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Memorial Arena**

Inspections		Cost	Date		
Fire Extinguishers					
Elevator					
Fire Alarm & Sprinkler System					
Fire Suppression System					
Chiller- ABSA					
<b>TOTAL</b>		<b>\$0.00</b>			
Hourly Utilization	Ice Surface	Fitness Room	Meeting Room-N	Meeting Room-S	TOTAL
January	393.25	31	6.5	8	438.75
February	354.42	44.33	4.25	17.5	420.5
March	318.83	62.83	23	30	434.66
April	119.5	5	1.5	3	129
May	177.25		114.75	117.5	409.5
June					0
July					0
August					0
September					0
October					0
November					0
December					0
<b>TOTAL</b>	<b>1363.25</b>	<b>143.16</b>	<b>150</b>	<b>176</b>	<b>1832.41</b>
	Revenue	Expense	Repair & Maint	TOTAL	
<b>Budget</b>				<b>\$0.00</b>	
January		\$46,222.19	\$7,372.63	\$38,849.56	
February		\$34,838.02	\$42,130.60	-\$7,292.58	
March		\$32,101.68	\$30,146.47	\$1,955.21	
April		\$6,744.00	\$19,575.05	-\$12,831.05	
May				\$0.00	
June				\$0.00	
July				\$0.00	
August				\$0.00	
September				\$0.00	
October				\$0.00	
November				\$0.00	
December				\$0.00	
<b>TOTAL</b>		<b>\$119,905.89</b>	<b>\$99,224.75</b>	<b>\$0.00</b>	
<b>2025</b>		<b>\$381,618.63</b>	<b>\$298,229.66</b>	<b>\$1,332.60</b>	
				<b>\$78,082.08</b>	



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Community Hall**

Inspections		Semi Annual		Annual	
Extinguishers					
Fire Supression					
Hourly Utilization	Auditorium	Small Room	Kitchen	Entire Hall	TOTAL
January	107.25	102.33	11	0	220.58
February	117	79.67	32	43	271.67
March	117.5	78.33	12	0	207.83
April	102.75	125	43	57	327.75
May	55.5	67.5	0	82	205
June					0
July					0
August					0
September					0
October					0
November					0
December					0
<b>TOTAL</b>	<b>500</b>	<b>452.83</b>	<b>98</b>	<b>182</b>	<b>1232.83</b>
	Revenue		Expense	Repair & Maint	TOTAL
Budget					\$0.00
January		\$2,197.91	\$400.82		\$1,797.09
February		\$3,563.32	\$11,724.29		-\$8,160.97
March		\$2,540.41	\$3,459.79		-\$919.38
April		\$3,373.62	\$8,593.36		-\$5,219.74
May					\$0.00
June					\$0.00
July					\$0.00
August					\$0.00
September					\$0.00
October					\$0.00
November					\$0.00
December					\$0.00
<b>TOTAL</b>		<b>\$11,675.26</b>	<b>\$24,178.26</b>	<b>\$0.00</b>	<b>-\$12,503.00</b>
<b>2025</b>		<b>\$42,770.08</b>	<b>\$53,906.82</b>	<b>\$872.87</b>	<b>-\$17,657.20</b>



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Campground**

Inspections						Date
<b>TOTAL</b>						
	Week 1	Week 2	Week 3	Week 4	Week 5	TOTAL
<b>May</b>						
Utilized Campsites	Campground opened May	51	82	71		204
Power \$		\$1,750.00	\$2,835.00	\$2,345.00		\$6,930.00
Non-Power \$		\$28.00	\$28.00	\$112.00		\$168.00
Over Flow Sites \$		\$0.00	\$335.00	\$0.00		\$335.00
Wood Sales		\$60.00	\$80.00	\$20.00		\$160.00
Showers		\$16.00	\$43.00	\$64.00		\$123.00
Dump Station		\$53.65	\$102.25	\$113.90		\$269.80
<b>TOTAL</b>	<b>0</b>	<b>\$1,907.65</b>	<b>\$3,423.25</b>	<b>\$2,654.90</b>	<b>\$0.00</b>	<b>\$7,985.80</b>
<b>June</b>						
Utilized Campsites	79					79
Power \$	\$2,765.00					\$2,765.00
Non-Power \$	\$0.00					\$0.00
Over Flow Sites \$	\$0.00					\$0.00
Wood Sales	\$40.00					\$40.00
Showers	\$21.00					\$21.00
Dump Station	\$97.00					\$97.00
<b>TOTAL</b>	<b>\$2,923.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$2,923.00</b>
	<b>Revenue</b>	<b>Expense</b>				<b>TOTAL</b>
<b>Budget</b>						<b>\$0.00</b>
January						\$0.00
February						\$0.00
March						\$0.00
April						\$0.00
May		\$7,985.80				\$7,985.80
June		\$2,923.00				\$2,923.00
July		\$0.00				\$0.00
August		\$0.00				\$0.00
September		\$0.00				\$0.00
October		\$0.00				\$0.00
<b>TOTAL</b>		<b>\$10,908.80</b>		<b>\$0.00</b>		<b>\$10,908.80</b>
<b>2025</b>		<b>\$103,008.75</b>		<b>\$1,213.14</b>		<b>\$101,795.61</b>



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Ball Diamond's**

Hourly Utilization	Diamond 1	Diamond 3	Diamond 4	Diamond 5	Diamond 6	TOTAL
January	0	0	0	0	0	0
February	0	0	0	0	0	0
March	0	0	0	0	0	0
April	12	12	12	4	4	44
May	112.25	80.25	68.5	75.5	66.25	402.75
June						0
July						0
August						0
September						0
October						0
November						0
December						0
<b>TOTAL</b>	<b>124.25</b>	<b>92.25</b>	<b>80.5</b>	<b>79.5</b>	<b>70.25</b>	<b>446.75</b>



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Soccer Fields**

Daily Utilization	East	South	West		TOTAL
January	0	0	0		0
February	0	0	0		0
March	0	0	0		0
April	40	30	32		102
May	51.75	40	43.75		135.5
June					0
July					0
August					0
September					0
October					0
November					0
December					0
<b>TOTAL</b>	<b>91.75</b>	<b>70</b>	<b>75.75</b>		<b>237.5</b>



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Gazebo**

Daily Utilization	Week 1	Week 2	Week 3	Week 4	TOTAL
January	0	0	0	0	0
February	0	0	0	0	0
March	0	0	0	0	0
April	0	0	0	0	0
May	0	0	22	10	32
June					0
July					0
August					0
September					0
October					0
November					0
December					0
<b>TOTAL</b>	<b>0</b>	<b>0</b>	<b>22</b>	<b>10</b>	<b>32</b>



**Facility Name: Memorial Park Concession**

Inspections		Semi Annual		Annual	
Extinguishers					
Fire Supression					
Daily Utilization	Week 1	Week 2	Week 3	Week 4	TOTAL
January	0	0	0	0	0
February	0	0	0	0	0
March	0	0	0	0	0
April	0	0	22	10	32
May					0
June					0
July					0
August					0
September					0
October					0
November					0
December					0
<b>TOTAL</b>	<b>0</b>	<b>0</b>	<b>22</b>	<b>10</b>	<b>32</b>

Facility Name: Memorial Park-Other					
Inspections			Semi Annual	Annual	
Extinguishers					
Fire Supression					
Daily Utilization	Pickleball	Basketball	Memorial Park	other	TOTAL
January	0	0	0	0	0
February	0	0	0	0	0
March	0	0	0	0	0
April	0	0	0	0	0
May	32	33	35	33	133
June					0
July					0
August					0
September					0
October					0
November					0
December					0
<b>TOTAL</b>	<b>32</b>	<b>33</b>	<b>35</b>	<b>33</b>	<b>133</b>



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Rec Programs**

Daily Utilization	Ice Surface	Comm Hall	Schools	Other	TOTAL	
January	0	31	2	8	41	* Youth movie night, Out of Town day trip
February	0	49.5	2	16.5	68	*Out of Town day trips & FCSS programs around town
March	0	53.5	8	11	72.5	** Out of Town (8hrs Rec/8hrs FCSS), In Town (11hrs FCSS), Hall (4.5hrs Rec/ 49hrs FCSS)
April	44	46	8.5	8	106.5	* In Town (8hrs FCSS), Hall (41hrs FCSS/5hrs Rec)
May	2	39	8	7	56	* Other (In town- 2hrsFCSS) (Out of Town- 5 hrs FCSS), Hall (3hrs Rec/36hrs FCSS)
June					0	
July					0	
August					0	
September					0	
October					0	
November					0	
December					0	
<b>TOTAL</b>	<b>46</b>	<b>219</b>	<b>28.5</b>	<b>50.5</b>	<b>344</b>	

## Town of Carstairs

Facility Utilization Report

### Facility Name: School Usage (Town)

Daily Utilization	HSS	CES	Programs-HSS	Programs-CES	TOTAL	
January	53	6	3	0	62	**HSS> Pickleball (CES group) = 7.5hrs (HSS group)= 20.5hrs, Soccer = 10hrs, Badminton = 4hrs, Volleyball (Rec)= 8hrs, CS program (3hrs) CES > Pickleball = 6hrs
February	40	3	1.5	0	44.5	**HSS> Pickleball (CES group)= 6hrs (HSS group)= 16.5hrs, Soccer = 8hrs, Badminton=2hrs, Volleyball (Rec) = 6hrs, CS program (1.5hrs) CES> Pickleball = 3hrs
March	48.5	10.5	8	0	67	**HSS> Pickleball (CES group)= 0hrs, (HSS group)= 18hrs, Soccer = 8hrs, Badminton=4hrs, Volleyball (Rec) = 10hrs, CS program (8hrs) CES> Pickleball = 10.5hrs
April	65.5	3	8.5	0	77	** HSS> Pickleball (CES group) = 9hrs, (HSS group) = 20hrs, Soccer= 2hrs, Badminton = 4hrs, Volleyball (Rec)= 8hrs, Minor Softball = 20hrs, Minor ball = 2.5hrs. CES> Pickleball = 3hrs
May	52.5	1.5	8	0	62	** HSS> Pickleball (HSS group) 14.5hrs, Badminton = 4hrs, Volleyball= 10 hrs, Heritage Fest=16hrs, CS program= 8hrs. CES> Pickleball=1.5hrs
June					0	
July					0	
August					0	
September					0	
October					0	
November					0	
December					0	
<b>TOTAL</b>	<b>259.5</b>	<b>24</b>	<b>29</b>	<b>0</b>	<b>312.5</b>	



**Town of Carstairs**  
Facility Utilization Report

**Facility Name: Schools**

Daily Utilization	Ice Surface	Football Field	Ball Diamond	Other	TOTAL	
January	15	0	0	0	15	**Morning skate (5hrs), PE class (10hrs)
February	12.25	0	0	0	12.25	** Morning Skate (3.75), PE Class(2.5hrs), Middle School (6hrs)
March	11.25	0	0	0	11.25	* Morning Skate (1.25hrs), PE Class (10hrs)
April	1	0	0	0	1	
May	13.5	0	16	0	29.5	
June					0	
July					0	
August					0	
September					0	
October					0	
November					0	
December					0	
<b>TOTAL</b>	<b>53</b>	<b>0</b>	<b>16</b>	<b>0</b>	<b>69</b>	

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May 22, 2026

**Town of Carstairs Administration**

Box 359  
Carstairs, AB T0M 0N0

Dear Members of the Town Administration and the Honourable Mayor,

I am writing as a 25-year resident of Carstairs and a frequent user of the local dog park to respectfully propose two improvements that I believe would significantly enhance the safety and usability of this valued community space.

**1. Installation of a Paved or Gravel Walkway**

During the winter months, the dog park often develops icy and uneven conditions that present a serious hazard to visitors. I can personally attest to the severity of this issue, as I suffered a dislocated and fractured ankle this year due to a slip on the ice within the park. This injury required medical attention and a lengthy recovery period.

A simple solution would be the installation of a paved or compacted gravel walkway around the interior perimeter of the park. Such a pathway would provide stable footing year-round, reduce the risk of injury, and allow residents of all ages and mobility levels to access the park safely, even in adverse weather conditions.

**2. Installation of a Dividing Fence for Dog Size Separation**

The second improvement I would like to propose is the installation of a dividing fence that would effectively create two separate zones within the park: one for large dogs and one for small dogs.

There have been concerning incidents where smaller dogs have been “assaulted” or injured by significantly larger dogs during play. While many dog owners are responsible, differences in size and play style can unintentionally lead to dangerous interactions. A mid-park fence with gates would allow owners to choose the most appropriate area for their pets, thereby reducing the risk of injury and creating a more comfortable environment for all users.

**Request for Discussion with Council**

Given the importance of these safety enhancements, I would respectfully request the opportunity to meet with Town Council or the appropriate committee to discuss these proposals in more detail, including potential implementation options and next steps.

I appreciate the Town's ongoing efforts to maintain and improve community facilities, and I am hopeful that these suggestions will be given thoughtful consideration for the benefit of all residents and their pets.

Thank you for your time and attention. I look forward to your response.

Yours sincerely,

██████████

