

CITY OF LACOMBE
MINUTES OF COUNCIL MEETING 17-18

Minutes of the Regular Meeting of Council held on **October 10, 2017** in the Council Chambers of the City Administration Office.

Present: Mayor Steve Christie
Deputy Mayor Reuben Konnik
Councillor Wayne Armishaw
Councillor Peter Bouwsema
Councillor Grant Harder
Councillor W.J. (Bill) McQuesten
Councillor Wayne Rempel

Staff Present: Dion Pollard, Chief Administrative Officer
Michael Minchin, Corporate Services Director
Brenda Vaughan, Community Services Director
Matthew Goudy, Operations and Planning Services Director
Barbara Wilton, Human Resources Manager
Denise Bellabono, Executive Assistant

Media Present: Jordan Davidson, Sunny 94
Ashli Barrett, Lacombe Globe
Mark Weber, Red Deer/Lacombe Express

Others Present Darrel Humphreys, Lacombe Resident
Darrell Salewski, Lacombe Resident
Darren Gagnon, Lacombe Land Owner

CALL TO ORDER – Regular Meeting of Council

Mayor Christie called the meeting to order at 5:01 p.m.

ADOPTION OF AGENDA

MOVED BY Councillor McQuesten:

11/178.17 17MO
Agenda adopted as
amended.
17-301

THAT the October 10, 2017 regular meeting agenda be adopted as amended (to add one In Camera legal matter and a debriefing on the Gary Moe Auto Group Sportsplex under New Business).

CARRIED UNANIMOUSLY

ADOPTION OF MINUTES

MOVED BY Councillor Bouwsema:

11/179.18 17MO
Minutes confirmed
as presented.
17-302

THAT the September 25, 2017 regular meeting minutes be confirmed as presented.

CARRIED UNANIMOUSLY

INFORMATION

MOVED BY Councillor Armishaw:

11/173.48 17MO
2 Items of
correspondence
received as
information.
17-303

THAT Council receive the following 2017 correspondence as information.

1. September 14, 2017 Parkland Library Board Minutes
2. September 19, 2017 Lacombe and District Recreation, Parks and Culture Board Minutes

CARRIED UNANIMOUSLY

*Meeting recessed at 5:26 PM
Meeting resumed at 5:30 to hold Public Hearings.*

PUBLIC HEARING – 5:30 PM

Planning and Development Services

Bylaw 400.06 – (Rezone R1 to GS & C2)

City of Lacombe Bylaw 400.06, an amending Bylaw of the City of Lacombe to rezone lands described as part of SW 32-40-26 W4 from Residential Detached District (R1) to Greenspace District (GS), and Neighbourhood Commercial District (C2) and rezone Lot 22, Block 3, Plan 912 0069 from Residential Detached (R1) to Greenspace District (GS).

The Executive Assistant advised Council the purpose of the public hearing is to hear any public submissions on the rezoning. Per Section 606 of the MGA (Requirements for Advertising), Public Hearing notice was advertised in the Lacombe Express Thursday September 28 and Thursday October 5, 2017. It was confirmed that no submissions were received.

Mayor Christie advised the order for the public hearing presentations will be:

1. Development Officer or designate
2. Those in favor of the bylaw
3. Those opposed to the bylaw
4. Any person deemed to be affected who wishes to be heard

Development Officer or Designate

Matthew Goudy, Director of Operations and Planning Services, presented Bylaw 400.06 to rezone lands described as part of SW 32-40-26 W4 from Residential Detached District (R1) to Greenspace District (GS), and Commercial District (C2) and Lot 22, Block 3, Plan 912 0069 from Residential Detached (R1) to Greenspace District (GS).

Those in Favour of the Bylaw

Darrel Humphreys, Lacombe resident, came forward in support of Bylaw 400.06 with questions regarding the current Greenspace. Mr. Humphreys outlined his concerns on the maintenance of the trees in the Greenspace, asking that, should the City take ownership, who they could approach for care and maintenance. Mr. Humphreys also requested further clarification on the zoning for Commercial District (C2).

Those Opposed to the Bylaw

None came forward opposed to Bylaw 400.06.

Any Person Deemed to be Affected Who Wishes to be Heard

Darrell Salewski, Lacombe resident came forward deemed to be affected by the proposed Bylaw amendments, and noted that Lot 1 from the map, appears to be a stranded lot with no access from a public road and if the City does not proceed with the land swap, he asked what is the life of that property and/or how can it develop if there is no access, also asking what would be the process to gain access to the lot with a public road?

Mayor Christie declared the Public Hearing for Bylaw 400.06 closed at 5:43 p.m.

PUBLIC HEARING – 5:44 PM

Planning and Development Services

Bylaw 400.07 – (Site Specific Amendment)

City of Lacombe Bylaw 400.07, an amending Bylaw of the City of Lacombe to add a site specific exception that will allow recreation equipment storage as a permitted use on Lot 3, Block 1, Plan 042 3848.

The Executive Assistant advised Council the purpose of the public hearing is to hear any public submissions on the amendment. Per Section 606 of the MGA (Requirements for Advertising), Public Hearing notice was advertised in the Lacombe Express Thursday September 28 and Thursday October 5, 2017. It was confirmed

that no submissions were received.

Mayor Christie advised the order for the public hearing presentations will be:

1. Development Officer or designate
2. Those in favor of the bylaw
3. Those opposed to the bylaw
4. Any person deemed to be affected who wishes to be heard

Development Officer or Designate

Matthew Goudy, Director of Operations and Planning Services, presented Bylaw 400.07, to add a site specific exception that will allow recreation equipment storage as a permitted use on Lot 3, Block 1, Plan 042 3848.

Those in Favour of the Bylaw

Darren Gagnon came forward in support of Bylaw 400.07 and indicated he would be available should there be any questions.

Those Opposed to the Bylaw

None came forward opposed to Bylaw 400.07.

Any Person Deemed to be Affected Who Wishes to be Heard

No parties came forward deemed to be affected by the proposed Bylaw 400.07.

Mayor Christie declared the Public Hearing for Bylaw 400.07 closed at 5:47 p.m.

Council returned to the regular meeting at 5:48 p.m.

BYLAWS

Planning and Development Services

Bylaw 400.06 (Rezone R1 to GS & C2)

Matthew Goudy, Director of Planning Services, presented Bylaw 400.06 for second and third reading.

MOVED BY Councillor Konnik:

THAT Council give second reading to Bylaw 400.06 (to rezone lands described as part of SW 32-40-26 W4 from R1 to GS, and C2 and Lot 22, Block 3, Plan 912 0069 from R1 to GS).

CARRIED UNANIMOUSLY

MOVED BY Councillor Bouwsema:

THAT Council give third reading to Bylaw 400.06.

CARRIED UNANIMOUSLY

Bylaw 400.07 (Site Specific Amendment)

Matthew Goudy, Director of Planning Services, presented Bylaw 400.07 for second and third reading.

MOVED BY Councillor Rempel:

THAT Council give second reading to Bylaw 400.07 (which will allow for a Site Exception on Lot 3, Block 1, Plan 042-3848 only for Recreation Equipment Storage as a permitted use).

CARRIED

MOVED BY Councillor Bouwsema:

THAT Council give third reading to Bylaw 400.07.

11/175.47 17MO
THAT Council give second reading to Bylaw 400.06 (rezone lands described as part of SW 32-40-26 W4 from R1 to GS, and C2 and Lot 22, Block 3, Plan 912 0069 from R1 to GS).
17-304

61/201.06 17BL
THAT Council give third reading to Bylaw 400.06.
17-305

11/175.48 17MO
THAT Council give second reading to Bylaw 400.07 (Site Exception on Lot 3, Block 1, Plan 042-3848 only for Recreation Equipment Storage as a permitted use).
17-306

61/201.07 17BL
THAT Council give third reading to Bylaw 400.07.
17-307

CARRIED

Bylaw 430 (West Area Servicing Borrowing)

Michael Minchin, Corporate Services Director, presented Bylaw 430 for a second and third reading (borrowing bylaw to fund the construction of water, wastewater and intersection upgrades to lands in the West Area Structure Plan).

13/821.01 17MO
THAT Council defer the second and third reading to future Council for Bylaw 430 (West Area Services Borrowing) (DEFEATED)
17-308

MOVED BY Councillor Armishaw

THAT Council defer the second and third reading to future Council for Bylaw 430 (West Area Services Borrowing).

DEFEATED

13/821.02 17MO
THAT Council amend Bylaw 430 to differentiate offsite levy supported borrowing from tax supported borrowing as presented in version 2 of Bylaw 430.
17-309

MOVED BY Councillor Bouwsema:

THAT Council amend Bylaw 430 to differentiate offsite levy supported borrowing from tax supported borrowing as presented in version 2 of Bylaw 430.

CARRIED

11/175.49 17MO
THAT Council give second reading to Bylaw 430 (West Area Services Borrowing).
17-310

MOVED BY Councillor Bouwsema

THAT Council give second reading to Bylaw 430 (West Area Services Borrowing).

CARRIED

MOVED BY Councillor Rempel:

13/821.04 17BL
THAT Council give third reading to Bylaw 430.
17-311

THAT Council give third reading to Bylaw 430.

CARRIED

NEW BUSINESS

Council & Legislative

Parkland Regional Library

Brenda Vaughan, Community Services Director, presented the proposed 2018 budget requested by Parkland Regional Library. In order to approve the 2018 budgets, Parkland Regional Library requires member municipalities to confirm their membership and associated cost through resolution by November 1, 2017.

77/153.01 18MO
THAT Council Approve the 2018 budget allocation for Parkland Regional Library as requested in the amount of \$103,351.36.
17-312

MOVED BY Councillor Armishaw:

THAT Council Approve the 2018 budget allocation for Parkland Regional Library as requested in the amount of \$103,351.36.

CARRIED UNANIMOUSLY

Transportation Services

Disposal of Streetlight Assets

Matthew Goudy, Director of Operations and Planning Services, presented an offer from Fortis Alberta Inc. to buyout the investment of 11 street lights in the Terrace Heights area. Council was informed the City operations are not setup to perform maintenance on the street lights and a Rate 31 all-in maintenance agreement would be transferred from the current Rate 33 (limited to replacing luminaries only) with the buyout.

32/521.01 17MO
THAT Council direct Administration to Accept Fortis's investment offer of \$18,811.49 (including GST) and transfer the surplus funds to the Streets Reserve.
17-313

MOVED BY Councillor McQuesten:

THAT Council direct Administration to Accept Fortis's investment offer of \$18,811.49 (including GST) and transfer the surplus funds to the Streets Reserve.

CARRIED UNANIMOUSLY

Gary Moe Auto Group Sportsplex Update

Councillor Armishaw forwarded to Council feedback from user groups of the Sportsplex. There was uncertainty regarding which dressing rooms are designated for referees and a request to have benches installed, in addition to feedback on the inadequacy of facilities for female players on Coed teams.

11/173.49 17MO
THAT Council accept
the update on the Gary
Moe Auto Group
Sportsplex as
information.
17-314

MOVED BY Councillor Armishaw:

THAT Council accept the update on the Gary Moe Auto Group Sportsplex as information.

CARRIED UNANIMOUSLY

REPORTS

11/173.50 17MO
THAT Council written
and verbal reports be
received as information
17-315

MOVED BY Councillor Harder:

THAT Council written and verbal reports be received as information.

CARRIED UNANIMOUSLY

*Meeting recessed at 5:56 PM
Meeting resumed at 6:06 PM*

IN CAMERA

MOVED BY Councillor Konnik:

11/177.50 17MO
In Camera
17-316

THAT Council move In Camera at 6:07 PM to discuss the following items:

- 1 – Land
- 2 – Personnel
- 3 – Legal
- 4 – Personnel

CARRIED UNANIMOUSLY

MOVED BY Councillor McQuesten:

11/177.51 17MO
Open Meeting
17-317

THAT Council return to Open Meeting at 6:40 PM.

CARRIED UNANIMOUSLY

61/252.01 17MO
THAT Council refuse a
further extension to the
development permit on
property Lot 22 Block 2
Plan 1320013, and
require the applicant to
apply for a new
development permit.
17-318

MOVED BY Councillor Konnik:

THAT Council refuse a further extension to the development permit on property at Lot 22 Block 2 Plan 1320013, and require the applicant to apply for a new development permit.

CARRIED UNANIMOUSLY

MOVED BY Councillor Bouwsema:

21/117.01 18MO
THAT Council ratify the
terms for a new
collective agreement
between the City of
Lacombe and the
Lacombe Police
Association (2018-2020)
as presented in the
Memorandum of
Agreement.
17-319

THAT Council ratify the terms for a new collective agreement between the City of Lacombe and the Lacombe Police Association (2018-2020) as presented in the Memorandum of Agreement.

CARRIED UNANIMOUSLY

14/117.01 17MO
THAT Council direct
Human Resources
Department to offer the
Acting Chief
Administrative Officer
position to Director
Goudy.
17-320

MOVED BY Councillor Armishaw:

THAT Council direct the Human Resources Department to offer the Acting Chief Administrative Officer position to Director Goudy.

CARRIED UNANIMOUSLY

NOTICES OF MOTION

Any submitted Notices of Motion are dealt with at a subsequent regular meeting of Council per City of Lacombe Procedural Bylaw No. 370 Section 6.13(10).

ADJOURNMENT

MOVED BY Mayor Christie:

THAT the meeting be adjourned at 6:41 PM.

11/177.52 17MO
Adjournment
17-321

CARRIED UNANIMOUSLY

Mayor

Chief Administrative Officer