

Town of Drumheller COUNCIL MEETING MINUTES

January 11, 2016 at 4:30 PM
Council Chamber, Town Hall
224 Centre Street, Drumheller, AB, T0J 0Y4



PRESENT:

MAYOR:
Terry Yemen

COUNCIL:

Jay Garbutt
Lisa Hansen-Zacharuk
Patrick Kolafa
Tara McMillan
Sharel Shoff
Tom Zariski

CHIEF ADMINISTRATIVE OFFICER/ENGINEER:
Ray Romanetz

DIRECTOR OF INFRASTRUCTURE SERVICES:
Allan Kendrick

DIRECTOR OF CORPORATE SERVICES:
Barb Miller

DIRECTOR OF COMMUNITY SERVICES:
Paul Salvatore

DIRECTOR OF PROTECTIVE SERVICES:
Greg Peters

RECORDING SECRETARY:
Linda Handy

ABSENT:

1.0 CALL TO ORDER

Mayor Terry Yemen called the meeting to order at 4:31 PM.

2.0 MAYOR'S OPENING REMARK

3.0 PUBLIC HEARING

4.0 ADOPTION OF AGENDA

Additions: 8.1.3 (portion to be in camera with Town's Solicitor)

13.3 Council Committee of the Whole Meetings – Mayor Terry Yemen

MO2016.01 Hansen-Zacharuk, McMillan moved to adopt the agenda as amended.
Carried unanimously.

5.0 MINUTES

5.1. ADOPTION OF REGULAR COUNCIL MEETING MINUTES

5.1.1 Regular Council Meeting Minutes of December 14, 2015

MO2016.02 Garbutt, Zariski moved to adopt the regular Council Meeting Minutes of December 14, 2015 as presented. Carried unanimously.

5.1.2 Special Council Meeting Minutes of December 16, 2015

Special Council Meeting Minutes of December 21, 2015

MO2016.03 Hansen-Zacharuk moved to adopt the Special Council Meeting Minutes of December 16, 2015 as presented. Carried unanimously.

MO2016.04 Kolafa, Shoff moved to adopt the Special Council Meeting Minutes of December 21, 2015 as presented. Carried unanimously.

5.2. MINUTES OF MEETING PRESENTED FOR INFORMATION

5.3. BUSINESS ARISING FROM THE MINUTES

6.0 DELEGATIONS

6.1 MLA Rick Strankman agreed to support the Town's lobbying efforts by speaking with Ministers responsible for the following:

- Tough Mudder funding for 2015 under the Community Initiatives Program (application filed by the Drumheller Festival Society) – awaiting approval;
- Flood Mitigation grant submission – awaiting approval for 3 years: MLA Strankman was of the viewpoint that because Drumheller was proactive, Drumheller has been marginalized because of it. Mayor Yemen advised that Council intends to ask for a meeting with the Ministers of Transportation / Infrastructure, Municipal Affairs and Environment in March however MLA Strankman advised that he will speak with Minister Mason as well as he has a meeting with Hon. Mason in the near future.
- Frustrations with 911 turnaround times as related by Mayor Terry Yemen.
- Beaver problems: MLA Strankman advised that Fish and Wildlife is awkward at the best of times in controlling wildlife however he agreed to present Drumheller's problem to the appropriate departmental officials.

- Supportive Living Housing: Councillor T. Zariski stated that the government is negligent in supplying SL4 level senior housing as several of Drumheller's long term residents are being lodged in other communities outside of Drumheller. MLA Strankman stated that Minister Heather Hoffman is open to addressing these issues however he felt that some inequities exist by the management of AHS in the placement of seniors.

- Odor on 4th Avenue SW attributed from the Royal Tyrrell Museum since their opening in 1985. R. Romanetz advised that many solutions have been proposed with no resolution. He further stated that a number of reports have been prepared however the most recent report of September 12, 2014 offered four (4) specific recommendations without any being totally effective. He further explained that the problem results when wastewater creates an offensive odor (hydrogen sulfide) when left in the pipe over a long period of time. He stated that the latest monitoring done by the Province shows the level of hydrogen sulfide is beyond what is acceptable and more costly / permanent solutions need to be tried. He further stated that although the Province is working with the Town, it is time to involve the Minister of Transportation and Infrastructure so that an acceptable resolution can be found to a long-standing problem.

MLA Strankman requested that Administration forward any information that could be of assistance in bringing forward these matters to the Ministers. Councillor J. Garbutt requested that MLA Strankman attend Council's meetings twice per year and provide an update on Drumheller's issues. MLA Strankman stated that because his constituency is so large he prefers to communicate electronically and by cell phone with the Mayor.

7.0 COMMITTEE OF THE WHOLE RECOMMENDATIONS

8.0 REQUEST FOR DECISION REPORTS

8.1. CAO

8.1.1 Bylaw 01.16 being a Bylaw for borrowing monies to cover operating expenses
- all three readings

R. Romanetz advised that this borrowing is for the purposes of financing operating expenditures pending the collection of taxes due. This borrowing must not exceed the amount the municipality estimates will be raised in taxes in the year the borrowing is made. He recommended that Council pass all three readings to Bylaw 01.16.

MO2016.05 Shoff, Zariski moved first reading of Bylaw 01.16. Carried unanimously.

MO2016.06 Zariski, Hansen-Zacharuk moved second reading of Bylaw 01.16. Carried unanimously.

MO2016.07 Shoff, Hansen-Zacharuk moved no objections to third reading of Bylaw 01.16. Carried unanimously.

MO2016.08 Garbutt, Kolafa moved third reading of Bylaw 01.16. Carried unanimously.

8.1.2 Bylaw 03.16 being a Bylaw to amend the Land Use Amendment Bylaw 10.08
(Plan 6495AV Block 1 Lots 15, 16, 17 and 18 from R1A to R2) - first reading

Councillors L. Hansen-Zacharuk and P. Kolafa declared a pecuniary interest and left the Chamber Chambers at 5:37 PM.

R. Romanetz presented Bylaw 03.16 which is an amendment to the Land Use Bylaw to reclassify the zoning on four lots along Riverside Drive E from R1A to R2. The application proposes to demolish the existing houses and construct two duplexes by a private developer. He recommended first reading of the bylaw to allow for advertising of public hearing to be held on February 8th.

MO2015.08 Zariski, Shoff moved first reading of Bylaw 03.16.

Councillor S. Shoff stated that the Town needs to be cautious not to create spot zoning as it sets precedent. R. Romanetz explained that there are numerous examples in Drumheller where duplexes are located within the R1 and R1A areas. He explained that a four-plex or apartment building would be more concerning. He further stated that Palliser will provide their planning report and questions of this nature can be brought forward at the time of the hearing.

Vote on Motion:

Carried unanimously.

Councillors L. Hansen-Zacharuk and P. Kolafa returned to the regular Council meeting at 5:47 PM.

8.1.3 Bylaw 04.16 being a Bylaw to amend the Business License Bylaw (two versions: Amend or Remove Schedule B)

MO2016.09 moved to go in camera at 5:47 PM. Carried unanimously.

MO2016.10 moved to revert to regular Council meeting at 6:15 PM. Carried unanimously.

R. Romanetz presented a letter from Travel Drumheller received today, January 11th for Council's consideration.

MO2016.11 McMillan, Hansen-Zacharuk moved first reading to Bylaw 04.16 by amending Bylaw 04.15 with the removal of Schedule B.

Councillor J. Garbutt declared a point of procedure in that Council is not free to make any changes to the bylaw as stated in the contract with Travel Drumheller without first having a discussion with Travel Drumheller. He requested that the motion be tabled until a conversation takes place. Mayor Terry Yemen stated that he has had a discussion with Dan Sullivan regarding the matter. Councillor J. Garbutt stated that an informal discussion does not constitute a formal discussion with Travel Drumheller at a Council meeting. He requested that the subject be debated in open Council. Further to this, Councillor J. Garbutt stated that Council has not received a budget from Travel Drumheller and requested this documentation as well.

Mayor Terry Yemen called for a seconder to the motion to table MO2016.11. No seconder came forward. Mayor Yemen stated that Councillor J. Garbutt's request to table the motion is defeated.

Councillor P. Kolafa requested that Travel Drumheller appear before Council on January 18th. Council agreed.

Vote on Motion:
Carried unanimously.

8.1.4 RFD - 2016 Authorization for Expenditures

R. Romanetz advised that pursuant to Section 248(2) of the Municipal Government Act, Council must approve a procedure for authorizing and verifying expenditures not included in the budget. Since the 2016 operating budget has not yet been approved, a resolution from Council is required to authorize the CAO, or his delegate, to pay all current accounts, which are a proper charge of the Town, until the 2016 Operating and Capital Budgets are approved.

MO2016.11 Shoff, Garbutt that Council in accordance with Section 248(2) of the Municipal Government Act authorize the CAO or his delegate, to pay all current accounts, which are properly charged to the Town, until the 2016 Operating and Capital Budgets are approved by Council. Carried unanimously.

8.1.5 RFD - Drumheller Public Library Board Appointment

R. Romanetz advised that Ms. Leila Bjerland has resubmitted her name to serve on the Drumheller Public Library Board. The members of the Library Board have reviewed Leila's submission and recommend reappointment for a two year term.

MO2016.12 Kolafa, McMillan moved that Council approve the appointment of Leila Bjerland to the Drumheller Public Library Board for a two year term expiring on the date of Council's 2017 organizational meeting. Carried unanimously.

8.2. DIRECTOR OF INFRASTRUCTURE SERVICES

8.2.1 Update on 4th Ave SW Sewer Odor

A. Kendrick stated that an isolated incident occurred during the holidays where the hydrogen sulfide spiked higher than normal levels. He explained that the Town will camera the line to see if there is something delaying movement of the museum flows. He further explained that another option available to the Town is to strengthen enforcement of the Town's existing utility bylaw by setting allowable levels of hydrogen sulfide and if in non compliance, penalties would be imposed. R. Romanetz advised of more expensive options which include converting the holding tank to a lift station or doing a 90 day trial period with the supplier of equipment that reduces hydrogen sulfide levels by breaking down the grease and anaerobic bacteria. This equipment would be in the price range of \$12,000. He recommended that the Town discuss these two

options with the Province in an effort to find a solution to the ongoing odor issues. Mayor Yemen requested that the bylaw be amended in the near future and the Province be made aware of the changes. R. Romanetz agreed that Administration will meet with the Museum and request that they consider a more permanent fix to the problem and advise them of Council's direction to amend the bylaw.

8.3. DIRECTOR OF CORPORATE SERVICES

8.4. DIRECTOR OF COMMUNITY SERVICES

8.5. DIRECTOR OF PROTECTIVE SERVICES

9.0 PRESENTATION OF QUARTERLY REPORTS BY ADMINISTRATION

10.0 PUBLIC HEARING DECISIONS

11.0 UNFINISHED BUSINESS

12.0 NOTICE OF MOTION

13.0 COUNCILLOR REPORTS

- 13.1 Councillor Jay Garbutt presented the DHA Sandstone 2016 Budget advising that the 2016 expenses have been budgeted at the same levels as in 2015. He stated that in 2015 the circulatory pumps required replacement and several units needed to be repainted. He further advised that 2015 had a higher than normal turnover in the rental market resulting in a difficult year to manage the budget. He thanked DHA Administration for their exceptional management of the property and thanked Town Administration for their assistance in ensuring that the repaired unit would now be rentable as of February 1st.

MO2016.13 Garbutt, Hansen-Zacharuk moved to accept the DHA Sandstone 2016 Budget as presented. Carried unanimously.

- 13.2 Councillor Lisa Hansen-Zacharuk provided an overview of the Drumheller District Ag Society's upcoming events for 2016 including more of a focus on agriculture events, barrel racing and stock car racing. Future repairs include the roof, painting and fixes to the grandstand. She stated that the current President is Mike Hansen as well as advising that the Ag Society is in the "black". She stated that the Ag Society thanked Town Council and Administration for their in-kind support of their operations.

14.0 IN-CAMERA MATTERS MO2016.14 Hansen-Zacharuk moved to go in

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camera at 6:55 PM. Carried unanimously.

14.1 Legal Matter

MO2016.15 Shoff, Zariski moved to revert back to regular Council meeting at 7:40 PM.
Carried unanimously.

There being no further business, the Mayor declared the meeting adjourned at 7:40 PM.

Chief Administrative Officer

Mayor