

Approved Minutes of a Meeting of the Council of the Regional Municipality of Wood Buffalo held in the Council Chamber at the Municipal Offices in Fort McMurray, Alberta, on Tuesday, July 09, 2013, commencing at 6:00 p.m.

Present: M. Blake, Mayor
D. Blair, Councillor
C. Burton, Councillor
L. Flett, Councillor
P. Meagher, Councillor
J. Stroud, Councillor
C. Tatum, Councillor
R. Thomas, Councillor
A. Vinni, Councillor

Absent: S. Germain, Councillor
D. Kirschner, Councillor

Administration: G. Laubenstein, Chief Administrative Officer
S. Kanzig, Chief Legislative Officer
A. Hawkins, Legislative Officer
R. Kendall, Legislative Coordinator

Call To Order

Mayor Blake called the meeting to order at 6:04 p.m.

Opening Prayer

Mayor Blake invited those so inclined to join her in Prayer.

Adoption of Agenda

Moved by Councillor R. Thomas that the agenda be adopted as presented.

CARRIED UNANIMOUSLY

Minutes of Previous Meetings

1. Minutes of June 25, 2013

Moved by Councillor P. Meagher that the minutes from the June 25, 2013 Council meeting be approved as presented.

CARRIED UNANIMOUSLY

Delegations

2. Howard Rensler, UDI Wood Buffalo re: Land Release Position Paper

Howard Rensler, Executive Director, UDI Wood Buffalo, spoke on land development and indicated this issue must be dealt with now or negative impacts will follow. It was noted that the strangle hold on available land for development in the Regional Municipality of Wood Buffalo by the Province of Alberta is the single most significant problem facing this community.

Moved by Councillor C. Burton that the presentation from Mr. Rensler be accepted as information and that the report be referred back to Administration for inclusion.

CARRIED UNANIMOUSLY

Other Delegations

Almer Herman, President, Christina River Dene Nation Council, spoke in support of the Sale of Residential Lots 63, 64, 65, 66, 67 and 68, Plan 832 1906, Janvier, and requested that the sale of the lots be approved as soon as possible so that construction of an office complex for the organization, a convenience store and other needed facilities in the community can move forward.

Moved by Councillor C. Tatum that the presentation from Mr. Herman be accepted as information

CARRIED UNANIMOUSLY

Councillor R. Thomas exited the Chamber at 7:02 p.m. and returned at 7:05 p.m.

Jim Rogers, resident, spoke in support to the City Centre Area Redevelopment Land Disposal Strategy.

Moved by Councillor P. Meagher that the presentation by Mr. Rogers be accepted as information.

CARRIED UNANIMOUSLY

Presentations

3. Charlie Cannon and Seth Goldenberg re: Nexus North

Charlie Cannon and Seth Goldenberg gave an update on the Nexus North Leadership Team and its accomplishments over the past year. Nexus North is a cultural change initiative which will assist the Municipality in promoting itself as a global model of sustainable living through access to resources ranging from a local to an international level.

Business Arising from Presentations**4. Nexus North Sponsoring Membership**

Moved by Councillor J. Stroud that the Regional Municipality of Wood Buffalo allocate funding of \$100,000 from the Chief Operating Officer's approved 2013 operating budget, the 2013 corporate operating budget surplus or the Emerging Issues Reserve, respectively, for the purpose of obtaining Nexus North membership for 2013.

CARRIED

For: M. Blake, D. Blair, C. Burton, J. Stroud, C. Tatum, R. Thomas, A. Vinni

Opposed: L. Flett, P. Meagher

Recess

A break occurred at 8:20 p.m. and the meeting reconvened at 8:38 p.m.

Public Hearings and Related Reports**5. Land Use Bylaw Amendment – Bylaw No. 13/023
Real Martin Drive Cemetery – Portion of NE ½ 14-89-10 W4M
- Public Hearing
- 2nd and 3rd readings**

Moved by Councillor P. Meagher that the Public Hearing for Bylaw No. 13/023 be opened.

CARRIED UNANIMOUSLY

Claire Woodside, Planning and Development, gave an overview of the proposed bylaw and indicated that this area is the most suitable site for a proposed cemetery which was based on several studies conducted. It was noted that citizens addressed concerns of additional traffic and the visual impact of the cemetery as seen from Real Martin Drive. Based on these comments, a proposed tree buffer is included in the cemetery development plans which will be 80 meters in depth.

Jim Rogers, resident, spoke in support of Bylaw No. 13/023.

Discussions ensued with respect to a secondary access route to the proposed site through Abram's Land. It was indicated by Administration that no plans exist at this point to address that concept, however, it could be explored in the future. Further discussions ensued with respect to the traffic study completed in 2010 and it was indicated by Administration that this issue can be revisited.

Moved by Councillor R. Thomas that the Public Hearing for Bylaw No. 13/023 be closed.

CARRIED UNANIMOUSLY

The Public Hearing was held between 8:39 p.m. and 8:57 p.m.

Moved by Councillor J. Stroud that Bylaw No. 13/023, being a Land Use Bylaw Amendment for a portion of NE ½ 14-89-10 W4M, be read a second time.

CARRIED UNANIMOUSLY

Moved by Councillor R. Thomas that Bylaw No. 13/023 be read a third and final time.

CARRIED UNANIMOUSLY

6. Conklin Area Structure Plan - Bylaw No. 13/024
- Public Hearing
- 2nd and 3rd readings

Moved by Councillor P. Meagher that the Public Hearing for Bylaw No. 13/024 be opened.

CARRIED UNANIMOUSLY

Greg Evangelatos, Planning and Development, gave an overview of the proposed bylaw and indicated that there have been many public engagements and open houses regarding the content of the proposed Plan.

David Klippenstein, Planning Consultant to the Conklin Resource Development Advisory Committee, spoke in support of the proposed Area Structure Plan which has been a thorough process and reflects the values of the community.

Moved by Councillor R. Thomas that the Public Hearing for Bylaw No. 13/024 be closed.

CARRIED UNANIMOUSLY

The Public Hearing was held between 9:02 p.m. and 9:19 p.m.

Moved by Councillor J. Stroud that Bylaw No. 13/024, being the Conklin Area Structure Plan be read a second time.

CARRIED UNANIMOUSLY

Moved by Councillor J. Stroud that Bylaw No. 13/024 be read a third and final time.

CARRIED UNANIMOUSLY

Bylaws**7. Land Use Bylaw Amendment – Election Sign Provisions – Bylaw No. 13/018
- 2nd and 3rd readings**

Moved by Councillor R. Thomas that Bylaw No. 13/018, being an amendment to the Land Use Bylaw specific to Election Sign Provisions, be read a second time; and that subsection ii of Bylaw No. 13/018 be deleted and replaced with the following: “be a minimum of 1.0 m and a maximum of 2.0 m in height from finished grade to highest point of sign structure.”

CARRIED

For: M. Blake, D. Blair, C. Burton, L. Flett,
C. Tatum, R. Thomas

Opposed: P. Meagher, J. Stroud, A. Vinni

Moved by Councillor J. Stroud that Bylaw No. 13/018 be read a third and final time.

CARRIED

For: M. Blake, D. Blair, C. Burton, L. Flett,
C. Tatum, R. Thomas

Opposed: P. Meagher, J. Stroud, A. Vinni

**8. Land Use Bylaw Amendment – PS Public Services District – 505 Sakitawaw Trail
- Bylaw No. 13/027
- 1st reading**

Moved by Councillor R. Thomas that Bylaw No. 13/027, being an amendment to the Land Use Bylaw No 99/059, be read a first time; and that the required Public Hearing be held on Tuesday, August 27, 2013

CARRIED UNANIMOUSLY

**9. Fort Chipewyan Noise Bylaw No. 13/025
- 1st reading**

Moved by Councillor D. Blair that Bylaw No. 13/025, being a Noise Bylaw for the Hamlet of Fort Chipewyan, be read a first time.

CARRIED UNANIMOUSLY

Reports**10. Telecommunications Conduit and Fibre Strategy**

Moved by Councillor R. Thomas that an application be made to the Canadian Radio-television Telecommunication Commission to register the Regional Municipality of Wood Buffalo as a non-dominant carrier to comply with the provisions of the Telecommunications Act.

CARRIED UNANIMOUSLY

11. Jubilee Centre – Lease for Jubilee Plaza

Moved by Councillor P. Meagher that the Municipality, as one of the two owners of the condominium property known as Jubilee Centre approve the lease of a portion of the Condominium's common property, as shown in Attachment 1, to the Municipality on terms and conditions substantially as described in Attachment 2; and that the Municipality lease a portion of the Jubilee Centre Condominium property on the terms and conditions as described in Attachment 2 to accommodate development of Jubilee Plaza.

CARRIED UNANIMOUSLY

New and Unfinished Business**Extension of Meeting Time**

Moved by Councillor R. Thomas that the meeting be extended beyond 10:00 p.m.

CARRIED UNANIMOUSLY

12. Lease with Option to Purchase – Portion of NE-31-76-07-W4M, Conklin

Councillor D. Blair exited the Chamber at 9:55 p.m. and entered at 9:58 p.m.

Moved by Councillor J. Stroud that a portion of NE-31-76-07-W4M, located within the Hamlet of Conklin, be leased with an option to purchase to the Conklin Resource Development Advisory Committee, subject to the terms and conditions outlined in Attachment 1 (Summary Lease with Option to Purchase – Terms and Conditions, dated June 13, 2013).

CARRIED UNANIMOUSLY

ABSENT: Councillor D. Blair

13. Sale of Residential Lots 63, 64, 65, 66, 67 and 68, Plan 832 1906, Janvier

Moved by Councillor R. Thomas that Lots 63, 64, 65, 66, 67, and 68, Plan 832 1906, located within the Hamlet of Janvier be sold to the Christina River Dene Nation Council, subject to the terms and conditions outlined in Attachment 1 (Summary Land Sale – Terms and Conditions, dated June 13, 2013).

CARRIED

For: M. Blake, D. Blair, C. Burton, L. Flett,
P. Meagher, J. Stroud, R. Thomas, A.
Vinni

Opposed: C. Tatum

14. City Centre Area Redevelopment Land Disposal Strategy

Moved by Councillor J. Stroud that the City Centre Area Redevelopment Land Disposal Strategy as outlined in Attachment 1 be approved.

CARRIED UNANIMOUSLY

15. RCMP Occupancy Agreement – Wood Buffalo Detachment Building

Moved by Councillor R. Thomas that the Regional Municipality of Wood Buffalo enter into a 10-year Occupancy Agreement with the RCMP for use of a portion of the Wood Buffalo Detachment Building.

CARRIED UNANIMOUSLY

16. Council Expense Summary – January 1 – June 30, 2013

Moved by Councillor J. Stroud that the Council Expense Summary for the period January 1 – June 30, 2013 be received as information.

CARRIED UNANIMOUSLY

Reporting - Boards and Committees

- The Green Beast Event (Councillor C. Burton)
- Annual Seniors' BBQ (Anzac), Communities in Bloom Committee (Councillor J. Stroud)
- Fort Chipewyan Staff BBQ (Councillor D. Blair)
- Communities in Bloom Committee (Councillor P. Meagher)
- Events Wood Buffalo, InterPLAY (Councillor R. Thomas)
- June Jamboree, Regional Structure Action Plan Committee, Minister Mr. Doug Griffiths visit (Mayor M. Blake)

Adjournment

Moved by Councillor P. Meagher that the meeting be adjourned.
CARRIED UNANIMOUSLY

The meeting adjourned at 10: 40 p.m.

Mayor

Chief Legislative Officer