

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, May 13, 2014, commencing at 6:00 p.m.

Present: M. Blake, Mayor
T. Ault, Councillor
G. Boutilier, Councillor
L. Bussieres, Councillor
J. Cardinal, Councillor
S. Germain, Councillor
K. McGrath, Councillor (via teleconference)
P. Meagher, Councillor
J. Stroud, Councillor
A. Vinni, Councillor

Absent: J. Chadi, Councillor

Administration: M. Ulliac, Chief Administrative Officer (Interim)
S. Kanzig, Chief Legislative Officer
R. Kendall, Legislative Officer
J. Wall, Legislative Coordinator

National Anthem

Call To Order

The Mayor called the meeting to order at 6:08 p.m.

Opening Prayer

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

Adoption of Agenda

Moved by Councillor P. Meagher that the agenda be adopted as presented.

CARRIED UNANIMOUSLY

Minutes of Previous Meeting

1. Minutes of previous Council Meeting - April 22, 2014

Moved by Councillor P. Meagher that the Minutes from the April 22, 2014 Council meeting be approved as presented.

CARRIED UNANIMOUSLY

2. Appointment of Interim Chief Administrative Officer

Moved by Councillor T. Ault that Marcel Ulliac be appointed as Interim Chief Administrative Officer for the Regional Municipality of Wood Buffalo, effective immediately; and that the all previous appointments to the position of Chief Administrative Officer be revoked, effective May 1, 2014.

CARRIED UNANIMOUSLY

Notice of Motion

Councillor K. McGrath served notice that the following motion will be brought forward for Council's consideration at the May 27, 2014 Council Meeting.

"That Administration take all necessary steps to ensure that former employees dismissed without cause during the period 2011-2014 may speak freely with the external Accountability, Integrity and Transparency Audit team with respect to the circumstances of their dismissal, without being in breach of any contractual obligation of non-disclosure or confidentiality;

That written notification of the above be sent to all affected employees on or before June 15, 2014; and

That the Regional Municipality of Wood Buffalo and the said employees maintain their contractual obligations of non-disclosure or confidentiality for all other purposes."

3. Laurie MacNeill, Canadian Union of Postal Workers re: Community Mail Boxes

Laurie MacNeill, Canada Post, provided an overview of the proposed plan from Canada Post to implement a community mailbox delivery mode for the region. It was requested that the Municipality send a letter to Lisa Raitt, Minister of Transport to address these concerns.

Moved by Councillor S. Germain that the Regional Municipality of Wood Buffalo send a letter to the Minister responsible for Canada Post that informs the Minister that the Regional Municipality of Wood Buffalo wants to keep and expand door-to-door delivery; and requests that the Government of Canada consult with Canadians about the kind of postal service they need before allowing Canada Post to make major changes to public postal service.

CARRIED UNANIMOUSLY

4. Wayne Matthews, resident re: Clearwater Postal Facility Retail Hours

Wayne Matthews, resident, spoke regarding the reduction of staff and hours at the Canada Post location at the Clearwater Shopping Centre. He requested that the Municipality send a letter to Canada Post to express concerns regarding service reduction in the region.

Moved by Councillor J. Stroud that the presentation from Wayne Matthews regarding the hours of operation of Canada Post's Clearwater Retail Facility be received as information; and that Council forward a letter to Canada Post protesting any cutbacks to the retail services in the Clearwater outlets.

CARRIED UNANIMOUSLY

5. Sean Graham, resident re: Public Transit

Sean Graham, resident, spoke regarding public transit and suggested that user fees on public transit should be eliminated to increase ridership.

Moved by Councillor J. Stroud that the presentation made by Sean Graham regarding Public Transit be received as information.

CARRIED UNANIMOUSLY

6. Sean Graham, resident re: Chief Administrative Officer

Sean Graham, resident, gave an overview of the salary and benefits of the Chief Administrative Officer. He suggested placing a cap on the salary of the Chief Administrative Officer and that the salary of both the Mayor and the CAO be equal.

Exit

Councillor K. McGrath was inadvertently disconnected at 6:42 p.m. from the teleconference and was not able to participate in the voting.

Moved by Councillor P. Meagher that the presentation made by Sean Graham regarding Chief Administrative Officer be accepted as information.

CARRIED UNANIMOUSLY

Sean Graham, resident, spoke regarding the 2014 Tax Rate Bylaw and suggested that the funds for the School Tax rate increase could be raised by increasing taxes on the rural non-residential properties.

Moved by Councillor J. Stroud that the presentation made by Sean Graham regarding the 2014 Property Tax Rate Bylaw be accepted as information.

CARRIED UNANIMOUSLY

Mike Durocher, resident, spoke in opposition to the 2014 Tax Rate Bylaw.

Moved by Councillor J. Stroud that the presentation from Michael Durocher regarding the 2014 Property Tax Rate Bylaw be accepted as information.

CARRIED UNANIMOUSLY

Point of Order

Councillor P. Meagher called a point of order on the basis that delegations were engaging in debate. Mayor Blake upheld the point of order and the meeting continued.

Jim Rogers, resident, spoke in support of the Canada Post presentation. He stated that he is looking forward to the outcome of the internal audit.

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

CARRIED

For: M. Blake, T. Ault, G. Boutilier, L. Bussieres, J. Cardinal, S. Germain, P. Meagher, J. Stroud

Opposed: A. Vinni

Public Hearings and Related Reports

7. Land Use Bylaw Amendment – 9206 McCormick Drive – Lot 2, Block 21, Plan 2463 TR - Bylaw No. 14/016

Moved by Councillor T. Ault that the Public Hearing for Bylaw No. 14/016 be cancelled and that Administration be authorized to schedule a hearing date once the applicant has demonstrated full compliance with the notification requirements of the Land Use Bylaw regarding on-site signage.

CARRIED UNANIMOUSLY

8. Land Use Bylaw Amendment – A Portion of Lot 2, Block 1, Plan 102 1640 (Parsons Creek) - Bylaw No. 14/017

Moved by Councillor P. Meagher that the Public Hearing for Bylaw No. 14/017 be opened.

CARRIED UNANIMOUSLY

Bradley Evanson, Manager, Community Development Planning, provided an overview of the Land Use Bylaw amendment on behalf of Administration.

Gordon Lau, Tim Ainscough, Stantec and David Pattinson, Government of Alberta, spoke on behalf of the applicant and explained the plan for Phase 2 of Parsons Creek. They gave details on the plans and on the ratios of single family and multi-family dwellings as well as planned commercial space.

Discussions ensued regarding the ratio of single family dwellings to multi-family dwelling. Concerns were raised with the density levels of multi-family dwellings. There was discussion involving building more single family dwellings and less condominiums and multi-family dwellings. Administration was advised that delays in the approval of phase 2 could impact the completion of the Highway 686 interchange, which is on schedule and due to be completed in 18 months. It was indicated that a delay could also impact the development agreement with the Province. It was stated that a deferral on the approval of the bylaw could impact occupancy dates for the builders.

The developer expressed to council that consideration would be given to placement of manufactured homes in subsequent phases of the development.

Questions were posed to administration as to the idea of revisiting the plans and the possibility of redesigning the area to accommodate more single family housing. Council also requested information as to the current traffic restrictions on Rainbow Creek Drive and if they can be increased to accommodate a higher population.

Moved by Councillor A. Vinni that this matter be referred back to Administration to explore alternatives as it relates to the residential density, particularly with respect to reducing high-density lots and increasing single family lots.

CARRIED

For: G. Boutilier, L. Bussieres , J. Cardinal,
S. Germain, J. Stroud, A. Vinni

Opposed: M. Blake, T. Ault, P. Meagher

Moved by Councillor P. Meagher that the Public Hearing for Bylaw No. 14/017 be closed.

CARRIED UNANIMOUSLY

The Public Hearing was held between 7:16 p.m. and 8:26 p.m.

Recess

A break occurred from 8:27 to 8:46 p.m. at which time Councillor McGrath was reconnected to the meeting via teleconference.

Bylaws

9. 2014 Debenture Borrowing for Previously Approved Capital Projects

Moved by Councillor P. Meagher that the following debenture borrowing bylaw amendments be read a second time:

- Bylaw No. 14/007 - Surface Parking Relocation/Improvements - Construction;
- Bylaw No. 14/008 - Lift Station Upgrades (South) project; and
- Bylaw No. 14/009 - Five Capital Projects namely Lower Townsite 4 Way Chamber - Construction; Rural Infrastructure Rehabilitation; MacDonald Island Utility Expansion - Construction; MacDonald Island Bridge - Construction; and MacDonald Island Bridge - Preconstruction.

CARRIED UNANIMOUSLY

Moved by Councillor T. Ault that Bylaw numbers 14/007, 14/008 and 14/009 be read a third and final time.

CARRIED UNANIMOUSLY

10. 2014 Debenture Borrowing for Five New Capital Projects

Moved by Councillor J. Stroud that the following debenture borrowing bylaws be read a second time:

- Bylaw No. 14/010 - Flood Mitigation - Construction;
- Bylaw No. 14/011 - Northside Multi-Use Facility - Phase 1 (Twin Arena);
- Bylaw No. 14/012 - Snow Storage/Reclamation Facility - Construction;
- Bylaw No. 14/013 - Saline Watermain from Hardin Street to King Street - Construction; and
- Bylaw No. 14/014 - Urban Infrastructure Rehabilitation 2014 - 2016 - Construction.

CARRIED

For: M. Blake, T. Ault, G. Boutilier, L. Bussieres, J. Cardinal, S. Germain, P. Meagher, J. Stroud, A. Vinni

Opposed: K. McGrath

Moved by Councillor P. Meagher that Bylaw numbers 14/010, 14/011 and 14/012, 14/013 and 14/014 be read a third and final time.

CARRIED

For: M. Blake, T. Ault, G. Boutilier, L. Bussieres, J. Cardinal, S. Germain, P. Meagher, J. Stroud, A. Vinni

Opposed: K. McGrath

Moved by Councillor P. Meagher to extend the meeting time past 10:00 p.m.

CARRIED

For: M. Blake, T. Ault, L. Bussieres, J. Cardinal, S. Germain, K. McGrath, P. Meagher, J. Stroud

Opposed: G. Boutilier, A. Vinni

11. 2014 Property Tax Rate Bylaw – Bylaw No. 14/019

Elsie Hutton, Chief Financial Officer and Brain Moore, Director, Assessment addressed Council regarding the 2014 Tax Rate Bylaw.

Exit and Return

Councillor G. Boutilier left the chamber at 9:59 p.m. and returned at 10:02 p.m.

The following motion was presented by Councillor T. Ault: "THAT Bylaw No. 14/019, being the 2014 Property Tax Rate Bylaw, be read a second time."

Moved by Councillor A. Vinni

1. That the 2014 Operating Budget be amended by increasing the transfer to the Capital Infrastructure Reserve by \$49,616,561.

2. That Bylaw No. 14/019 be amended by changing:
 - Estimated amended operating expenses including potential appeal losses from \$771,112,497 to \$776,326,349.
 - Estimated additional revenues from \$46,368,842 to \$51,582,694.
 - Net annual tax levy requirements from \$664,258,442 to \$669,472,294.
 - Total Regional Municipality of Wood Buffalo Rural Service Area assessment totals from \$34,695,942,065 to \$35,390,599,695.
 - Total Regional Municipality of Wood Buffalo Urban Service Area assessment totals from \$18,003,471,696 to \$17,992,424,363.
 - Alberta School Foundation Fund Non-Residential mill rate from .0029856 to .0030320.
 - Fort McMurray R.C.S.S.D. #32 Non-Residential mill rate from .0029856 to .0030320.
 - Rotary House Residential and Farmland; Non-Residential and Machinery and Equipment mill rates from .0000389 to .0000384.
 - Municipal Purposes Rural Service Area – Residential and Farmland mill rate from .0012243 to .0009628.
 - Municipal Purposes Rural Service Area – Non-Residential and Machinery and Equipment mill rates from .0179951 to .0180197.
 - Municipal Purposes Urban Service Area – Residential and Farmland mill rate from .0023098 to .0018063.
 - Municipal Purposes Urban Service Area – Other Residential mill rate from .0051616 to .0040540.
 - Municipal Purposes Urban Service Area – Non-Residential and Machinery and Equipment mill rates from .0040066 to .0040154.

CARRIED

For: G. Boutilier, L. Bussieres , J. Cardinal,
S. Germain, P. Meagher, A. Vinni

Opposed: M. Blake, T. Ault, K. McGrath ,
J. Stroud

Exit and Return

Councillor S. Germain left the chamber at 10:27 p.m. and returned at 10:28 p.m.

Voting then occurred on the original motion:

Moved by Councillor T. Ault that Bylaw No. 14/019 being the 2014 Property Tax Rate Bylaw, as amended, be read a second time.

CARRIED

For: M. Blake, T. Ault, G. Boutilier, L. Bussieres , J. Cardinal, S. Germain, K. McGrath , P. Meagher, A. Vinni
Opposed: J. Stroud

Moved by Councillor P. Meagher that Bylaw No. 14/019, be read a third and final time.

CARRIED UNANIMOUSLY

Reports

12. Subdivision Time Extension Request – Cliff Avenue

Moved by Councillor P. Meagher that the application for Subdivision Time Extension for Lot 1-5, Block 13, Plan 3969ET be approved for one year until April 5, 2015.

CARRIED UNANIMOUSLY

Exit and Return

Councillor L. Bussieres left the Chamber at 10:33 p.m. and returned at 10:34 p.m.

13. 2014 – 2016 Fiscal Management Strategy

Moved by Councillor S. Germain that the 2014 - 2016 Fiscal Management Strategy be deferred to May 27, 2014 Council Meeting.

CARRIED UNANIMOUSLY

14. Community Identification Committee Recommendations - Timberlea Outdoor Rink

Moved by Councillor T. Ault that the outdoor rink, located in Lot 40MR Block 13 Plan 9925251 (105 Brett Drive), be named “Jerry Cooper Outdoor Rink”.

CARRIED UNANIMOUSLY

15. Council Expense Summary - January 1 - March 31, 2014

Moved by Councillor P. Meagher that the Council Expense Summary for the period January 1 – March 31, 2014 be received as information.

CARRIED UNANIMOUSLY

Reporting - Boards and Committees

Councillor K. McGrath - International Day of Mourning

Councillor A. Vinni - Canadian Mental Health Association Silent Auction, MS Walk-a-Thon, National Day of Honour (Legion Branch 165)

Councillor J. Stroud - Grand Opening of Anzac Recreation Centre

Mayor Blake – Heart of Wood Buffalo Awards, Keyano College Graduation, Canadian Housing and Renewal Association, WestJet inaugural flight from Fort McMurray to Kelowna, Street Banner Contest

Adjournment

Moved by Councillor A. Vinni that the meeting be adjourned.
CARRIED UNANIMOUSLY

The meeting adjourned at 10:48 p.m.

Mayor

Chief Legislative Officer