

MINUTES OF A REGULAR MEETING OF THE COUNCIL OF THE REGIONAL MUNICIPALITY OF WOOD BUFFALO HELD IN THE COUNCIL CHAMBERS AT THE MUNICIPAL OFFICES IN FORT McMURRAY, ON TUESDAY, SEPTEMBER 25, 2007, COMMENCING AT 6:00 P.M.

PRESENT: MAYOR M. BLAKE
DEPUTY MAYOR J. VYBOH
COUNCILLORS J. CARBERY
S. CLARKSON
L. FLETT
S. GERMAIN
P. MEAGHER
R. REBUS
L. WILTZEN
ACTING CHIEF ADMINISTRATIVE OFFICER R. BURKARD
CHIEF LEGISLATIVE OFFICER K. GREIG
LEGISLATIVE OFFICER A. HAWKINS
ABSENT: COUNCILLORS J. CHADI
C. SLADE

CALL TO ORDER: Mayor Blake called the meeting to order at 6:02 p.m.

PRAYER: The Mayor asked everyone to join her in Prayer.

AGENDA: Resolution # 07-374
MOVED by Councillor Meagher that the agenda be amended by:
▪ Adding as Item A. under Delegations – Ms. Tracey Carnochan, Chair, Communities In Bloom Committee re: Communities In Bloom Judging Results
▪ Adding as Item D. under Reports – Lease of Office Space in Timberlea
▪ Adding as Item E. under Reports – Lease of Office Space at 9816 Hardin Street; and
THAT the agenda be adopted as amended.
CARRIED UNANIMOUSLY

MINUTES:

Council Meeting – September 11, 2007

Resolution # 07-375

MOVED by Deputy Mayor Vyboh that the Minutes of the Regular Meeting held on September 11, 2007 be approved as presented.

CARRIED UNANIMOUSLY

Public Hearing – September 11, 2007

Resolution # 07-376

MOVED by Councillor Meagher that the Minutes of the Public Hearing held on September 11, 2007 be approved as presented.

CARRIED UNANIMOUSLY

DELEGATIONS:

**Ms. Tracey Carnochan, Chair, Communities In Bloom Committee
re: 2007 Communities In Bloom Judging Results**

Ms. Karen Puga, on behalf of the Communities in Bloom Committee, came forward and spoke to the Communities in Bloom Program, recognizing the various initiatives throughout the Municipality which resulted in the Municipality achieving five blooms.

She then presented the 2007 National Communities In Bloom Award to Council.

PUBLIC HEARINGS:

None Scheduled.

REPORTS:

Rescinding of Employee Assistance Program Policy

Resolution # 07-377

MOVED by Councillor Carbery that Employee & Family Assistance Program Policy PER-120, dated June 14, 1988, be rescinded.

It was explained that although this policy is being rescinded, the program is still available to the organization under the administrative function.

CARRIED UNANIMOUSLY

Capital Budget Amendment – Municipal Equipment Purchase

Resolution # 07-378

MOVED by Councillor Meagher:

- THAT the 2007 Capital Budget be amended as identified in Attachment 1 – Capital Budget Amendment Request – Stump Grinder Purchase, dated September 6, 2007; and.

- THAT \$15,000 be allocated from the Year End Capital Reserve for the purchase of a stump grinder.

CARRIED UNANIMOUSLY

Subdivision of Timberlea North Central Phase 8 (Consortium Lands)

Resolution # 07-379

MOVED by Deputy Mayor Vyboh that Subdivision Application 2007-WB-US-014 be approved as the use of the land for the proposed subdivision is consistent with the Municipal Development Plan, Timberlea Area Structure Plan and Land Use Bylaw, the subdivision will be serviced by Municipal water and sewer services, and the land is suitable for the intended residential use, subject to the following conditions:

1. That prior to endorsement of the Plan of Subdivision, the developer shall enter into a development agreement or addendum to existing agreement with the Regional Municipality to address items including but not limited to the design and construction of municipal roads; the installation of municipal services and franchise utilities; construction of sidewalks; fuel reduction requirements to meet the municipal fire smart strategy, construction of fencing and installation of landscaping, play structures and other amenities on Municipal Reserves, PULs and other areas; construction of trail linkages, construction of storm water management facilities and payment of off-site levies for off-site improvements in accordance with the applicable off-site levy bylaws.
2. That all existing easements, rights-of-way, and other land rights shall be carried forward and registered on the titles of the newly created lots concurrent with registration of the Plan of Subdivision.
3. That all easements and rights-of-way required for the installation of Municipal or franchise utilities shall be provided by the developer at no cost to the municipality or any franchise utility and registered by utility right of way plan concurrent with registration of the plan of subdivision.
4. That restrictive covenants stating that no street parking shall be permitted in front of the lot shall be registered on the titles of the following lots (Attachment 3):
 - Within Block 27: Lots 34 to 38 inclusive and 134 to 139 inclusive
 - Within Block 26: Lots 25 to 30 inclusive

5. The Land Use Bylaw for the area being amended to change the land use from UE-Urban Expansion to the various land use changes proposed.

CARRIED UNANIMOUSLY

Lease of Office Space in Timberlea

Resolution # 07-380

MOVED by Councillor Meagher:

- THAT Administration be directed to complete the lease for the Timberlea Landing administration building for a 15 year term for the annual rent of \$1,404,000 for 2008 – 2012, \$1,482,000 for 2013 – 2017 and \$1,560,000 for 2018 – 2022;
- THAT Administration be directed to sub-lease 9717 Franklin Avenue for the balance of the lease;
- THAT Administration be directed to stop the ACI Architectural Inc. redesign of the 9717 Franklin Avenue (the old Brick building);
- THAT \$500,000 in the Emerging Issues Reserve previously approved for unallocated leasehold improvements in 2007 be allocated to the leasehold improvements for Timberlea Landing; and
- THAT the remaining \$4,273,000 required for leasehold improvements for Timberlea Landing be funded by the Capital Infrastructure Reserve and included in the 2008 Capital Budget.

A brief discussion was held during which concern was raised that possible missed opportunities have lead to the position the Municipality is at this time in terms of space requirements.

CARRIED

For: Blake, Clarkson, Meagher,
Wiltzen, Vyboh

Opposed: Carbery, Flett, Germain,
Rebus

Lease of Office Space at 9816 Hardin Street

Resolution # 07-381

MOVED by Councillor Meagher that Administration be directed to complete and execute the lease with 9816 Hardin Street Inc., commencing October 1, 2007 and that the costs for fiscal year 2007 be funded firstly from Planning and Development surplus, secondly from Corporate Services, and lastly from Emerging Issues.

CARRIED UNANIMOUSLY

BYLAWS:

Bylaw No. 07/066 - Debenture Borrowing Bylaw – Thickwood Heights/ Timberlea Multi-Use Facility

Resolution # 07-382

MOVED by Deputy Mayor Vyboh that Bylaw No. 07/066, being a debenture borrowing bylaw for the Thickwood Heights/ Timberlea Multi-Use Facility, be read a first time.

CARRIED UNANIMOUSLY

NEW BUSINESS:

None scheduled.

ADJOURNMENT:

Resolution # 07-383

MOVED by Councillor Meagher that the meeting be adjourned.

CARRIED UNANIMOUSLY

The meeting adjourned at 6:30 p.m.

MAYOR

SENIOR LEGISLATIVE OFFICER