

Minutes of a Meeting of the Council of the Regional Municipality of Wood Buffalo held via electronic communications, a combination of video conference and teleconference, in Fort McMurray, Alberta, on Tuesday, May 11, 2021, commencing at 4:00 PM.

Present:

Don Scott, Mayor
Mike Allen, Councillor
Krista Balsom, Councillor
Bruce Inglis, Councillor
Sheila Lalonde, Councillor
Keith McGrath, Councillor
Phil Meagher, Councillor
Verna Murphy, Councillor
Jeff Peddle, Councillor
Jane Stroud, Councillor

Absent:

Claris Voyageur, Councillor

Administration:

Jamie Doyle, Chief Administrative Officer
Matthew Hough, Deputy Chief Administrative Officer
Jade Brown, Chief Legislative Officer
Deanne Bergey, Director, Community and Protective Services
Jody Butz, Regional Fire Chief and Director, Emergency Management
Chris Davis, Acting Director, Legal Services
Kari Donnelly-Westhaver, Director, Human Resources
Dennis Fraser, Director, Indigenous and Rural Relations
Amanda Haitas, Acting Director, Planning and Development
Kelly Hansen, Director, Strategic Planning and Business Initiatives
Matthew Harrison, Director, Communications and Engagement
Linda Ollivier, Chief Financial Officer
Rachel Orser, Director, Supply Chain Management
Antoine Rempp, Director, Environmental Services
Keith Smith, Director, Public Works
Dennis Warr, Director, Engineering
Heather Fredeen, Legislative Officer

1. Call to Order

Mayor D. Scott called the meeting to order at 4:03 p.m.

2. Adoption of Agenda

Councillor M. Allen moved the following motion:

“That the Agenda be adopted as presented.”

Councillor J. Stroud put forward the following amendment:

MOTION:

THAT the Agenda be amended to move item 6.2 Keyera Project at Quigley, to come after the presentations in item 4.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Jane Stroud, Councillor
SECONDER:	Verna Murphy, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

MOTION:

THAT the Agenda be adopted as amended.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Mike Allen, Councillor
SECONDER:	Krista Balsom, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

3. Consent Agenda

Councillor S. Lalonde requested that items 3.3 Intergovernmental Relations Services Update and 3.4 2021 - 2023 Fiscal Management Strategy be removed from the Consent Agenda.

Council then voted on the Consent Agenda with items 3.3 and 3.4 removed.

MOTION:

THAT the recommendations contained in items 3.1 and 3.2 be approved.

3.1. Minutes of Council Meeting - April 27, 2021

THAT the Minutes of the regular Council Meeting held on April 27, 2021 be approved as presented.

3.2. Minutes of Special Council Meeting - April 30, 2021

THAT the Minutes of the Special Council Meeting held on April 30, 2021 be approved as presented.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Krista Balsom, Councillor
SECONDER:	Bruce Inglis, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

With consent of Council, items 3.3 and 3.4 will follow item 5.7, Saprae Creek Hamlet Boundary Expansion.

4. Presentations**4.1. Jamie Doyle, Chief Administrative Officer re: COVID-19 Update**

Jamie Doyle, Chief Administrative Officer and Jody Butz, Regional Fire Chief, presented an update on the COVID-19 Pandemic in the Regional Municipality of Wood Buffalo highlighting infection and vaccination rates emphasizing the critical need for residents to receive vaccinations due to the increase of positive rates of the variants of concern. It was further noted that data specific to the region identifying the percentage and number of the local population with first and second doses of vaccinations, vaccine availability and vaccine doses per day, including the number of vaccinations given by local pharmacies, has been unattainable.

Vacating and Assuming of Chair

Mayor D. Scott vacated the Chair at 4:25 p.m. at which time Deputy Mayor J. Stroud assumed the Chair.

MOTION:

THAT a letter be written to the Premier of Alberta, Minister of Health and Dr. Hinshaw requesting the information identified by Regional Chief Jody Butz, as to the data of the Region, relevant to the COVID-19 pandemic and such other information as Regional Fire Chief Jody Butz or Chief Administrative Officer Jamie Doyle deem relevant; and

THAT the required notice provisions be waived.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Don Scott, Mayor
SECONDER:	Mike Allen, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

Resuming of Chair

Mayor D. Scott resumed the Chair at 4:30 p.m.

4.2. Matthew Hough, Deputy Chief Administrative Officer and Jody Butz, Regional Fire Chief re: River Break-up

Matthew Hough, Deputy Chief Administrative Officer, provided an update on river break-up indicating that a thermal river break-up was declared on Friday May 7, 2021 noting that there is no longer a risk of overland flooding. It was noted that a clean-up of temporary flood mitigation is underway, with work continuing on permanent flood mitigation projects.

Jody Butz, Regional Fire Chief provided an update from an emergency management perspective, noting that enhancements have been made to emergency monitoring systems improving communications with community stakeholders and allowing for a coordinated community response.

In accordance with the amendment to the agenda, item 6.2 was dealt with next.

6. Councillor Motion

6.2 Keyera Project at Quigley (Councillor J. Stroud)

Councillor J. Stroud read out her motion, noting a slight addition to the previously served motion.

"That the Mayor be authorized on behalf of Council to send a letter to Honorable Ric McIver, Minister of Transportation and the Region's MLAs Laila Goodridge and Tany Yao, requesting that a meeting be held by June 2021 with Alberta Transportation, Industry, the Municipality and Community Leaders to discuss the impacts of the Keyera Project on Highway 881."

There were no objections of Council with the revision to the motion.

Trudy Cockerill, resident, spoke to safety concerns relating to the Keyera project due the increase in traffic along the corridor of Highway 881.

Pecuniary Interest

Councillor K. McGrath excused himself from the matter due to a potential pecuniary interest and conflict of interest, and exited the meeting at 5:10 p.m.

Raoul Montgrand, President, Chard Métis Nation, spoke to safety concerns with the Keyera Project due to increased traffic on Highway 881.

Darryl Woytkiw, President, Willow Lake Community Association (WLCA), submitted written comments noting safety concerns with the Keyera Project due to the increased traffic on Highway 881. It was also requested, that the WLCA be included in future discussions on this matter.

Jeffrey O'Donnell, Chief Executive Officer, Conklin Resource Development Advisory Committee (CRDAC), submitted written comments in support of the motion due to safety concerns and the negative impact of the Keyera Project on Highway 881. It was also requested that the CRDAC be included in future discussions on the matter.

Councillor M. Allen suggested a friendly amendment to include "Keyera Project Stakeholder Relations" in the motion, which was accepted by Councillor J. Stroud.

MOTION:

THAT the Mayor be authorized on behalf of Council to send a letter to Honorable Ric McIver, Minister of Transportation and the Region's MLAs Laila Goodridge and Tany Yao, requesting that a meeting be held by June 2021 with Alberta Transportation, Industry, Keyera Project Stakeholder Relations, the Municipality and Community Leaders to discuss the impacts of the Keyera Project on Highway 881.

RESULT:	CARRIED [9 TO 0]
MOVER:	Jane Stroud, Councillor
SECONDER:	Sheila Lalonde, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, Meagher, Murphy, Peddle, Stroud
PECUNIARY	
INTEREST:	McGrath
ABSENT:	Voyageur

Recess

A recess occurred from 5:47 p.m. to 6:05 p.m. at which time Councillor K. McGrath rejoined the meeting.

5. New and Unfinished Business

5.1. **Bylaw No. 21/009 - 2021 Property Tax Rate Bylaw**

Linda Ollivier, Chief Financial Officer and Kievan Navidikasmaei, Manager, Assessment, provided an overview of the proposed 2021 Tax Rate Bylaw.

Councillor B. Inglis moved the following motion:

“THAT Bylaw No. 21/009, being the 2021 Property Tax Rate Bylaw, be read a second time.”

Vacating and Assuming of Chair

Mayor D. Scott vacated the Chair at 6:54 p.m. at which time Deputy Mayor J. Stroud assumed the Chair.

Mayor D. Scott put forward the following amendment.

MOTION:

THAT Bylaw No. 21/009 be amended to have zero percent increase in the 2021 Property Tax Rate by striking the rates set out in section 1 under:

TAX RATES FOR MUNICIPAL PURPOSES, IMPOSED IN THE RURAL SERVICE AREA:

- *Tax Rate for Residential and Farm Property: 0.0012912*

TAX RATES FOR MUNICIPAL PURPOSES, IMPOSED IN THE URBAN SERVICE AREA:

- *Tax Rate for Residential and Farm Property: 0.0021423*
- *Tax Rate for Other Residential Property 0.0061144*
- *Tax Rate for Non-Residential Property: 0.0042816*
- *Tax Rate for Machinery and Equipment: 0.0042816*

and replacing it with:

TAX RATES FOR MUNICIPAL PURPOSES, IMPOSED IN THE RURAL SERVICE AREA:

- *Tax Rate for Residential and Farm Property: 0.0012415*

TAX RATES FOR MUNICIPAL PURPOSES, IMPOSED IN THE URBAN SERVICE AREA:

- *Tax Rate for Residential and Farm Property: 0.0020599*
- *Tax Rate for Other Residential Property 0.0058792*
- *Tax Rate for Non-Residential Property: 0.0041169*
- *Tax Rate for Machinery and Equipment 0.0041169*

Exit and Return

Councillor S. Lalonde disconnected from the meeting at 7:00 p.m. and reconnected at 7:05 p.m.

RESULT:	DEFEATED [5 TO 5]
MOVER:	Don Scott, Mayor
SECONDER:	Bruce Inglis, Councillor
FOR:	Scott, Inglis, McGrath, Peddle, Stroud
AGAINST:	Allen, Balsom, Lalonde, Meagher, Murphy
ABSENT:	Voyageur

Resuming of Chair

Mayor D. Scott resumed the Chair at 7:20 p.m.

Council then voted on the main motion.

MOTION:

THAT Bylaw No. 21/009, being the 2021 Property Tax Rate Bylaw, be read a second time.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Bruce Inglis, Councillor
SECONDER:	Sheila Lalonde, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

MOTION:

THAT Bylaw No. 21/009, be read a third and final time.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Sheila Lalonde, Councillor
SECONDER:	Jane Stroud, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

Recess

A recess occurred from 7:22 p.m. to 7:40 p.m.

5.2. Bylaw No. 21/010 - Community Standards Bylaw

Deanne Bergey, Director, Community and Protective Services, Mark Hancock, Superintendent, Wood Buffalo RCMP, Sabrina Caterini, Manager, Bylaw Services and Kurt Stilwell, Municipal Legal Counsel, provided a presentation on the proposed Community Standards Bylaw No. 21/009 noting that community engagement on the matter commenced in 2015.

Julie Worrell, General Manager, Primaris Management Inc., Peter Pond Mall, submitted written comments in support of the Bylaw and noted that the approval of the Bylaw will provide Bylaw Services and RCMP with greater authority which will benefit the businesses that operate in Peter Pond Mall, the customers, as well as neighboring businesses.

MOTION:

THAT Bylaw No. 21/010, being the Community Standards Bylaw, be read a second time.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Phil Meagher, Councillor
SECONDER:	Verna Murphy, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

MOTION:

THAT Bylaw No. 21/010 be read a third and final time.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Phil Meagher, Councillor
SECONDER:	Verna Murphy, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

5.3. Sanitary Sewer Backwater Prevention Program Policy OPE-050 Amendment

Antoine Rempp, Director, Environmental Services, provided an overview of the proposed amendment to the Sanitary Sewer Backwater Prevention Program Council Policy OPE-050 which would expand the program eligibility criteria to residents who have entered into a tax repayment plan and are in good standing.

MOTION:

THAT the amended Sanitary Sewer Backwater Prevention Program Council Policy OPE-050, as outlined in Attachment 1, be approved; and

THAT no further budget be allocated at this time and should there be a requirement for further funding, a request be brought forward to Council once the current budget funds have been exhausted.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Verna Murphy, Councillor
SECONDER:	Jeff Peddle, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

5.4. Land Acquisition and Disposal Framework

Michael Ircandia, Manager, Land Administration, Planning and Development, provided a presentation on the proposed Acquisition and Disposal of Interests in Real Property Council Policy LDI-030 which would formalize the Land Acquisition and Disposal process and provide for more clarity on the process.

Councillor M. Allen noted for the record, that his business is no longer in a lease agreement with the Municipality.

MOTION:

THAT the Land Acquisition Policy ADM-250 be repealed; and

THAT the Acquisition and Disposal of Interests in Real Property Policy LDI-030 be approved.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Jeff Peddle, Councillor
SECONDER:	Jane Stroud, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

5.5. For-Profit Leasing Report

Michael Ircandia, Manager, Land Administration, Planning and Development, spoke to the report which provides an overview of how the Regional Municipality of Wood Buffalo leases municipal property to for-profit entities or persons.

MOTION:

THAT the For-Profit Leasing Report be accepted as information.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Jane Stroud, Councillor
SECONDER:	Mike Allen, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

5.6. 2021 Capital Budget Amendments

Linda Ollivier, Chief Financial Officer spoke to the two capital budget amendments contained in the report indicating that the amendments would result in combined net decrease of \$75,000 to the capital budget.

MOTION:

THAT the 2021 Capital Budget Amendment as summarized on Attachment 1 (2021 Capital Budget Amendment – New and Cancelled Projects, dated May 11, 2021) be approved; and

THAT the revised Cash Flow of Capital Projects as summarized on Attachment 2 (2021 Capital Budget Amendment – New and Cancelled Projects – Cash Flow Summary, dated May 11, 2021) be approved.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Mike Allen, Councillor
SECONDER:	Krista Balsom, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

5.7. Sapræ Creek Hamlet Boundary Expansion

Christopher Booth, Manager, Community Development Planning, Planning and Development Department provided an overview of the report noting that the boundaries of Sapræ Creek, formally established by Ministerial Order 178/93, require a boundary expansion to accommodate current and future growth of the Hamlet.

MOTION:

THAT in accordance with Order in Council 817/94, which established that Ministerial Orders made pre-amalgamation are considered resolutions or bylaws by council, Ministerial Order 178/93 establishing the boundaries of the Hamlet of Sapræ Creek, be repealed; and

THAT, pursuant to the power to designate an unincorporated community as a hamlet granted to council by section 59 of the *Municipal Government Act*, the area set out in Attachment A be designated as the Hamlet of Sapræ Creek.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Verna Murphy, Councillor
SECONDER:	Krista Balsom, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

5.8. Intergovernmental Relations Services Update

Administration responded to questions of Council arising from the Intergovernmental Relations Services report.

MOTION:

THAT the Intergovernmental Relations Services Update report be accepted as information.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Sheila Lalonde
SECONDER:	Mike Allen, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

5.9. 2021 - 2023 Fiscal Management Strategy

Administration responded to questions of Council arising from the 2021-2023 Fiscal Management Strategy report.

MOTION:

THAT the 2021 – 2023 Fiscal Management Strategy, dated May 11, 2021, be accepted as information.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Jane Stroud
SECONDER:	Phil Meagher, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

6. Councillors' Motions

6.1. Amendment to the Backyard Hen Bylaw No. 21/006 (Councillor J. Stroud)

Councillor J. Stroud introduced the motion noting that the current Backyard Hen Bylaw No. 21/006 limits, the number of hens in rural hamlets with larger properties to only four hens.

MOTION:

THAT Administration bring forward for Council's consideration, an amendment to the Backyard Hen Bylaw No. 21/006, to allow for more than four (4) Hens in all the rural hamlets, with the number of Hens on a Parcel to be capped at a ratio of one (1) Hen per 100 square meters of Parcel area, to a maximum of ten (10) Hens.

RESULT:	CARRIED [UNANIMOUS]
MOVER:	Jane Stroud, Councillor
SECONDER:	Bruce Inglis, Councillor
FOR:	Scott, Allen, Balsom, Inglis, Lalonde, McGrath, Meagher, Murphy, Peddle, Stroud
ABSENT:	Voyageur

7. Councillor Reporting/Information Updates

Council Members provided updates on various initiatives in the Region.

Adjournment

The meeting adjourned at 9:30 p.m.

Mayor

Chief Legislative Officer