

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, FEBRUARY 13, 2007, COMMENCING AT 6:00 P.M.

PRESENT:

MAYOR	M. BLAKE
DEPUTY MAYOR	P. MEAGHER
COUNCILLORS	J. CARBERY J. CHADI S. CLARKSON L. FLETT S. GERMAIN R. REBUS C. SLADE J. VYBOH L. WILTZEN
REGIONAL MANAGER	B. NEWELL
CHIEF LEGISLATIVE OFFICER	K. GREIG
LEGISLATIVE OFFICER	A. ROGERS

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 # 07-009
MOVED by Deputy Mayor Meagher that the agenda be adopted as presented.

CARRIED UNANIMOUSLY

MINUTES: **Council Meeting – January 23, 2007**

Resolution # 07-010
MOVED by Councillor Vyboh that the Minutes of the Regular Meeting held on January 23, 2007 be approved as presented.

CARRIED UNANIMOUSLY

DELEGATIONS:

Mr. Vaughn Jessome, Chair, Fort McMurray Business Revitalization Zone Association re: Approval of 2007 BRZ Budget and Appointment of Board of Directors

Mr. Vaughn Jessome was in attendance to present the BRZ's proposed 2007 Budget and request appointment of the 2007 Board of Directors. He provided an overview of the previous year's activities, noting that the 2007 budget proposes to continue many initiatives, such as public safety, beautification, and the community placemaking initiative.

Mr. Bryan Lutes, President, Wood Buffalo Housing & Development Corporation re: Financing for Parsons Creek Village Stage 5

Mr. Bryan Lutes advised that the Wood Buffalo Housing & Development Corporation is seeking approval to obtain construction financing, in the amount of \$7,311,000, for Stage 5 of the Parsons Creek Village project.

**BUSINESS ARISING
OUT OF DELEGATIONS**

Bylaw No. 07/003 – 2007 Business Revitalization Zone (BRZ) Operating Budget and Tax Bylaw

Resolution # 07-011

MOVED by Deputy Mayor Meagher:

- THAT the 2007 Downtown Fort McMurray Business Revitalization Zone Association budget be approved as presented;
- THAT \$40,000 funding for the 2007 Downtown Fort McMurray Business Revitalization Zone Association budget be levied through the taxation of businesses operating in the designated zone; and
- THAT Bylaw No. 07/003 being the Business Revitalization Zone Tax Bylaw, be read a first time.

CARRIED UNANIMOUSLY

Appointment of 2007 BRZ Board of Directors

Resolution # 07-012

MOVED by Councillor Clarkson that the following individuals be appointed to the Fort McMurray BRZ Board of Directors for the period January 1, 2007 – December 31, 2007:

- Vaughn Jessome – Garden Café (Chairperson)
- J'nette Frances – Booster Juice
- Frances Jean – Jean Family Group of Companies
- Paul Bacon – Peter Pond Shopping Centre
- Ray Chivers – Manchester Chivers & Associates
- Ian Dirom – Ian Dirom and Associates
- Lillian Dodds – Lil's Fashion House
- Lisa Hewitt – Lisa's Bar and Grill

- Sonia Reynolds – SportsWise Source for Sports
 - Nezar (Nick) Jomha – King’s Court Barber Shop
- CARRIED UNANIMOUSLY

Financing for Parsons Creek Village Stage 5

Resolution # 07-013

MOVED by Deputy Mayor Meagher that the Wood Buffalo Housing & Development Corporation be authorized to enter into a construction mortgage in the amount of \$7,311,000 for Stage 5 of the Parsons Creek Village Project.

CARRIED UNANIMOUSLY

PUBLIC HEARINGS:

Public Hearing re: Bylaw No. 07/001 – Land Use Bylaw Amendment - Part of Lot 1, Block 17, Plan 052 3653 – Timberlea North Phase 7

Resolution # 07-014

MOVED by Deputy Mayor Meagher that the meeting move into Public Hearing.

CARRIED UNANIMOUSLY

A public hearing was held from 6:17 p.m. to 6:19 p.m., following which the regular meeting reconvened.

COUNCIL UPDATES:

Reporting of Councillors on Boards and Committees

Deputy Mayor Meagher reported on the following:

- Syncrude Sport & Wellness Centre Hall of Fame
- Wood Buffalo X-PO

Councillor Clarkson reported on the following:

- Fire Services Advisory Committee
- Community Image Steering Committee
- AUMA Community Infrastructure Committee
- Wood Buffalo X-PO

Councillor Flett reported on the following:

- Fort Chipewyan Snowmobile Races
- Condition of Fort Chipewyan Winter Road

Councillor Germain reported on the following:

- Working Session with George Cuff

Councillor Rebus reported on the following:

- Wood Buffalo X-PO

- *I'm Building It!* Fundraising Campaign Kick-Off
- Recent residential fire in Saprae Creek

Mayor's Update

Mayor Blake reported on the following:

- Saprae Creek Residents Association Annual General Meeting
- Future Forward Activities
- Northern Alberta Aboriginal Business Association Annual General Meeting
- Unity House Fundraising Dinner Theatre
- Conference Board of Canada Roundtable Discussion

REPORTS:

2009 Alberta 55 Plus Winter Games and 2010 Alberta Winter Games

The Manager of Community Services provided an overview of the 2010 Winter Games proposal, and responded to questions from Council.

Resolution # 07-015

MOVED by Councillor Chadi that the Regional Municipality of Wood Buffalo submit a bid package to host the 2010 Alberta Winter Games.
CARRIED UNANIMOUSLY

2007 interPLAY Visual and Performing Arts Festival

Resolution # 07-016

MOVED by Councillor Vyboh:

- THAT a \$6,000.00 grant be provided to the interPLAY Society through the Joint Initiatives Program, subject to the Society acquiring a Special Event Permit from the Municipality; and
- THAT the interPLAY Society be permitted to shut down the parking lane in front of Jubilee Centre from 7:00 a.m. on August 9th to 6:00 p.m. on August 9th, and Franklin Avenue between Main Street and Hardin Street from 6:00 p.m. on August 9th to 6:00 a.m. on August 13th.

CARRIED UNANIMOUSLY

Street Naming – Spruce Valley Estates Subdivision

The following motion was presented by Councillor Clarkson: “THAT streets within the Spruce Valley Estates subdivision be named Conifer Way, Evergreen Way, Spruce Valley Way and Spruce Valley Gate.”

An amendment was put forward to include the name Sommer Way in the motion in recognition of former Ward 3 Councillor, Winnie Sommer.

Resolution # 07-017

MOVED by Councillor Clarkson that the main motion be amended by deleting Spruce Valley Way and substituting Sommer Way.

CARRIED UNANIMOUSLY

Voting then occurred on Councillor Clarkson’s original motion, as amended.

Resolution # 07-018

MOVED by Councillor Clarkson that streets within the Spruce Valley Estates subdivision be named Conifer Way, Evergreen Way, Sommer Way and Spruce Valley Gate.

CARRIED UNANIMOUSLY

BYLAWS:

Bylaw No. 07/001 – Land Use Bylaw Amendment - Part of Lot 1, Block 17, Plan 052 3653 – Timberlea North Phase 7

Bylaw No. 07/001, BEING A BYLAW OF THE REGIONAL MUNICIPALITY OF WOOD BUFFALO TO AMEND LAND USE BYLAW NO. 99/059, was presented to receive second and third readings.

Resolution # 07-019

MOVED by Councillor Vyboh that Bylaw No. 07/001, being a Land Use Bylaw Amendment to change the designation of a portion of Lot 1, Block 17, Plan 052 3653 from UE-Urban Expansion District to R2-1-Modified Medium Density Residential District, be read a second time.

CARRIED UNANIMOUSLY

Resolution # 07-020

MOVED by Councillor Carbery that Bylaw No. 07/001 be read a third and final time.

CARRIED UNANIMOUSLY

**Bylaw No. 07/002 - Land Use Bylaw Amendment – Lot 5, Block 11,
Plan 792 0314 (236 Stony Mountain Road - Anzac)**

Bylaw No. 07/002, BEING A BYLAW OF THE REGIONAL MUNICIPALITY OF WOOD BUFFALO TO AMEND LAND USE BYLAW NO. 99/059, was presented to receive first reading.

Resolution # 07-021

MOVED by Councillor Vyboh that Bylaw No. 07/002, being a Land Use Bylaw Amendment. specific to Lot 5, Block 11, Plan 792 0314 only, to add “Dwelling Units Above Ground Floor Commercial” to the list of discretionary uses in the HC-Hamlet Commercial District, and increase the maximum height to 12.2 metres, be read a first time.

CARRIED UNANIMOUSLY

It was noted that a public hearing will take place on March 13, 2007, at which time the proposed bylaw will be brought forward for consideration of second and third readings.

NEW BUSINESS:

None scheduled.

ADJOURNMENT:

Resolution # 07-022

MOVED by Councillor Wiltzen that the meeting be adjourned.

CARRIED UNANIMOUSLY

The meeting adjourned at 6:49 p.m.

MAYOR

CHIEF LEGISLATIVE OFFICER

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CALL TO ORDER

Mayor Blake called the Public Hearing to order at 6:17 p.m.

BYLAW NO. 07/001 – LAND USE BYLAW AMENDMENT - PART OF LOT 1, BLOCK 17, PLAN 052 3653 – TIMBERLEA NORTH PHASE 7

A. Opening Statement

Mr. Arjen de Klerk, Supervisor, Development Control & Permitting

Mr. de Klerk noted that the matter before Council is an application for the rezoning of the area known as Timberlea North Phase 7. The proposed rezoning will change the property designation to medium density residential and bring it in conformance with the Timberlea Area Structure Plan. No objections were raised at an open house held by the applicant, and the proposed bylaw is supported by the Planning & Development Department.

B. Written Presentations

There were no written presentations

C. Verbal Presentations

No verbal presentation requests were received.

D. Other Verbal Presentations (Time Permitting and with Consent of Council)

There were no requests to address Council.

E. Questions of Council

There were no questions from Council.

F. Closing Statement

There was no closing statement.

CLOSURE OF PUBLIC HEARING

Resolution # 07-023

MOVED by Councillor Slade that the public hearing be closed.
CARRIED UNANIMOUSLY

The public hearing closed at 6:19 p.m.

MAYOR

CHIEF LEGISLATIVE OFFICER