

**LAC LA BICHE COUNTY
REGULAR COUNCIL MEETING
April 13, 2021 10:00 a.m.**

Minutes of the Lac La Biche County Regular Council Meeting held April 13, 2021 at 10:00 a.m.

In accordance with the Meeting Procedures (COVID-19 Suppression) Regulation, Lac La Biche County Council held this meeting electronically.

CALL TO ORDER Mayor Moghrabi called the meeting to order at 10:01 a.m.

PRESENT	Omer Moghrabi	Mayor
	Colin Cote	Councillor (<i>Participated remotely</i>)
	Colette Borgun	Councillor
	Darlene Beniuk	Councillor/Deputy Mayor
	Jason Stedman	Councillor
	Charlyn Moore	Councillor
	Sterling Johnson	Councillor
	Lorin Tkachuk	Councillor
	George L'Heureux	Councillor

STAFF IN ATTENDANCE	Ken Van Buul	Chief Administrative Officer
	Dan Small	Associate Chief Administrative Officer, Finance & Planning (<i>In part</i>)
	Melanie McConnell	Associate Chief Administrative Officer, Corporate Services
	Darrell Lessmeister	Associate Chief Administrative Officer, Recreation & Community Services (<i>In part</i> – <i>participated remotely</i>)
	Brian Shapka	Associate Chief Administrative Officer, Infrastructure Services Division (<i>In part</i>)
	Mackenzie Girard	CAO Executive Assistant (<i>participated</i> <i>remotely</i>)
	Heather Reid	Legislative Services Coordinator

ADOPTION OF AGENDA

21.261

MOVED

To adopt the April 13, 2021 Regular Council Meeting agenda as amended:

Additions:

- 5.1 Urgent Matter - Baseball Field at the Bold Center
- 5.2 Urgent Matter - Lac La Biche “Enough is Enough” Rally Discussion
- 8.3 Budget Analysis - Emergency Services Centre Renovations (s.19 FOIP - Confidential Evaluations)

In Favour (8): Mayor Moghrabi, Councillor Borgun, Councillor Cote, Deputy Mayor Beniuk, Councillor L'Heureux, Councillor Stedman, Councillor Tkachuk, and Councillor Johnson

Opposed (1): Councillor Moore

CARRIED

ADOPTION OF MINUTES

3.1 April 6, 2021 Regular Council Meeting

21.262

MOVED

To adopt the April 6, 2021 Regular Council Meeting minutes as presented.

CARRIED

URGENT MATTERS

5.1 Baseball Field at Bold Center

Councillor Tkachuk presented the Baseball Field at Bold Center discussion item.

21.263

MOVED

To direct Administration to bring forward the budget impact to accommodate 90 foot base runs to meet the Baseball Canada Standards to ensure it can accommodate 18U baseball, prior to the installation of sod and shale.

CARRIED

DELEGATIONS

- 6.1 10:15 a.m. Delegation - Community Futures - Lac La Biche Business Improvement Program

Mr. Gene Wesley, with Community Futures, presented the Lac La Biche Business Improvement Program and responded to questions.

- 21.264 **MOVED**
That Mayor and Council thank the delegation for their presentation on the Business Improvement Program for Lac La Biche County and further direct Administration to work with Mr. Wesley on steps to implement a program within the County.

CARRIED

URGENT MATTERS

- 5.2 Lac La Biche “Enough is Enough” Rally Discussion

Councillor Cote presented the Lac La Biche “Enough is Enough” Rally Discussion.

- 21.265 **MOVED**
To direct Administration to have the Community Peace Officers provide a presence for the Lac La Biche “Enough is Enough” Rally.

In Favour (5): Mayor Moghrabi, Councillor Cote, Councillor Stedman, Councillor Tkachuk, and Councillor Johnson
Opposed (4): Councillor Borgun, Councillor Moore, Deputy Mayor Beniuk, and Councillor L'Heureux

CARRIED

PUBLIC HEARING

- 6.2 11:00 a.m. Public Hearing - Bylaw 21-011 - Arterial Commercial District (AC) Land Use Bylaw Amendment and Rezoning

Mayor Moghrabi declared the public hearing open at 11:00 a.m.

Mayor Moghrabi asked Melanie McConnell, Associate CAO, Corporate Services Division, whether or not the public hearing was advertised and notice was provided in accordance with the applicable legislation. Ms. McConnell advised that this was the case, and further noted there was one registered speaker.

Ms. Sheera Bourassa, Planning & Development Officer, summarized the purpose for the hearing.

Mayor Moghrabi asked if the Applicant wished to speak to the proposed bylaw – the Applicant was not present.

Mayor Moghrabi asked if there were any written submissions or registered speakers in support of the proposed bylaw; there was one registered speaker in favour of the proposed bylaw – Mr. Lee Greenwood. Mr. Greenwood participated electronically and noted his support for the bylaw. He noted he is a real estate developer in favour of the bylaw, as he is planning to develop in the area.

Mayor Moghrabi asked if there were any written submissions or registered speakers in opposition of the proposed bylaw; there were none.

Mayor Moghrabi asked if the Applicant wished to make any closing comments. The Applicant did not make any closing comments.

Mayor Moghrabi declared the public hearing closed at 11:05 a.m.

NEW BUSINESS

7.2 Bylaw 21-011 - Arterial Commercial District (AC) Land Use Bylaw Amendment and Rezoning - Second and Third Reading

Ms. Sheera Bourassa, Planning & Development Officer, presented the Bylaw 21-011 - Arterial Commercial District (AC) Land Use Bylaw Amendment and Rezoning - Second and Third Reading and responded to questions.

21.266 **MOVED**
To amend Bylaw 21-011 Section B4.7.2 Parcel Area from "Maximum" to "Minimum".

CARRIED

21.267 **MOVED**
That Bylaw 21-011, as amended, be given second reading this 13th day of April, 2021.

CARRIED UNANIMOUSLY

21.268 **MOVED**
That Bylaw 21-011, as amended, be given third reading this 13th day of April, 2021.

CARRIED UNANIMOUSLY

7.1 Councillor Reports

Councillor Cote:

- Lac La Biche Healthy Waters Committee Meeting
- Land Stewardship Centre – Stewards in Motion
- Safer Municipalities Advisory Committee meeting
- Alberta Counsel – Polling Update
- Capital Planning Workshop

Deputy Mayor Beniuk:

- Elected Officials Education Program – Council’s Role in Strategic Planning
- Capital Planning Workshop

Councillor L'Heureux:

- Caribou Range Planning Session
- Lac La Biche Health Foundation Raffle Update

Councillor Borgun:

- Agricultural Services Board meeting
- Family and Community Support Services meeting
- Alberta Counsel – Polling Update
- Capital Planning Workshop

Councillor Moore:

- Family and Community Support Services meeting
- Lac La Biche Advocacy Group meeting

Councillor Johnson - Nothing to report

Councillor Tkachuk:

- Telephone Town Hall with Provincial Government
- Rural Crime Panel Discussion
- Safer Municipalities Advisory Committee meeting
- Alberta Counsel – Polling Update
- Capital Planning Workshop

Councillor Stedman:

- Telephone Town Hall with Provincial Government
- Capital Planning Workshop

Mayor Moghrabi:

- Rural Crime Prevention Panel
- Safer Municipalities Advisory Committee meeting
- Alberta Counsel – Polling Update
- Learn Board meeting (Northern Alberta Development Council)
- Northern Alberta Development Council Bursary Selection meeting

- Lac La Biche Advocacy Committee meeting
- Lieutenant Governor's Artist Awards Update

Councillor Cote exited Chambers at 11:25 a.m. and returned at 11:27 a.m.

21.269 MOVED
 To accept the Councillor Reports discussion item as information.

CARRIED UNANIMOUSLY

RECESS Mayor Moghrabi called a recess at 11:27 a.m.

RECONVENE Mayor Moghrabi reconvened the meeting at 11:38 a.m. with all those Members of Council previously listed in attendance.

DELEGATIONS

11:30 a.m. Delegation - 101 Ave Richard Devonian Park

Mr. Steve Buchko with EDS Group and Mr. Stephen Reichert with V3 Companies presented on the 101 Ave Richard Devonian Park conceptual layout and responded to questions.

21.270 MOVED
 To direct Administration to bring forward a revised Richard Devonian Park Conceptual Layout, including clarification on play structures and walls, to the April 27, 2021 Regular Council Meeting, and further to bring forward budget details including engineering costs.

CARRIED UNANIMOUSLY

21.271 MOVED
 To thank Mr. Buchko and Mr. Reichert for the presentation to Council.

CARRIED UNANIMOUSLY

PUBLIC INPUT SESSION

There was no present for the public input session.

RECESS Mayor Moghrabi called a recess at 12:42 p.m.

RECONVENE

Mayor Moghrabi reconvened the meeting at 1:43 p.m. with all those Members of Council previously listed in attendance.

NEW BUSINESS

7.3 Bylaw 20-033 - Lac La Biche Airport Area Structure Plan (ASP) - Third Reading

Ms. Bourassa presented Bylaw 20-033 - Lac La Biche Airport Area Structure Plan (ASP) - Third Reading and responded to questions.

21.272

MOVED

To accept the following amendments to Bylaw 20-033:

- amend Bylaw 20-033 Section 1 (a) to the following:
“Bylaw 17-009, being the Lac La Biche West Area Structure Plan, is hereby amended to remove from that Area Structure Plan the lands described as Block OT, Plan 3687RS; Block A, Plan 7520974; Lot 1PUL, Block 1, Plan 0722181; and part of SE-10-67-14-W4M as identified in Schedule ‘A’ hereto.”
- amend Schedule ‘A’ to include the legal land descriptions.
- amend Schedule ‘B’ to change Figure 1: Hierarchy of Plans to list the *Municipal Government Act* first followed by Land Use Framework (Regional Plans).
- amend Schedule ‘B’ to change the legal land description in Section 4.4 Wetlands from NE 10-67-14 to SE 10-67-14-W4.
- amend Schedule ‘B’ to change the wording in Section 4.7 Existing Utilities from “service may of the existing structures on site” to “servicing many of the existing buildings on site”.
- amend Schedule ‘B’ to change the wording in Section 5.7 Water Pumping Station from “potable water t by ratepayers” to “potable water by ratepayers”.
- amend Schedule ‘B’ to change the legal land description in Section 6.2 Development Staging from NE 67-14-W4 to NE 03-67-14-W4.
- amend Schedule ‘B’ to change the wording in Section 7.3.10 under the Landside Development Node B from “per the requirements of the MGA” to “per the requirements of the *Highways Development and Protection Act*”.

CARRIED UNANIMOUSLY

21.273 MOVED
That Bylaw 20-033, as amended, be given third reading this
13th day of April, 2021.

CARRIED UNANIMOUSLY

7.4 Bylaw 20-034 - Land Use Bylaw Amendment Airport District - Third Reading

Ms. Bourassa presented Bylaw 20-034 - Land Use Bylaw Amendment Airport District -
Third Reading and responded to questions.

21.274 MOVED
To accept the following amendments to Bylaw 20-034:
▪ to amend Section 12 (c) AIRPORT AND AVIATION
SUPPORT SERVICES to change the spelling from
“provisioin” to “provision”.
▪ to amend Section 8 to change spelling from “General
Requirments” to “General Requirements”.

CARRIED UNANIMOUSLY

21.275 MOVED
That Bylaw 20-034, as amended, be given third reading this
13th day of April, 2021.

CARRIED UNANIMOUSLY

7.5 Bylaw 20-036 - Environmental Reserve Bylaw - First Reading

Ms. Diane Cloutier, Manager of Planning & Development and Ms. Carmela Green,
Planning & Development Officer, presented Bylaw 20-036 - Environmental Reserve
Bylaw - First Reading and responded to questions.

Councillor Tkachuk exited Chambers at 2:25 p.m. and returned at 2:27 p.m.

21.276 MOVED
That Bylaw 20-036 be given first reading this 13th day of
April 2021.

In Favour (3): Councillor Cote, Councillor Stedman, and Councillor
Tkachuk

Opposed (6): Mayor Moghrabi, Councillor Borgun, Councillor Moore,
Deputy Mayor Beniuk, Councillor L'Heureux, and Councillor Johnson

DEFEATED

21.277 MOVED
To direct Administration to bring forward the Environmental Reserve Bylaw 20-036 for additional discussion and potential amendments to a future meeting of Council.

In Favour (8): Mayor Moghrabi, Councillor Borgun, Councillor Moore, Councillor Cote, Deputy Mayor Beniuk, Councillor L'Heureux, Councillor Stedman, and Councillor Johnson
Opposed (1): Councillor Tkachuk

CARRIED

7.6 Outdoor Dining Approvals

Ms. Bourassa presented the Outdoor Dining Approvals item and responded to questions.

21.278 MOVED
That the fees associated with temporary development permits for outdoor commercial use and or yearly license of occupation agreements for outdoor commercial use be waived for the 2021 season.

CARRIED UNANIMOUSLY

7.7 Appointment of Weed and Pest Inspectors

Ms. Molly Fyten, Manager of Environmental Services, presented the Appointment of Weed and Pest Inspectors item and responded to questions.

21.279 MOVED
That Council appoints Jacob Doyle, Kache Waskahat and Liam Swanson as Weed and Pest Inspectors for the 2021 field season.

CARRIED UNANIMOUSLY

7.8 2021 Normandeau Community Centre Operating Grant

Mr. Carl Kurppa, Grants & Community Funding Coordinator, presented the 2021 Normandeau Community Centre Operating Grant and responded to questions.

21.280 MOVED
That the funding allocation for the Normandeau Community Centre for 2021 be changed from \$2,693.89 to \$4,491.04 to include eligible repair and maintenance costs.

CARRIED UNANIMOUSLY

7.9 Chief Administrative Officer Quarter 1 2021 Report

Mr. Ken Van Buul, Chief Administrative Officer, presented the Chief Administrative Officer Quarter 1 2021 Report and responded to questions.

Councillor L'Heureux exited Chambers at 3:11 p.m.

21.281 MOVED
That Council accept the Chief Administrative Officer Report Quarter 1 2021 as information.

CARRIED UNANIMOUSLY

7.10 Follow Up Action List Quarter 1 2021 Report

Ms. Mackenzie Girard, CAO Executive Assistant, presented the Follow Up Action List Quarter 1 2021 Report and responded to questions.

Councillor L'Heureux returned to Chambers at 3:14 pm.

21.282 MOVED
That Council accept the Follow Up Action List as information.

CARRIED UNANIMOUSLY

RECESS Mayor Moghrabi called a recess at 3:15 p.m.

RECONVENE Mayor Moghrabi reconvened the meeting at 3:24 p.m. with all those Members of Council previously listed in attendance.

NEW BUSINESS

7.11 Borrowing Options

Mr. Dan Small, Associate Chief Administrative Officer, Planning & Finance, presented the Borrowing Options item and responded to questions.

21.283 MOVED
That Council direct Administration to explore debenture financing for 2022 capital projects and bring forward recommendations for Council's approval based on key dates for the July 30, 2021 debenture borrowing deadline.

In Favour (6): Mayor Moghrabi, Councillor Borgun, Councillor Moore, Councillor Cote, Deputy Mayor Beniuk, and Councillor Johnson
Opposed (3): Councillor L'Heureux, Councillor Stedman, and Councillor Tkachuk

CARRIED

EXTENSION OF MEETING

21.284 MOVED
To extend the April 13, 2021 Regular Council Meeting until all agenda items have been addressed.

CARRIED UNANIMOUSLY

NEW BUSINESS

7.12 Councillor Expense Claims - March 2021

Mr. Small presented the Councillor Expense Claims - March 2021 and responded to questions.

21.285 MOVED
That the Councillor expense claims processed for the period of March 2021 be approved.

CARRIED UNANIMOUSLY

7.14 Transitional Housing Task Force

Mr. Darrell Lessmeister, Associate Chief Administrative Officer, Recreation and Community Services and Ms. Anita Polturak, FCSS Manager, presented the Transitional Housing Task Force item and responded to questions.

21.286 MOVED
That the Transitional Housing Task Force agenda item be accepted as information.

CARRIED UNANIMOUSLY

7.15 Golf Course Master Plan

Mr. Lessmeister presented the Golf Course Master Plan and responded to questions.

21.287 MOVED
That Lac La Biche County Council accept the draft Golf Course Master Plan and further to direct Administration bring back a final report for approval.

CARRIED UNANIMOUSLY

RECESS Mayor Moghrabi called a recess at 4:17 p.m.

RECONVENE Mayor Moghrabi reconvened the meeting at 5:30 p.m. with all those Members of Council previously listed in attendance.

CLOSED SESSION

21.288 MOVED
To go into Closed Session at 5:31 for the following items and pertinent exceptions to the disclosure in Division 2 of Part 1 of the Freedom and Information and Protection of Privacy (FOIP) Act:

- 8.1 Golf Course Operations (s. 25 FOIP - Disclosure harmful to economic and other interests of a public body)
- 8.2 Enforcement Matter (s.17 FOIP - Disclosure harmful to personal privacy; s.20 FOIP - Disclosure harmful to law enforcement)
- 8.3 Budget Process Analysis - Emergency Services Centre Renovations (s.19 FOIP)

CARRIED UNANIMOUSLY

8.1 Golf Course Operations (s. 25 FOIP - Disclosure harmful to economic and other interests of a public body)

Members of Administration present for the purposes of presenting and recording: Ken Van Buul, Melanie McConnell, Dan Small, Darrell Lessmeister, John Kokotilo, Gary Harman, Zeeshan Hasan, Mackenzie Girard, Chris Clark and Heather Reid.

8.2 Enforcement Matter (s.17 FOIP - Disclosure harmful to personal privacy; s.20 FOIP - Disclosure harmful to law enforcement)

Members of Administration present for the purposes of presenting and recording: Ken Van Buul, Melanie McConnell, Dan Small, Darrell Lessmeister, John Kokotilo, Gary Harman, Zeeshan Hasan, Mackenzie Girard, Chris Clark and Heather Reid.

8.3 Budget Process Analysis - Emergency Services Centre Renovations (s.19 FOIP)

Members of Administration present for the purposes of presenting and recording: Ken Van Buul, Melanie McConnell, Dan Small, Darrell Lessmeister, John Kokotilo, Gary Harman, Zeeshan Hasan, Mackenzie Girard, Chris Clark, Jihad Moghrabi (in part) and Heather Reid.

RETURN TO REGULAR SESSION

21.289 MOVED
 To return the meeting to Open Session at 7:17 p.m.

CARRIED UNANIMOUSLY

BUSINESS ARISING OUT OF CLOSED SESSION

8.1 Golf Course Operations (s.25 FOIP - Disclosure harmful to economic and other interests of a public body)

21.290 MOVED
 To direct Administration to work with the Lac La Biche Golf Club Society to negotiate a revised operating agreement, and further to bring back a revised agreement and continuation of their operation agreement for County Council's review and approval.

CARRIED UNANIMOUSLY

8.2 Enforcement Matter (s.17 FOIP; s.20 FOIP)

21.291 MOVED
 To proceed as discussed in Closed Session.

CARRIED UNANIMOUSLY

8.3 Budget Process Analysis - Emergency Services Centre Renovations

21.292 MOVED
To accept the Budget Process Analysis - Emergency Services Centre Renovations item as information.

In Favour (8): Mayor Moghrabi, Councillor Borgun, Councillor Cote, Deputy Mayor Beniuk, Councillor L'Heureux, Councillor Stedman, Councillor Tkachuk, and Councillor Johnson
Opposed (1): Councillor Moore

CARRIED UNANIMOUSLY

NEW BUSINESS

7.13 Protective Services Building Budget

Mr. Lessmeister presented the Protective Services Building Budget item.

21.293 MOVED
That Administration identify options within the 2021 operational budget to cover the over commitment of expenditures and landscaping costs associated with the protective services building renovation project.

CARRIED UNANIMOUSLY

ADJOURNMENT

21.294 MOVED
To adjourn the April 13, 2021 Regular Council Meeting at 7:27 p.m.

CARRIED UNANIMOUSLY

Omer Moghrabi, Mayor

Ken Van Buul
Chief Administrative Officer