

**MINUTES OF THE REGULAR COUNCIL MEETING
HELD IN THE MUNICIPAL COUNCIL CHAMBERS ON
MONDAY, JUNE 28, 2021 AT 7:30 P.M.**

Mayor C. Leclerc presided. Councillors present were S. Bujtas (via videoconference), L. Christiansen (via videoconference), J. Cordeiro (via videoconference), B. Downie (via videoconference), D. Gordon, and E. Ramsay (via videoconference). Also in attendance were K. Boland, Chief Administrative Officer, L. Greenlaw, Director of Finance (via videoconference), D. Block, Director of Development Services (via videoconference), K. Newman, Planning Manager (via videoconference), K. Lautens, Communications Advisor (via videoconference), and A. Poole, Executive Assistant and Deputy Clerk.

**MOVE TO IN-CAMERA
SPECIAL COUNCIL:**

***Meeting Called to Order at
7:15 p.m. – Move to In-
Camera Special Council***

(No. 283)

MOVED/SECONDED to move In-Camera and close the meeting to the public pursuant to Division 3, Section 90(1) (e) of the Community Charter (to discuss matters relating to land).

Carried Unanimously.

REGULAR MEETING:

Mayor Leclerc acknowledged that the meeting was being held on the traditional unceded homelands and territories of the Tsimshian First Nations. She also advised that Council agendas and minutes were available for viewing at www.terrace.ca, that the Council meeting was being livestreamed on the City's Facebook page, and that the past minutes have been archived.

Mayor Leclerc acknowledged that the current public health orders prohibit the public from attending Council meetings in person. The media and members of the public still have an opportunity at the end of the meeting to comment or ask questions pertaining to items on the agenda.

It was further explained that participation could be had by joining the virtual Microsoft Teams meeting through a computer, mobile device, or regular

telephone call. The information on how to take part in the question portion of the meeting could be found at terrace.ca/participate.

OATH OF OFFICE:

Councillor Elect Dave Gordon was sworn in as Councillor for the City of Terrace.

Staff Acknowledgement

Mayor Leclerc congratulated the Director of Development Services, David Block, on his recent election to President of the Planning Institute of British Columbia (PIBC).

Information During the Heat Wave

Mayor Leclerc noted that the Cooling Centre hours had been extended through Tuesday, June 29, 2021, the Rotary Splash Park hours of operation had been extended, Fisherman's Memorial Park had been closed due to high water levels, and a sprinkler ban was in effect as of today.

ADDENDUM:

There was no Addendum.

PUBLIC INPUT:

2020 Annual Report

Mayor Leclerc advised that there was an opportunity to hear public input regarding the 2020 Annual Report for the City of Terrace.

There being no public input on this matter, Mayor Leclerc advised that this matter would be further dealt with under the "Special Reports" portion of this meeting's Agenda (see Resolution No. 297).

DELEGATIONS & GUESTS:

There were no Delegations & Guests.

MINUTES:

**Regular Council Minutes,
June 14, 2021**

(No. 288)

MOVED/SECONDED that the Regular Council Minutes of June 14, 2021 be adopted as read on this day and that such Minutes as read set out all the business before Council that day and fully and properly record all of the resolutions and bylaws passed and adopted by Council at that meeting.

Carried Unanimously.

**BUSINESS ARISING FROM
THE MINUTES (OLD
BUSINESS):**

There was no Old Business.

CORRESPONDENCE:

There was no Correspondence.

CONVENE INTO COMMITTEE OF THE WHOLE:

MOVED/SECONDED that the June 28, 2021 Regular Council Meeting convene into Committee of the Whole.

(No. 289)

Carried Unanimously.

***Committee of the Whole
Development Services
Component***

The following items were discussed at the June 28, 2021 Development Services Component of the Committee of the Whole:

➤ ***June 28, 2021***

- 1. DEVELOPMENT VARIANCE PERMIT NO. 05-2021 –
BERRY (4031 SKOGLUND STREET)***

- 2. DEVELOPMENT VARIANCE PERMIT NO. 06-2021 –
MARONEY (16-4305 LAKELSE AVENUE)***

- 3. DEVELOPMENT VARIANCE PERMIT NO. 07-2021 –
FUNK (30-4305 LAKELSE AVENUE)***

- 4. TEMPORARY USE PERMIT NO. 04-2021 –
PROGRESSIVE VENTURES LTD. (5015 KEITH
AVENUE)***

COMMITTEE REPORTS:

It was recommended that the Committee now rise and report.

***Committee of the Whole
Development Services
Component***

MOVED/SECONDED that the June 28, 2021 Development Services Component of the Committee of the Whole verbal report be adopted with the following recommendations:

➤ ***June 28, 2021***

(No. 290)

- 1. DEVELOPMENT VARIANCE PERMIT NO. 05-2021 –
BERRY (4031 SKOGLUND STREET)***

It was recommended that the City issue Development Variance Permit No. 05-2021 for the property located at 4031 Skoglund Street [Lot 10, District Lot 837, Range 5, Coast District, Plan 7004] for the following variances:

- *To vary Section 11.1.3.3.a of Zoning Bylaw No. 2069-2014 and amendments thereto to reduce the minimum front setback from 7.5m to 5.46m for a residential building.*

2. DEVELOPMENT VARIANCE PERMIT NO. 06-2021 – MARONEY (16-4305 LAKELSE AVENUE)

It was recommended that the City issue Development Variance Permit No. 06-2021 for the property located at #16-4305 Lakelse Avenue [Strata Lot 16, District Lot 368, Range 5, Coast District, Strata Plan PRS348] including the following variance:

- *To vary Section 6.6.e. of the Manufactured Home Park Bylaw No. 2099- 2016 and amendments thereto to increase the maximum permitted area of accessory additions for mobile homes from 15.85m² to 17.9m².*

3. DEVELOPMENT VARIANCE PERMIT NO. 07-2021 – FUNK (30-4305 LAKELSE AVENUE)

It was recommended that the City issue Development Variance Permit No. 07-2021 for the property located at #30-4305 Lakelse Avenue [Strata Lot 30, District Lot 368, Range 5, Coast District, Strata Plan PRS348, together with an interest in the common property in proportion to the unit entitlement of the strata lot as shown on Form V] including the following variance:

- *To vary Section 6.6.e. of the Manufactured Home Park Bylaw No. 2099- 2016 and amendments thereto to increase the maximum permitted area of accessory additions for mobile homes from 15.85m² to 21m².*

4. TEMPORARY USE PERMIT NO. 04-2021 – PROGRESSIVE VENTURES LTD. (5015 KEITH AVENUE)

It was recommended that Temporary Use Permit No. 04-2021 be issued to Progressive Ventures (1998) Ltd. for the property legally described as Lot 4, Block 2, District Lot 611, Range 5, Coast District, Plan 1992 (5015 Keith Avenue) to permit the following use for a term of three years with a one-time option for renewal:

- *To temporarily use the north 60 metres of the subject property for outdoor storage related to a technical consulting firm and laboratory and research facilities without first establishing a Primary Use on the Land.*

Carried Unanimously.

Committee of the Whole

- **June 15, 2021**

(No. 291)

MOVED/SECONDED that the June 15, 2021 Committee of the Whole report be adopted with the following recommendations:

1. UNION OF BC MUNICIPALITIES 2021 ANNUAL CONVENTION DISCUSSION

It was recommended that the following meetings be requested for the 2021 Union of BC Municipalities Annual Convention:

- *Minister of Mental Health & Addictions - Request that a strategy be developed for housing people with mental health and/or addictions issues that includes wrap-around services.*
- *Minister of Municipal Affairs – Lanfear Hill reconstruction project and the inability for smaller municipalities to effectively apply for high-cost infrastructure grants.*
- *Premier – Support for the construction of a second grade separation in Terrace, revenue sharing and financial support due to large-scale projects just outside of municipal boundaries.*
- *Attorney General and Minister responsible for Housing – Request that different housing strategies for seniors be developed due to the limited options in northern and rural BC, and that a long-term strategy be developed to eliminate homelessness, and in the meantime, the ministry fund year-round day programming and drop in spaces for the homeless population; and concerns regarding the Crown's reluctance to lay charges for those arrested for some offences.*
- *Minister of Finance – Large-scale development impacts and the need for*

financial support.

- *Minister of Social Development and Poverty Reduction – Request additional mental health and addictions resources to help alleviate the downtown crisis.*

It was also recommended that letters be written to the Province regarding the cost to register a complaint with the BC Farm Industry Review Board; requesting a shortened timeframe for municipal election candidates to withdraw their nomination; and regarding the use of the term "consultation" in the Local Government Act, and the confusion it can create.

Carried Unanimously.

***Committee of the Whole
Finance, Personnel and
Administration Component***

➤ ***June 22, 2021***

MOVED/SECONDED that the June 22, 2021 Finance, Personnel and Administration Component of the Committee of the Whole report be adopted with the following recommendations:

(No. 292)

1. 2022 PRELIMINARY BUDGET DISCUSSION

It was recommended that the following 2022 budget schedule be approved:

- *September 1 & 2: Community partner presentations;*
- *September 23: General operating and capital budgets;*
- *October 14: Sewer and Water operating and capital budgets and updated General budget;*
- *October 29: Optional meeting to discuss status of the budget;*
- *November 8: Community budget consultation (Regular Council Meeting);*
- *December 1: Final 2022 budget discussions;*
- *December 13: First three readings of the 2022-2026 Financial Plan Bylaw (Regular Council Meeting); and*
- *January 10, 2022: Final adoption of the 2022-2026 Financial Plan Bylaw (Regular Council Meeting).*

It was also recommended that the Mayor send a letter to the Terrace Public Library Board to seek

their interest in having an operational review of the Terrace Public Library conducted.

Carried Unanimously.

COMMITTEE REPORTS (FOR INFORMATION ONLY):

***Committee of the Whole
Development Services
Component***

➤ June 14, 2021

MOVED/SECONDED that the June 14, 2021 Development Services Component of the Committee of the Whole report be received for information only.

(No. 293)

Carried Unanimously.

SPECIAL REPORTS:

***Memo – Director of
Development Services,
Memorandum of
Understanding – Coast
Mountain College***

MOVED/SECONDED that the City of Terrace extend the "Memorandum of Understanding" with Coast Mountain College (formerly Northwest Community College) to December 31, 2021.

(No. 294)

Carried Unanimously.

***Memo – Corporate
Administrator, Safer
Downtown Committee Terms
of Reference***

The Director of Finance and Planning Manager left the meeting.

MOVED/SECONDED that the Safer Downtown Committee Terms of Reference Policy be referred back to staff and that the revised policy be brought back to Council for discussion at a future Committee of the Whole meeting.

(No. 295)

Carried Unanimously.

***Memo – Executive Assistant,
Revised Appointment by
Council Resolution***

MOVED/SECONDED that Councillor Dave Gordon be appointed to the Housing Committee to replace Councillor Sean Bujtas for the remainder of 2021.

(No. 296)

Carried Unanimously.

***Memo – Executive Assistant,
2020 Annual Report***

MOVED/SECONDED that Council accept the 2020 Annual Report as presented.

(No. 297)

Carried Unanimously.

***June 14, 2021 Public Hearing
Report (For Information Only)***

(No. 298)

MOVED/SECONDED that the report from the June 14, 2021 Public Hearing be received for information only.

Carried Unanimously.

BYLAWS:

There were no Bylaws.

***NEW BUSINESS FROM
COUNCIL:***

***Regional District of Kitimat-
Stikine Report***

Councillor Bujtas reported on the Regional District of Kitimat-Stikine.

***REPORTS ON COUNCIL
ACTIVITIES:***

Councillor Christiansen

Councillor Christiansen reported on the North Central Local Government Association (NCLGA) meeting.

Councillor Ramsay

Councillor Ramsay reported on the Greater Terrace Beautification Society.

Councillor Gordon

Councillor Gordon reported on the new art installations placed around town.

REPORT FROM IN-CAMERA:

There were no Reports from In-Camera.

***QUESTIONS/COMMENTS
FROM THE MEDIA &
AUDIENCE:***

Mayor Leclerc asked if there was anyone from the media or audience dialed in to ask a question.

There was nobody present from the Media and nobody present in the audience.

ADJOURNMENT

(No. 299)

MOVED/SECONDED that the June 28, 2021 Regular Meeting of Council be now adjourned.

Carried Unanimously.

The meeting adjourned at 9:35 p.m.

CERTIFIED CORRECT:

Mayor

Deputy Clerk