



COUNCIL OF THE CITY OF CASTLEGAR

Regular Meeting Minutes

Minutes of the regular meeting of the Council of the City of Castlegar held April 4, 2016 7:00 p.m. at the Community Forum, 445 -13th Avenue, Castlegar, B.C.

**MEMBERS
PRESENT:**

Mayor Lawrence Chernoff
Councillor Kevin Chernoff
Councillor Sue Heaton-Sherstobitoff
Councillor Deb McIntosh
Councillor Dan Rye
Councillor Bruno Tassone
Councillor Florio Vassilakakis

MEMBERS ABSENT:

Nil

ALSO PRESENT:

John Malcolm, Chief Administrative Officer
Andre Buss, Director of Finance
Tracey Butler, Director of Corporate Services
Chris Barlow, Director of Transportation and Civic Works
Phil Markin, Director of Development Services
Gerry Rempel, Fire Chief
Sam Lattanzio, Deputy Fire Chief
Public and Media

CALL TO ORDER:

There being a quorum present, the Mayor called the meeting to order at 7:04 p.m.

**AGENDA:
121-16**

Moved and seconded,
that the agenda be approved as presented.

Carried.

DELEGATIONS:

Nil

MINUTES:

122-16
REGULAR MEETING
MARCH 7, 2016
MINUTES

Moved and seconded,
that resolution #103-16 of March 7, 2016, regarding adoption of the March 7, 2016 regular meeting minutes, be rescinded.

Carried.

123-16

Moved and seconded,
that the minutes of the regular meeting held March 7, 2016 be approved as amended.

Carried.

MINUTES:

124-16
REGULAR MEETING
MARCH 21, 2016
MINUTES

Moved and seconded,
that the minutes of the regular meeting held March 21, 2016 be approved as presented.

Carried.

REPORTS:

AIRPORT:

Nil

**COMMUNITY
WELLNESS &
SOCIAL SERVICES:**

Nil

**CULTURAL AND
CIVIC PRIDE:**

Nil

**FINANCE AND
CORPORATE**

**SERVICES:
125-16
MINUTES**

Moved and seconded,
that the draft minutes of the Finance and Corporate Services Committee meeting held March 24, 2016 be received for information.

Carried.

126-16
GRANT APPLICATION
CRN CELEBRATE
SENIORS EVENT
(#16-54)

Moved and seconded,
that Council approve a \$350.00 grant to the Castlegar Response Network (CRN) to assist with the costs associated with hosting a Celebrate Seniors event to be held at Millennium Park on June 15, 2016, World Elder Abuse Awareness Day.

Carried.

127-16
BUDGET 2016 AND
THE 2016-2020 FIVE
YEAR FINANCIAL
PLAN (#16-56)

Moved and seconded,

1. that Council consider first and second readings of Bylaw 1234, the bylaw to adopt the 2016 to 2020 financial plan.
2. that Council adopt the 2016 City of Castlegar budget.
3. that Council consider three readings of Bylaw 1235, the City of Castlegar Storm Water Management Parcel Tax Roll Bylaw No. 1235, 2016.
4. that Council appoint the Chair of the Finance and Corporate Services Committee, the Chief Administrative Officer, the Director of Finance and the Director of Development Services, or their alternates, to the Parcel Tax Roll Review Panel.
5. that Council establish the date and time of the Parcel Tax Roll Review Panel meeting to be Thursday April 21, 2016 at 10:00 am at 460 Columbia Avenue, Castlegar, BC.

Carried.

Councillor Tassone voted opposed to the motion.

**GREEN AND
TECHNOLOGY:**

Nil

**PLANNING AND
DEVELOPMENT:**

128-16
MINUTES

Moved and seconded,
that the draft minutes of the Planning and Development Committee meeting held March 30, 2016 be received for information.

Carried.

129-16
REMEDIAL ACTION
AGAINST THE
PROPERTY OWNER
OF 1067 COLUMBIA
AVENUE (#16-52)

Moved and seconded,
WHEREAS Division 12 of Part 3 of the *Community Charter* (the "*Charter*") authorizes Council to impose a Remedial Action Requirement where things that are attached to a structure are in an unsafe condition;

AND WHEREAS Division 12 of Part 3 of the *Charter* also authorizes Council to impose a Remedial Action Requirement on the owner or owners of a building including a requirement to remove or demolish a building or to otherwise deal with it in accordance with the directions of Council or a person authorized by Council where Council declares the building is a nuisance, Council considers it is so dilapidated or unclean as to be offensive to the community, or both;

AND WHEREAS Buta Nannan is the registered owner (the "Owner") of Lot 2 District Lot 4598 Kootenay District Plan:8928, (the Property);

AND WHEREAS there is a vacant residential building (the "Building") on the Property;

AND WHEREAS the stairs and landing on the east and west sides of the Building are deteriorated and in an unsafe condition;

AND WHEREAS the Building has been vacant for a long time, in a state of deterioration and boarded up for a period in excess of two months in contravention of the City's Property Maintenance Bylaw No. 1120, 2010, making the property an unsightly property under that bylaw;

AND WHEREAS persons living in the vicinity of the building, other residents of the City and visitors to the City have complained about the appearance of the building;

NOW THEREFORE, the Council of the City of Castlegar, in open meeting assembled, resolves as follows:

- 1.THAT the stairs and landing on the east and west sides of the Building are in an unsafe condition;
- 2.THAT Council hereby declares that the Building is a nuisance within the meaning of Section 74(2) of the Charter; and
- 3.THAT Council considers the Building to be so dilapidated and unclean as to be offensive to the community.
- 4.THAT Council hereby requires, pursuant to its remedial action powers under Part 3, Division 12 of the Charter, that the Owner must, no later than sixty (60) days after notice of this Remedial Action Requirement has been sent by the City to the Owner pursuant to section 77 of the Charter:
 - a. bring the Building and the Property up to the standard of the neighbourhood and in compliance with the Property Maintenance Bylaw by:
 - (i) removing the covering on the windows and the entrances and replace them with windows and doors;
 - (ii) replace the exterior cladding with new cladding where it is deteriorated;
 - (iii) replace the roof with a new roof; and
 - (iv) paint the exterior of the building; and
 - b. repair or remove the stairs; or
 - c. demolish and remove the Building; and
 - d. fill in and level any hole created by the removal of the Building; and
 - e. until the requirements in paragraph 4(d) of this resolution have been met, immediately erect and maintain a strongly constructed fence at least 1.5 meters in height around the area where the Building was formerly located immediately after the Building is demolished and removed.

(Collectively, the "Remedial Action Requirement").

5. THAT the City advise the Owner that he may request that Council reconsider the Remedial Action Requirement by providing the City written notice within 14 days of the date on which notice under s. 77 of the *Charter* was sent and that if any or all of the actions required by the Remedial Action Requirement is not completed by the date specified for compliance, the City may take action in accordance with section 17 of the *Charter* and undertake any or all of the actions required by the Remedial Action Requirement without further notice to and at the expense of the Owner.

Carried.

130-16
REQUEST FOR
RESOLUTION
CASTLEGAR BIKE
SKILLS PARK MOU
(#16-57)

Moved and seconded,
that staff be instructed to sign the Memorandum of Understanding in report 16-57 that defines how the City of Castlegar and the Castlegar Parks and Trails Society will co-operate during the construction and operation of the Castlegar Bike Skills Park.

Carried.

PUBLIC SAFETY:

Nil

**TRANSPORTATION
AND CIVIC WORKS:**

131-16
MINUTES

Moved and seconded,
that the draft minutes of the Transportation And Civic Works Committee meeting held March 29, 2016 be received for information.

Carried.

R.D.C.K. REPORT:

Nil

CORRESPONDENCE:
132-16

Moved and seconded,
that the correspondence from the Regional District of Central Kootenay re: Board Highlights, Selkirk College re: Thank you, and the West Kootenay Boundary Regional Hospital District re: Spotlight be received for information.

Carried.

REPORTS OTHER:

Nil

MAYOR'S REPORT:

Mayor Chernoff reported on his attendance at the following events:

- March 22 – West Kootenay Transit Meeting
- March 23 – Selkirk Saints Year End Dinner
- March 31 – Selkirk College launch of Applied Research & Innovation Centre
- March 31 – Chamber Business After Business at Central City Shoes

**NEW & UNFINISHED
BUSINESS:**

Nil

BYLAW:
133-16
BYLAW 1234
1ST READING

Moved and seconded,
that Bylaw 1234, The City of Castlegar Financial Plan 2016-2020, be read a first time by title.

Carried.

Councillor Tassone voted opposed to the motion.

134-16
BYLAW 1234
2ND READING

Moved and seconded,
that Bylaw 1234, The City of Castlegar Financial Plan 2016-2020, be read a second time by content.

Carried.

Councillor Tassone voted opposed to the motion.

135-16
BYLAW 1235
1ST READING

Moved and seconded,
that Bylaw 1235, The City of Castlegar Storm Water Management Parcel Tax Roll, be read a first time by title.

Carried.

136-16
BYLAW 1235
2ND READING

Moved and seconded,
that Bylaw 1235, The City of Castlegar Storm Water Management Parcel Tax
Roll, be read a second time by content.

Carried.

137-16
BYLAW 1235
3RD READING

Moved and seconded,
that Bylaw 1235, The City of Castlegar Storm Water Management Parcel Tax
Roll, be read a third time.

Carried.

NEXT MEETING:

Regular Meeting, May 2, 2016 7:00 p.m. at the Community Forum, 445 -13th
Avenue, Castlegar, B.C.

NOTICE OF MOTION:

Nil

QUESTION PERIOD:

MR. RUDIGER
CLAUSS

Mr. Clauss commented on the priority of maintaining City parks over
infrastructure. Mr. Clauss recommended volunteers be used in order to keep park
maintenance costs down and recommended Council consider implementing a
user fee for park usage.

Mr. Clauss commented on the importance of continued education regarding the
benefits of composting.

MS. CHERYL MCLEOD

Ms. McLeod asked Council to explain the rationale for implementing the new
garbage and recycling system. CAO explained the reasons and objectives the
City hopes to achieve by implementing the new system, including increased
recycling and reducing bear/human conflict.

Ms. McLeod inquired into the cost of the new garbage cans. Staff responded that
the current budget reflects \$462,000 and that the program is supported by the
Gas Tax Funding Program. Ms. McLeod expressed her concerns with the new
system.

Ms. McLeod inquired into the process for the Parcel Tax Roll Review Panel
Meeting. CAO explained the legislative requirements and the purpose of
conducting a Parcel Tax Roll Review Meeting.

Ms. McLeod expressed her desire to have Council meetings recorded and
available on the City web page and inquired why this was not included in the
budget. Council explained the financial implications and technical difficulties
associated with providing this service and installing a new system.

Ms. McLeod asked for clarification on the budget line item - Water Revenue Fund
and asked if all water meters have been installed and at what cost. Ms. McLeod
will send an email to the Mayor with her questions.

Ms. McLeod asked for clarification on liability of the Bike Skills Park. CAO
explained the insurance responsibilities associated with the Park.

Ms. McLeod inquired into the format of the Financial Plan Public Meeting to be
held April 5, 2016.

MS. RENEE DOLLING

Ms. Dolling asked Council what would be happening with the garbage fees in
2017. Council explained that the fees can be adjusted yearly.

Ms. Dolling also suggested that the new recycling system increased the City's
carbon footprint. Council explained that with the implementation of MMBC,
recycling is mandated by the Province.

MS. CRYSTAL
ASHTON

Ms. Ashton asked how the employment enhancement program was going. CAO explained the program was still under consideration between the City and CUPE Local 2262.

Ms. Ashton commented on her desire to have Council meeting recorded.

MR. JOHN SHIRLEY

Mr. Shirley inquired why Council would pass three readings of Bylaw 1235 prior to the Parcel Tax Review Panel meeting scheduled for April 21, 2016. CAO explained the purpose of the Parcel Tax Review Panel.

MS. RENEE DOLLING

Ms. Dolling asked whether she had missed a public meeting regarding the Parcel Tax approval process and how many years is the Parcel Tax going to be imposed for. CAO explained the tax would be for 10 years and that the public meeting to be held April 5, 2016 is part of the public process regarding the implementation of the Parcel Tax.

MS. KALIEE ROSS

Ms. Ross asked why the City had not used money in reserves to upgrade the storm system. Council explained how priorities have been different in the past.

MS. KATHERINE
ENNS

Ms. Enns inquired into the water safety/quality at Millennium Ponds and what is being done to control infestations in the water. Staff explained that the City works with an aquatic biologist and water testing is preformed on a regular basis in order to protect the public.


Ms. Enns inquired into the earthen dam at Zuckenburg Island and would it be removed. Council explained the City has been asked to leave it alone at this time until the remediation report has been received.

ADJOURNMENT:
138-16

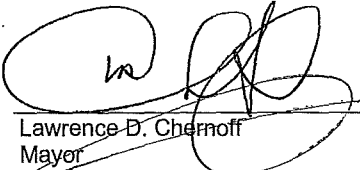
Moved and seconded,
that the meeting adjourn at 8:18 p.m.

Carried.

CERTIFIED CORRECT:



Tracey Butler
Director of Corporate Services



Lawrence D. Chernoff
Mayor