

MINUTES OF THE REGULAR MEETING OF COUNCIL
Monday, February 26, 2024 @ 2:00 PM
In the City Hall Council Chambers & Via Video-Conference
4850 Argyle Street, Port Alberni, BC

Present: Mayor S. Minions
Councillor D. Dame
Councillor J. Douglas
Councillor D. Haggard
Councillor C. Mealey
Councillor C. Solda
Councillor T. Patola

Staff: M. Fox, Chief Administrative Officer
S. Smith, Director of Development Services/Deputy CAO
D. Monteith, Director of Corporate Services
A. McGifford, Director of Finance
B. McLoughlin, Manager of Planning
H. Stevenson, Development Services Planner
S. Darling, Deputy Director of Corporate Services | Recording Secretary
P. Datta, PC Support

Gallery: 1 & 2 Electronically

A. CALL TO ORDER & APPROVAL OF THE AGENDA

The meeting was called to order at 2:00 PM.

MOVED AND SECONDED, THAT the agenda be adopted as printed and circulated.

CARRIED

B. ADOPTION OF MINUTES

MOVED AND SECONDED, THAT the Minutes of the Special meeting held at 9:30 am and Regular Council meeting held at 2:00 pm on February 12, 2024 be adopted, as presented.

CARRIED

C. DELEGATIONS

D. UNFINISHED BUSINESS

1. Five Year Financial Plan Q&A Summary

The Director of Finance presented a summary of questions and responses as it relates to the 2024-2028 Financial Planning process.

E. STAFF REPORTS

1. Accounts

MOVED AND SECONDED, THAT the certification of the Director of Finance dated February 26, 2024, be received and the cheques numbered 154404 to 154474 inclusive, in payment of accounts totalling \$ 1,203,265.65, be approved.

CARRIED | Res. No. 24-77

F. BYLAWS

1. Reserve Fund Establishment Bylaw, Amendment No. 1, Bylaw No. 5086-1, 2024

MOVED AND SECONDED, THAT "Reserve Fund Establishment Bylaw, Amendment No. 1, Bylaw No. 5086-1, 2024", be now introduced and read a first time.

A recorded vote was requested.

In Favour: Mayor Minions, Councillors Dame, Douglas, Haggard and Mealey

Opposed: Councillors Patola and Solda

CARRIED | Res. No. 24-78

MOVED AND SECONDED, THAT "Reserve Fund Establishment Bylaw, Amendment No. 1, Bylaw No. 5086-1, 2024", be read a second time.

A recorded vote was requested.

In Favour: Mayor Minions, Councillors Dame, Douglas, Haggard and Mealey

Opposed: Councillors Patola and Solda

CARRIED | Res. No. 24-79

MOVED AND SECONDED, THAT "Reserve Fund Establishment Bylaw, Amendment No. 1, Bylaw No. 5086-1, 2024", be read a third time.

A recorded vote was requested.

In Favour: Mayor Minions, Councillors Dame, Douglas, Haggard and Mealey

Opposed: Councillors Patola and Solda

CARRIED | Res. No. 24-80

MOVED AND SECONDED, THAT Council direct staff to bring forward a Development Cost Charges reserve establishment bylaw to the next Council meeting.

CARRIED | Res. No. 24-81

2. Fees and Charges Bylaw, Amendment No. 5, Bylaw No. 5100, 2024

MOVED AND SECONDED, THAT "Fees and Charges Bylaw, Amendment No. 5, Bylaw No. 5100, 2024", be now finally adopted, signed by the Mayor and Corporate Officer and numbered 5100.

CARRIED | Res. No. 24-82

3. City of Port Alberni 2024-2028 Financial Plan Bylaw No. 5097, 2024

MOVED AND SECONDED, THAT "City of Port Alberni 2024 – 2028 Financial Plan Bylaw No. 5097, 2024" be read a second time.

CARRIED | Res. No. 24-83

4. **OCP and Zoning Bylaw Amendments | 2856 4th Avenue**

MOVED AND SECONDED, THAT "Official Community Plan Amendment (2856 4th Avenue) Bylaw No. 5098" be now introduced and read a first time.

CARRIED | Res. No. 24-84

MOVED AND SECONDED, THAT "Zoning Amendment (2856 4th Avenue) Bylaw No. 5099" be now introduced and read a first time.

CARRIED | Res. No. 24-85

MOVED AND SECONDED, THAT "Official Community Plan Amendment (2856 4th Avenue) Bylaw No. 5098 be read a second time.

CARRIED | Res. No. 24-86

MOVED AND SECONDED, THAT "Zoning Amendment (2856 4th Avenue) Bylaw No. 5099" be read a second time.

CARRIED | Res. No. 24-87

MOVED AND SECONDED, THAT amending Bylaws No. 5098 and 5099 be advanced to a Public Hearing on Monday, March 25, 2024 at 6:00 pm in City Hall, Council Chambers.

CARRIED | Res. No. 24-88

G. CORRESPONDENCE FOR ACTION

1. **Falun Dafa Association of Vancouver**

MOVED AND SECONDED, THAT Council direct staff to provide a letter of greeting to the performers of Shen Yun Performing Arts in recognition of the cultural event's return to Vancouver for the 2024 season.

CARRIED | Res. No. 24-89

H. PROCLAMATIONS

I. CORRESPONDENCE FOR INFORMATION

The Director of Corporate Services summarized correspondence to Council as follows:

- a. Telus | Copper Retirement Program
- b. BC Restaurant and Foodservices Association and Restaurants Canada | Save BC Restaurants campaign
- c. Pacific Rim School District | Proposed Sale of Vacant Land on Craig Road
- d. Office of the Premier / Ministry of Housing | BC Builds Initiative
- e. Tseshaht First Nation, Hupacasath First Nation and City of Port Alberni | Copy of Letter to Island Health Re: Community Stabilization Beds Program
- f. Alberni Valley Museum and Heritage Commission Minutes | January 3, 2024

MOVED AND SECONDED, THAT Council receive correspondence for information, as circulated.

CARRIED

J. REPORT FROM IN-CAMERA

1. Council released for public consumption the intent to participate in a BC Builds project with Tseshaht First Nation.
2. Council released for public consumption Notice of its Intent to lease Unit 7 to the Community Arts Council of the Alberni Valley for the purpose of displaying art, art events and classes, and a gift shop.
3. Council released for public consumption amendment of the City of Port Alberni “Personnel Standing Committee Duties” policy by deleting the words ‘Provide support and input through the interview process to the CAO in hiring for Director-level exempt staff positions’ under Duties & Responsibilities.
4. Council released for public consumption, the appointment of James Lee to the Board of Variance for a three-year term commencing February 12, 2024 – December 31, 2026.
5. Council released for public consumption Notice of its Intent to lease a portion of City owned property situated at 4751 Tebo Avenue and legally described as that portion of Lot A, District Lot 137, Alberni District, Plan 38945, to North Island College to operate a campus for vocational studies, at a lease rate in 2024 of \$141,314.10 plus GST, for a term of three (3) years, with an option to renew for a further three years at fair market value.
6. Council released for public consumption the receipt of payouts for Judgements CB198884, CB198885, CB198886 and CB198887 in the favour of the City of Port Alberni from R. Brown, totalling \$134,120.76.

K. COUNCIL REPORTS

1. **Council and Regional District Reports**
MOVED AND SECONDED, THAT Council receive reports outlining recent meetings and events related to the City’s business.
CARRIED | Res. No. 24-90

L. NEW BUSINESS

1. **Toxic Drug Strategies | Tseshah First Nation and Community Action Team**
 - a) **Port Alberni CAT Blueprint Strategies**

MOVED AND SECONDED, THAT Council endorse the Port Alberni Community Action Team document entitled Blueprint of Transformative Strategies to the Toxic Drugs Catastrophe for the Alberni Valley and British Columbia dated February 20, 2024.

CARRIED | Res. No. 24-91
 - b) **Tseshah First Nation | Alberni Valley Toxic Poisoned Drugs (Opioid) Crisis Strategy**

MOVED AND SECONDED, THAT Council support next steps with respect to implementation and advocacy for resourcing the Alberni Valley Toxic Poisoned Drugs (Opioid) Crisis Strategy through a smaller political working group/action team.

CARRIED | Res. No. 24-92

MOVED AND SECONDED, THAT Council direct staff to prepare a letter of support and authorize the Mayor in signing the Declaration of Commitment with respect to the Alberni Valley Toxic Poisoned Drugs (Opioid) Crisis Strategy, as circulated.

CARRIED | Res. No. 24-93
2. **Policy 3002-5 | Requests for Letters of Support**

MOVED AND SECONDED, THAT Council approve Policy 3002-5 'Requests for Letters of Support'.

CARRIED | Res. No. 24-94
3. **Travel Policy 3009-2 | Amendment**

MOVED AND SECONDED, THAT Council approve the amendment to Travel Policy 3009-2 to permit Council to consider authorization of any Councillors expressing interest in attending the Federation of Canadian Municipalities annual conference and trade show.

CARRIED | Res. No. 24-95
4. **FCM | 2024 Annual Conference and Trade Show**

MOVED AND SECONDED, THAT Council authorize Councillors Dame, Haggard and Patola to participate with the Mayor in the Federation of Canadian Municipalities 2024 'Redefining our Future' Annual Conference and Trade Show taking place June 6 – 9, 2024 in Calgary, AB with authorization to include reimbursement of expenses incurred as per Travel Policy 3009-2.

CARRIED | Res. No. 24-96
5. **UBCM Local Government Development Approval Program | Grant Application**

MOVED AND SECONDED, THAT Council for the City of Port Alberni direct staff to prepare and apply to the UBCM Local Government Development Approvals Program for funding to engage an employee and/or consultant to undertake the activities identified in the staff report dated February 13, 2024 to support the improvement of development approval processes.

CARRIED | Res. No. 24-97

6. **Municipal Campground | Cllr. Patola**

MOVED AND SECONDED, THAT Council refer the proposed motion directing City administration to research and report on the feasibility of constructing a campground facility located on the City owned lands at 4356 and 4340 Gertrude street or such alternate location as suggested as suitable, to Council's next Corporate Strategic Plan review session prior to consideration at a future Regular meeting.

CARRIED | Res. No. 24-98

M. QUESTION PERIOD

J. Leskosek

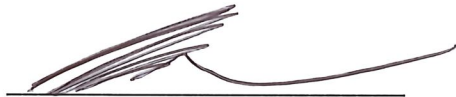
Inquired about Council's awareness of a video presentation on the School District 70 website regarding Sexual Exploitation and Human Trafficking and requested additional information related to the commercial revitalization tax exemption bylaw.

N. ADJOURNMENT

MOVED AND SECONDED, THAT the meeting adjourn at 3:40 pm.

CARRIED

CERTIFIED CORRECT



Mayor



Corporate Officer