

MINUTES OF THE REGULAR MEETING OF COUNCIL
Monday, December 13, 2021 @ 2:00 PM
City Hall Council Chambers – 4850 Argyle Street, Port Alberni, BC

PRESENT: Mayor S. Minions
Councillor R. Corbeil
Councillor D. Haggard
Councillor H. Poon
Councillor R. Paulson @ 2:13 pm
Councillor C. Solda
Councillor D. Washington

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 amended to include an item under New Business | Alberni Pacific Division. The agenda was then approved as amended.

CARRIED

MAYOR – ANNUAL ADDRESS

City Council Annual Address presented by Mayor Minions.

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 November 22, 2021, Special meeting held at 11:00 am on November 29, 2021, and Special meeting held at 2:00 pm on December 6, 2021 be adopted.

CARRIED

C. PUBLIC INPUT PERIOD

D. DELEGATIONS

1. Alberni Drug & Alcohol Prevention Services (ADAPS)

Maja Langrish, Policy Analyst, Ministry of Public Safety/Solicitor General and Debra Hamilton, Executive Director, ADAPS presented information on the “Situation Table” framework, a provincial initiative that helps front line staff from the public safety, health, and social service sectors to identify vulnerable people and collaboratively and rapidly connect them to services before they experience a negative or traumatic event.

MOVED AND SECONDED, THAT Council direct staff to provide a letter of support to Alberni Drug and Alcohol Prevention Services (ADAPS) to accompany their application to the Ministry of Public Safety and Solicitor General for the establishment of a ‘Situation Table’ framework in Port Alberni and further, should the application be successful, that the City receive and manage grant funding on behalf of ADAPS.

CARRIED | Res. No. 21-279

2. BC Conservation Foundation

Duncan Booth, Wildsafe Coordinator provided an overview of the 2021 Alberni Valley WildSafeBC Program.

3. Alberni Valley Transition Town Society

Member, Chris Alemany presented Council with a proposal for the restoration of the Dry Creek Estuary and requested that the proposal be considered as part of the City's Official Community Plan update.

E. UNFINISHED BUSINESS

F. STAFF REPORTS

1. Accounts

MOVED AND SECONDED, THAT the certification of the Director of Finance dated December 13, 2021, be received and the cheques numbered 149530 to 149676 inclusive, in payment of accounts totalling \$1,789,273.00, be approved.

CARRIED

2. Director of Corporate Services – 2022 Regular Council Meeting Schedule, Committee/Commission Meeting Schedules & Appointments

The Director of Corporate Services presented the 2022 Council meeting schedules and appointments, noting that a number of meeting dates fall outside of the Council Procedures Bylaw in order to accommodate holidays, staff and Council conferences and the Local General Election.

MOVED AND SECONDED, THAT the 2022 Regular meeting schedule of City Council be approved as shown on Schedule 'A' and that staff be authorized to publish notice of availability of the schedule.

CARRIED | Res. No. 21-280

MOVED AND SECONDED, THAT the 2022 meeting schedules for the Committee of the Whole, Audit Committee, Advisory Planning Commission, Advisory Traffic Committee, and Alberni Valley Heritage Commission be approved as circulated.

CARRIED | Res. No. 21-281

MOVED AND SECONDED, THAT the 2022 Acting Mayor appointments, appointments to Committees and Council representatives to public bodies, commissions and select committees be approved as circulated.

CARRIED | Res. No. 21-282

3. Director of Corporate Services - 2022 AGM and Convention | Association of Vancouver Island and Coastal Communities Resolution Notice & Submission Process

The Director of Corporate Services provided Council with information regarding the 2022 AGM & Convention Resolution Submission process. Staff will prepare a resolution for Council's consideration and potential submission prior to the January 28th deadline regarding the capacity of Health Canada to manage challenges faced by municipalities related to cannabis regulations.

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4. **Director of Parks, Recreation and Heritage – Community Investment Program | 2022 Recommendations**
MOVED AND SECONDED, That Council for the City of Port Alberni approve the 2022 Community Investment Program Committee recommendations as outlined in staff report dated November 30, 2021.
CARRIED | Res. No. 21-283
5. **Director of Engineering and Public Works – LWMP | Plan Monitoring Committee**
The Director of Engineering and Public Works provided Council with an update relating to the City's Liquid Waste Management Plan including the reinstatement of the Plan Monitoring Committee to support implementation of the LWMP and operation of the Waste Water Treatment Plant.
6. **Director of Engineering and Public Works – Connect the Quays Next Steps**
MOVED AND SECONDED, THAT Council direct staff to design and construct two segments of the Connect the Quays Pathway in 2022 as follows:
i. Approximately 1100 metres of path between Harbour Quay and Tyee Landing complete with a view point into the Somass lands; and
ii. Approximately 850 metres of path from Gertrude Street through Roger Creek Park to the bridge across Roger Creek.
CARRIED | Res. No. 21-284
MOVED AND SECONDED, THAT Council authorize staff to award the detailed design work for the 2022 Connect the Quays Pathway project to PWL Partnership Landscape Architects Inc. in the amount of \$90,000.
CARRIED | Res. No. 21-285
7. **Director of Development Services | Deputy CAO – Preliminary Development Application | Pacific Mayfair Estates – Burde St.**
The Director of Development Services/Deputy CAO provided Council with information regarding a preliminary development application by Pacific Mayfair Estates for properties on Burde Street, noting that the developers have indicated that they intend to make substantial changes to the application.

8. Development Planner –Development Variance Permit No. 108 & Development Permit No. 21-14

MOVED AND SECONDED, THAT Council authorize the issuance of Development Variance Permit No. 108, and that the Director of Corporate Services be authorized to sign the permit granting the following variances to the Zoning Bylaw at 3170, 3146, 3134 1st Avenue and 3197 Kingsway Avenue:

- a) Vary section 7.9 Required Amount of Parking to permit a reduction from 43 spaces to 33 spaces for a total reduction of 10 spaces.*
- b) Vary section 5.20.2 Site Development Regulations to permit an increase to the maximum height of a principal building from 10 metres to 11.2 metres for an increase of 1.2 metres.*

CARRIED | Res. No. 21-286

MOVED AND SECONDED, THAT Council authorize the issuance of Development Permit No. 21-14, and that the Director of Corporate Services be authorized to sign the permit including the development plans as shown on Schedule 'B' [a through h], prepared by OCA Architecture Inc. issued for 'Alberni Power & Marine' and dated November 2, 2021, subject to the City of Port Alberni receiving the required landscaping security.

CARRIED | Res. No. 21-287

G. BYLAWS

1. Development Planner – Development Application | Proposed Official Community Plan Bylaw & Zoning Bylaw Amendments – 4440 Vimy Street

MOVED AND SECONDED, THAT "Official Community Plan Amendment No. 35 (4440 Vimy Street - BC Housing - ACAWS), Bylaw No. 5036" be now introduced and read a first time.

CARRIED | Res. No. 21-288

MOVED AND SECONDED, THAT "Zoning Map Amendment No. 46 (4440 Vimy Street - BC Housing - ACAWS), Bylaw No. 5037" be now introduced and read a first time.

CARRIED | Res. No. 21-289

MOVED AND SECONDED, THAT "Official Community Plan Amendment No. 35 (4440 Vimy Street - BC Housing - ACAWS), Bylaw No. 5036" be read a second time.

CARRIED | Res. No. 21-290

MOVED AND SECONDED, THAT "Zoning Map Amendment No. 46 (4440 Vimy Street - BC Housing - ACAWS), Bylaw No. 5037" be read a second time.

CARRIED | Res. No. 21-291

MOVED AND SECONDED, THAT "Official Community Plan Amendment No. 35 (4440 Vimy Street - BC Housing - ACAWS), Bylaw No. 5036", and "Zoning Map Amendment No. 46 (4440 Vimy Street - BC Housing - ACAWS), Bylaw No. 5037" be advanced to a Public Hearing on Tuesday, January 25, 2022 at 6:00 pm in Council Chambers.

CARRIED | Res. No. 21-292

2. Development Planner – Development Application – Proposed Zoning Bylaw Amendment – 5405 Argyle Street

MOVED AND SECONDED, THAT City Council request the applicant revise the development application, proposed Zoning Bylaw Amendment for 5405 Argyle Street according to the recommendation of staff, and direct staff to bring forward the application for Council's consideration once revised.

CARRIED | Res. No. 21-293

3. Director of Finance – “City of Port Alberni Financial Plan Amendment Bylaw No. 5023-1”

MOVED AND SECONDED, THAT “City of Port Alberni Financial Plan Amendment Bylaw No. 5023-1” be now finally adopted, signed by the Mayor and Corporate Officer and numbered 5023-1.

CARRIED | Res. No. 21-294

H. CORRESPONDENCE FOR ACTION

I. PROCLAMATIONS

J. CORRESPONDENCE FOR INFORMATION

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

- a. Leslie Walerius | Connect the Quays & Somass Lands
- b. City of Pitt Meadows | Unfair Taxation Benefitting Railway and Industrial Operations
- c. UBCM 2021 Resolution Response | CPA Extending the Life of Fire Apparatus
- d. Advisory Traffic Committee | Minutes dated Oct. 20, 2021
- e. Forest Enhancement Society of BC | Winter 2021 Accomplishments Report
- f. Vancouver Island Crisis Society | BC Crisis Line Network
- g. Randy Fraser | City Trail/Path Maintenance
- h. Alberni Valley Museum & Heritage Commission | Minutes dated Nov. 3, 2021

K. REPORT FROM IN-CAMERA

1. Director of Corporate Services – Supportive Housing Task Force

Verbal report from the Director of Corporate Services regarding the establishment of a Task Force for the purpose of determining short and long-term supportive housing options in the Alberni Valley with the highest priority being relocation of citizens currently living in the trailers at 4th Avenue.

L. COUNCIL REPORTS

1. *MOVED AND SECONDED, THAT the Council reports outlining recent meetings and events related to the City's business, be received.*

CARRIED

M. NEW BUSINESS

Alberni Pacific Division

Following the 3rd shutdown of 2021 for Alberni Pacific Division Sawmill, Council directed staff to engage with the province and other local stakeholders to explore potential solutions.

Kingsway Hotel Renovation Update

The Director of Development Services | Deputy CAO provided an update with regards to deficiencies identified following renovations undertaken at the Kingsway Hotel. Owner and Councillor, Helen Poon issued an apology to Council, City staff and the community for the negative impact of her actions.

N. QUESTION PERIOD

Ellen Froot | Alberni Community and Women's Services Society

Requested an update with regards to the City's Welcome Sign project and invited Council to register as a team for the Coldest Night of the Year fundraiser taking place February 26, 2022.

MOVED AND SECONDED, THAT Council reconvene its Special In-Camera meeting at 4:33 PM.

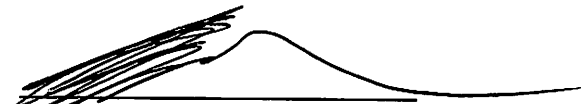
CARRIED

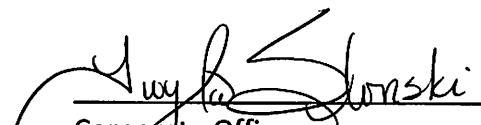
O. ADJOURNMENT

MOVED AND SECONDED, THAT the meeting adjourn at 4:34 PM.

CARRIED

CERTIFIED CORRECT


Mayor


Corporate Officer