

MINUTES OF THE TOWN OF NEEPAWA REGULAR MEETING OF COUNCIL HELD TUESDAY FEBRUARY 1, 2022 AT 7:00 P.M. IN THE COUNCIL CHAMBERS, NEEPAWA MUNICIPAL OFFICE, 275 HAMILTON ST., NEEPAWA, MB

Present: Mayor McCutcheon, Deputy Mayor Hedley, Councillors Kostenchuk, Nadeau, Parrott and Pudlo (via Zoom), CAO Colleen Synchyshyn, Manager of Operations Denis Saquet, ACAO Jodi Baker, EDO Marilyn Crewe

Regrets: Councillor Kostenchuk

Guest: Jeremy Vogt – NACTV

1. Approval of Agenda

Resolution No: 2022-18

Hedley/Nadeau

BE IT RESOLVED THAT we approve the Regular Meeting agenda for Tuesday, February 1, 2022.

CARRIED

2. Public Hearings (separate minutes)

- 7:05 p.m. – Variation Application V-05-2021 – Basanta Chen
- 7:15 p.m. – Creation of a New Public Road – Subdivision 4437-21-8347 – Chicken Chef/Town of Neepawa

3. Approval of Minutes

Resolution No: 2022-19

Gerrard/Pudlo

BE IT RESOLVED THAT we approve the minutes of the regular meeting held January 18, 2022 as circulated.

CARRIED

4. Council Reports

4.1 Public Works & Infrastructure - Councillor Parrott

- The contractor has begun constructing the access ramp to Park Lake to aid in the delivery of the rockfill supply. Expect approval for the Transport Canada navigable waterways permit in the next few days.
- Heritage Resources Branch have recommended that a Heritage Resource Protection Plan be done prior to any construction at Park Lake and Stantec is working on an Environmental Request for Review for Fisheries and Oceans Canada (DFO) and a Transport Canada navigable waterways permit for the dam and spillway replacement work.
- DFO provided a Letter of Advice for construction of the new bridge and a Transport Canada navigable waterways permit was submitted. Expect to tender the bridge in February.
- Geotechnical work in relation to the erosion and the bridge at the Golf Course is scheduled to be completed on February 3rd & 4th and will premise the design.

4.2 Western Regional Library Board - Councillor Nadeau

- Attended the Annual Meeting where they elected a new chairperson and vice chairperson.
- Carberry Library was fortunate to obtain a 3D printer with a \$3000 grant they received.
- The new Director of Library Services is Aly Wowchuk.

4.3 County Court Building Committee – Councillor Gerrard

- Reviewed tenders for a new cleaning contract and awarded to low bid.
- Discussed the accessibility and functionality of the court house building and agreed to start the process of determining what could be done to ensure compliance with accessibility legislation and improve the use of the building as a public structure. The committee will proceed with obtaining advice from a consultant.

4.4 Protection & Community Services – Deputy Mayor Hedley

- Attended a meeting of the fire department to review new policy and address any concerns.
- Also attended an Emergency Measures Organization workshop which highlighted their responsibilities and support systems for municipalities.

4.5 Neepawa Area Planning District – Councillor Parrott

- The board has reviewed the applications for a newly created position to assist our current Development Officer/Building Inspector and will conduct the interviews next week.

4.6 Neepawa & Area Disabled Persons Association – Mayor McCutcheon

- Extended appreciation to Mary Porter for many years of service to the Handivan. She has decided to retire from her position as the contractor and Justin Cicholski will fill the role on a temporary basis until June 1st.
- The Handivan service has been in place for over 40 years, with Neepawa being one of the first three communities to join the provincial program. Given the challenges of COVID, we were fortunate to have been selected by the Province to participate in the Municipal Services Delivery Improvement Program.
- Over the course of the next number of weeks, a consultant will evaluate and review the handivan service and provide recommendations for improving operations and ensuring sustainability of the program.

5. Department Reports

5.1 Manager of Operations – Denis Saquet

- Staff have been busy cleaning up snow and ensuring back lanes and fire hydrants are accessible.
- A recent main line blockage had to be cleared. The line was a 15" line and completely blocked with grease. Residents are once again reminded to refrain from putting grease of any sort down the drains.
- Will be meeting with our engineers in the coming weeks to ensure we can focus our 2022 budget dollars where most needed to support growth.

6. Finance

6.1 Accounts – January 2022

Resolution No: 2022-20

Gerrard/Hedley

BE IT RESOLVED THAT we approve the accounts for January 2022 totaling \$2,098,190.93, as reviewed and representing cheques #202200023 to #202200194, but excluding #202200057 and #202200130.

CARRIED

Deputy Mayor Hedley and Councillor Gerrard declared a conflict for the following resolution; vacated the room; returning at the close of discussion and debate.

6.2 Accounts – December 2021 (HH & Co-op)

Resolution No: 2022-21

Parrott/Nadeau

BE IT RESOLVED THAT the Council for the Town of Neepawa approve cheque #202200057 and #202200130 for January 2022 to Home Hardware and Neepawa Gladstone Co-op totalling \$5,292.51.

CARRIED

7. New Business

7.1 Variation Application V-05-2021 – Basanta/Chen – Lots 20/21, Block 81, Plan 256 (270 Main St.)

Resolution No: 2022-22

Nadeau/Pudlo

BE IT RESOLVED THAT we approve Variation Application V-05-2021 of Wenliang Chen on behalf of G.C.

Basanta respecting Lots 20 & 21, Block, 81, Plan 256 at 270 Main Street East to allow for the intensification of the residential use from the current RT - Residential Two Unit Zone to the proposed RM1 - Residential Multi-Unit 1 Zone as well as approving a side yard setback reduction for both side yards from the required 10 feet to a proposed 9 feet each. These variances to allow for the construction of a 2-storey, 4-unit residential dwelling with 2 units on the main floor and 2 units on the second floor.

Parrott/Pudlo

BE IT RESOLVED THAT we table resolution #2022-22 and reserve decision until the next meeting of council.

Motion to Table - CARRIED

TABLED

7.2 Subdivision 4437-21-8347 - Town of Neepawa/Chicken Corral Canada Ltd.

Resolution No: 2022-23

Hedley/Pudlo

BE IT RESOLVED THAT we approve Subdivision Application 4437-21-8347 affecting Lot 63, Plan 65638 and Lot 1, Plan 39493 in SW 33-14-5W, subject to the passing of a by-law to open that portion of the subdivision that will become part of Stonehouse Street.

CARRIED

7.3 Zoning By-Law Amendment: Re-Classify Lots 1 & 2, Plan 6081 from ML to RMH

Resolution No: 2022-24

Parrott/Nadeau

BE IT RESOLVED THAT the Council of the Town of Neepawa request Community and Regional Planning to prepare By-Law No. 3209-22 to give effect to amending the Town of Neepawa Zoning By-Law No. 3184-18 for the re-zoning of Lots 6 & 7, Plan 6991 at 553 and 571 Dominion Road from the current MH - Industrial Heavy Zone to the proposed RM-2 - Residential Multiple Unit 2 Zone.

CARRIED

7.4 Riverbend Campground – Online Services and Rate Increase

Resolution No: 2022-25

Hedley/Pudlo

BE IT RESOLVED THAT we approve the following changes at the Riverbend Campground for 2022:

- new booking software to provide an option for on-line reservations and payment; and
- increases to the rate structure as follows:
 - Full service - \$35.00
 - Water & Electric - \$30.00
 - Electric - \$25.00
 - No Services - \$20.00

CARRIED

7.5 Canada Day - Royal Canadian Airforce Flyby (RCAF Aircraft)

Resolution No: 2022-26

Pudlo/Hedley

BE IT RESOLVED THAT the Town of Neepawa is supportive of a flyby by RCAF Aircraft as low as 500 feet, for the planned Neepawa Celebrate Canada Day being held at 418 Davidson Street (Riverbend Park) for transit, practice and shows on July 1, 2022.

CARRIED

7.6 Request for Easement to Construct a Fire Escape - 287 Hamilton St.

Resolution No: 2022-27

Gerrard/Nadeau

BE IT RESOLVED THAT subject to finalizing the terms for an easement agreement, the Council for the Town of Neepawa hereby agree to allow the owner of property located at 287 Hamilton St. (Lots 8/10, Block 117, Plan 256) to register an easement over that portion of Town property at 275 Hamilton St. (Lots 11 & 12, Block 117, Plan 256), to permit the property owner the ability to construct a fire escape in accordance with the National Building and Fire Codes.

CARRIED

8. By-Laws

8.1 By-Law 3210-22 Regulating Lot Grading & Drainage – 1st Reading

Resolution No: 2022-28

Gerrard/Nadeau

BE IT RESOLVED THAT By-Law No. 3210-22, being a By-Law of the Town of Neepawa to regulate the lot grading and drainage of private or public property in the Town of Neepawa, be now read for a first time.

CARRIED

9. Other Business

- Councillor Parrot noted that with the announcement of the new hospital, the opportunity exists to leverage equipment and enhancements for the hospital that are not currently part of the overall project.
- Councillor Gerrard concurred, stating that the Town can provide charitable receipts for donations towards enhancing the hospital or any such project that would be deemed a necessary improvement.

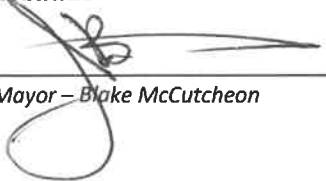
10. Adjournment

Resolution No: 2022-29


Pudlo/Parrott

BE IT RESOLVED THAT we do now adjourn this Regular Meeting of Council at 8:00 p.m.

CARRIED



Mayor – Blake McCutcheon



CAO – Colleen Synchyshyn