

**MINUTES OF THE TOWN OF NEEPAWA REGULAR MEETING OF COUNCIL HELD TUESDAY FEBRUARY 7, 2023 AT 7:00 P.M. IN THE COUNCIL CHAMBERS, NEEPAWA MUNICIPAL OFFICE, 275 HAMILTON ST., NEEPAWA, MB**

Present: Deputy Mayor Parrott (presiding), Councillors Gerrard, Kostenchuk, Nadeau, Pottinger and Sisley, CAO Colleen Synchyshyn, Manager of Operations Denis Saquet, ACAO Jodi Baker

Regrets: Mayor Hedley

Guests: Rrain Prior – NACTV; Jamie Suski; Adrian de Groot; Brad Mummery

**1. Approval of Agenda**

**Resolution No: 2023-14**

**Gerrard/Nadeau**

BE IT RESOLVED THAT we approve the Regular Meeting agenda for Tuesday, February 7, 2023.

**CARRIED**

**2. Approval of Minutes**

**Resolution No: 2023-15**

**Pottinger/Kostenchuk**

BE IT RESOLVED THAT we approve the minutes of the Regular Meeting and Public Hearing held January 17, 2023 as circulated.

**CARRIED**

**3. Presentations/Delegations**

7:05 p.m. – Adrian de Groot

- Provided information on an Urban Tree Program. By using the Town’s bulk tree purchasing power, trees could be offered at a discount for residents to plant on private property and increase the tree canopy.

7:15 p.m. – Brad Mummery

- Spoke about the safety issues related to the location of the crosswalk at Hospital Street. Council thanked Mr. Mummery for his presentation and advised him that Administration has already been in contact with Manitoba Transportation and Infrastructure regarding this matter.

**4. Council Reports**

**4.1 Various – Councillor Nadeau**

- The portion of the Trans Canada Trail that runs through Neepawa is in need of repair due to erosion that took place in the section between Riverbend Park and the hospital.
- The library has undergone some renovations and they have purchased a Cricut machine for public use.

**4.2 Various – Councillor Sisley**

- Winterfest – update of activities and requesting volunteers.
- Handivan Update – partnering with Coop and Freshmart for Seniors Tuesday, to provide rides, free of charge, to and from various 55+ locations to get their groceries.
- Spoke to the vandalism at The Flats and promoted volunteering for the COPPS Program.

**4.3 Public Works and Infrastructure – Deputy Mayor Parrott**

- Provided an update on the recent Public Works Committee meeting, indicating that with large projects in the queue, the focus will be on needs for 2023 as opposed to wants.

**5. Department Reports**

**5.1 Manager of Operations – Denis Saquet**

- Planning continues in conjunction with our engineers to prepare for the servicing of the new hospital.

- Remediation at Park Lake will continue until mid March, when work will cease to allow for spring run-off.
- Sheet piling and H-piling has been completed at the golf course location to stabilize the riverbank and prepare for the construction of the bridge.

## **6. Finance**

### **6.1 Accounts – January 2023**

**Resolution No: 2023-16**

**Gerrard/Sisley**

BE IT RESOLVED THAT we approve the accounts for January 2023 totaling \$3,519,310.16, as reviewed and representing cheques #202300001 to #202300253, but excluding #202300048.

**CARRIED**

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

### **6.2 Accounts – January 2023 (HH)**

**Resolution No: 2023-17**

**Nadeau/Kostenchuk**

BE IT RESOLVED THAT the Council for the Town of Neepawa approve cheque #202300048 for January 2023 to Home Hardware totalling \$312.84.

**CARRIED**

## **7. Unfinished Business**

### **7.1 Subdivision Application 4437-22-8376 (Reimer)**

**Resolution No: 2023-18**

**Pottinger/Sisley**

WHEREAS the Council of the Town of Neepawa approved Subdivision 4437-22-8376 of Owen Reimer on behalf of 10031344 Manitoba Inc. to subdivide Lots 17 – 24 inclusive, Block 118, Plan 256 in NE 28 & SE 33-14-15W, for the purpose of splitting off the existing commercial lot from the balance of the property, in order to develop the newly created lot into multi-residential housing;

AND WHEREAS Council imposed conditions requiring the applicant to obtain a conditional use order to allow for the change in use of the new parcel, as well as the formalizing of a development agreement to address costs of servicing, etc.;

AND WHEREAS the applicant no longer wishes to proceed with a multi-residential development at this time, preferring to simply subdivide his property into two separate parcels;

THEREFORE, BE IT RESOLVED THAT Council approve the withdrawal of the requirements for a conditional use and a development agreement, and allow the applicant to divide their property into two separate lots within the commercial central zone under Subdivision Application 4437-22-8376.

**CARRIED**

### **7.2 Subdivision Application 4437-22-8452 (Big N Rich Ltd)**

**Resolution No: 2023-19**

**Pottinger/Kostenchuk**

WHEREAS the Council of the Town of Neepawa approved Subdivision 4437-22-8452 of Christianson TDS on behalf of Big N Rich Ltd. to subdivide Lot 15, Block 30, Plan 348 & PT Walker Avenue (Closed) in NE 28-14-15W to allow for the construction of a single family residential home on the proposed lot, subject to conditions that were outlined in Resolution 2022-175;

AND WHEREAS the applicant submitted an application to Community and Regional Planning to revise the subdivision by altering the widths of the proposed Lots 1 & 2. This application for revision conditionally approved by the province, however now subject to the Town's approval;

THEREFORE, BE IT RESOLVED THAT we hereby approve the revision to Subdivision 4437-22-8452 to reduce the width of the proposed Lot 1 from 63.66 ft to 56.03 ft, which will reduce the site area from 6400 sq ft to

5600.46 sq ft; and increase the width of the proposed Lot 2 from 33 ft to 41 ft, which will increase the site area from 3301.3 sq ft to 4,097.82 sq ft.

FURTHER BE IT RESOLVED THAT other than altering the frontage and site area values for the proposed Lot 2 as part of a variance application, the conditions contained in resolution 2202-175 remain applicable.

**CARRIED**

## **8. New Business**

### **8.1 Chamber of Commerce Fair 2023 – Request for Community Event Status**

**Resolution No: 2023-20**

**Nadeau/Kostenchuk**

BE IT RESOLVED THAT the Council of the Town of Neepawa declare the 2023 Neepawa & District Chamber of Commerce Fair as a community event, entitling them to obtain a community events liquor permit for the period of May 26-28, 2023.

**CARRIED**

### **8.2 Storefront Improvement Incentive Program – 2023 Intake – Hid N Hollow**

**Resolution No: 2023-21**

**Sisley/Pottinger**

BE IT RESOLVED THAT we approve an application to the Storefront Improvement Program submitted by Hid N Hollow to repair the storefront and install a mural at 266 Davidson Street. Incentive provided shall be a maximum of \$5,000.00 or 50% of the actual cost, whichever is lessor.

**CARRIED**

## **9. By-Laws**

### **9.1 By-Law 3221-23 – Cemetery Maintenance & Fees**

**Resolution No: 2023-22**

**Gerrard/Nadeau**

BE IT RESOLVED THAT By-Law No. 3221-23, being a by-law of the Town of Neepawa to provide for the regulation, maintenance, care and operation of the Neepawa Riverside Cemetery, be now read for a second time.

**CARRIED**

### **9.2 By-Law 3221-23 – Cemetery Maintenance & Fees**

**Resolution No: 2023-23**

**Pottinger/Gerrard**

BE IT RESOLVED THAT By-Law No. 3221-23, being a by-law of the Town of Neepawa to provide for the regulation, maintenance, care and operation of the Neepawa Riverside Cemetery, be now read for a third time and passed.

For: All

Against/Abstain: Nil

**CARRIED**

## **10. Adjournment**

**Resolution No: 2023-24**

**Sisley/Kostenchuk**

BE IT RESOLVED THAT we do now adjourn this Regular Meeting of Council at 8:04 p.m.

**CARRIED**



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Mayor – Brian Hedley



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CAO – Colleen Synchshyn