



**Minutes of the Regular Council Meeting
held in the Municipal Chambers
Wednesday, November 10, 2021, at 5:30 pm**

Mayor S. Storey presided. Councillors present were A. Fennema, C. LePoidevin and K. Watt-Senner.

Staff present were Chief Administrative Officer R. Holland and Recording Secretary T. Austin.

Guests in attendance were Dave Johnson and Jason Regnier. Guest that joined via video conference was Allan Bieganski.

**Meeting Called to Order
At 5:30 pm.**

Agenda:

Mayor Storey called for a motion to adopt the agenda and the declaration of new business.

MOVED/SECONDED to adopt the agenda.

Resolution 11-10-360

Carried

Delegations & Guests:

Four Rivers Co-op

Mr. Allan Bieganski from Four Rivers Co-Operative presented plans for their cardlock expansion project in Fraser Lake. The Four Rivers Cooperative has purchased the property adjacent to the current cardlock facility. This new property provides the space required for this expansion project.

Mr. Regnier and Mr. Johnson joined the meeting at this time.

The project will proceed in three phases. Phase one will see the construction of the new cardlock area. It will consist of a traditional lane-style access. The new facility can be built while the existing cardlock remains open so there will be no interruption in service. The new facility will be supported through three underground tanks. The canopy pilings will be installed; however, the steel canopy may follow in a subsequent phase.

Mr. Bieganski highlighted that there will be a card lock-activated washroom, with one stall having a shower. These washrooms at other sites are well used and well respected, and a convenience that members appreciate.

Phase two is a car/truck wash and phase three is a potential C-Store gas bar located in the area where the current cardlock is now. Under the current BC Ministry of Environmental Standards, the site clean-up will have to take place before the gas bar can be planned. He also noted that they would still need to complete a feasibility study for the gas bar.

Mr. Bieganski noted that the entire cardlock area will be paved. He hopes it will be okay for them to leave the area designated for the car/truck wash in phase two to remain gravel until it is developed, as well as the area of the old cardlock while the clean-up is being done.

Councillor Fennema inquired on the start date for phase one.

Four Rivers Cooperative is hoping to have the detailed drawings completed soon and the bid packages ready for tender in February or March. The intent is to begin construction in May. He noted that if construction goes as planned, phase one should be completed in the fall of 2022.

Mayor Storey reported that the Regional District of Bulkley-Nechako (RDBN) has recently completed a traffic study. She will connect Mr. Bieganski with the applicable person at the RDBN to see if this data can be shared with the Four Rivers Co-op.

Mayor Storey thanked Mr. Bieganski for this announcement and noted that with the Artemis Gold and Costal Gas Link projects in the area, it seems like a good time to expand.

Councillor Fennema inquired if the kiosks will be covered? In her experience, it is difficult to see the screens on the sun exposed screens.

Mr. Bieganski thought that tinted glass would be installed to prevent these problems. He will check that this solution is working for Co Op members. He noted that the new design will take that into account with the type of kiosk as well as the new placement.

Mr. Bieganski reported that the scope of the original project was around \$800,000-\$900,000. The scope of the new project is \$3.5 million. He noted that the Four Rivers Cooperative is very proud and excited to be investing in Fraser Lake. He also noted that traffic is increasing because of the port in Prince Rupert and the port in Stewart. it's a great time to build a better project for the residents of Fraser Lake.

Mr. Bieganski noted that they have reached out to City West and applied to receive fibre optics at the site, which will be good for the cardlock. He noted that in a future phase there are also plans to add an above ground tank pump system.

Mr. Bieganski thanked Council for the opportunity to speak about the project and noted it is their biggest project for 2022.

Mayor Storey thanked Mr. Bieganski for the presentation.

Mr. Bieganski left the meeting at this time.

B.C.'s Old Growth Protection Plan - Deferrals

Mayor Storey reported the Ms. Lori Borth, Ministry of Forests, contacted her regarding the announcement on old growth forest deferrals. She also attended a meeting at the RDBN. It is unclear what the new plan will look like. Mayor Storey also attended a virtual meeting with the Lake's District Coalition and had a phone conversation with Ian Grady of the Fraser Lake Sawmill. No one really knows what the affect will be yet. Some groups are concerned about the lack of consultation prior to this announcement. The percentage of old growth forest being removed is still unknown, but some people are estimating that between 18-30% will be removed, with the coastal forest being affected the most. Mayor Storey noted that trees older than 141 are considered old growth in the interior but on the island and other parts of the coastal range, old growth is considered to be 240-250 years in age. She noted that old growth here is often dead and down trees that could be a fire hazard, where old growth on the coast is much different and prettier. Mayor Storey is concerned that the provincial blanket policy might not consider local concerns, with impacts on West Fraser and local forestry. She noted that the province has given 30 days to anyone who would like to provide feedback, which is not a lot of time, and noted that the maps provided have raised a lot of questions and concerns. Mayor storey commented that Council is willing to write letters to provide feedback or support the Community Forest or West Fraser as needed.

Mr. Jason Regnier provided an update on the old growth deferral decision and how it might affect the Community Forest. Mr. Regnier shared a map that shows how old growth was set-up prior to the announcement plus the additional areas the province is proposing to add. He noted that his first concern is the maps are very coarse. Normally they work on a 1 mm grid for mapping, but the new data provided is 100 m x 100 m pixels. Mr. Regnier explained that it is going to be difficult to analyze how these squares are going to affect

the community forest, as it is not practical to layout blocks or roads without more definition. He understands that the government had to produce a coarse map, as it would have used an incredible number of computers to generate a detailed map of the whole province. He noted that they will have to eventually create better maps.

Mr. Regnier commented on a cutting permit that is ready to submit. Regardless of this announcement, the application will be submitted. This cutting permit is required to get our loggers through to break-up. He believes it will be approved. Some blocks being logged right now have some of these new squares on them, but it is not feasible to stop logging and the province has not asked for that. This is a proposed old growth policy, and it is in a public comments period which will be followed by a time for them to analyze feedback and finalize the regulation. He recommends not spending money for new development until the province provides more clarity on what is happening. He noted that this will not affect this 5-year cut control as they have enough to log through until the end of December 2021. A new 5-year cut control starts January 1st. It could impact January-February-March harvest operations.

Mr. Regnier would like to keep a focus on dealing with the damaged stands until breakup. Mr. Regnier noted that it looks like stumpage could rise so there are advantages to logging the damaged stands now. There is going to be some impact on the Community Forest, but it is not all doom and gloom. There is a plan that can work with these new dynamics. The strategy is to leave as much of the old growth as possible while allowing a lot of opportunities to log and commercially thin. He can't comment on the impacts it will have on West Fraser.

Mayor Storey commented, it seems like the best course of action is provide our feedback and then wait to see the final policy before worrying.

Mr. Regnier gave some history on old growth standards in BC and how it affects the eco-system. He noted that there is balance between old growth retention and forestry jobs and economy. The energetic logging of pine beetle wood has prompted better practices going forward. Mr. Regnier is hoping that there will be the ability to make some decisions locally.

Mayor Storey noted that a convoy is being planned to travel to the lower mainland at the same time as her Union of BC Municipalities (UBCM) meetings. She commented that there is a lot to this issue and many conversations are needed to find good solutions to balance the ecology and the forest economy.

Mr. Regnier noted that it will be very difficult to layout a road or block with the provided map. He would recommend that could be a topic of feedback to provide. He also noted that they need to provide information on whether blocks already submitted will be allowed to continue on-schedule and when the date that these policies will come into effect so forestry companies can plan.

Mr. Johnson noted that if logging of old growth is reduced, commercial thinning may increase and that could be positive. Most companies will have to re-tool with the change in harvesting practices. He anticipates large companies will be affected the most.

Mayor Storey commented that we are already doing some of that in the Fraser Lake area, and the support from Forest Enhancement Society of BC (FESBC) has been appreciated. The Village just received another \$250,000 in support from them.

Mr. Regnier noted that if the Community Forest can front-end load harvesting in the next five year cut cycle before stumpage rises, the Village will not have to worry about losing income. He noted that the planned increase in stumpage will take effect next summer. The changes being made to the Forest Act through the modernization of forest policy will affect forestry practices

Mr. Regnier noted that everyone knew something was coming, but nobody knew exactly what and how.

It was agreed to schedule a meeting to prepare some comments for feedback.

Mr. Johnson reported that the community forest is on target to complete the five-year cut allocation. He also shared an issue with the grade 4 credits.

Mayor Storey reported a meeting with Mr. Josh Hoffman, Engagement Specialist at the Ministry of Forests, Lands and Natural Resource Operations, Vanderhoof. The replacement for Mr. Dave Van Dolah has not been decided.

Mayor Storey thanked Mr. Regnier and Mr. Johnson for joining the meeting and for the update.

Mr. Regnier and Mr. Johnson left the meeting at this time.

Regular Council Minutes,

October 27, 2021

MOVED/SECONDED that the Regular Council Minutes of October 27, 2021, be adopted as presented on this day and that such Minutes as read set out all the business before Council that day and fully and properly record all the resolutions and bylaws passed and adopted by Council at that meeting.

Resolution 11-10-361

Carried

Business arising from the Minutes:

There was no business arising from the Minutes.

Reports on Council Activities:

Councillor LePoidevin

None

Councillor Watt-Senner

None

Councillor Fennema

Thanked the Village for the upgrades to the library. Following the renovations, the building looks brand-new. She reported that with the new insulation and siding installed, the furnace doesn't run as often. Councillor Fennema noted that they have been receiving a lot of positive comments.

Councillor Fennema inquired about booking accommodation for the North Central Local Government Association (NCLGA) Conference in May, 2022.

Mayor Storey agreed this was a good idea.

Councillor Fennema received a request from MLA Mr. John Rustad for information on what happens if Silver Birch disbands. He asked who owns the land, building(s) and grants they have received.

CAO Holland noted that the society does have the authority to pass it over to the municipality.

Councillor Fennema reported that she received some complaints regarding dogs but she directed them to staff. She has also received some complaints about lighting at the mall, she directed them to Mr. Mark Parker.

Councillor Fennema noted that City West may waive the connection

fees for the library because they are not for profit. That same benefit may be available to other not for profit organizations in town as well.

Councillor Fennema reported that traffic is driving too fast through Fraser Lake. She asked about the possibility of receiving the flashing slow down lights for either side of town.

Mayor Storey

Reported her call with Ian Grady regarding fibre. She attended a modernizing forestry policy meeting, and a Lake's District Coalition meeting. Mayor Storey thanked FESBC for the funding recently received by the Village for the Community Forest. She noted that there are discussions on the future of FESBC. Mayor Storey also highlighted that the Council of Forest Industries (COFI) meeting is coming up, Councillors who wish to join CAO Holland should contact him. Mayor Storey noted that the Village should continue talks to increase the Community Forest area.

Mayor Storey mentioned the study on traffic and the slow down signs earlier in the meeting. She will connect with the two people from the Regional District to obtain traffic flow numbers for the Fraser Lake area.

Mayor Storey requested that purchasing the flashing slow down signs be added to the budget discussion for 2022.

Mayor Storey commented on a presentation by RDBN on Predator Reduction for Caribou Recovery. At a recent UBCM meeting there was a motion that did not make it to the floor regarding the cull of wolves to assist in the recovery of the caribou. Mayor Storey noted she did have a response prepared regarding blanket policies. She has concerns about the cull of the moose population to reduce the wolf population, as does Clint Lambert. They are still trying to find a balance for species-at-risk.

Mayor Storey highlighted the Blue-Green Planet Project, where coffee shops can have their servers invite their patrons to donate towards planting trees to help fight climate change. Contributions start at \$0.25. She noted that she will forward the information to Council.

Councillor Watt-Senner advised she spoke with Sarah Johnson about the Blue-Green Planet project. She is interested in having a look at the information.

MOVED/SECONDED to receive Councillor Reports.

Resolution 11-10-362

Carried

Accounts payable:

MOVED/SECONDED to adopt Accounts Payable and payroll in the amount of \$625,082.04.

Resolution 11-10-363

Carried

Correspondence List:

None

Business from the CAO:

Remembrance Day 2021

Mayor Storey reported that she is scheduled to attend the service at 11:00 am.

Councillor Fennema inquired if Fire Chief Pacheco would set the sirens off at 11:00 for those that are not attending due to Covid-19 restrictions like last year. She commented that it was a nice gesture.

CAO Holland reported there will be a small Legion-led ceremony at 11:00 am. The Fire Department will also march to the cenotaph and lay a wreath.

Garbage Truck Break Down

The old garbage truck broke down. Repairs could be upwards of \$20,000. The new garbage truck is not expected to arrive for 6 months. Staff looked at renting until the new truck arrives, but it would be too expensive. Director of Public Works Hilman located a good used garbage truck for \$9,000.

CAO Holland noted that they will look at the disposal of the old truck soon. He reported that the new interim truck runs on air brakes. Our garbage person is scheduled for training.

MOVED/SECONDED to purchase the 2007 Freightliner garbage truck and to expend purchase related costs from the Northern Capital and Planning reserve.

Resolution 11-10-364

Carried

Senior Boys Basketball Team – Grant in Aid Application

A Grant-in-Aid request has been received from the Fraser Lake Elementary-Secondary School Senior Boys Basketball. The request is for \$350.00 in support of a tournament. \$3,444 is left in the Grant-in-Aid account.

Councillor Fennema requested that all parents be informed of the requirement of having to present a vaccine passport to avoid any misunderstandings at the door.

MOVED/SECONDED to support the Fraser Lake Elementary-Secondary School Senior Boys Basketball team with a grant in aid in the amount of \$350.00.

Resolution 11-10-365

Carried

Removal of “Option to Purchase”

All conditions for development of Lot 1 have been fulfilled by Mr. Gary Atkinson. Mr. Atkinson has requested that the “Option to Purchase” covenant be removed from the title.

MOVED/SECONDED to approve the removal of the “Option to Purchase” from Lot 1, District Lot 617, Range 5, Coast District Plan BCP43911.

Resolution 11-10-366

Carried

Donation of Furniture from Centerra Gold/Endako Mine

Centerra Gold/Endako Mine donated 4 desks and a map cabinet to the Village. He noted that the furniture was a nice addition to the professional building.

Santa Sleigh

CAO Holland reported that Mr. Charlie Hopkins has offered the Santa Sleigh to the Village for \$2,500.00.

Council agreed it would be a great asset for the Village.

MOVED/SECONDED to approve the to purchase of Santa’s Sleigh from Mr. Charlie Hopkins for \$2,500 and expend those funds from the general revenues earmarked for recreational expenditures.

Resolution 11-10-367

Carried

MOVED/SECONDED to receive the CAO Report.

Resolution 11-10-368

Carried

Staff Reports:

None

Reading List:

Mayor Storey highlighted the COFI meeting, noting that she will already be at a work conference during that time.

Councillor Fennema noted that she would like to attend two other conferences, so it is unlikely she could attend COFI.

Mayor Storey noted that she may be able attend sessions that don't conflict with the scheduled events at her other conference.

There were no other questions about the remainder of the reading list.

MOVED/SECONDED to receive the Reading List.

Resolution 11-10-369

Carried

New Business:

Billing for Water Usage

Mayor Storey has received complaints regarding Northern Log Hauling allowing others to fill up with water rather than using the dispensing station. She has also received complaints that they allow many people to wash their big rigs there, which uses a lot of water. She noted that people should be paying fairly for the water as it does cost the Village to produce that water.

Councillor Watt-Senner inquired who owns Northern Log Hauling.

Councillor LePoidevin noted his name, and that he lives in Prince Rupert and may not be aware of our local concern.

CAO Holland reported that the Village currently has water meters on 15 commercial properties. A bylaw is needed with listed rates for consumption. The last assessment of the amount of water used by Northern Log Hauling indicated very high consumption.

Councillor LePoidevin inquired why a two-inch hydrant was installed on the back of that shop.

CAO Holland reported the Village has noticed a reduction in use at the dispensing station. At the same time, the rumours of bigger tanks being filled at Northern Log Hauling have increased.

MOVED/SECONDED that Council request staff to investigate the water dispensing issue as discussed in the November 10, 2021, Council meeting and bring some options back to Council.

Resolution 11-10-370

Carried

Hoarding Bylaw

Mayor Storey presented the possibility of creating a hoarding bylaw. She commented on the health risks and fire hazards this type of activity creates. In Vancouver they have a society that functions in partnership with the health authority, fire department and SPCA. Even though there have not been specific issues in Fraser Lake, communities close by have dealt with hoarding. She noted that the Village currently has a Good Neighbour bylaw to deal with accumulations of debris outside the home. She feels a bylaw should be investigated so that it is in place if needed.

Councillor Fennema inquired how would people report hoarding.

Mayor Storey commented that would be decided when developing the bylaw. She agreed the Village does not deal with this often.

Councillor Watt-Senner noted that before moving to Fraser Lake, she owned a company that specialized in hoarding. Multi-agency partnerships are needed in those situations. If the Village decides to create this type of bylaw, they can reach out to her for more information. She added it may not be worth the time and money to develop this on a municipal level as it is unlikely that Fraser Lake will experience this on a big scale. She commented, in cases of hoarding, it is not just about coming in and removing debris. Supports need to be in place for the person, as a hoarder will accumulate 30-50% more stuff within 3-6 months without any supports. She recommended that it may be a better option to have those specially trained come deal with hoarding case by case.

Mayor Storey noted that it would be good to know the resources we have available. She feels this may be an addition to the Good Neighbour bylaw.

CAO Holland noted hoarding is not a significant social issue in Fraser Lake. If it becomes an issue, a bylaw would be needed.

Mayor Storey feels a hoarding bylaw could be added one day in the future to the Village bylaws.

Arena / Daycare

Mayor Storey hopes to speak with Michelle Kirby at the Province about whether there is funding available to install an elevator in the arena. If the renovations are completed on the curling rink to turn it into a community hall, she would like to convert the upstairs into a municipally-run subsidized \$10/daycare facility. She believes there is a great need here for daycare services.

Mayor Storey will make inquiries with Michelle Kirby. Mayor Storey added that the school district is starting a before and after school care pilot program in November at Mouse Mountain Elementary School. She is exciting to see the service but does not feel it addresses the shortage of daycare spaces in Fraser Lake.

MOVED/SECONDED to receive New Business.

Resolution 11-10-371

Carried

Bylaws:

None

In-Camera:

MOVED/SECONDED to move from the Regular Meeting to In-Camera at 7:21 pm under Section 90. (1)(k) of the Community Charter which allows a part of a council meeting may be closed to the public if the subject matter being considered relates to negotiations and related discussions respecting the proposed provision of a municipal service that are at the preliminary stages and that, in the view of the council, could reasonably be expected to harm the interests of the municipality if they were held in public.

As per Section 90. (2)(d) a part of a council meeting may be closed to the public if the subject matter being considered relates to a matter that, under another enactment, is such that the public must be excluded from the meeting

Resolution 11-10-372

Carried

Return to the Regular Meeting at 8:31 pm.

Next Regular Meeting of Council:

November 24, 2021, at 5:30 pm

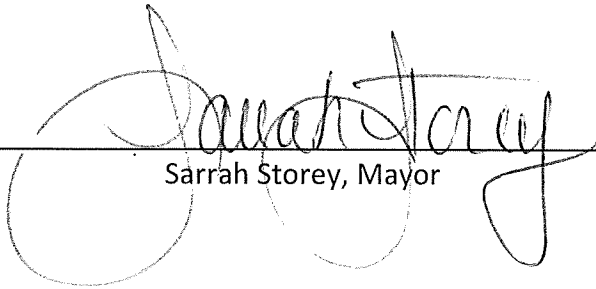
Adjournment:

MOVED/SECONDED that the November 10, 2021, Regular Meeting of Council be now adjourned at 8:32 pm.

Resolution 11-10-376

Carried

Certified Correct:


Sarah Storey, Mayor


Rodney J. Holland, Chief Administrative Officer