

Minutes of the Regular Council Meeting held in the Municipal Chambers on Wednesday, August 26, 2020 at 5:30 pm.

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Mayor S. Storey presided. Councillors present were C. LePoidevin, A. Fennema and J. Jenkinson. Staff present were R.J. Holland, Chief Administrative Officer, V. Hilman, Director of Public Works and D. Christie, Economic Development Officer.

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

**Agenda:**

MOVED/SECONDED to adopt the agenda.

Resolution 08-26-254

Carried

**Delegations & Guests:**

Jason Llewellyn, Direction of Planning Services at the RDBN provided Council with an update on the RDBN's Parks and Recreation Service study that was conducted over the past year. A power point slide show accompanied the presentation. The results of the study were received the past spring. The study identified where the recreational needs were in the rural areas and it set out some principles the Regional District Board should consider when making decision. The study can be found at the Regional District website.

The process has now advanced to the consultation stage. The Board has directed staff to develop an implementation strategy to advance this initiative.

The RDBN is seeking input from sport groups, local governments, and the public to determine next steps, which includes identifying opportunities for partnership.

The RDBN is proposing to create a Recreation Service that divides the Regional District into service areas. In the case of Fraser Lake, Electoral Area D would be the service area. To do this, the RDBN would need to amend the RDBN Bylaw No. 1881. The amendment would allow the RDBN to raise taxes in support of the Recreational Services for the various service areas.

Mr. Llewellyn noted there is a high degree of variability in the demand for a recreational service across the Regional District.

Some of the electoral areas have well established and active societies that are looking for sustainable funding. Examples are mountain bike, cross country skiing, snowmobiling, and hiking clubs. Recreation in other electoral areas are less structured.

Mr. Llewellyn commented on economic development in rural communities. In most cases, small communities are competing with other small communities to retain residents or attract new residents. For the most part, the quality of life that can be offered by the community is the deciding factor when people decide where to live.

Mr. Llewellyn advised the plans for this proposal in 2020 include consulting with municipalities to determine interest in this program. RDBN staff will also begin the work on amending RDBN Bylaw No. 1881. Finally, they will develop a budget for the program, depending on how many municipalities agree to participate in this program.

In the initial stages of this project, should the Village of Fraser Lake choose to participate, the administrative cost that would be attributed to the Village is estimated at \$1952.75. That cost would be higher if a project were identified. This cost is determined through a 5 percent allocation of staff time.

A discussion followed around costs, how staff time would be allocated between small and large communities and how projects would be chosen. Projects that proceed in Area D would be a joint venture between the RDBN and Village of Fraser Lake; assuming the Village agrees to participate.

Mayor Storey thanked Mr. Llewellyn for his presentation.

**Minutes:**

**Regular Council Minutes,  
August 26, 2020**

MOVED/SECONDED that the Regular Council Minutes of July 8, 2020 be adopted as read on this day and that such Minutes as read set out all the business before Council that day and fully and properly record all of the resolutions and bylaws passed and adopted by Council at that meeting.

Resolution 08-26-255

Carried

**Business arising from  
the Minutes:**

Mayor Storey asked about the MuniSight proposal. She was interested in the software used for the asset management

program. Mayor Storey also asked about our ability to get out of the contract if we are unhappy with the service being provided.

CAO Holland advised the software used is open source. Although some expertise may be required to manipulate the program, the software used by Munisight is not proprietary.

As for being able to address concerns or disputes, there is a clause in the agreement that sets how that is achieved, including withdrawing from the contract.

MOVED/SECONDED to receive business arising from the minutes.

Resolution 08-26-256

Carried

## **Reports on Council**

### **Activities:**

#### **Councillor LePoidevin**

Nothing to report.

#### **Councillor Jenkinson**

Nothing to report

#### **Councillor Fennema**

Councillor Fennema and EDO Dave Christie met with MP Taylor Bachrach. Councillor Fennema enjoyed the opportunity to speak with MP Bachrach. Discussions centered around federal grants and the summer student employment program. MP Bachrach has agreed to provide a letter of support for our proposed application to the Investing in Canada Fund.

#### **Mayor Storey**

Mayor Storey attended two Northern Chamber of Commerce Roundtables. Those attendances were through invitation. Mayor Lyn Hall provided the invite. They were interesting meetings in that the Northern Chamber bring in great speakers. Mayor Storey has asked that EDO Christie be invited to future Northern Chamber meetings. Mayor Storey advised many communities do not even know this is going on.

Mayor Storey attended a FLNRO Meeting with Eamon O'Donohue. Lumber prices are at a record high right now.

Mayor Storey and CAO Holland attended the Lakes District Coalition Meeting in response to the Lakes Resiliency Plan on August 19, 2020. She advised the discussion at both this

meeting and the meeting with Eamon O'Donohue were the same. The key messages are let's get this low grade fibre out of the bush, how do we get funding out of FESBC, can we get grants to get this wood out more quickly and finally, lets deal with the burnt wood. There are many wood products that are in demand. Getting fibre to secondary manufactures seems to be the problem. Mayor Storey commented about her concern around low pulp prices. She is also concerned about the transition from the 1998 Land Resource Management Plans (LRMP) to the Sustainable Resource Management Plan (SRMP). The government and First Nations are going to create the SRMPs and pass them down.

Mayor Storey feels our Community Forest is doing well.

Mayor Storey met with Lindsay Olerich. She works for Centerra Gold. She is the sustainability coordinator for Centerra. She was looking at the Covid-19 impacts on businesses in Fraser Lake. She is also looking at how the businesses are being used by Centerra. Her role is to make sure the company is using local vendors for their purchases to benefit the community. Mayor Storey felt she had a good conversation with Ms. Olerich. She feels the company has been doing a good job of engaging with the community and working toward the well being of community. They are demonstrating good corporate responsibility.

NCLGA. Mayor Storey has been attending regular meetings. NCLGA is working on an emergency and emergent resolution policy in support of communities in the north and central regions.

Mayor Storey attended two Regional District Meetings. She enjoyed the delegation from Telus. There is a lot of work going on behind the scene.

On July 23, 2020 Mayor Storey attended the Coastal Gaslink presentation. Currently there are approximately 200 people in the Little Rock Camp. There will be about 700 people there by February. It does not sound like they have enough accommodations due to Covid-19. CGL is looking for more accommodation in Fraser Lake, so, it's good we are building the modular home park. CGL is working with the local hotels.

A new Facebook group has been created. This group looks for rentals.

Mayor Storey has received community comments about the water truck in the community. When she explained what is going on, people understand.

MOVED/SECONDED to receive Councillor Reports.

Resolution 08-26-257

Carried

**Accounts payable:**

MOVED/SECONDED to adopt Accounts Payable and Payroll in the amount of \$1,928,474.13.

Resolution 08-26-258

Carried

Councillor Jenkinson asked for more information about the payment to Chem Aqua for \$6,720.00 for arena water treatment. Cheque 28961 refers.

Director of Public Works Vern Hilman responded. This is a new water treatment system installed on the ice plant to treat water circulated in the new condenser. This system prevents breakdown of the components in the condenser.

Mayor Storey asked about the purchase of a filing cabinet for \$1,564.79. Cheque 0849-003 refers.

EDO Dave Christie responded. This was the purchase of the map filing cabinet. This was a planned 2020 budget item.

Mayor Storey asked for more information about the payment to Uline for \$2,437.12 for Dog Waste Bags. Cheque number 29002 refers.

Director of Public Works Vern Hilman advised this is a one-year supply of dog waste bags.

Councillor Lepoidevin asked for more information about the payment to Chris Sutherland in the amount of \$287.62. Cheque 28984 refers.

Director of Public Works, Vern Hilman explained a vehicle going down the Highway. A couple of Village employees were weed whacking in the ditch. A rock flung up from the weed eater and shattered the passenger window of the vehicle. The Village paid for the damage.

**Correspondence List:**

None.

**Business from the CAO:**

Professional Building- Additional expenses  
CAO Holland noted the building renovations are coming together nicely. Like any big renovations, there are additional, unforeseen expenses that are required to finish off the project. The additional expenditures are eligible for funding under the Northern Capital and Planning Reserve. Administration is seeking a resolution in support of expending \$25,302.50 from the Northern Capital and Planning Reserve.

MOVED/SECONDED to expend \$25,302.50 from the Northern Capital and Planning Reserve to fund the additional renovation costs of paving, painting, the new alarm panel at the professional building.

Resolution 08-26-259

Carried

Mayor Storey stated the paving at the Professional Building looks good. She is also happy to see the massage therapist in the building. There has been interest from several promising services. Mayor Storey would like to see a doctor's office or something similar in the building. Mayor Storey felt staff were doing a good job of managing the building.

EDO Christie noted painting has begun. The south end of the building is being painted first. The new coat of paint is a nice refresh for the space. The tenants in the building love the new colour.

A discussion followed around the development and use of the building.

Mayor Storey noted there are a few improvements that will need to occur in the future. Replacement of the carpet is an example. These improvements will be funded through the rental revenues.

Councillor Jenkinson asked about the business plan for this building.

EDO Christie explained the building is a Community Services Centre. Potential tenants must be a service provider to be considered. Staff are screening inquiries. EDO Christie advised a policy was developing.

Councillor Jenkinson asked about the computers, printers, and the 3-D printers? Is the Village developing a new learning centre?

EDO Christies advised CNC donated 6 computers and one printer from the computer lab in the Professional Building. As for the 3D printer, it will be donated by Community Futures. The 3D printer will be a community access printer that compliments the programs that will be offered by Community Futures.

Councillor Jenkinson asked if the Village was planning a Grand Opening Ceremony?

EDO Christie advised to meet Covid-19 protocols; the Village will likely hold several invitations to provide interested persons the opportunity to tour the facility.

Modular Home Park:

CAO Holland provided an update on the work at the Modular Home Park. Following a decision by BC Hydro to rescind their earlier permit to utilize the existing overhead wiring, Administration looked at alternatives. It was decided, the most efficient use of the money was to proceed to phase II by installing underground electrical and utility services. In the initial plan, underground electrical was not to happen for 2 to 3 years. The cost of this upgrade is an additional \$60,000.00. CAO Holland noted when this obstacle cropped up, an email was circulated to all members of Council. That email was followed by a phone call to members of Council. Support was received for the proposal at the time, so, steps were taken to continue moving the project forward. Administration is requesting a resolution to formalize that decision.

MOVED/SECONDED to expend up to \$60,000.00 from the Northern Capital and Planning Reserve for the installation of underground electrical cable and utility conduit in the Fraser Lake Modular Home Park.

Resolution 08-26-260

Carried

Councillor Jenkinson commented on the timeline of this project. He noted, as each month passes, revenue is being lost due to lack of occupancy.

CAO Holland noted the weather has been a significant problem. The contractor has set a completion date of October 2020. Our Public Works staff are preparing the meter sheds and are ready

to begin excavating for the in ground electrical as soon as Van Con is finished their work.

Director of Public Works Vern Hilman agreed. Beyond the significant amounts of precipitation, the construction company is accessing the 4<sup>th</sup> lagoon through the trailer park. The Van Con representative has stated that under normal conditions they would have expected to have been done by now. Hoping for a drier fall, Van Con is shooting for the end of October.

#### School District 91 Maintenance Report

CAO Holland presented a report on behalf of School District 91 regarding planned maintenance and upgrades for Fraser Lake schools. CAO Holland noted, Council's concerns about the state of our local schools were discussed with the Minister of Education during UBCM in 2019. It would seem, those conversations do have impact and are of benefit to our community. CAO Holland suggested it is important to remain interested in how our schools are being maintained is important.

Mayor Storey agreed. She is very happy with the repaving of the basketball court at FLESS. She would like to see more maintenance on both FLESS and Mouse Mountain School. It is good to see what has occurred so far this year, but more is still needed. Fraser Lake needs to be made a priority, not last on the list. Mayor Storey asked EDO Christie for his comment as he is on the School District Board.

EDO Christie advised SD91 Superintendent Manu Madhok has indicated he would like to meet with Council several times per year to provide an update. EDO Christie feels it is important to develop that relationship. He added, this area has not been well represented in the past but that is changing. EDO Christie feels there are some good things that are in the works for FLESS in 2021.

Mayor Storey asked Administration to prepare a "thank you" letter to the School Board for the improvements to FLESS and Mouse Mountain School. She would like a CC to the Minister of Education.

#### Royal Canadian Legion Branch 274 – Request for Tax Relief

CAO Holland presented a letter received from the Royal Canadian Legion. CAO Holland provided the legal authorities around tax exemptions and explained why the Village cannot act on this request.

A discussion followed.



MOVED/SECONDED to write a letter to the Royal Canadian Legion Branch 274 thanking the Legion for their letter but advising the Village is unable to comply with their request for property tax exemption.

Resolution 08-26-261

Carried

UBCM Minister Meeting Requests:

CAO Holland advised Meeting Requests were submitted to speak with Premier Horgan, the Minister of Municipal Affairs and Health, the Minister of Health, and the Minister of Forests, Land, Natural Resources and Rural Development.

CAO Holland noted Councillor Jenkinson suggested a meeting before these meetings to develop strategies and speaking points.

A discussion followed. Mayor Storey noted none of the Meeting Requests have been confirmed. She would like to wait to see who will meet with Council. A decision was made to have the proposed discussion at the next Regular Meeting of Council on September 9, 2020.

MIABC AGM

CAO Holland provided a copy of the correspondence received from MIABC regarding their AGM on September 21, 2020. If our local government wishes to participate in this AGM, Council will need to appoint a member of Council as our voting delegate. In addition to that, it is common to appoint an alternate.

MOVED/SECONDED to appoint Councillor Audrey Fennema as the voting delegate for the Village of Fraser Lake to represent the Village at the 2020 MIABC AGM.

Resolution 08-26-262

Carried

MOVED/SECONDED to appoint Mayor Storey as the alternate to Councillor Fennema to represent the Village at the 2020 MIABC AGM.

Resolution 08-26-263

Carried

Northern Health – Covid 19 relief initiative

CAO Holland advised Northern Health is providing one-time funding for Covid -19 mitigation. Administration is proposing to apply for the full \$5,000.00 to place hand sanitizer dispensers and signage at the arena.

MOVED/SECONDED to apply to Northern Health under the Northern Communities Resiliency Covid-19 Grant for up to \$5,000.00 to install hand sanitizer dispensers and signage in the CH Foote Memorial Arena.

Resolution 08-26-264

Carried

David Louis Memorial Trail Grand Opening  
CAO Holland provided information about this event. Five spots have been reserved for any members of Council who may wish to attend.

A discussion followed. EDO Christie and possible CAO Holland will attend on behalf of the Village.

BC Oil & Gas Commission liaison  
CAO Holland referred to correspondence received from the BC Oil & Gas Commission. They would like to develop a relationship with the Village Council through a Village liaison and through quarterly delegations.

Mayor Storey volunteered. Council agreed.

CleanBC – Investing in Canada Infrastructure – Green Infrastructure fund.  
CAO Holland noted this fund is receiving applications. Administration is proposing two projects. In the past the Village has applied for funding for a solar array. We have been unsuccessful on two previous applications. If Council chose to apply for funding for a solar array, this would be a 2022 project. As an alternative, Administration proposes an energy conservation project by increasing the energy efficiency of the library. The project for the library building would be to increase insulation, upgrading doors and windows, and upgrading lighting to LED. This would likely be a 2022 project and has an estimated cost of \$100,000.00.

Mayor Storey asked EDO Christie for more information on our previous applications.

EDO Christie advised we have sought feedback on previous applications to see what our weak points are. In each of the previous applications, our application scored well in the provincial adjudication but both applications failed in the federal evaluation. Feedback from our MP on the past round of funding, most of the funding went to predominately Federal Liberal

ridings. MP Taylor Bachrach has offered to write a letter of support for our application.

Mayor Storey stated she preferred the Library Energy Conservation project.

Councillor Fennema excused herself from further discussion on this matter.

A brief discussion followed.

MOVED/SECONDED to apply to the CleanBC – Investing in Canada Infrastructure – Green infrastructure funding stream for up to \$100,000.00 to complete energy upgraded on the Fraser Lake Library.

Resolution 08-26-265

Carried

Northern Health/UBC Drone project

CAO Holland presented correspondence received from Dr. John Pawlovich regarding a drone delivery project he would like to pilot in the Fraser Lake area. The idea is to deliver medications and medical supplies to people within a 30 km radius.

Mayor Storey stated she would like more information about where medications would come from. Would this initiative impact local business? She likes the idea, but her support is conditional on support for local business.

A discussion followed.

MOVED/SECONDED to provide written support for the Drone Delivery project conditional to the project's support of local business.

Resolution 08-26-266

Carried

MOVED/SECONDED to receive CAO Reports.

Resolution 08-26-267

Carried

**Staff Reports:**

Director of Public Works Vern Hilman presented a projects update. A large number of 2020 of Capital projects have been completed. Others are underway. Director of Public Works presented his list of projects.

Councillor Jenkinson asked about the Fill Station Roof.

Director of Public Works V. Hilman advised this is the roof that will extend the roof overhang over the water dispensary to prevent ice and snow from falling on people using the dispensing station.

Councillor Jenkinson asked about the new water line out by the highway.

Director of Public Works advised this is the new water fill station is for the commercial trucks hauling water to the CGL Workforce Accommodation. This is a 12-month site for filling commercial vehicles that is intended to support safety.

Councillor Jenkinson asked where Public Works was with inspecting the sewer lines?

Director of Public Works advised there is less than 10 percent left to be inspected. Once that is done, the whole sanitary sewer will have been inspected for the first time.

A discussion followed.

MOVED/SECONDED to receive staff reports

Resolution 08-26-268

Carried

**Reading List:**

MOVED/SECONDED to receive the Reading List.

Resolution 08-26-269

Carried

**New Business:**

Councillor LePoidevin asked for an update on the Vandalism that has occurred in town.

The RCMP has forwarded paperwork proposing charges against one of the youths who admitted to breaking the window at the arena. Another of the culprits has moved away to live with his mother. Overall vandalism has slowed down. CAO Holland advised surveillance cameras have been purchased and will be installed. No property has been recovered and there is little likelihood in ever seeing compensation for any of the events that resulted in damage of community property.

Councillor LePoidevin asked when ice would be in at the arena?

Director of Public Works Vern Hilman responded. At this point, installation of the control panel is anticipated on September 28<sup>th</sup>. At the earliest, arena ice would be in by October 3, 2020. That date is conditional on the timely arrival and installation of the control panel.

Councillor Jenkinson asked about curling ice. Will there be curling ice this year?

EDO Christie replied, curling ice usually follows arena by a 3-week lag time. He was not sure whether curling will occur this year depending on "Return to Play" criteria set out by the Provincial Sports regulators.

Councillor Jenkinson commented on the quality of ice at the curling rink. He feels the poor quality of ice is impacting the reputation of our curling rink. He asked what can be done to improve that?

Director of Public Works Vern Hilman advised it would take significant effort and cost to correct the issues in the curling rink. He estimated the cost of upgrading the curling rink base at \$350,000.00.

Councillor Jenkinson advised he has been approached by several people who have asked about the wharf. He would like to revisit that discussion.

Mayor Storey agreed. She would like to reconsider this issue.

Councillor Jenkinson commented on the water trucks filling from the hydrant at the intersection of Carrier and Tunasa Crescent. He feels they are using this site late in the evening. Councillor Jenkinson added, the Village asked people to conserve water and yet the Village is selling water. He feels this is contradictory.

Councillor Jenkinson stated a year or two ago there was a community effort to have the parking lots around town fixed up. He feels the parking lot at the mall is becoming an atrocity. He would like to remind property owners of their responsibility to maintain these parking lots. Councillor Jenkinson asked if the Village had any way to address this issue?

CAO Holland agreed. The community concern resulted in a commitment from the Mall owner to make improvements. Those promised improvements never materialized. As for a Bylaw that regulates parking lots, the Village does not have a parking lot that regulates parking lots so there is no enforcement mechanism.

Mayor Storey stated she would like to see a letter written to both Cam Olma of Citicorp and Paul Dhaliwal of the Fraser Lake Inn to remind them of our concerns about the condition of their parking lot.

MOVED/SECONDED to write a letter to the owners of the Fraser lake Mall Parking Lot asking them to maintain them.

Resolution 08-26-270

Carried

Councillor Jenkinson stated he would also like to revisit senior's snowplowing. He would like to discuss this at the next meeting on September 9, 2020.

Councillor Fennema asked if the Village intended to hold Halloween Fireworks this year?

CAO Holland advised fireworks should be ordered if this was a consideration. Public Health Orders will dictate whether this celebration can occur, but the fireworks will store if we must delay the display until a later date.

Mayor Storey advised she would also like to re visit the wharf discussion. She stated she is not willing to spend \$750,000.00 on the wharf but feels there may be alternatives. Mayor Storey added she would like to develop more shovel ready projects.

Councillor Jenkinson asked if there was a way to spread out the costs over a three-year period? He would like a plan on how to deal with this.

CAO Holland advised we have a plan around how to rebuild the wharf. We know what it will cost. Spreading this over a three-year period is a different question. We do not have a plan for that.

Mayor Storey asked about EV Charging stations. When are they expected to be installed?

CAO Holland advised this is a BC Hydro initiative. They have told the Village the anticipate installation of the EV Charging stations next spring in 2021.

EDO Christie added BC Hydro has agreed to pay to move the truck and shovel bucket.

Mayor Storey discussed RCMP Staffing in the community. In her conversations with Sgt Rumming, staffing has been a concern.

MOVED/SECONDED to receive new business

Resolution 08-26-271

Carried

**Bylaws:**

Village of Fraser Lake Permissive Tax Exemption Bylaw No. 817, 2020

MOVED/SECONDED to conduct the first, second and third reading of the Village of Fraser Lake Permissive Tax Exemption Bylaw No. 817, 2020.

Resolution 08-26-272

Carried

**Next Regular Meeting of Council:**

September 9, 2020 at 5:30 pm in Council Chambers

**Adjournment:**

MOVED/SECONDED that the August 26, 2020 Regular Meeting of Council be adjourned at 8:13 pm.

Resolution 08-26-273

Carried

Certified Correct:

Sarrah Storey, Mayor



Rodney J Holland, Chief Administrative Officer

