



**Minutes of the Regular Council Meeting held in the Municipal Chambers  
on Wednesday, June 28, 2023, at 5:30 pm**

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Mayor S. Storey presided. Councillors present were C. LePoidevin, J. Webb, and A. Fennema. Councillor J. Jenkinson joined virtually.

Staff present were CAO R. Holland and Intern L. Hartman

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

**Agenda:**

Mayor Storey called for a motion to adopt the agenda.

MOVED/SECONDED to adopt the agenda.

Resolution 06-28-232

Carried

**Delegations & Guests:**

Arvind Patel – Smither’s Rentals, Strata Property Development

Mr. Patel introduced himself and his plans for stratification of some of the townhouses he owns in Fraser Lake. Mr. Patel went on to explain how stratification allows for home ownership at a more affordable price and will encourage more people to move to or remain in Fraser Lake. Stratification:

- Leads to population growth and community integration.
- Fosters economic growth of the community.
- More efficient land use and the optimization of infrastructure and services.
- Will lead to a positive impact on property tax revenues and property values.
- Adds an increased housing diversity and community stability .
- Can provide opportunities for existing tenants to own property.

Council had questions for Mr. Patel about this development.

A discussion followed.

Council thanked Arvind Patel for coming and providing information on stratification.

**Minutes of the previous Meeting,  
June 14, 2023**

MOVED/SECONDED that the Council Meeting Minutes of June 14, 2023, 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 06-28-233

Carried

**Business arising from  
the Minutes:**

None

**Reports on Council  
Activities:**

**Councillor Fennema**

Attended the B.C. Center for Disease Control Community Action Initiative: Harm Reduction Conference in Vancouver from June 21-23, 2023. There will be a community round table in Fraser Lake on August 2, 2023.

Councillor Fennema attended a BBQ hosted by Fort St. James Regional District Director Judy Greenway on June 25, 2023.

Councillor Fennema attended a Historical Society meeting on June 28, 2023.

**Councillor Webb**

Councillor Webb had nothing to report.

**Councillor Jenkinson**

Councillor Jenkinson attended the Minerals North conference in Quesnel.

**Councillor LePoidevin**

Councillor LePoidevin had nothing to report.

**Mayor Storey**

Mayor Storey attended the RDBN Board meeting.

Mayor Storey attended a meeting with NDIT about transportation. NDIT is working on an app that will allow for more ease of use for the transportation options in Northern B.C.

Mayor Storey attended the National Indigenous Day on June 21st and the FLESS Graduation. Both events were well attended and went well.

Mayor Storey sat down and had a meeting with Sergeant Semmler to discuss things that have been happening in Fraser Lake, as well as going over what will be happening over the long weekend.

Mayor Storey attended a meeting with the NCLGA Board over Zoom.

MOVED/SECONDED to receive Councillor Reports.

Resolution 06-28-234

Carried

**Accounts payable:**

The accounting reports were presented. There was no discussion.

MOVED/SECONDED to adopt Accounts Payable and payroll in the amount of \$1,074,310.68.

Resolution 06-28-235

Carried

**Correspondence List:**

None

**Business from the CAO:**

Offer to Purchase Lot 16, Southside Subdivision

CAO Holland presented an *Offer to Purchase* has been received for Lot 16 in the southside subdivision. The offer is for full list price. The purchaser plans to clear and sculpt the lots. He will develop access roads from Langley Avenue to the property, install a gate and gravel all parking and lay down areas. The purchasers are local contractors. They operate the local gravel pit. In the long term they plan to build an office and maintenance shop for equipment storage and truck maintenance.

MOVED/SECONDED to accept the *Offer to Purchase* Lot 16 for \$56,280.00 and to proceed to sale of this Light Industrial property.

Resolution 06-28-236

Carried

Offer to Purchase Lot 17, Southside Subdivision

CAO Holland presented an *Offer to Purchase* has been received for Lot 16 in the southside subdivision. The offer is for full list price. The purchaser plans to clear and sculpt the lots. He will develop access roads from Langley Avenue to the property, install a gate and gravel all parking and lay down areas. The purchaser is planning to develop a light industrial enterprise on Lot 17. In the short term he plans to grade and ditch the property. He has already taken steps to survey and stake the property. The hill will be terraced. A driveway access will be developed and gated.

MOVED/SECONDED to accept the *Offer to Purchase* Lot 17 for \$52,640.00 and to proceed to sale of this Light Industrial property.

Resolution 06-28-237

Carried

Engineering Services – Water Reservoir and Dedicated Water Line projects

Urban Systems assisted the Village with the preparatory design works for these two projects. Their conceptual design work was used in our applications for funding for both the Water Reservoir Replacement project and the Dedicated Water Line project. To advance these projects, Administration asked Urban Systems to provide an Engineering Services proposal to complete the next steps in these projects. By completing these “next steps”, the scope of these projects can be better defined.

MOVED/SECONDED to accept Urban Systems’ Work Plan for the Reservoir Replacement and Supply line projects – Design phase stage 1 at a cost of \$40,000.00 and to split and expend that cost from the project funding.

Resolution 06-28-238

Carried

Curling Rink update – Change Order Expenditures

MOVED/SECONDED to expend \$139,547.09 from the Community Forest Reserve for Phase I of the Community Hall Development Project Change Orders to date: June 28, 2023.

Resolution 06-28-239

Carried

Community Forest Update

CAO Holland provided an update on activities in the Community Forest. Most relate to silviculture and include Regeneration Walkthrough surveys, an application for an FSP Extension, and an application for an AAC Uplift. CAO Holland informed Council that currently there are no plans to harvest in the Community Forest in 2023.

A discussion followed.

MOVED/SECONDED to receive this report.

Resolution 06-28-240

Carried

Telecommunications Tower Proposal

CAO Holland brought a discussion to Council about a proposal from Shared Tower Inc. about their proposal of a 30-meter-tall telecommunications tower off Nulki Street and Endako Avenue.

A discussion followed and Council requested that CAO Holland go back to Shared Towers Inc. to discuss a different location.

UBCM Appointments

CAO Holland asked Council to let him know by June 30 if they would like to speak to Premier David Eby or any Cabinet Ministers while attending UBCM in September 2023.

A discussion followed.

MIABC AGM – Appointment of a voting member

MOVED/SECONDED to appoint Councillor Fennema as the voting member for the Village of Fraser Lake at the 2023 MIABC AGM.

Resolution 06-28-241

Carried

MOVED/SECONDED to appoint Mayor Storey as the alternate to Councillor Fennema as a voting member at the MIABC AGM.

Resolution 06-28-242

Carried

MOVED/SECONDED to receive the business from the CAO.

Resolution 06-28-243

Carried

**Staff Reports:**

None

**Reading List:**

MOVED/SECONDED to receive the reading list.

Resolution 06-28-244

Carried

**New Business:**

Mayor Storey brought up the fires on the Litke farm from the trains going through. There has been a lot of argument about this on Facebook as to who should be blamed. Mayor Storey referenced that we all saw what happened in Lytton, and the dangers with how dry it currently is. She would like to reach out to the RDBN about conducting an investigation.

Councillor LePoidevin added that with these last few fires we are thankful that Macro has been around with their water trucks to put these fires out.

MOVED/SECONDED to receive New Business.

Resolution 06-28-245

Carried

**Bylaws:**

The Corporation of the Village of Fraser Lake  
Growing Communities Fund Reserve Bylaw No. 842, 2023.

Fourth and final reading.

MOVED/SECONDED to conduct the fourth and final reading of  
The Corporation of the Village of Fraser Lake Growing Communities Fund  
Reserve Bylaw No. 842, 2023.

Resolution 06-28-246

Carried

**In Camera:**

MOVED/SECONDED to move the Regular Meeting to In Camera at 6:24 pm As  
per Section 90(1)(c) of the Community Charter which states a part of a  
Council Meeting may be closed to the public if the subject matter being  
considered relates to labour relations and other employee relations.

Resolution 06-28-247

Carried

**Return to the Regular Meeting:**

Return to the Regular Meeting at 7:04 pm

MOVED/SECONDED to expend \$5,000.00 from General Revenues to hire  
Tall Cedars Search and Recruitment Consultants to recruit a new Chief  
Administrative Officer for the Village of Fraser Lake.

Resolution 06-28-251

Carried

**Next Meeting of Council:**

MOVED/SECONDED to cancel Regular Meeting scheduled for July 12, 2023,  
at 5:30 pm and to call a Special Meeting for July 5, 2023 at 5:30 pm instead.

Resolution 06-28-252

Carried

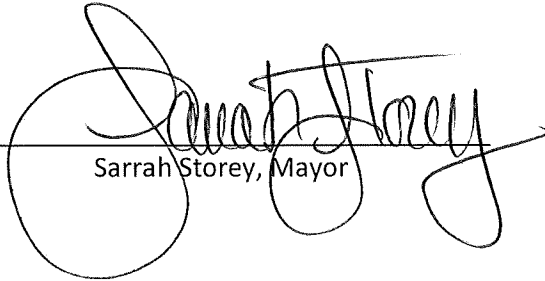
**Adjournment:**

MOVED/SECONDED that the June 28, 2023, Regular Meeting of Council adjourn at 7:06 pm

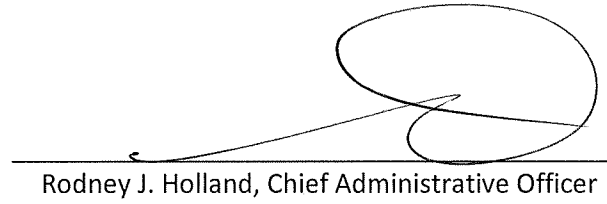
Resolution 06-28-253

Carried

Certified Correct:



Sarah Storey, Mayor



Rodney J. Holland, Chief Administrative Officer