

**MINUTES OF THE SPECIAL COUNCIL MEETING
HELD IN THE MUNICIPAL COUNCIL CHAMBERS ON
TUESDAY, MARCH 29, 2016 AT 3:00 P.M.**

Mayor C. Leclerc presided. Councillors present were S. Bujtas, L. Christiansen, J. Cordeiro, B. Downie, and M. Prevost. Councillor S. Tyers was absent. Also in attendance were H. Avison, Chief Administrative Officer, D. Block, Director of Development Services, T. Irwin, City Planner, A. Thompson, Clerk, and L. Wilson, Executive Assistant.

**MOVE TO IN-CAMERA
SPECIAL COUNCIL:**

***Meeting Called to Order at
2:15 p.m. – Move to In-
Camera Special Council
(No. 105)***

MOVED/SECONDED to move In-Camera and close the meeting to the public pursuant to Division 3, Section 90(1) (a) of the Community Charter (to discuss matters relating to personnel).

Carried Unanimously.

REGULAR MEETING:

Mayor Leclerc advised that Council agendas and minutes are available for viewing on the City's home page at www.terrace.ca and that Council meetings are webcast on the City's website and the past minutes have been archived.

ADDENDUM:

There was no Addendum.

DELEGATIONS & GUESTS:

***Brian Badge and Ken Burt,
Northwest Community
College – Plans for Renewal
of Terrace Campus***

Ken Burt, President and Chief Executive Officer (CEO), and Brian Badge, Director of College Advancement, from Northwest Community College (NWCC) presented the plans for upgrades to the Terrace campus of the college.

Mr. Burt presented diagrams of the proposed changes to the campus and requested the City's support to achieve the upgrades. Phase 1 of the upgrades include a retrofit to the Trades Building, which would increase productivity, creation of a commons area, and other upgrades. The project is proposed to cost \$18.5 million and will enable the college to increase enrollment to trades programs by 20%.

Phase 2 included redevelopment of the student residences to include a 200 bed addition through the development of townhouse style units. There will be additional food services offered to residents to accommodate an anticipated increase in international student attendance.

The funding request for Phase 1 has been submitted to the Provincial Government. Mr. Burt anticipates that the Provincial Government will require NWCC to fundraise for a portion of the costs. This was based on previous projects completed at Okanagan University in Kelowna and Selkirk College in Castlegar.

To kick-off the fundraising, Northwest Community College requested that the City of Terrace gift 50% of the project's building fees back to NWCC. There will be a bursary developed in the City's name that will be awarded to students for 5 years, with \$5,000 being made available each year.

Additional fundraising done by NWCC will include requests from small, medium and large corporate and private donors. Some of the recognition could include classroom, building, or facilities' name assignments

The City would be recognized as one of the initial donors.

The timeline for completion of the retrofit to the Trades Building was 18 months, which was based on 1 month of construction per \$1 million in costs.

There will be some opportunities for students to get involved in the work for the projects, especially in Phase 2. Trades contractors would also need to follow the Provincial Government's Journeyman/Apprentice ration for construction work.

Mayor Leclerc thanked Mr. Badge and Mr. Burt for their presentation and advised that the matter would be further discussed under Correspondence. (See Resolution No. 111).

Ed Ansems – Request for Property to be included in the City of Terrace

This item was struck from the Agenda.

MINUTES:

Regular Council Minutes, March 14, 2016

(No. 110)

MOVED/SECONDED that the Regular Council Minutes of March 14, 2016 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.

Carried Unanimously.

BUSINESS ARISING FROM THE MINUTES (OLD BUSINESS):

There was no Old Business.

CORRESPONDENCE:

Brian Badge and Ken Burt, Northwest Community College – Plans for Renewal of Terrace Campus

(No. 111)

MOVED/SECONDED that Northwest Community College's request for a donation for the Renewal of the Terrace Campus be referred to Administration.

Carried Unanimously.

Ed Ansems – Request for Property to be included in the City of Terrace

This item was struck from the Agenda.

***Committee of the Whole
➤ Development Services Component, March 29, 2016***

The following items were discussed at the March 29, 2016 Development Services Component of the Committee of the Whole:

1.DEVELOPMENT VARIANCE PERMIT NO. 03-2016 – SILVERTIP SIGNS & PROMOTIONS INC. (4630 LAZELLE AVENUE)

2.DEVELOPMENT VARIANCE PERMIT NO. 04-2016 – PERMIT SOLUTIONS INC. (3002 KALUM STREET)

COMMITTEE REPORTS:

Committee of the Whole
➤ Development Services
Component
March 29, 2016

(No. 112)

It was recommended that the Committee now rise and report.

MOVED/SECONDED that the March 29, 2016 Development Service Component of the Committee of the Whole verbal report be adopted with the following recommendations:

1. DEVELOPMENT VARIANCE PERMIT NO. 03-2016 – SILVERTIP SIGNS & PROMOTIONS INC. (4630 LAZELLE AVENUE)

It is recommended that the City issue Development Variance Permit No. 03-2016 for the property located at 4630 Lazelle Avenue (Lots 10 & 11, Block 1, District Lot 361, Range 5, Coast District, Plan 972) including the following variance:

- *To vary Section 6.4.3 - Maximum Total Sign Area of Sign Bylaw No. 2102 – 2016 and amendments thereto, to increase the maximum total sign area in the C1 – Central Business Commercial Zone from 18.6 square metres to 38.50 square metres.*

2. DEVELOPMENT VARIANCE PERMIT NO. 04-2016 – PERMIT SOLUTIONS INC. (3002 KALUM STREET)

It is recommended that the City issue Development Variance Permit No. 04-2016 for the property located at 3002 Kalum Street (Lot C, District Lot 369, Range 5, Coast District, Plan 5009) including the following variance:

- *To vary Section 6.6.3 of Sign Bylaw No. 2102-2016 and amendments thereto to increase the Maximum Total Sign Area for a C3 (Service Commercial) Zoned lot from 27.28 square metres to 35.05 square metres.*

Carried Unanimously.

Committee of the Whole,
➤ **March 17, 2016**

(No. 113)

MOVED/SECONDED that the March 17, 2016 Committee of the Whole Report be adopted with the following recommendation:

1. ANNUAL PERFORMANCE PLANNING

There were no recommendations.

Carried Unanimously.

Committee of the Whole,
➤ **March 21, 2016**

(No. 114)

MOVED/SECONDED that the March 21, 2016 Committee of the Whole Report be adopted with the following recommendation:

1. KSAN HOUSE SOCIETY – 4622 HAUGLAND AVENUE

It was recommended that the request from M'akola Development Services be referred to Administration.

Carried Unanimously.

COMMITTEE REPORTS (FOR INFORMATION ONLY):

Committee of the Whole
➤ **Development Services Component**
March 14, 2016

(No. 115)

MOVED/SECONDED that the March 14, 2016 Development Services Component of the Committee of the Whole report be received for information.

Carried Unanimously.

SPECIAL REPORTS:

Memo – Chief Administrative Officer, Coroner's Inquest Jury Recommendations – Alyssa George

(No. 116)

MOVED/SECONDED that Council approve the response to the BC Coroners Service verdict recommendations from the Alyssa George inquest as per the report from the Chief Administrative Officer dated March 29, 2016.

Carried Unanimously.

Parcel Tax Roll Review,
March 14, 2016

(No. 117)

MOVED/SECONDED that the March 14, 2016 Parcel Tax Roll Review Report be received.

Carried Unanimously.

March 14, 2016 Public Hearing Report

MOVED/SECONDED that the March 14, 2016 Public Hearing Report be received.

(No. 118)

Carried Unanimously.

Oral Report,

➤ **Public Hearing**

March 29, 2016

MOVED/SECONDED that the Oral Report for the March 29, 2016 Public Hearing be adopted with the following recommendation:

(No. 119)

1. ZONING BYLAW TEXT AMENDMENT 0 #13 – 4305 LAZELLE AVENUE

It is recommended that following the holding of a public hearing that the proposed amendment to Zoning Bylaw No. 2069-2014, to amend the R6 – Manufactured Home Residential zone to add Site Specific Permitted Uses to allow the placement of a conventional site-built single-detached dwelling, only for Strata Lot 13 (Strata Plan PRS348) and minor amendments to the general regulations be referred to Council for consideration.

Carried.

BYLAWS:

Zoning Amendment (4305 Lakelse Avenue) Bylaw, Project No. ADP-02-1602 (Third Reading)

MOVED/SECONDED that the Zoning Amendment (4305 Lakelse Avenue) Bylaw, Project No. ADP-02-1602 be read by title only and passed in its third reading.

(No. 120)

Carried Unanimously.

Zoning Amendment (4305 Lakelse Avenue) Bylaw, Project No. ADP-02-1602 (Adoption)

MOVED/SECONDED that the Zoning Amendment (4305 Lakelse Avenue) Bylaw, Project No. ADP-02-1602 be read by title only and adopted.

Carried Unanimously.

(No. 121)

Skeena Street (South End of Skeena Street to Keith Avenue) Local Area Service Establishment Bylaw, Project No. ADP-02-1603 (Adoption)

MOVED/SECONDED that the Skeena Street (South End of Skeena Street to Keith Avenue) Local Area Service Establishment Bylaw, Project No. ADP-02-1603 be read by title only and adopted.

Carried Unanimously.

(No. 122)

***Manufactured Home Park
Amendment Bylaw, Project
No. ADP-02-1604
(Adoption)***

*MOVED/SECONDED that the Manufactured Home
Park Amendment Bylaw, Project No. ADP-02-1604
be read by title only adopted.*

Carried Unanimously.

(No. 123)

**NEW BUSINESS FROM
COUNCIL:**

***Regional District of Kitimat-
Stikine Report***

*Councillor Cordeiro reported on the Regional District
of Kitimat-Stikine.*

**REPORTS ON COUNCIL
ACTIVITIES:**

Councillor Downie

*Councillor Downie reported on the Métis Action
Planning Session in Terrace.*

Councillor Prevost

*Councillor Prevost reported on the Youth Advisory
Committee.*

REPORT FROM IN-CAMERA:

There were no items released from In-Camera status.

**QUESTIONS/COMMENTS
FROM THE MEDIA &
AUDIENCE:**

*There was one question from the Media and no
questions from the Audience.*

ADJOURNMENT

*MOVED/SECONDED that the March 29, 2016
Special Meeting of Council be now adjourned.*

(No. 124)

Carried Unanimously.

The meeting adjourned 4:00 p.m.

CERTIFIED CORRECT:

Mayor


Clerk