

**MINUTES OF THE REGULAR COUNCIL MEETING  
HELD IN THE MUNICIPAL COUNCIL CHAMBERS  
ON TUESDAY, MAY 24, 2011 AT 7:30 P.M.**

*Mayor D. Pernarowski presided. Councillors present were B. Bidgood, L. Christiansen, B. Downie, C. Leclerc, B. Martindale and B. Pollard. Also in attendance were R. Poole, Chief Administrative Officer, R. Bowles, Director of Finance, M. Kwiatkowski, Director of Development Services, D. Block, City Planner, H. Nunn, Clerk and A. Thompson, Executive Assistant.*

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

***Meeting Called to Order at  
6:50 p.m. – Move to In-  
Camera Special Council***

*(No. 199)*

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

**REGULAR MEETING:**

*Mayor Pernarowski advised that the City's Talkback Line is available for any comments or concerns viewers of this meeting may wish to bring to the attention of Council. He further advised that Council agendas and minutes are available for viewing on the City's home page at [www.terrace.ca](http://www.terrace.ca).*

**ADDENDUM:**

*There was no Addendum.*

**DELEGATIONS & GUESTS:**

***Denise Henning, Northwest  
Community College***

*Dr. Denise Henning began her tenure as CEO and President of Northwest Community College (NWCC) in March 2011. Dr. Henning moved to Terrace from The Pas, Manitoba, where she was the President and Vice-Chancellor of the University College of the North (UCN). She is working on a new strategic direction at NWCC, and has planned a series of community consultations which are scheduled to begin in June 2011. These consultations will take the form of a series of charrettes, with a goal to better understand the needs of the community so NWCC can prioritize their service delivery.*

*NWCC is planning the development of a governance policy board which will provide them with a structure to encourage good business practices and also provide support for a spirit of philanthropy at the college.*

*Dr. Henning will be going to Dease Lake this summer to discuss delivering post-secondary education in the area, as there has been a request from the Tahltan First Nation to NWCC to provide programs to their community.*

*To address the \$1.3 million deficit they intend to increase revenues rather than cut services and Dr. Henning indicated that NWCC management has a strong commitment to their human resources and their core programs.*

*Mayor Pernarowski thanked Dr. Henning for her presentation, and advised that this matter would be further dealt with under the "Correspondence" portion of this meeting's Agenda (see Resolution No. 207).*

***Evan van Dyk & Rob  
Dykman,  
Terrace Economic  
Development Authority –  
Six Month Update***

*Mr. Dykman, Chair of the Terrace Economic Development Authority Board, thanked Council for the opportunity to present an update of the Terrace Economic Development Authority's (TEDA) activities of the past six months. He is very pleased with the mentoring relationship between the Economic Development Officer and the City's CAO, which he feels has been very successful. Mr. van Dyk, Economic Development Officer, distributed copies of the Terrace/Kitimat Industrial Resources Service Directory to Council and staff. This was distributed at the Mineral Exploration Round Up and Minerals North. He also distributed a copy of TEDA's First Nations Joint Venture Partnership Tool Kit and their bid to host the 2013 Minerals North conference. TEDA was successful in the bid to host the event and will be working diligently over the next two years to prepare.*

*Mr. van Dyk described TEDA's plans to update their website and they hope to have it complete this summer. They recently hosted a workshop on grant writing and have hired a grant writer, Taylor*

*Haynes. TEDA is partnering with Prince Rupert, Hazelton and Kitimat and NDI to develop a website which will provide visitors with information on the projects developing in the Northwest.*

*Mayor Pernarowski thanked Mr. van Dyk and Mr. Dykman for their presentation, and advised that this matter would be further dealt with under the "Correspondence" portion of this meeting's Agenda (see Resolution No. 208).*

**Gerry Martin, Northern Lodge Update**

*Mr. Martin is the Northwest Chair of the Canadian Cancer Society's Campaign Cabinet, which is a body of the Canadian Cancer Society designed to provide leadership for their fundraising campaigns. The Kordyban Lodge will be constructed in Prince George as a home away from home for people receiving cancer treatment in Prince George. The Lodge is part of the Northern Cancer Control Strategy. There are three full treatment cancer centers in the province which provide cancer treatment to people at a low cost and have a full array of services for people receiving treatments.*

*Approximately 1,200 of the people from who stay in those lodges each year are from Northern BC. Construction on the Kordyban Lodge starts in June 2011. The \$10 million project has received very strong support from communities in the North, including a \$2 million donation from the Kordyban family, \$1 million from the Novak family and \$1 million from West Fraser Timber.*

*Mr. Martin asked Council to consider a donation of \$0.75 per person in Terrace, to support the Lodge. The Regional District of Kitimat-Stikine recently decided to donate \$0.25 per capita to the Canadian Cancer Society, in support of the Lodge. Mr. Martin also noted that a donation of \$10,000 or more would be acknowledged by a plaque on the donor wall.*

*Mayor Pernarowski thanked Mr. Martin for his presentation, and advised that this matter would be further dealt with under the "Correspondence" portion of this meeting's Agenda (see Resolution No. 209).*

**RECESS & RECONVENE:**

*A brief recess was called at 8:25 p.m. and the meeting reconvened at 8:35 p.m.*

**PETITIONS AND QUESTIONS:**

*There were no petitions or questions.*

**MINUTES:**

***Regular Council Minutes,  
May 9, 2011***

*MOVED/SECONDED that the Regular Council Minutes of May 9, 2011 be adopted as circulated.*

*(No. 206)*

*Carried Unanimously.*

**BUSINESS ARISING FROM THE MINUTES (OLD BUSINESS):**

*There was no Old Business.*

**CORRESPONDENCE:**

***Denise Henning, Northwest  
Community College***

*MOVED/SECONDED that the verbal presentation from Northwest Community College be received for information.*

*(No. 207)*

*Carried Unanimously.*

***Evan van Dyk & Rob  
Dykman,  
Terrace Economic  
Development Authority –  
Six Month Update***

*MOVED/SECONDED that the verbal presentation from Terrace Economic Development Authority be received for information.*

*(No. 208)*

*Carried Unanimously.*

***Gerry Martin, Northern  
Lodge Update***

*MOVED/SECONDED that the request that the City of Terrace donate \$10,000 to the Canadian Cancer Society for the Kordyban Lodge be referred to Administration.*

*(No. 209)*

*Carried Unanimously.*

**CONVENE INTO COMMITTEE OF THE WHOLE:**

*MOVED/SECONDED that the May 24, 2011 Regular Council Meeting convene into Committee of the Whole.*

*(No. 210)*

*Carried Unanimously.*

**Committee of the Whole**  
➤ **Development Services**  
**Component,**  
**May 24, 2011**

*The following items were discussed at the May 24, 2011 Development Services Component of the Committee of the Whole:*

- 1. PUBLIC INPUT HEARING – PERMANENT CLOSURE AND REMOVAL OF HIGHWAY DEDICATION BYLAW – DAVIS AVENUE**
- 2. BUSINESS IMPROVEMENT AREA BYLAW – TERRACE DOWNTOWN IMPROVEMENT AREA SOCIETY**
- 3. LATECOMERS’ RESOLUTIONS FOR CITY OF TERRACE SANITARY SEWER MAIN EXTENSION ON MCCONNELL AVENUE (THOMAS STREET TO MARSHALL STREET)**
- 4. LAND USE CONTRACT AMENDMENT (ROSSCO VENTURES LTD. – MOUNTAIN VISTA DRIVE)**
- 5. ZONING BYLAW AMENDMENT (ROSSCO VENTURES LTD. – MOUNTAIN VISTA DRIVE)**

**Committee of the Whole**  
➤ **Finance, Personnel and**  
**Administration**  
**Component,**  
**May 24, 2011**

*The following item was discussed at the May 24, 2011 Finance, Personnel and Administration Component of the Committee of the Whole:*

- 1. TRANSIT UPDATE**

*It was recommended that the Committee now rise and report.*

**COMMITTEE REPORTS:**

**Committee of the Whole**  
➤ **Development Services**  
**Component,**  
**May 24, 2011**

*MOVED/SECONDED that the May 24, 2011 Development Services Component of the Committee of the Whole verbal report be adopted with the following recommendations:*

(No. 211)

- 1. PUBLIC INPUT HEARING – PERMANENT CLOSURE AND REMOVAL OF HIGHWAY DEDICATION BYLAW – DAVIS AVENUE**

*It was recommended that the Bylaw to permanently close and remove the highway dedication for a 6.5 square metre area of land, as dedicated by Plan BCP42654, District Lot 361, Range 5, Coast District proceed to Council for adoption.*

**2. BUSINESS IMPROVEMENT AREA BYLAW – TERRACE DOWNTOWN IMPROVEMENT AREA SOCIETY**

*It was recommended that a Bylaw to establish a Business Improvement Area in downtown Terrace proceed to Council for First, Second and Third Readings; and*

*that Administration be directed to prepare the required notification and advertisements to initiate the thirty (30) day petition required in the Community Charter.*

**3. LATECOMERS' RESOLUTIONS FOR CITY OF TERRACE SANITARY SEWER MAIN EXTENSION ON MCCONNELL AVENUE (THOMAS STREET TO MARSHALL STREET)**

*It was recommended that the City of Terrace proceed with Resolutions 1, 2 and 3 as contained in the Director of Development Services' May 24, 2011 memorandum with respect to Excess or Extended Services (5000 – 5100 blocks of the McConnell Avenue Right-of-Way, west from Thomas Street to 22.633 metres east of Marshall Street) as follows:*

*Resolution 1*

*A. WHEREAS the City of Terrace is constructing works on certain lands described as:*

***Installation of approximately 755.55 metres of sanitary sewer main on the 5000 – 5100 blocks of the McConnell Avenue Right-of-Way, west from Thomas Street to 22.633 metres east of Marshall Street.***

*(the "Developing Lands")*

*B. The Council considers that the following excess or extended service is necessary to serve the Developing Lands and other lands (the "Benefiting Lands"):*

***The 5000 – 5100 block McConnell Avenue sewermain in the location shown on the sketch plan attached to this Resolution as Schedule "A" constructed and completed to the specifications and standards, for sanitary sewer as set out in the City of Terrace Subdivision & Development Bylaw 1591 – 1997;***

*(the "Sewerworks")*

***THEREFORE BE IT RESOLVED that the City of Terrace is providing the Sewerworks.***

*Resolution 2*

*WHEREAS the total cost of the Sewerworks is estimated at \$425,000 and the cost of the excess or extended service is \$188,888;*

*BE IT RESOLVED that the costs of providing the Sewerworks be borne in whole by the owners of the Developing Lands.*

*Resolutions 3(A) and (B)*

*A. BE IT RESOLVED that the proportion of the cost of providing the Sewerworks on the 5000-5100 blocks of McConnell Avenue that constitutes the excess or extended services for the Benefiting Lands is 71.85%.*

*B. BE IT RESOLVED that the portions of the Sewerworks that constitute excess or extended service will benefit the Benefiting Lands in the proportions set out as follows:*

ROLL#	CIVIC Address	LEGAL Description	Service Frontage (Metres)	Proportion of Benefit	Latecomers' Charge at \$125/Metre
14018.000	5014 McConnell	Lot 23, Plan 1097, DL 980	100.684	6.66%	\$12,585.50
14057.000	5024 McConnell	Plan PRP42654, DL 980	50.342	3.33%	\$6,292.75
14017.000	5028 McConnell	Lot 22, Plan 1097, DL 980	50.342	3.33%	\$6,292.75
14015.000	5034 McConnell	Lot 21, Plan 1097, DL 980	100.684	6.66%	\$12,585.50
14031.000	5104 McConnell	Lot A, Plan 9713, DL 980	50.339	3.33%	\$6,292.38
14060.000	5114 McConnell	Lot C, Plan BCP18793, DL 980	50.339	3.33%	\$6,292.38
14013.000	5118 McConnell	Lot 19, Plan 1097, DL 980	50.292	3.33%	\$6,286.50
14026.000	5124 McConnell	Lot 1, Plan 4078, DL 980	41.651	2.76%	\$5,206.38
14028.000	5126 McConnell	Lot 3, Plan 4078, DL 980	31.593	2.09%	\$3,949.13
14027.000	5128 McConnell	Lot 2, Plan 4078, DL 980	27.432	1.82%	\$3,429.00
14011.000	5134 McConnell	Lot 17, Plan 1097, DL 980	45.287	3.00%	\$5,660.88
14049.000	5136 McConnell	Lot B, Plan PRP13621, DL 980	22.633	1.50%	\$2,829.13
15080.000	3725 Thomas	Lot 2, Plan PRP13785, DL 983	186.195	12.32%	\$23,274.38
15109.000	5031 McConnell	Lot A, Plan PRP14035, DL 983	69.436	4.60%	\$8,679.50
15080.000	5123 McConnell	Lot 1, Plan 3613, DL 983	45.673	3.02%	\$5,709.13
15010.000	5127 McConnell	E ½ Lot 2, Plan 3613, DL 983	22.860	1.51%	\$2,857.50
15009.000	5129 McConnell	W ½ Lot 2, Plan 3613, DL 983	22.860	1.51%	\$2,857.50
15011.000	5131 McConnell	Lot 3, Plan 3613, DL 983	45.720	3.03%	\$5,715.00
15012.000	5135 McConnell	Lot 4, Plan 3613, DL 983	45.720	3.03%	\$5,715.00
15013.000	5139 McConnell	Lot 5, Plan 3613, DL 983	25.690	1.70%	\$3,211.25
		Total	1,085.772	71.85%	\$135,721.50



**4. LAND USE CONTRACT AMENDMENT (ROSSCO VENTURES LTD. – MOUNTAIN VISTA DRIVE)**

*It was recommended that the City of Terrace Bylaw to amend Land Use Contract Bylaw No. 729-1974 by discharging the parcels legally described as Lot A, District Lot 363, Range 5, Coast District, Plan BCP46060 [5319 Mountain Vista]; Lot B, District Lot 363, Range 5, Coast District, Plan BCP46060 [5233 Mountain Vista Drive]; Lot D, District Lot 363, Range 5, Coast District, Plan BCP46060 [5219 Mountain Vista Drive]; Lot E, District Lot 363, Range 5, Coast District, Plan BCP46060 [5217 Mountain Vista Drive]; and Lot 1, District Lot 363, Range 5, Coast District, Plan BCP44770 [5301 Mountain Vista Drive]; from the Land Use Contract proceed to Council for first and second reading.*

**5. ZONING BYLAW AMENDMENT (ROSSCO VENTURES LTD. – MOUNTAIN VISTA DRIVE)**

*It was recommended that the City of Terrace Bylaw to amend Zoning Bylaw No. 1431-1995 by changing the zoning designation from One Family Residential (R1) to Two Family Residential (R2) for the properties legally described as Lot A, District Lot 363, Range 5, Coast District, Plan BCP46060 [5319 Mountain Vista]; Lot B, District Lot 363, Range 5, Coast District, Plan BCP46060 [5233 Mountain Vista Drive]; Lot D, District Lot 363, Range 5, Coast District, Plan BCP46060 [5219 Mountain Vista Drive]; Lot E, District Lot 363, Range 5, Coast District, Plan BCP46060 [5217 Mountain Vista Drive]; and Lot 1, District Lot 363, Range 5, Coast District, Plan BCP44770 [5301 Mountain Vista Drive] proceed to Council for first and second reading.*

*Carried Unanimously.*

**Committee of the Whole**  
**➤ Finance, Personnel and Administration Component, May 24, 2011**

*MOVED/SECONDED that the May 24, 2011 Finance, Personnel and Administration Component of the Committee of the Whole verbal report be adopted with the following recommendation:*

**1. TRANSIT UPDATE**

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*It was recommended that the City of Terrace write a letter to the Minister of Transportation and Infrastructure requesting an independent review of the BC Transit governance model and funding relationship with Local Government, and that Local Governments be invited to participate in this review.*

*Carried Unanimously.*

**COMMITTEE REPORTS (FOR INFORMATION ONLY):**

**Committee of the Whole**  
➤ **Development Services Component, May 9, 2011**

*MOVED/SECONDED that the May 9, 2011 Development Services Component of the Committee of the Whole report be received for information.*

(No. 213)

*Carried Unanimously.*

**SPECIAL REPORTS:**

**Memo – Director of Finance, BC Transit 2011/2012 Annual Operating Agreement**

*MOVED/SECONDED that the Terrace Regional Transit 2011/2012 Annual Operating Agreement (AOA) be approved.*

(No. 214)

*Carried Unanimously.*

**Memo – Director of Finance, Municipal Security Issuing Resolution Local Area Service: Davis Avenue Paving**

*MOVED/SECONDED that Council approve borrowing from the Municipal Finance Authority of British Columbia, as part of their 2011 fall borrowing session, \$63,739.25 as authorized through Loan Authorization Bylaw No. 1965-2010 (4700 Block Davis Avenue Paving Local Area Service & Loan Authorization Bylaw); and*

(No. 215)

*that the Regional District of Kitimat-Stikine be requested to consent to our borrowing over a ten-year term and include the borrowing in their security issuing bylaw.*

*Carried Unanimously.*

***Memo – Corporate Administrator, Appointment of Chief Election Officer (CEO) and Deputy CEO***

*(No. 216)*

*MOVED/SECONDED that, as per Section 41 of the Local Government Act, Cathy Jackson be appointed Chief Election Officer for conducting the 2011 General Local Election, and Debra Powell be appointed Deputy Chief Election Officer, with power to appoint other election officials as required for the administration and conduct of the 2011 General Local Election.*

*Carried Unanimously.*

***Northwest Airport Society Annual General Meeting – Appointment of Representative***

*(No. 217)*

*MOVED/SECONDED that Councillor Leclerc be appointed to represent the City of Terrace, and vote on the City’s behalf, at the Northwest Airport Society 2011 Annual General Meeting.*

*Carried Unanimously.*

***Memo – Executive Assistant, Transportation in Northern BC Discussion Paper***

*(No. 218)*

*MOVED/SECONDED that the Transportation in Northern BC discussion paper be received for information.*

*Carried Unanimously.*

***Memo – Senior Building Inspector, April 2011 Building Synopsis***

*(No. 219)*

*MOVED/SECONDED that the April 2011 Building Synopsis be received.*

*Carried Unanimously.*

**BYLAWS:**

***Permanent Closing and Removal of Highway Dedication (Davis Avenue) Bylaw, Project No. ADP-02-1104 Adoption***

*(No. 220)*

*MOVED/SECONDED that Permanent Closing and Removal of Highway Dedication (Davis Avenue) Bylaw, Project No. ADP-02-1104 be read by title only and adopted.*

*Carried Unanimously.*

***City of Terrace Business Improvement Area Bylaw, Project No. ADP-02-1108 First, Second and Third Reading***

*(No. 221)*

*MOVED/SECONDED that City of Terrace Business Improvement Area Bylaw, Project No. ADP-02-1108 be read by title only and passed in its first, second and third reading.*

*Carried Unanimously.*

***Land Use Contract  
Amendment (Mountain Vista  
Drive) Bylaw,  
Project No. ADP-02-1109  
First and Second Reading***

*MOVED/SECONDED that Land Use Contract Amendment (Mountain Vista Drive) Bylaw, Project No. ADP-02-1109 be read by title only and passed in its first and second reading.*

*Carried Unanimously.*

*(No. 222)*

***Zoning Amendment  
(Mountain Vista Drive)  
Bylaw,  
Project No. ADP-02-1110  
First and Second Reading***

*MOVED/SECONDED that Zoning Amendment (Mountain Vista Drive) Bylaw, Project No. ADP-02-1110 be read by title only and passed in its first and second reading.*

*Carried Unanimously.*

*(No. 223)*

***NEW BUSINESS:***

***Councillor B. Downie***

*Councillor Downie reported on the official opening of the Nisga'a Museum in Laxgalts'ap on May 11, 2011. He also gave an update on the fundraising efforts of the Northern Medical Program and circulated a copy of the book "Front Lines: Portraits of Caregivers in Northern British Columbia". Councillor Downie also encouraged everyone to get involved in Riverboat Days 2011.*

*(No. 224)*

*MOVED/SECONDED that the City of Terrace send a letter congratulating the Nisga'a Lisims Government on their new museum and offer marketing support of the museum through Kermodei Tourism Society.*

*Carried Unanimously.*

***Councillor C. Leclerc***

*Councillor Leclerc provided a verbal report of the North Central Local Government Association (NCLGA) Annual General Meeting and Convention held in Prince Rupert May 11 to 13, 2011.*

***Councillor B. Pollard***

*Councillor Pollard also reported on the NCLGA Annual General Meeting and Convention.*

***Councillor B. Bidgood***

*Councillor Bidgood reported on NCLGA's executive meeting following their AGM. NCLGA is open to all sponsorships and they will not pick and choose their sponsors. Councillor Bidgood also reported on the Seniors' Committee meeting from May 19,*

*2011. He reminded those present of the Official Community Plan open house planned for May 25, 2011.*

***Mayor D. Pernarowski***

*Mayor Pernarowski also commented on the NCLGA AGM and Convention and congratulated Councillor Bidgood on his new role as the representative for the Regional District of Kitimat-Stikine on the NCLGA Board. Mayor Pernarowski attended the NWCC Convocation last week and he congratulated the Canadian Cancer Society on another successful Relay for Life.*

**REPORT FROM IN-CAMERA:**

*There were no items released from In-Camera Status.*

**QUESTIONS/COMMENTS  
FROM THE MEDIA:**

*There were no questions.*

**ADJOURNMENT:**

*MOVED/SECONDED that the May 24, 2011 Regular Meeting of Council be now adjourned.*

*(No. 225)*

*Carried Unanimously.*

*The meeting adjourned at 9:55 p.m.*

**CERTIFIED CORRECT:**

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***Mayor***

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***Clerk***