

**MINUTES OF THE REGULAR COUNCIL MEETING
HELD IN THE BANQUET ROOM AT THE TERRACE
SPORTSPLEX ON MONDAY, APRIL 25, 2016 AT
7:30 P.M.**

Mayor C. Leclerc presided. Councillors present were S. Bujtas, L. Christiansen, J. Cordeiro, B. Downie, M. Prevost, and S. Tyers. Also in attendance were R. Schibli, Director of Public Works, D. Block, Director of Development Services, T. Irwin, City Planner, A. Thompson, Clerk, and L. Wilson, Executive Assistant.

***Meeting Called to Order at
7:30 p.m. – Location of
April 25, 2016 Regular
Council Meeting***

(No. 144)

MOVED/SECONDED that the Regular City of Terrace Council Meeting for April 25, 2016 be held at the Terrace Sportsplex Banquet Room, located at 3320 Kalum Street.

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agendas and minutes are available for viewing on the City's home page at www.terrace.ca and the past minutes have been archived.

ADDENDUM:

There was no Addendum.

DELEGATIONS & GUESTS:

***Danielle Daumont and Teresa
Wraight – Request for
Support for the Caledonia
Prom and Dry Grad***

Teresa Wraight addressed Council on behalf of the Caledonia Sr. Secondary School Grad Committee. The Grad Committee requested that the facility rental fee for the arena for Dry Grad be waived, at a cost of \$2,037.09, and that the facility rental fee for the arena for the Caledonia Prom, at a cost of \$2,019.55, be waived.

Mayor Leclerc thanked Ms. Wraight for her presentation and advised that the matter would be further discussed under Correspondence. (See Resolution No. 146).

MINUTES:

***Regular Council Minutes,
April 11, 2016***

(No. 145)

MOVED/SECONDED that the Regular Council Minutes of April 11, 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:

***Danielle Daumont and Teresa
Wraight – Request for
Support for the Caledonia
Prom and Dry Grad***

(No. 146)

MOVED/SECONDED that the City of Terrace waive the facility rental fee for the Caledonia Dry Grad for 2016 at a cost of \$2,037.09 to come from Council Unbudgeted.

Carried Unanimously.

***Terrace and District Museum
Society – Letter of Support
for Community Gaming
Grant Program***

(No. 147)

Councillor Bujtas declared a conflict of interest and left the room due to a personal relationship.

Councillor Prevost declared a conflict of interest and left the room due to a business relationship.

MOVED/SECONDED that the City of Terrace write a letter of support for the Terrace and District Museum Society's application for funding for the Community Gaming Grant program.

Carried Unanimously.

Councillors Bujtas and Prevost re-entered the room at this time.

Committee of the Whole
➤ **Development Services**
Component,
April 25, 2016

The following items were discussed at the April 25, 2016 Development Services Component of the Committee of the Whole:

- 1. TEMPORARY USE PERMIT NO. 03-2016 – SMS EQUIPMENT INC. (5317 KEITH AVENUE)**

- 2. DEVELOPMENT PERMIT NO. 01-2016 – 643705 BC LTD. (4616 KEITH AVENUE)**

- 3. DEVELOPMENT PERMIT NO. 07-2016 – LOON PROPERTIES (4734 LAKELSE)**

- 4. DEVELOPMENT VARIANCE PERMIT NO. 06-2016 – 645999 BC LTD. (4710 AND 4702 LAZELLE AVENUE)**

COMMITTEE REPORTS:

It was recommended that the Committee now rise and report.

Committee of the Whole
➤ **Development Services**
Component
April 25, 2016

MOVED/SECONDED that the April 25, 2016 Development Service Component of the Committee of the Whole verbal report be adopted with the following recommendations:

(No. 148)

- 1. TEMPORARY USE PERMIT NO. 03-2016 – SMS EQUIPMENT INC. (5317 KEITH AVENUE)**

It is recommended that Temporary Use Permit No. 03-2016 be issued to SMS Equipment Inc. for the property legally described as Lot 26, District Lot 615, Range 5, Coast District, Plan 4490 [5317 Keith Avenue] to permit the following use for a maximum term of three years with a onetime option for renewal:

- *To temporarily locate four 3.7 metre by 18.3 metre mobile units together to form a single 14.6 metre by 18.3 metre structure on the subject property to be used as temporary office space.*

2. DEVELOPMENT PERMIT NO. 06-2016 — PERMIT SOLUTIONS INC. (102 – 4746 LAKELSE AVENUE)

It is recommended that Development Permit No. 01-2016 be issued to 643705 BC Ltd. for the property legally described as Lots 1, District Lot 361, Range 5, Coast District, Plan 12067 (4616 Keith Avenue) to permit exterior and interior renovations to the façade of an existing commercial building, including the following variances:

- *To vary section 6.6.3.a.i of Sign Bylaw No. 2102-2016 to increase the maximum allowable sign area for all signs on the subject lot from 25.0 square metres to 27.5 square meters of total sign area; and*
- *To vary section 6.6.4.c of Sign Bylaw No. 2102-2016 to increase the maximum sign area for a freestanding sign from 12.0 square metres to 12.8 square metres.*

3. DEVELOPMENT PERMIT NO. 07-2016 — LOON PROPERTIES (4734 LAKELSE)

It is recommended that Development Permit No. 07-2016 be issued to Loon Properties (Skeena) Inc. for the property legally described as Lot A (Plan 9030) of Block 21 Plan 966 and of Lots 1, 2 and 3 Plan 1090, District Lot 361, Range 5, Coast District, Plans 966 and 1090 Except Plan BCP43400 [4737 Lakelse Avenue] to permit exterior shell building enhancements (façade renovations) to an existing commercial building (including three commercial retails units) as well as interior renovations and site works.

**4. DEVELOPMENT VARIANCE PERMIT NO. 06-2016
– 645999 BC LTD. (4710 AND 4702 LAZELLE
AVENUE)**

It is recommended that the City of Terrace issue Development Variance Permit No. 06-2016 for the property located at 4710 and 4702 Lazelle Avenue (Lot A, District Lot 361, Range 5, Coast District, Plan PRP14751) including the following variances:

- *To vary Section 3.7.2 of Sign Bylaw 2102 – 2016 and amendments thereto, to permit the placement of a Ground Sign that does not maintain a clear view between heights of 1.2 metres and 3.0 metres within the Sightline Area at the vehicle entranceway of the front parcel line.*
- *To vary Section 6.4.3 – Maximum Total Sign Area of Sign Bylaw 2102 – 2016 and amendments thereto, to increase the maximum total sign area in the C1-A – Urban Commercial Zone from 21.5 square metres to 31.0 square metres.*

Carried Unanimously.

Committee of the Whole

➤ **April 11, 2016**

(No. 149)

MOVED/SECONDED that the April 11, 2016 Committee of the Whole report be adopted with the following recommendation:

**1. TERRACE & DISTRICT CHAMBER OF COMMERCE –
TERRACE REVITALIZATION**

It was recommended that that suggestions for downtown revitalization be referred to Administration to review and report back to Council.

Carried Unanimously.

Committee of the Whole
➤ **Finance, Personnel, & Administration Component**
April 15, 2016

MOVED/SECONDED that the April 15, 2016 Finance, Personnel, & Personnel Component of the Committee of the Whole report be adopted with the following recommendations:

(No. 150)

1. 2016-2020 BUDGET AMENDMENT

It was recommended that the 2016 – 2020 Budget be approved as amended and that the 2016-2020 Financial Plan Bylaw proceed to Council for 1st, 2nd, and 3rd reading; and

that the 2016 Tax Rates Bylaw be prepared with a 0% increase for all classes; and proceed to Council for 1st, 2nd, and 3rd reading.

Carried Unanimously.

Committee of the Whole
➤ **April 19, 2016**

MOVED/SECONDED that the April 19, 2016 Committee of the Whole report be adopted with the following recommendation:

(No. 151)

1. NORTHERN HEALTH – UPDATE ON YOUTH SUMMIT

There were no recommendations.

Carried Unanimously.

COMMITTEE REPORTS (FOR INFORMATION ONLY):

Committee of the Whole
➤ **Development Services Component**
April 11, 2016

MOVED/SECONDED that the April 11, 2016 Development Services Component of the Committee of the Whole report be received for information.

(No. 152)

Carried Unanimously.

SPECIAL REPORTS:

Memo – Corporate Administrator, Cancellation of May 9, 2016 Regular Council Meeting

MOVED/SECONDED that the May 9, 2016 Regular Council Meeting be cancelled and that a Special Council Meeting be held at 7:30 p.m. on Monday, May 2, 2016 with notice posted pursuant to Section 5.3 of the City of Terrace Council Procedure Bylaw.

(No. 153)

Carried Unanimously.

Memo – Chief Administrative Officer, Special Request from the Terrace-Kitimat Airport Society

(No. 154)

MOVED/SECONDED that That Council, as a member of the Terrace-Kitimat Airport Society (the Society), endorse the request from the Society for a Special Resolution related to borrowing funds from the Toronto-Dominion Bank.

Carried Unanimously.

Memo – Director of Development Services, Northwest Community College (NWCC) – Request for Funding Support

(No. 155)

MOVED/SECONDED that the City of Terrace consider entering into a Memorandum of Understanding with the Northwest Community College to provide funding in support of several proposed major capital facilities projects over a five (5) year period.

Carried Unanimously.

Terrace and District Victim Assistance Program Quarterly Report (January – March, 2016)

(No. 156)

MOVED/SECONDED the Terrace and District Victim Assistance Program Quarterly Report (January – March, 2016) be received.

Carried Unanimously.

Youth Advisory Committee Minutes, April 4, 2016

(No. 157)

MOVED/SECONDED that Youth Advisory Committee minutes from April 4, 2016 be received.

Carried Unanimously.

Housing Committee Minutes, April 15, 2016

(No. 158)

MOVED/SECONDED that the Housing Committee minutes from April 15, 2016 be received.

Carried Unanimously.

Memo – Senior Building Inspector, March 2016 Building Synopsis

(No. 159)

MOVED/SECONDED that the March 2016 Building Synopsis be received.

Carried Unanimously.

Public Hearing Report, April 11, 2016 (For Information Only)

(No. 160)

MOVED/SECONDED that the April 11, 2016 Public Hearing Report be received for information.

Carried Unanimously.

**Oral Report, April 25, 2016
Public Hearing**

(No. 161)

MOVED/SECONDED that the oral report for the April 25, 2016 Public Hearing be adopted with the following recommendation:

1. PUBLIC HEARING – ZONING AMENDMENT (4614 LAZELLE AVENUE)

It is recommended that the Public Hearing on the application concerning 4614 Lazelle Avenue proceed to Council for consideration.

Carried Unanimously.

BYLAWS:

Zoning Amendment (4614 Lazelle Avenue) Bylaw, Project No. ADP-02-1605 (Third Reading)

(No. 162-D)

MOVED/SECONDED that the Zoning Amendment (4614 Lazelle Avenue) Bylaw, Project No. ADP-02-1605 be read by title only and passed in its third reading.

Defeated.

Zoning Amendment (4614 Lazelle Avenue) Bylaw, Project No. ADP-02-1605 (Adoption)

This item was struck from the Agenda.

2016-2020 Financial Plan Bylaw, Project No. ADP-02-1606

(No. 163)

MOVED/SECONDED that the 2016-2020 Financial Plan Bylaw, Project No. ADP-02-1606 be read by title only and passed in its first, second, and third reading.

Carried Unanimously.

2016 Tax Rate Bylaw, Project No. ADP-02-1607

(No. 164)

MOVED/SECONDED that the 2016 Tax Rate Bylaw, Project No. ADP-02-1607 be read by title only and passed in its first, second, and third reading.

Carried Unanimously.

NEW BUSINESS FROM COUNCIL:

Regional District of Kitimat-Stikine Report

Councillor Cordeiro reported from the Regional District of Kitimat-Stikine.

**REPORTS ON COUNCIL
ACTIVITIES:**

There were no reports on Council activities.

REPORT FROM IN-CAMERA:

There were no items released from In-Camera status.

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

There were no questions from the Media and two questions from the Audience.

ADJOURNMENT

(No. 165)

*MOVED/SECONDED that the April 25, 2016
Regular Meeting of Council be now adjourned.*

Carried Unanimously.

The meeting adjourned 8:55 p.m.

CERTIFIED CORRECT:

Mayor

Alim Thompson

Clerk