

REGULAR COUNCIL

Minutes of a Regular Meeting of Council of the City of Salmon Arm held in the Council Chambers of City Hall 500 – 2 Avenue NE and by electronic means, at 1:30 p.m. and reconvened at 2:30 p.m. on **Monday, August 22, 2022.**

PRESENT:

Mayor A. Harrison
Councillor C. Eliason (participated remotely)
Councillor K. Flynn
Councillor T. Lavery (participated remotely)
Councillor L. Wallace Richmond
Councillor S. Lindgren
Councillor D. Cannon

Chief Administration Officer E. Jackson
Director of Engineering & Public Works R. Niewenhuizen
Director of Corporate Services S. Wood
Director of Development Services K. Pearson
Manager of Financial Services T. Tulak
City Engineer J. Wilson
Engineering Co-op Student, A. Watts
Executive Assistant B. Puddifant (participated remotely)

ABSENT:

1. CALL TO ORDER

Mayor Harrison called the meeting to order at 1:30 p.m.

2. IN-CAMERA SESSION

0379-2022

Moved: Councillor Cannon
Seconded: Councillor Wallace Richmond
THAT: pursuant to Section 90(1),(e), the acquisition, disposition or expropriation of land or improvements, if the council considers that disclosure could reasonably be expected to harm the interests of the municipality, of the Community Charter, Council move In-Camera.

CARRIED UNANIMOUSLY

Council moved In-Camera at 1:30 p.m.
Council returned to Regular Session at 2:11 p.m.
Council recessed until 2:30 p.m.

3. **ACKNOWLEDGEMENT OF TRADITIONAL TERRITORY**

Mayor Harrison read the following statement: “We acknowledge that we are gathering here on the traditional territory of the Secwepemc people, with whom we share these lands and where we live and work together.”

4. **REVIEW OF AGENDA**

Addition under Item 23.2 – K. Scranton – email received August 21, 2022 – ZON-1247 [1197665 BC Ltd./Matejka Property Management and Developments Inc.; 2710 30 Avenue NE; R-1 to R-8]

Addition under Item 23.2 – T. Bleuer & D. Bartman – letter dated August 15, 2022 – ZON-1247 [1197665 BC Ltd./Matejka Property Management and Developments Inc.; 2710 30 Avenue NE; R-1 to R-8]

Addition under Items 23.5/23.6 – D. Welch/A.Welch/E. Stadig – email dated August 22, 2022 – OCP4000-51/ZON-1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR and R-1 to R-8]

Addition under Items 23.5/23.6 – M. & S. Hames – OCP4000-51/ZON-1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR and R-1 to R-8]

Addition under Items 23.5/23.6 – D. and T. Tonks – email dated August 19, 2022 - 1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR and R-1 to R-8]

Addition at the beginning of the evening session - Special Presentation - Jaeden Izik-Dzurko

5. **DISCLOSURE OF INTEREST**

Councillor Flynn declared a conflict with Item 9.5 as General Assembly is a client of his firm.

Mayor Harrison declared a conflict with Item 10.3 as a family member is the construction contractor retained by the applicant.

6. **CONFIRMATION OF MINUTES**

1. **Regular Council Meeting Minutes of August 8, 2022**

0380-2022

Moved: Councillor Flynn

Seconded: Councillor Lindgren

THAT: the Regular Council Meeting Minutes of August 8, 2022, be adopted as circulated.

CARRIED UNANIMOUSLY

7. **COMMITTEE REPORTS**

1. **Development and Planning Services Committee Meeting Minutes of August 15, 2022**

0381-2022

Moved: Councillor Wallace Richmond

Seconded: Councillor Lindgren

THAT: the Development and Planning Services Committee Meeting Minutes of August 15, 2022 be received as information.

CARRIED UNANIMOUSLY

8. **COLUMBIA SHUSWAP REGIONAL DISTRICT UPDATE**

9. **STAFF REPORTS**

1. **Director of Corporate Services - License for Use and Occupation for Storage Containers, Salmon Arm Slo Pitch League - Canoe Ball Diamonds, Shuswap Minor Lacrosse Association - Little Mountain Park**

0382-2022

Moved: Councillor Wallace Richmond

Seconded: Councillor Lindgren

THAT: Council authorize the Mayor and Corporate Officer to execute an Agreement with the Salmon Arm Slo Pitch League for the continued use of a 5' by 10' portion of the Canoe Ball Diamonds for a storage container from September 16, 2022 to September 15, 2024;

AND THAT: Council authorize the Mayor and Corporate Officer to execute an Agreement with Shuswap Minor Lacrosse Association, for the continued use of a 5' by 20' portion of the field at Little Mountain for a storage container from September 16, 2022 to September 15, 2024.

CARRIED UNANIMOUSLY

2. **Chief Administrative Officer - 2022 Property Insurance**

0383-2022

Moved: Councillor Eliason

Seconded: Councillor Lavery

THAT: Council award the contract for provision of property, business interruption, crime, equipment breakdown, marina operators liability, premises pollution liability and cyber liability coverages to the Municipal Insurance Association of BC for the period of September 17, 2022 to September 17, 2023 for \$197,461.00, with the option of renewing for an additional two (2) years subject to receipt of a satisfactory quotation 45 days prior to commencement of the next policy period.

CARRIED UNANIMOUSLY

9. **STAFF REPORTS - continued**

3. **Director of Engineering & Public Works – Water Conservation Policy Progress Update**

A. Watts, City of Salmon Arm Engineering Co-op student, provided an update on Water Conservation in Salmon Arm and was available to answer questions from Council.

Councillor Eliason left the meeting at 2:42 p.m. and returned to the meeting at 2:48 p.m.

4. **Director of Engineering & Public Works – Multistage Irrigation Restrictions**

0384-2022

Moved: Councillor Lavery

Seconded: Councillor Flynn

THAT: Council authorize staff to proceed with Multistage Irrigation Restrictions commencing in May, 2023 as per Appendix “A” attached to the staff report dated August 22, 2022.

Amendment:

Moved: Councillor Flynn

Seconded: Councillor Lindgren

THAT: Stage 1 in Appendix “A” is in effect by default throughout the year.

CARRIED UNANIMOUSLY

Motion as amended:

CARRIED UNANIMOUSLY

Councillor Flynn declared a conflict and left the meeting at 3:26 p.m.

5. **Director of Engineering & Public Works – Project Award – 10 Avenue SE – Zone 5 Watermain Extension**

0385-2022

Moved: Councillor Eliason

Seconded: Councillor Cannon

THAT: Council approve the award of the 10th Avenue SE Zone 5 Watermain Extension Project installation to General Assembly Excavating Ltd., in accordance with their quote, in the amount of \$129,375.00 plus taxes as applicable.

CARRIED UNANIMOUSLY

Councillor Flynn returned to the meeting at 3:28 p.m.

6. **Director of Development Services – Community Heritage Commission Appointments**

0386-2022

Moved: Councillor Cannon

Seconded: Councillor Wallace Richmond

THAT: Council appoint the following persons to the Community Heritage Commission for a three (3) year term from August 26, 2022 to August 26, 2025:

- i) Linda Painchaud, Member at Large
- ii) Mary Landers, Member at Large
- iii) Terry Johnston, Member at Large

9. **STAFF REPORTS - continued**

6. **Director of Development Services - Community Heritage Commission Appointments - continued**

- iv) Pat Kassa, Vice President and Secretary, R.J. Haney Heritage Village & Museum
- v) Deborah Chapman, Curator/Archivist, R.J. Haney Heritage Village & Museum; and
- vi) Dr. Cindy Malinowski, Vice President - Salmon Arm Branch, Okanagan Historical Society, R.J. Haney Heritage Village & Museum

CARRIED UNANIMOUSLY

10. **INTRODUCTION OF BYLAWS**

Councillor Eliason left the meeting at 3:35 p.m.

1. **City of Salmon Arm Curbside Collection Amendment Bylaw No. 4524 [Curbside Collection Bylaw No. 4281] - First, Second and Third Readings**

0387-2022

Moved: Councillor Lavery
Seconded: Councillor Flynn
THAT: the Bylaw entitled City of Salmon Arm Curbside Collection Amendment Bylaw No. 4525 be read a first, second and third time.

CARRIED UNANIMOUSLY

2. **City of Salmon Ticket Information Utilization Amendment Bylaw No. 4529 [Municipal Ticket Information System Bylaw No. 2760] - First, Second and Third Readings**

0388-2022

Moved: Councillor Wallace Richmond
Seconded: Councillor Lindgren
THAT: the Bylaw entitled City of Salmon Arm Ticket Information Utilization Amendment Bylaw No. 4529 be read a first, second and third time.

CARRIED UNANIMOUSLY

Mayor Harrison declared a conflict and left the meeting at 3:40 p.m.
Deputy Mayor Flynn assumed the chair.

3. **City of Salmon Zoning Amendment Bylaw No. 4547 [ZON-1251; Murdoch, C. & K.; 1641 23 Avenue NE; R-1 to R-8] - First and Second Readings**

0389-2022

Moved: Councillor Cannon
Seconded: Councillor Wallace Richmond
THAT: the Bylaw entitled City of Salmon Arm Zoning Amendment Bylaw No. 4547 be read a first and second time.

CARRIED UNANIMOUSLY

Mayor Harrison returned to the meeting at 3:42 p.m. and resumed the chair.

11. RECONSIDERATION OF BYLAWS12. CORRESPONDENCE1. Informational Correspondence5. J. McEwan, Salmon Arm Fair Manager - letter dated July 13, 2022 - Request to hold annual Salmon Arm Fair Parade

0390-2022

Moved: Councillor Lindgren

Seconded: Councillor Wallace Richmond

THAT: Council authorize the Salmon Arm Fall Fair Committee to hold the annual Salmon Arm Fair Parade on Saturday, September 10, 2022 from approximately 10:15 a.m. to 12:30 p.m. with the permission to close roadways to non-parade traffic and with the request for various assistance as follows:

- closure of 5 St SW between Blackburn Park and the fair grounds;
- closure of 5 Ave from 10 St SW to 5 St SW South Lane only from Linden Court;
- closure of 10 Ave SW from Shuswap St to 5 St SW ending at Blackburn Park. North side lane to allow float organization and letting East Bound traffic through. Parade marshaling will begin at 7:00 a.m.;
- permission to have the use of traffic barriers dropped at the designated street corners;
- permission to borrow traffic signs, hi vis vests, and directional paddles for the volunteers who will be directing traffic at the intersections;

AND THAT: the following be authorized for the Salmon Arm Fall Fair:

- closure of 5 Ave from 3 St SW to 5 St SW from Thursday 8:00 a.m. September 8 to 13, 2022 to assist in safety and fair preparation and tear down;
- five (5) road barriers be placed at each of the corners of 3 St SW and 5 Ave SW and the corner of 5 St SW and 5 Ave SW to assist in setting up ticket booths;
- provision of a water truck during the three days of the fair to water roadways, main arena and competition rings;
- extend the No Parking zones from previous years to include the following:
 - Shuswap St from 5 Ave. SW to Hudson St, both sides
 - Hudson St to Ross St and Ross St to Lakeshore
 - Lakeshore from Ross to 10 St, both sides
- permission to use the Safeway Field for parking September 9 to 11, 2022.

AND FURTHER THAT: this event is subject to the provision of adequate liability insurance.

CARRIED UNANIMOUSLY

12. CORRESPONDENCE - continued

1. Informational Correspondence - continued

3. The Shuswap Trail Alliance - Letter dated August 15, 2022 - Request to Host Grand Opening Celebration at South Canoe

0391-2022

Moved: Councillor Flynn

Seconded: Councillor Cannon

THAT: Council authorize The Shuswap Trail Alliance to hold the Grand Opening Celebration at South Canoe parking lot, on Saturday, October 1, 2022 at 10:00 a.m., subject to the provision of adequate liability insurance.

CARRIED UNANIMOUSLY

13. NEW BUSINESS

14. PRESENTATIONS

1. Corporate Strategic Plan - Therese Zulinick & Alison Rustand, Urban Systems

T. Zulinick and A. Rustand, Urban Systems, outlined the draft Corporate Strategic Plan update process and were available to answer questions from Council.

Councillor Cannon left the meeting at 3:53 p.m. and returned at 3:56 p.m.

Councillor Eliason returned to the meeting at 4:03 p.m.

0392-2022

Moved: Councillor Lavery

Seconded: Councillor Lindgren

THAT: the Food and Urban Agricultural Plan be moved from the Medium-Term Project list to the Short-Term Project list on the draft of the Corporate Strategic Plan.

DEFEATED

Mayor Harrison, Councillors Wallace Richmond, Flynn, Cannon Opposed

0393-2022

Moved: Councillor Flynn

Seconded: Councillor Cannon

THAT: the 2022 Corporate Strategic Plan be accepted as presented.

CARRIED UNANIMOUSLY

15. COUNCIL STATEMENTS

16. SALMON ARM SECONDARY YOUTH COUNCIL

17. NOTICE OF MOTION

18. **UNFINISHED BUSINESS AND DEFERRED / TABLED ITEMS**

19. **OTHER BUSINESS**

20. **QUESTION AND ANSWER PERIOD**

The Question and Answer period is suspended to November 14, 2022.

The Meeting recessed at 4:36 p.m.

The Meeting reconvened at 7:00 p.m.

PRESENT:

Mayor A. Harrison
Councillor K. Flynn
Councillor T. Lavery (participated remotely)
Councillor C. Eliason (participated remotely)
Councillor L. Wallace Richmond
Councillor D. Cannon
Councillor S. Lindgren

Chief Administration Officer E. Jackson
Director of Corporate Services S. Wood
Director of Engineering & Public Works R. Niewenhuizen
Director of Development Services K. Pearson

ABSENT:

SPECIAL PRESENTATION

Council recognized the outstanding success of Jaeden Izik-Dzurko as an international pianist.

21. **DISCLOSURE OF INTEREST**

22. **HEARINGS**

1. **Development Variance Permit Application No. VP-557 [Creasy, C. & J./Olafsson, B.; 530 20 Avenue SW; Height Requirements]**

0394-2022

Moved: Councillor Cannon
Seconded: Councillor Flynn
THAT: Development Variance Permit No. VP-557 be authorized for issuance for Lot A, Section 11, Township 20, Range 10, W6M, KDYD, Plan 12331 to vary Zoning Bylaw No. 2303 as follows:

- i) Section 6.6 Maximum Height of Accessory Building increase from 6.0 m to 8.3 m to facilitate construction of an accessory building on the subject property.

The Director of Development Services explained the proposed Development Variance Permit Application.

C. Creasy, the applicant, explained that a neighbor submitted a complaint but was subsequently withdrawn following their conversation.

Submissions were called for at this time.

Following three calls for submissions and questions from Council, the Hearing closed at 7:12 p.m. and the Motion was:

CARRIED UNANIMOUSLY

23. STATUTORY PUBLIC HEARINGS

1. Zoning Amendment Application No. ZON-1240 [Green Emerald Investments Inc./1306085 Alberta Ltd./Arsenault, G.; 1511 and 1561 10 Avenue SW; C-3 to C-6]

The Director of Development Services explained the proposed Zoning Amendment Application.

G. Arsenault, Green Emerald Investments Inc., the applicant and T. Collier, EFG Architects, business partner, provided a presentation outlining the application and were available to answer questions from Council.

Submissions were called for at this time.

Following three calls for submissions and questions from Council, the Public Hearing closed at 7:35 p.m. followed by comments from Council.

2. Zoning Amendment Application No. ZON-1247 [1197665 BC Ltd./Matejka Property Management and Developments Inc.; 2710 30 Avenue NE; R-1 to R-8]

The Director of Development Services explained the proposed Zoning Amendment Application.

G. Simmons, 1197665 BC. Ltd., the applicant, outlined the application and was available to answer questions from Council.

Submissions were called for at this time.

K. Scranton - email received August 21, 2022 - ZON-1247 [1197665 BC Ltd./Matejka Property Management and Developments Inc.; 2710 30 Avenue NE; R-1 to R-8]

T. Bleuer & D. Bartman - letter dated August 15, 2022 - ZON-1247 [1197665 BC Ltd./Matejka Property Management and Developments Inc.; 2710 30 Avenue NE; R-1 to R-8]

J. Crook - raised concerns about increased vehicles, the safety of access road and the negative effect on property values.

K. Tegart - raised concerns about increased traffic, the negative impact of increased density for the area and limited access to parks and green space.

D. Bartman - raised concerns about the development decreasing property values and increasing traffic. There are concerns that the traffic flow into the area is not prepared for this increase in density.

K. Scranton - raised concerns about the development decreasing property values and increasing traffic. There are concerns about safety as there are no sidewalks in the area.

C. Baird - raised concerns about safety with increased traffic and minimal lighting in the area.

Following three calls for submissions and questions from Council, the Public Hearing closed at 8:15 p.m. followed by comments from Council.

3. **Official Community Plan Amendment Application No. OCP4000-50 [Wonderland Investments Inc.; 50 30 Street NE; MR to HR]**

The Director of Development Services explained the proposed Official Community Plan Amendment Application.

F. Beudet, Wonderland Investments Inc., the applicant, outlined the application and was available to answer questions from Council.

Submissions were called for at this time.

Following three calls for submissions and questions from Council, the Public Hearing closed at 8:17 p.m. followed by comments from Council.

4. **Zoning Amendment Application No. ZON-1242 [Wonderland Investments Inc.; 50 30 Street NE; R-4 to R-5] (See Item 23.3 for Staff Report)**

The Director of Development Services explained the proposed Zoning Amendment Application.

Councillor Lindgren left the meeting at 8:18 p.m. and returned at 8:20 p.m.

F. Beudet, Wonderland Investments Inc., the applicant, outlined the application and was available to answer questions from Council.

Submissions were called for at this time.

B. Wilson - raised concerns about the size of the proposed structure and the increase in traffic on 30 Street due to the increased density.

Following three calls for submissions and questions from Council, the Public Hearing closed at 8:24 p.m. followed by comments from Council.

23. STATUTORY PUBLIC HEARINGS - continued**5. Official Community Plan Amendment Application No. OPC4000-51 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR]**

The Director of Development Services explained the proposed Official Community Plan Amendment Application.

S. Mitchell, Franklin Engineering Ltd., agent for the applicant, outlined the application and was available to answer questions from Council.

D. Welch/A.Welch/E. Stadig - email dated August 22, 2022 - OCP4000-51/ZON-1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR and R-1 to R-8]

M. & S. Hames - OCP4000-51/ZON-1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR and R-1 to R-8]

D. and T. Tonks - email dated August 19, 2022 - 1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR and R-1 to R-8]

Submissions were called for at this time.

K. Vennard - raised concerns with increased density and vehicle traffic on Foothill Road. This traffic increase creates safety concerns with the narrow access point from 14 Street to Foothill Road as there is high pedestrian and cyclist use on Foothill Road. There are concerns with snow storage and potential environmental issues.

P. Papadimitropoulos - raised concerns with the increased traffic creating safety issues with pedestrian and cyclists. There were concerns with the obstruction of views and the lack of street lights in the area. The development is not consistent with the community's lifestyle.

A. Welch - raised concerns about the drastic change in density to the neighborhood increasing the noise in the area. There were concerns about the increased traffic.

Following three calls for submissions and questions from Council, the Public Hearing closed at 8:44 p.m. followed by comments from Council.

6. Zoning Amendment Application No. ZON-1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; R-1 to R-4] (See Item 23.5 for Staff Report)

The Director of Development Services explained the proposed Zoning Amendment Application.

S. Mitchell, Franklin Engineering Ltd., agent for the applicant, outlined the application and was available to answer questions from Council.

Submissions were called for at this time.

K. Vennard - re-stated concerns with increased density and the increased vehicle traffic on Foothill Road. This traffic increase creates safety concerns for pedestrians and cyclists. There are concerns with snow storage and potential environmental issues.

23. **STATUTORY PUBLIC HEARINGS - continued**

6. **Zoning Amendment Application No. ZON-1246 [Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; R-1 to R-4] (See Item 23.5 for Staff Report) - continued**

C. Wilson – raised concerns with increased traffic and the safety issues with various blind spots on Foothill Road.

Following three calls for submissions and questions from Council, the Public Hearing closed at 8:53 p.m. followed by comments from Council.

24. **RECONSIDERATION OF BYLAWS**

1. **City of Salmon Arm Zoning Amendment Bylaw No. 4527 [ZON-1240; Green Emerald Investments Inc./1306085 Alberta Ltd./ Arsenault, G.; 1511 and 1561 10 Avenue SW; C-3 to C-6] – Third Reading**

0395-2022

Moved: Councillor Flynn
Seconded: Councillor Wallace Richmond
THAT: the bylaw entitled City of Salmon Arm Zoning Amendment Bylaw No. 4527 be read a third time;

AND THAT: final reading of the zoning amendment bylaw be withheld subject to approval by the Ministry of Transportation and Infrastructure.

CARRIED UNANIMOUSLY

2. **City of Salmon Arm Zoning Amendment Bylaw No. 4544 [ZON-1247; 1197665 BC Ltd./Matejka Property Management and Developments Inc.; 2710 30 Avenue NE; R-1 to R-8] – Third and Final Readings**

0396-2022

Moved: Councillor Cannon
Seconded: Councillor Lindgren
THAT: the bylaw entitled City of Salmon Arm Zoning Amendment Bylaw No. 4544 be read a third time and final time.

CARRIED UNANIMOUSLY

3. **City of Salmon Arm Official Community Plan Amendment Bylaw No. 4530 OCP4000-50; Wonderland Investments Inc.; 50 30 Street NE; MR to HR] – Third Reading**

0397-2022

Moved: Councillor Eliason
Seconded: Councillor Cannon
THAT: the bylaw entitled City of Salmon Arm Official Community Plan Amendment Bylaw No. 4530 be read a third time.

CARRIED UNANIMOUSLY

24. RECONSIDERATION OF BYLAWS - continued

4. City of Salmon Arm Zoning Amendment Bylaw No. 4531 [ZON-1242; Wonderland Investments Inc.; 50 30 Street NE; R-4 to R-5] - Third Reading

0398-2022

Moved: Councillor Lindgren

Seconded: Councillor Wallace Richmond

THAT: the Bylaw entitled City of Salmon Arm Zoning Amendment Bylaw No. 4531 be read a third time;

AND THAT: final reading of the Zoning Amendment Bylaw be withheld subject to:

1. Ministry of Transportation and Infrastructure approval;
2. Confirmation that the building meets Zoning Bylaw and BC Building Code requirements; and
3. Adoption of the associated Official Community Plan Amendment Bylaw.

CARRIED UNANIMOUSLY

5. City of Salmon Arm Official Community Plan Amendment Bylaw No. 4539 [OCP4000-51; Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; LR to MR] - Third Reading

0399-2022

Moved: Councillor Wallace Richmond

Seconded: Councillor Flynn

THAT: the bylaw entitled City of Salmon Arm Official Community Plan Amendment Bylaw No. 4539 be read a third time.

DEFEATED

Mayor Harrison, Councillors Lindgren, Lavery, Flynn, Wallace Richmond and Cannon and Opposed

6. City of Salmon Arm Zoning Amendment Bylaw No. 4540 [ZON-1246; Kolenosky, M./Franklin Engineering Ltd.; 2371 14 Street SW; R-1 to R-4] - Third Reading

This item was not addressed as it was subject to item 24.5 being approved.

25. QUESTION AND ANSWER PERIOD

The Question and Answer Period is suspended to November 14, 2022.

26. ADJOURNMENT

0400-2022

Moved: Councillor Lavery

Seconded: Councillor Wallace Richmond

THAT: the Regular Council Meeting of August 22, 2022 be adjourned.

CARRIED UNANIMOUSLY

The meeting adjourned at 9:47 p.m.

CERTIFIED CORRECT:

"S. WOOD"

CORPORATE OFFICER

Adopted by Council the 26th day of September, 2022.

"A. HARRISON"

MAYOR