

Minutes of a Regular Meeting of Council held in the Council Chambers on Monday, September 9 2002 at 6:02 p.m.

PRESENT: Councillors Allen, Brennan, Hamilton, Quinn, Porter, Tenszen with Mayor Ian MacKenzie in the Chair.

ABSENT:

MINUTES OF MEETING: 260/02 Moved by: Councillor Allen
Seconded by: Councillor Hamilton
RESOLVED THAT the regular minutes of the Council meeting held on August 26, 2002 at City Hall in Portage la Prairie be approved as circulated.
Carried.

DELEGATIONS: Mayor MacKenzie introduced the Provincial Planner, Mr. Juanito Cambangay, who then introduced the members of the delegation. The group represented a number of provincial and municipal delegates from the Philippines on an exchange through the Federation of Canadian Municipalities to gain knowledge of our strategic planning methods to take back to their country.

CORRESPONDENCE: The correspondence for this period was reviewed.

HEARINGS: Former Lion's Pool Property – 50 Queen Avenue
Mr. Tom Wishart, 220 Queen Avenue, spoke to Council objecting to the rezoning of the former pool property to R1 District, indicating that he believed that it should remain as green space. Mr. Wishart also indicated that this property was designated in the 1950's as a memorial to World War II.

Finance, Legislative & Property Committee: Your Worship:
The Finance, Legislative and Property Committee respectfully submits the following report:

By-Law 02-8161 – Adding Unpaid Water & Sewer Accounts to Taxes – 1st Reading
Tieny/June
This is part of the monthly procedure to allow unpaid water & sewer accounts to be added to property taxes.

261/02 Moved by: Councillor Quinn
Seconded by: Councillor Hamilton
RESOLVED THAT By-Law 02-8161 being a by-law to authorize unpaid water and sewer accounts be added to taxes be read a first time.
Carried.

By-Law 02-8153 – City Debentures – Issue Series B – 2nd & 3rd Reading
Nettie
The City's share of costs for the Simplot projects was approved in the 2002 budget with funding through the issuance of debentures and recovered by the tax sharing agreement with the Rural Municipality of Portage la Prairie. By-Law 01-8093 was approved by Council and approved by the Municipal Board to authorize debentures amounting up to \$6,587,000.

Tenders for the projects are being awarded with construction and billings throughout the summer. The issuance of a 15-year debenture dated for September 2002 in the amount of \$5,000,000 is required.

The Municipal Board approved the first reading of the by-law, by Order No. E-02-116. It is now ready to receive 2nd & 3rd reading, which will then release the funds to the City.

262/02 Moved by: Councillor Quinn
Seconded by: Councillor Hamilton

RESOLVED THAT By-Law 02-8153 to amend By-Law 01-8093 to allow for the issuance of \$5,000,000 in debentures be given 2nd reading.
Carried.

THAT By-Law No. 02-8153 be given 3rd reading, finally passed, signed and sealed.
Carried.

In Favour: Councillors Allen, Brennan, Hamilton, Porter, Quinn, Tenzsen & Mayor MacKenzie.

By-Law 02-8154 – RM Loan Through Debentures – Issue Series C – 2nd & 3rd Reading
Nettie

By formal agreement, the City has agreed to administer the Rural Municipality of Portage la Prairie's share of costs and land purchase for the Simplot projects through the issuance of debentures. By-Law 01-8095 was approved by Council and approved by the Municipal Board to authorize debentures for the RM amounting up to \$4,800,000.

Tenders for the projects are being awarded with construction and billings throughout the summer. The issuance of a 15 year debenture dated for September 2002 in the amount of \$2,000,000 on behalf of the RM is required.

Each debenture issue requires a separate by-law to amend the initial by-law's payment schedule. The Municipal Board received and approved the amending by-law after Council gave By-Law No. 02-8154 first reading on June 24, 2002.

263/02 Moved by: Councillor Quinn

Seconded by: Councillor Hamilton

RESOLVED THAT By-Law No. 02-8154 to amend By-Law 01-8095 for debentures on behalf of the RM to allow for the issuance of \$2,000,000 in debentures be given 2nd reading.
Carried.

That By-Law No. 02-8154 be given final reading, finally passed, signed and sealed.
Carried.

In Favour: Councillors Allen, Brennan, Hamilton, Porter, Quinn, Tenzsen & Mayor MacKenzie.

City Planning Committee

Zoning By-Law Amendment
– BY-Law 02-8159 – 50
Queen Avenue – Former
Lion's Pool Property
Dean/Iva

Your Worship:

The City Planning Committee respectfully submits the following reports:

As per the Planning Act and after considering the results of the public meeting, Council must, within 90 days, choose one of three actions to deal with the proposed zoning by-law amendment:

- a) Council may pass a resolution not to proceed with the by-law. This would be done under subsection 46 (1) and Council must send out the required notices.
- b) Council may give the by-law second reading. There are two situations under which the by-law may be given second reading:
 - Under subsection 46(2) where there are no objections at the public meeting Council may give the by-law second reading and third reading at the same meeting.
 - Under subsection 46(3), where objections are received, Council may give the by-law second reading. When the Council gives the by-law second reading under subsection 46(3) where objections are received, they must provide notice to the Minister and objectors according to subsections 46(3), (4), and (5).

c) Council may make major changes to the by-law in which case it must be re-advertised and a new public hearing meeting held.

The owner, the City of Portage la Prairie, wishes to rezone the former Lion's Pool property which was known as 50 Queen Avenue from P – Parks, Recreation and Open Space to R1-60 – Single Family Dwelling District to accommodate the development of the area into higher end residential lots for sale by the City.

The City of Portage la Prairie Development Plan designates this area R-Residential and policy 5.6 states that re-development and infill shall be encouraged, since this type of development utilizes existing services.

The application has been circulated to various City Departments and the Province with no concerns being expressed at the time of writing.

The application has also been advertised in the Daily Graphic for two consecutive weeks (August 16 and August 30, 2002) as well as public notices have been sent to all owners of property within a 300 foot radius of the proposed development as per Section 45 (2), (3) and (4) of the Planning Act.

First Reading of this by-law was given on Monday, July 22, 2002 (Resolution NO. 226/02) to commence the process as defined in the Planning Act in considering this application.

263/02 Moved by: Councillor Brennan
Seconded by: Councillor Allen

RESOLVED THAT the Council of the City of Portage la Prairie approve the application to rezone the property known as the former Lion's Pool Property and legally described as: Lot 1, Block 15, SS Plan 21428 PLTO in RL 64 to 68, Parish of Portage la Prairie from P-Parks, Recreation and Open Space District to R1-60 – Single family Dwelling District to permit the development of the area into residential lots.

AND FURTHER THAT By-Law NO. 02-8159 be read a 2nd time and forwarded to the Muncipal Board.
Carried.

Councillor Tenszen moved that this matter be tabled. There was no seconder, and the motion was defeated.

Waterworks Committee

South Water Supply Main –
Update – For Information
Only
Kelly

Your Worship:

The Waterworks Committee respectfully submits the following reports:

Mellenville and Old Bridge Road areas are currently being fed water through the new south water supply main. The water mains in these areas are isolated from the rest of the City by four valves, and have been for a few months while City staff and Manitoba Health have monitored the water quality in the area.

Water results for the past several weeks have been excellent and the City is confident that the problems that we experienced with positive microbiological test results have been rectified.

Manitoba Health and the Office of Drinking Water have indicated that they are satisfied with the test results and they have agreed that the City can fully activate the south water supply main.

On Tuesday, August 27, 2002, the valves isolating Mellenville from the rest of the City's water distribution system were gradually opened. Water flowed from the Water Treatment Plant, through the south water supply main, through Mellenville and into Koko Platz and the

southeast area of the City.

Since the direction of flow in many of the watermains in the southeast area of the City will be reversed from the current direction of flow, a significant disturbance of the rust and calcium deposits on the inside walls of the iron pipes occurred. The suspended rust particles discolored the water and the water was carried north and west into the area around the Hospital and the northeast area, south of the rail tracks and into the west central business district. There is no health risk associated with the discolored water, however City staff will continue weekly bacteriological testing, and more frequent chlorine residual testing to ensure water quality is maintained.

With the full commissioning of the south water supply main, residents of the southeast area will experience higher water pressure, and there will be a greater flow rate available from fire hydrants for fire fighting which will meet or exceed minimum recommended guidelines.

Transportation Committee

Extension of Landfill
Operation Contract
Kelly

Your Worship:

The Transportation Committee respectfully submits the following reports:

The existing contract with EF Moon Construction Ltd. for the operation of the City of Portage la Prairie Regional (PR 227) Landfill expires on October 31, 2002. The City operates the landfill 8:00am to 6:00pm, Monday to Saturday, from April 1 to October 31; and from 9:00am to 5:00pm, Monday to Saturday, from November 1 to March 31. The City does not operate the landfill on Sundays, nor on statutory holidays.

Currently the RM has a contractor supervise the landfill after 6:00pm until dusk in the summer months from Monday to Saturday, and on Sundays and statutory holidays, except Christmas and New Years days, throughout the year. The RM does not operate equipment at the landfill. The RM's contract expires in April 2003.

A new landfill operation permit has been issued by Manitoba Conservation to the City of Portage la Prairie, as the current permit holder and operator of the landfill. The RM does not have a permit to operate the landfill, and, in effect, is operating as a contractor to the City.

The weigh scale will be installed possibly by September 30. In accordance with the new permit, an operator is required during all operating hours of the landfill.

In total, the landfill is open 80 to 92 hours per week, plus stat. holidays, in the summer (over two full time personnel for the scale operation). In the winter, the landfill is open 56 hours per week, plus stat. holidays .

The City would require two part-time personnel to staff the scale for all hours, including the RM hours during the winter. The staffing cost, including benefits, would be about \$4000 per month for the regular hours in the winter, and about \$5000 per month for regular hours in the summer. Sundays would cost an extra \$640 to \$800 per month. In the summer, the evening hours would cost an additional \$1300 per month. It may be possible to negotiate with the RM to have their current contractor staff the weigh scale for the Sunday hours in the winter and late hours beginning April 1.

If the City hires scale staff, the extra cost, including all benefits, to staff the scale for the period October 1 to December 31, 2002 should not exceed \$14,000, assuming the RM operates the scale for the extended hours and Sundays.

264/02

Moved by: Councillor Tenszen

Seconded by: Councillor Quinn

That the Council of the City of Portage la Prairie:

- 1) authorize the extension of the existing landfill operation contract with EF Moon Construction Ltd. from November 1, 2002 until October 31, 2003;
- 2) authorize the expenditure of up to \$14,000 for staffing the landfill weigh scale for the period of October 1, 2002 to December 31, 2002 for the regular City contract hours of operation of the landfill;
- 3) authorize administration to negotiate with the RM to cover the Sunday and statutory holiday staffing cost of the scale in the winter, and additional weekday hours in the summer; until October 31, 2003, and
- 4) authorize administration to enter into negotiations with the Rural Municipality for the City to assume all operating responsibilities for the landfill site.

Carried.

NEW BUSINESS:

None.

OLD BUSINESS:

None.

ADJOURNMENT:

/02 Moved by: Councillor Allen

Seconded by: Councillor Brennan

RESOLVED THAT the meeting adjourns at 6:40 p.m.

Carried.

Mayor

Manager of Administration