

MINUTES OF THE REGULAR MEETING OF THE RURAL MUNICIPALITY OF LA BROQUERIE HELD IN THE COUNCIL CHAMBERS IN THE VILLAGE OF LA BROQUERIE, MANITOBA ON WEDNESDAY, SEPTEMBER 24TH, 2014.

Present: Claude Lussier Reeve
Cornie Goertzen Councillor Ward 1
Ron Hamilton Councillor Ward 1
Darrell Unger Councillor Ward 1
Wilfred Chabot Councillor Ward 2
Ron Vielfaure Councillor Ward 2 (via conference call)
Ken Tallaire Councillor Ward 2

Also Present: Roger A. Bouvier Chief Administrative Officer
Ron Kowalchuk Public Works Supervisor

CALL TO ORDER:

With a quorum present Reeve Claude Lussier called the meeting to order at 7:00 p.m. followed by The Lord's Prayer.

ADOPTION OF AGENDA:

Res. No. 337-14 MOTION: Cornie Goertzen – Darrell Unger

BE IT RESOLVED THAT the agenda for the regular meeting of September 24th, 2014 be accepted as presented.

CARRIED

ADOPTION OF MINUTES:

Res. No. 338-14 MOTION: Darrell Unger – Ken Tallaire

BE IT RESOLVED THAT the minutes of the regular meeting of September 10, 2014 be accepted as presented.

CARRIED

COUNCIL / COMMITTEE / STAFF REPORTS:

Reeve Claude Lussier reported on his attendance to: September 10, CDEM meeting; September 11, Arena Expansion Committee and Press Conference meetings; September 15, CDEM Annual meeting; September 22, J.R. Cousin / Lagoon and Finance meetings.

Councillor Cornie Goertzen reported on his attendance to: September 11, Fire Department Open House; September 20, 21, Kokomo paving; September 22, Finance meeting.

Councillor Ron Hamilton reported on his attendance to: September 22, Finance meeting.

Councillor Wilfred Chabot reported on his attendance to: September 11, Fire Department Open House; September 22, Finance meeting.

Councillor Ken Tallaire reported on his attendance to: September 22, Finance and LUD meetings.

DELEGATIONS:

- 7:30 p.m. A Public Hearing was held in regards to a Variation Application by applicant Brigit Krysko, 32 Burgess Road to allow building size and height of proposed accessory building to be varied from the maximum size of 1800 sq ft. and height of 15 ft. to 2200 sq ft. and 21 ft. respectively. The applicants were in attendance. No objections were received. (See Resolutions No. 339-340-341-14)
- 7:40 p.m. A Public Hearing was held in regards to a Conditional Use Application by Rob Martens to move older home onto Lot 15 Plan 49042, on Seine River Trails. The applicant was in attendance. No objections were received. (See Resolutions No. 342-343-344-14)
- 7:45 p.m. Bill Guderian and Brad Holmes attended the meeting to present a proposal to Council to establish a campground on a 39 acre parcel at NE 1-6-8E. A formal application will be provided to Council at a future meeting. Council had no immediate objections with the proposed campground. Approval will be subject to a Conditional Use Public Hearing. The applicants were advised to contact Manitoba Conservation in regards to septic waste disposal.

COMMUNICATIONS:

<u>From:</u>	<u>Subject:</u>	<u>Disposition:</u>
E911/Police Emergency Communications	Enhanced 911 Service fee for 2015	E-5-14
Public Utilities Board	2013 Deficit approval	Res. No. 345-14 P-4-14
MB Conservation and Water Stewardship	La Broquerie lagoon	W-2-14
G. Tramley, Solicitor	La Broquerie lagoon expansion-lands	L-1-14
MTS	Applications to install services	Res. No. 346-14 M-8-14
Ste Anne Hospital Fund	Fundraising campaign	Res. 347-14 D-2-14
Southern Health	Annual meeting October 9 th , 2014	S-12-14
Board of Reference	Hearing-School Boundary review	S-11-14
Manitoba Hydro	Installation of gas works	Res. No. 348-14 H-7-14
Kid Sport	Donation request	Res. No. 349-14 D-2-14
MTS	Application to install services	Res. No. 350-14 M-8-14
MIT	Refusal of proposed access PR 303	

ACCOUNTS / FINANCE:

Res. No. 351-14 MOTION: Ron Hamilton – Claude Lussier

BE IT RESOLVED THAT the attached Fire Department and Staff Payroll cheques No. 20141121 to 20141147 and 20141182 to 20141194 in the amount of \$28,297.88 be approved by the Council of the Rural Municipality of La Broquerie.

CARRIED

BY-LAW:

Res. No. 352-14 MOTION: Darrell Unger – Ron Hamilton

BE IT RESOLVED THAT By-Law 10-2014 (to rename Prairie View Lane to Grauer Road) be read a second time.

CARRIED

Res. No. 353A-14 MOTION: Cornie Goertzen – Wilfred Chabot

BE IT RESOLVED THAT By-Law 10-2014 (to rename Prairie View Lane to Grauer Road) be read a third time.

RECORDED VOTE: **IN FAVOUR** **OPPOSED** **ABSTAIN**

Reeve Claude Lussier	√		
Councillor Cornie Goertzen	√		
Councillor Ron Hamilton	√		
Councillor Darrell Unger	√		
Councillor Wilfred Chabot	√		
Councillor Ken Tallaire	√		

CARRIED

Res. No. 353-14 MOTION: Wilfred Chabot – Ken Tallaire

BE IT RESOLVED THAT By-Law 11-2014 (to rename East Street, Carpentier Avenue and Lambert Road to Park Lane and to rename Boily Avenue to Barthelette Road) be read a second time.

CARRIED

Res. No. 354-14 MOTION: Ron Hamilton – Darrell Unger

BE IT RESOLVED THAT By-Law 11-2014 (to rename East Street, Carpentier Avenue and Lambert Road to Park Lane and to rename Boily Avenue to Barthelette Road) be read a third time.

RECORDED VOTE: **IN FAVOUR** **OPPOSED** **ABSTAIN**

Reeve Claude Lussier	√		
Councillor Cornie Goertzen	√		
Councillor Ron Hamilton	√		
Councillor Darrell Unger	√		
Councillor Wilfred Chabot	√		
Councillor Ken Tallaire	√		

CARRIED

Res. No. 355-14 MOTION: Ron Hamilton – Ken Tallaire

BE IT RESOLVED THAT By-Law 12-2014 (to assign the name of Nadeau Street to the North-South portion of Public Road Plan 43424) be read a second time.

CARRIED

Res. No. 356-14 MOTION: Cornie Goertzen – Claude Lussier

BE IT RESOLVED THAT By-Law 12-2014 (to assign the name of Nadeau Street to the North-South portion of Public Road Plan 43424) be read a third time.

RECORDED VOTE:	<u>IN FAVOUR</u>	<u>OPPOSED</u>	<u>ABSTAIN</u>
Reeve Claude Lussier	√		
Councillor Cornie Goertzen	√		
Councillor Ron Hamilton	√		
Councillor Darrell Unger	√		
Councillor Wilfred Chabot	√		
Councillor Ken Tallaire	√		

CARRIED

Res. No. 357-14 MOTION: Darrell Unger – Cornie Goertzen

BE IT RESOLVED THAT By-Law 13-2014 (to rename the portion of Simon Drive South of Andreas’s Drive to Courcelles Cove) be read a second time.

CARRIED

Res. No. 358-14 MOTION: Wilfred Chabot – Ken Tallaire

BE IT RESOLVED THAT By-Law 13-2014 (to rename the portion of Simon Drive South of Andreas’s Drive to Courcelles Cove) be read a third time.

RECORDED VOTE:	<u>IN FAVOUR</u>	<u>OPPOSED</u>	<u>ABSTAIN</u>
Reeve Claude Lussier	√		
Councillor Cornie Goertzen	√		
Councillor Ron Hamilton	√		
Councillor Darrell Unger	√		
Councillor Wilfred Chabot	√		
Councillor Ken Tallaire	√		

CARRIED

Res. No. 359-14 MOTION: Cornie Goertzen – Claude Lussier

BE IT RESOLVED THAT By-Law 14-2014 (to assign the name of Hope Creek Road to Public Road of Plan 55687) be read a second time.

CARRIED

Res. No. 360-14 MOTION: Darrell Unger – Ron Hamilton

BE IT RESOLVED THAT By-Law 14-2014 (to assign the name of Hope Creek Road to Public Road of Plan 55687) be read a third time.

RECORDED VOTE:	<u>IN FAVOUR</u>	<u>OPPOSED</u>	<u>ABSTAIN</u>
Reeve Claude Lussier	√		
Councillor Cornie Goertzen	√		
Councillor Ron Hamilton	√		
Councillor Darrell Unger	√		
Councillor Wilfred Chabot	√		
Councillor Ken Tallaire	√		

CARRIED

Res. No. 361-14 MOTION: Cornie Goertzen – Darrell Unger

BE IT RESOLVED THAT By-Law 15-2014 (to assign the name of Laurencelle Lane to the East West Portion of Public Road of Plan 45426) be read a first time.

CARRIED

Res. No. 362-14 MOTION: Claude Lussier – Ken Tallaire

BE IT RESOLVED THAT By-Law 11-2014 (Arena Expansion Borrowing By-Law) be read a second time as amended.

CARRIED

Res. No. 363-14 MOTION: Wilfred Chabot – Ken Tallaire

BE IT RESOLVED THAT By-Law 11-2013 (Arena Expansion Borrowing By-Law) be read a third time.

RECORDED VOTE:	<u>IN FAVOUR</u>	<u>OPPOSED</u>	<u>ABSTAIN</u>
Reeve Claude Lussier	√		
Councillor Cornie Goertzen	√		
Councillor Ron Hamilton		√	
Councillor Darrell Unger		√	
Councillor Wilfred Chabot	√		
Councillor Ron Vielfaure	√		
Councillor Ken Tallaire	√		

CARRIED

NEW / GENERAL BUSINESS:

Res. No. 339-14 MOTION: Darrell Unger – Cornie Goertzen

BE IT RESOLVED THAT a Public Hearing is now called to order at 7:30 p.m. for Variation Application DAV 05-14 to allow building size and height of proposed accessory building to be varied from the maximum size of 1800 sq.ft. and height of 15 ft. to 2200 sq.ft. and 21 ft. respectively, and further to allow the minimum side yard requirement to be reduced from 5 ft. to 4 ft. for proposed building at 32 Burgess Road, NW 34-6-7EPM, Roll: 80063.000, applicant Brigit Krysko.

CARRIED

Res. No. 340-14 MOTION: Ron Hamilton – Darrell Unger

BE IT RESOLVED THAT the Public Hearing for Variation Application DAV 05-14 to allow building size and height for proposed accessory building to be varied from the maximum size of 1800 sq.ft. and height of 15 ft. to 2200 sq.ft. and 21 ft. respectively, and further to allow the minimum side yard requirement to be reduced from 5 ft. to 4 ft. for proposed building at 32 Burgess Road, NW 34-6-7EPM, Roll: 80063.000, applicant Brigit Krysko, be adjourned at 7:35 p.m.

CARRIED

Res. No. 341-14 MOTION: Cornie Goertzen – Darrell Unger

WHEREAS pursuant to the provisions of the *Rural Municipality of La Broquerie Zoning By-Law 10-13*, Brigit Krysko of La Broquerie West, Manitoba, made application for a variation, File No.: DAV 05-14, and after proper notice according to the Planning Act, the application was heard on September 24, 2014;

AND WHEREAS no objections were received;

THEREFORE BE IT RESOLVED THAT Council grant the proposed accessory building at a size of 2200 sq ft. and a height of 21 ft.

CARRIED

Res. No. 342-14 MOTION: Darrell Unger – Wilfred Chabot

BE IT RESOLVED THAT a Public Hearing is now called to order at 7:40 p.m. for Conditional Use Application No. DCU 11-14 to allow to move proposed older home onto Lot 15 Plan 49042, on Seine River Trails at NE 3-6-8EPM, Roll No. 88430.000, “GD” General Development Zone, applicant Rob Martens.

CARRIED

Res. No. 343-14 MOTION: Darrell Unger – Wilfred Chabot

BE IT RESOLVED THAT the Public Hearing for Conditional Use Application No. DCU 11-14 to allow to move proposed older home onto Lot 15 Plan 49042, on Seine River Trails at NE 3-6-8EPM, Roll No. 88430.000, “GD” General Development Zone, applicant Rob Martens, be adjourned at 7:45 p.m.

CARRIED

Res. No. 344-14 MOTION: Wilfred Chabot – Darrell Unger

WHEREAS pursuant to the provisions of the *Rural Municipality of La Broquerie Zoning By-Law 10-13*, Rob Martens from Mitchell, Manitoba, made application for a conditional use, File No.: DCU 11-14, and after proper notice according to the Planning Act, the application was heard on September 24, 2014;

AND WHEREAS no objections were received;

AND WHEREAS upon consideration of the evidence provided and submissions made Council is of the opinion the conditional use application:

- A) is compatible with the general nature of the surrounding area;
- B) is not detrimental to the health or general welfare of people living or working in the surrounding area, or negatively affect other properties or potential development in the surrounding area; and
- C) is in keeping with provisions of the *Rural Municipality of La Broquerie Development Plan and Zoning By-Law 10-13*;

THEREFORE BE IT RESOLVED THAT Council of the Rural Municipality of La Broquerie approve the application by Rob Martens to move proposed older home onto Lot 15 Plan 49042, on Seine River Trails at NE 3-6-8EPM, Roll No. 88430.000, “GD” General Development Zone.

CARRIED

Res. No. 345-14 MOTION: Darrell Unger – Ken Tallaire

WHEREAS the Rural Municipality of La Broquerie Sewer Utility incurred a deficit of \$50,824.00 at the end of the 2013 operating year;

AND WHEREAS the reasons for said deficits are significant expenditures related to upgrades to the sewage lift stations;

AND WHEREAS the Rural Municipality of La Broquerie has applied to the Public Utilities Board for approval of said deficit and recovery by a rate rider increase;

AND WHEREAS the Public Utilities Board has ordered approval to the application with the deficit to be recovered by a rate rider of \$7.37 per REU to be collected on a quarterly basis for 8 quarters beginning January 1st, 2015;

THEREFORE BE IT RESOLVED THAT Council accept the Public Utilities Board order and further provide notice to all customers of the deficit recovery with the October 2014 billings.

CARRIED

Res. No. 346-14 MOTION: Ron Hamilton – Darrell Unger

BE IT RESOLVED THAT Council approve the application to install services by Manitoba Telephone Services under St Roch Road per attached plan.

CARRIED

Res. No. 347-14 MOTION: Ken Tallaire – Wilfred Chabot

BE IT RESOLVED THAT Council support the fund raising event by Ste Anne Fund Inc. by purchasing 2 tickets for the event.

CARRIED

Res. No. 348-14 MOTION: Cornie Goertzen – Wilfred Chabot

BE IT RESOLVED THAT Council approve the application by Manitoba Hydro to install natural gas works along Hope Creek Road Development per attached plans.

CARRIED

Res. No. 349-14 MOTION: Claude Lussier – Ron Hamilton

BE IT RESOLVED THAT Council authorize a \$100.00 donation to Kidsport for 2014.

CARRIED

Res. No. 350-14 MOTION: Cornie Goertzen – Wilfred Chabot

BE IT RESOLVED THAT Council approve the application by Manitoba Telephone Systems to place buried cable along Sarto Road at SE 23-5-7E as per attached plans.

CARRIED

Res. No. 364-14 MOTION: Cornie Goertzen – Ron Hamilton

WHEREAS Conditional approval was given to 4-lot subdivision application at NW 32-6-7E by applicant Lisa Martens with several conditions (File No.: 4138-2012-7234);

AND WHEREAS a development agreement is not required for this development;

THEREFORE BE IT RESOLVED THAT Council waive the requirement for a Development Agreement for Subdivision File No. 4138-2012-7234.

CARRIED

Res. No. 365-14 MOTION: Cornie Goertzen – Claude Lussier

WHEREAS Community Planning Services has submitted to the Municipality a completed Application for Approval of Subdivision for Proposed Subdivision File #4138-14-7410 at SE 36-6-7EPM, Roll: 113300.000 for Applicant and Owner TNT Ventures Inc.;

AND WHEREAS the \$250.00 administration fee has been received for this application;

THEREFORE BE IT RESOLVED THAT this subdivision be approved with the following conditions:

- 1) That the sketch dated September 22, 2014 be approved with the condition that the northerly property line of proposed Lot 1 be moved to the north to accommodate the minimum front and rear yard setbacks for the multiple family dwelling built on proposed Lot 1;
- 2) That the applicant obtains a Building Location Certificate prepared by a Manitoba Land Surveyor illustrating all buildings and/or structures and onsite wastewater management systems on the affected lands in relation to the proposed property lines;
- 3) That an electronic and a hard copy of the Plan of Subdivision be provided;
- 4) That verification of proposed site areas and widths for all proposed lots be provided;
- 5) That the applicant obtains any and all variations deemed necessary in order to comply with our Zoning By-Law 10-2013;
- 6) That development dedication fees be submitted to the municipality in the amount of \$2,500.00 for each newly created building lot;
- 7) That monument restoration costs, for monuments that were found to be restored within this subdivision, will be borne by the Developer;
- 8) That any and all costs associated with this Subdivision will be borne by the Developer.

CARRIED

Res. No. 366-14 MOTION: Ron Vielfaure (by telephone) – Ken Tallaire

BE IT RESOLVED THAT Council approve the purchase of 3 self-contained breathing apparatus as requested by the La Broquerie Fire Department.

CARRIED

Res. No. 367-14 MOTION: Cornie Goertzen – Claude Lussier

BE IT RESOLVED THAT Council agree to an easement agreement with Manitoba Hydro to install a hydro pole on municipal lands located at Pt. SW 36-6-7E.

CARRIED

Res. No. 368-14 MOTION: Ron Hamilton – Darrell Unger

WHEREAS the Rural Municipality of La Broquerie is contemplating the building of a new lagoon for \$6-8 million as stated by Reeve Lussier on Steinbach Online and it is important that the new reeve and council have the opportunity to bring this matter forth to the people to see if they are willing to absorb the major increase in taxes these two projects will incur;

AND WHEREAS the expenditure has gone from \$1.2 million to greater than \$3 million;

THEREFORE BE IT RESOLVED THAT the borrowing of the monies for the arena expansion be suspended until the new reeve and council is elected.

Councillor Ron Hamilton requested a recorded vote prior to the call of the vote on Resolution No. 368-14.

RECORDED VOTE:	<u>IN FAVOUR</u>	<u>OPPOSED</u>	<u>ABSTAIN</u>
Reeve Claude Lussier		√	
Councillor Cornie Goertzen	√		
Councillor Ron Hamilton	√		
Councillor Darrell Unger	√		
Councillor Wilfred Chabot		√	
Councillor Ron Vielfaure		√	
Councillor Ken Tallaire		√	

DEFEATED

Res. No. 369-14 MOTION: Ron Vielfaure (by telephone) – Wilfred Chabot

WHEREAS Council has given third reading to a Borrowing By-Law for the expansion of the La Broquerie arena;

AND WHEREAS said Borrowing By-Law has been approved by The Municipal Board;

AND WHEREAS additional funds will be required to meet the final project cost estimates;

AND WHEREAS over \$600,000.00 has been raised in a community fund raising effort and additional funds are available through special reserve funds;

AND WHEREAS no additional tax dollars will be required to proceed with the project;

THEREFORE BE IT RESOLVED THAT Council authorize Pennco Construction Canada (2003) Ltd. to proceed with the project immediately as per final quotes provided to the municipality.

CARRIED

Councillor Ron Vielfaure participated via telephone during the discussion on Resolution No. 368-14 and 369-14 and second and third reading to By-Law 11-2013.

ADJOURNMENT:

Res. No. 370-14 MOTION: Claude Lussier – Darrell Unger

BE IT RESOLVED THAT the regular meeting of September 24th, 2014 be adjourned.

CARRIED

NEXT MEETING:

The next regular Council meeting will be held on Wednesday, October 8th, 2014, at 8:00 a.m.

**Claude Lussier,
Reeve**

**Roger A. Bouvier,
Chief Administrative Officer**