

MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE VILLAGE OF BEISEKER, HELD ON MONDAY, AUGUST 14, 1978 AT 7:30 P.M. IN THE COUNCIL CHAMBERS

PRESENT: MAYOR: JOHN L. RICHTER
 COUNCILLOR: RON RICE
 COUNCILLOR: DAN BENOIT
 COUNCILLOR: CON CARTER
 COUNCILLOR: ROY WHITNACK
 MUNICIPAL ADMINISTRATOR: PAM WHITNACK

CALL TO ORDER

Deputy Mayor Ron Rice called the meeting to order at 7:35 p.m.

CONFIRMATION OF MINUTES AND FINANCIAL STATEMENTS

Councillor Benoit moved that the minutes of the Council meetings held July 24, 1978 at 1:00 p.m. and 7:30 p.m. be confirmed as circulated. Carried.

Councillor Whitnack moved that the bank reconciliation and financial statements for July 1978 be adopted as circulated. Carried.

BUSINESS ARISING FROM MINUTES

Water Main Replacement Phase II

Mrs. Whitnack reported that the revised "Permit to Construct" has been received from the Alberta Environment and that she had been advised by the Local Authorities Board that the final approval for the project would be forthcoming.

Marathon Realty - Station Grounds

Mrs. Whitnack reported that a letter had been sent to Marathon Realty requesting conditions of sale for this property but to date no reply has been received.

Sidewalk Construction

✓ Councillor Carter reported that no funds would be available for funding this year through the Streets Assistance Program, however construction of 400 feet of sidewalk on 8th street between 2nd. & 3rd. avenue will proceed as soon as possible. Mrs. Whitnack will make application as soon as possible for funding so that the remainder of the project can commence in early Spring.

Emil Berreth - Appeal of Fee for Meter Deposit

Mrs. Whitnack is to notify Mr. Berreth that any possible outstanding payables to Mr. Berreth have no bearing on the water meter deposit fee. In the event that Mr. Berreth refuses to pay his deposit, the water to the apartment buildings will be disconnected.

Damages - Centennial Building

Councillor Whitnack moved that the cost of repairs at the Centennial Building be set at \$115.00. Each of the three families are to be billed for an equal share of these damages. Carried.

JSK

Industrial Land Bank Application

Mrs. Whitnack reported that the Regional Resources Project joint application for assistance under the Industrial Land Bank program was reviewed by the deciding committee on Friday. We should know by September 1, 1978 whether or not we will receive funding under this program.

Reservoir Project

- ✓ Mrs. Whitnack outlined the comments of Mr. R.A. Nobbs, Municipal Affairs, concerning the tendering of engineering for this project. A special meeting of Council will be held Wednesday August 23, 1978 at 7:30 p.m. in the Council Chambers to compile our specifications for this project. Mrs. Whitnack will contact any neighbouring Villages who have recently completed reservoir projects for any comments or advice.

Agreements for Sale

Mrs. Whitnack reported that the requested amendments had been made to the Agreements for Sale and would now be in effect.

Part-time Typist - Village Office

Mrs. Whitnack reported that six applications had been received for this position. Mrs. Ornell Salken received this position. Mrs. Ornell Salken commenced work on August 8, 1978; rate of pay \$4.50 per hour. She was chosen on the basis of past training and experience as well as a short "typing test".

CORRESPONDENCE

- a) July 15, 1978 Alex Goodman: re: frontage tax, sidewalks, tax arrears

Mrs. Whitnack reported that she has requested an interpretation of the clause concerning sidewalks of the Development Agreement between Mr. Goodman and the Village from Calgary Regional Planning Commission. When this reply is received Mrs. Whitnack is to notify Mr. Goodman of his responsibility concerning sidewalks construction. He will be charged frontage tax for his property on 8th Street. The arrears on the tax account for his property prior to subdivision will not be cancelled and will be subject to further penalty if unpaid by December 31, 1978.

- b) July 27, 1978 Marathon Realty re: lease Station Grounds. The signing of the lease will be tabled. Mrs. Whitnack is to request that a detailed legal for the property in question be supplied.

- c) July 28, 1978 Reid Crowther & Partners re: fire storage requirements, reservoir project.

The additional comments to the Reservoir Cost Study were noted by Council.

- d) August 3, 1978 Anton Schmaltz re: sale of industrial property

The letter confirming the price of this parcel until December 31, 1978 was noted by Council.

Alk.

- e) August 9, 1978 Midcentral Credit Union re: offer of services
Mrs. Whitnack is to contact Midcentral Credit Union requesting information on interest rates and services available.
- f) August 9, 1978 Alberta Highways and Transport re: Streets Assistance Program.
Mrs. Whitnack will commence application for assistance as soon as possible.

A letter written August 10, 1978 from Reid, Crowther & Partners Ltd. was presented to Council. The letter outlined the additional cost of pre-grade in Beacon Heights in the amount of \$4,181.50. Of this amount, \$336.00 for equipment moving will be deducted from the next invoice for engineering.

NEW BUSINESS

Councillors Reports

Councillor Whitnack reported of the proposal before the Calgary Regional Planning Commission to allow light industrial development within the Municipal District of Rockyview. Councillor Whitnack further reported that Well #6 was now in operation. It was decided that for the sake of safety, BAR Machine & Welding should construct the permanent cap for abandoned Well #3 and observation well of Well #5.

Mayor Richter arrived at the meeting at 8:45 p.m.

Councillor Benoit reported that the light & electricity in the Wayside campsite would be operational August 15, 1978. As Weed Inspector, Councillor Benoit reported that several "Notice to Destroy" forms had been filed. Mrs. Whitnack is requested to contact the school trustee, Mr. Norman Schmaltz concerning upkeep of vacant teacher residences through the summer.

Councillor Benoit also reported that it appears that there may be some problem as to relocation of power pole west of apartment #3 owned by Mr. Emil Berreth. Mrs. Whitnack is to contact Wolley-Dod & MacCrimmon Surveys concerning a legal survey for this property prior to commencement of sidewalk construction. Councillor Benoit further suggested that any future sidewalk construction be of monolithic type and that the site be properly surveyed before construction commences. Councillor Benoit reported that Anton Schmaltz had approached him, requesting exclusive real estate listing for lots in Beacon Heights. Council does not wish to involve a realtor in these transactions at this time, however should they ever wish to do so, Mr. Schmaltz will be given first chance.

Councillor Carter reported that the Village dump required major clean-up, digging and landfilling. Mrs. Whitnack is to contact Alberta Environment for any possible assistance in this regard.

Councillor Carter reported on additional problems with work of Mr. Osudar, town foreman. Mrs. Whitnack will ask Mr. Osudar to attend the August 23, 1978 special meeting to discuss these problems with Council.

J.R.K.

Mayor Richter commented on possible problem with grades and street light installation in Beacon Heights. This matter is being investigated by Reid, Crowther & Partners Ltd. Mayor Richter also reported that the Airport Commission application has been submitted to Alberta Transportation for their approval.

Councillor Rice reported on problems encountered with the Young Canada Works and S.T.E.P. programs. He further reported that the fire safety repairs would definitely be part of the N.I.P. program project for the Memorial Hall.

✓ Due to problems encountered with key control for Village buildings, Mrs. Whitnack is to investigate the possibility of having new locks which could be opened by one master key installed in all buildings.

Permitted Land Uses - MH - R1

Councillor Whitnack moved that Calgary Regional Planning Commission be instructed to proceed with the resolution to add permitted land-uses to the Mobile - Home, Residential - Single Family District as presented. Carried.

Mrs. Whitnack is to notify C.R.P.C. that this will be a temporary measure only since there is still some vacant property within this zone. Any future development will be strictly R1 or MH-R with no mixing of these housing types.

Well #6 Easement Agreement

Mrs. Whitnack presented a copy of a letter from the Village to Mr. Baltser Schmaltz dated August 25, 1977, which outlined the proposed agreement for this well site. Since there was a change in legal survey for the property and since there was no formal agreement prepared, Mrs. Whitnack is to make the necessary arrangements for the preparation of this easement agreement.

Insurance Quotation - Reed Shaw Stenhouse

Mrs. Whitnack presented the quotation for insurance coverage from the Mr. Peter Weleschuk of Reed Shaw Stenhouse.

Coverage would be as follows:		
\$1,000,000 liability		\$ 375.00
\$ 417,500 property		\$2,923.00
truck		241.00
equipment (grader etc.)		<u>550.00</u>
Total premium		\$4,089.00

Councillor Benoit moved that the Village accept this proposal. Carried.

Mrs. Whitnack is to make necessary arrangements and cancell the insurance policies with Louis' Agencies once we are covered by the new policy.

Tax Recovery Sale

Mayor Richter moved that the sale date be set as August 30, 1978. Carried.

Mayor Richter moved that the reserve bid for this parcel (Lots 14 - 17 Block 2 Plan 4011X) be set as \$60,000.00. Carried.

Float Account

- ✓ Councillor Benoit moved that Mrs. Whitnack be authorized to establish an office float account in the amount of \$50.00. Carried.

Foreman's Assistant

- ✓ Councillor Benoit moved that we again advertise for the position of Foreman's Assistant since Mr. Keith Hempel will be returning to school this fall. Carried.

Meter Reader

Five applications were received for the position of part-time water meter reader. Councillor Whitnack moved that the application of Mrs. Alvina Hagel be accepted. Carried.

Councillor Carter did not vote due to a pecuniary interest.

AUMA Convention

Mayor Richter moved that any Councillors who so desire be authorized to attend the Convention to be held September 26 - 29, 1978, with registration and accomodation to be paid by the Village. Carried.

Time Extension

It being 10:37 p.m., Mayor Richter moved that the time limit for the meeting be extended as necessary. Carried.

Cleaning Supply Rooms

- ✓ Mrs. Whitnack reported that the caretaker was concerned that some cleaning supplies appear to be missing. Councillor Whitnack moved that locks be purchased for the cleaning supply rooms at the Village Office and Memorial Hall. One key is to be kept by the caretaker and one kept at the Village Office. Carried.

Lot Prices

Due to the increased and unforeseen cost of the additional pre-grade work, Councillor Carter moved that the price of the remaining unsold lots be increased by \$150.00 each. Carried.

- ✓ Devonian - Main Street Alberta Program

Mrs. Whitnack reported that the Village is still eligible to receive \$1539.00 from this program. The cost of additional tree planting will be recovered from these funds. Mrs. Whitnack will notify the Devonian Committee to investigate how these funds can be utilized.

Arena Project - N.I.P.

- ✓ The Arena Management Committee has requested a water sewer line installation to the ^{east} west end of the Arena where the ice plant will be installed. Mrs. Whitnack will notify them of the costs involved.

J.R.

✓ Building Permits

Mrs. Whitnack, Development Officer, reported that the following building permits had been issued.

T.G. Hammerton - single family residence
Lot 18 Block 3 Plan 7711236

Mary Leiske - home renovations
Lots 24-25 Block 3 Plan 4011X

Ray Courtman - carport & driveway
Lot 17 Block 4 Plan 1192FR

Pier Mac Petroleum Installations - industrial renovation
Block F Plan 4126 HJ.

Public Reserve Transfer Plan 4126 HJ

Mrs. Whitnack reported that there had been no objections to the proposed transfer of public reserve for part of Block A and Block B Plan 4126 between Butterfield & Son and the Village. She will contact Alberta Environment to see if a legal survey was ever done for the portion of Block A so that the exchange can be carried out.

BY-LAWS

✓ By-Law 78-18

Mayor Richter moved that the first reading be given to By-Law 78-18 being a Bylaw to authorize the Mayor and Municipal Administrator to enter into an agreement with The Minister of Environment concerning reclamation of the old sewage lagoon site. Carried.

Councillor Whitnack moved that second reading be given to By-Law 78-18. Carried.

Councillor Benoit moved that By-Law 78-18 be presented for third reading at this meeting. Carried Unanimously.

Councillor Carter moved that third reading be given to By-Law 78-18. Carried.

By-Law 78-19

Councillor Whitnack moved that first reading be given to By-Law 78-19, being a By-Law to authorize a 12% penalty charge on all current taxes unpaid within 60 days of the date of mailing of the tax notice. Carried.

Mayor Richter moved that second reading be given to By-Law 78-19. Carried.

Councillor Carter moved that By-Law 78-19 be presented for third reading at this meeting. Carried Unanimously.

Councillor Benoit moved that third reading be given to By-Law 78-19. Carried.

By-Law 78-20

Councillor Carter moved that first reading be given to By-Law 78-20, being a By-Law to appoint Irene Hagel as Assistant Secretary-Treasurer. Carried.

J.R.

Councillor Benoit moved that second reading be given to By-Law 78-20. Carried.

Councillor Whitnack moved that By-Law 78-20 be presented for third reading at this meeting. Carried Unanimously.

Mayor Richter moved that third reading be given to By-Law 78-20. Carried

ACCOUNTS FOR PAYMENT

Mayor Richter moved that the following accounts to be paid with the understanding that a letter be sent to Mr. Leo Schmaltz concerning the Devonian Project bill from Airdrie Tree Movers, requesting that he refrain from ordering items on behalf of the Village without authorization of a Council member. Carried.

Councillor Benoit did not comment or vote on the account approval of BAR Machine & Welding.

Councillor Whitnack did not comment or vote on the account approval of Whitnack's Repair Centre Ltd.

#1097	Louise Webster - caretaking	150.00
#1098	Irene Hagel - wages	119.20
#1099	Pam Whitnack - wages	390.60
#1100	Kim Hines - STEP wages	238.34
#1101	Leslie Ann Forrest - STEP wages	238.34
#1102	Cancelled	
#1103	Fred Fernandes - STEP wages	175.03
#1104	Don Osudar - wages	490.97
#1105	Keith Hempel - wages	338.67
#1106	Gerald Wilkinson - homeowner refund	54.20
#1107	Cancelled	
#1108	Bruce Brown - homeowner refund	72.83
#1109	Marilyn Engeland - homeowner refund	60.14
#1110	J.H. Schmaltz - homeowner refund	189.67
#1111	Conrad Gass - refund of meter deposit	30.00
#1112	Petty Cash - postage, misc. supplies	34.53
#1113	Don Osudar - advance	400.00
#1114	Keith Hempel - advance	250.00
#1115	Ornell Salken - wages	131.30
#1116	Irene Hagel - wages	140.97
#1117	Pam Whitnack - advance	350.00
#1118	Cancelled	
#1119	Cancelled	
#1120	Louise Webster - wages caretaking	220.51
#1121	Receiver General - July remittances	624.58
#1122	Kim Hines - STEP wages	238.34
#1123	Leslie Ann Forrest - STEP wages	238.34
#1124	Ed's Cleaning Supplies	93.15
#1125	Elder Bldg & Mfg. - copier, paper, calculator	170.00
#1126	Irricanada Holdings Ltd. - advertising	78.60
#1127	Consolidated Western Industries - parts, grasswhip	258.75
#1128	Cancelled	
#1129	Westburne - Curb box	26.10
#1130	Grand & Toy - stationery	39.91
#1131	Central Disposee - All - July garbage pickup	219.00
#1132	Fowle, Todd & Co. - legal fees	30.00
#1133	Rockyview Times & Airdrie Echo - advertising	12.00

JK

#1134	Calgary Herald	33.84
#1135	Hagel's Hardware - shop supplies	33.87
#1136	Canadian Linen Supply - shop supplies	32.00
#1137	Calgary Power Ltd. - street lights	682.76
#1138	Economy Tractor Parts Ltd. - grader shaft	285.00
#1139	Hi-Way Sales & Service - Misc. parts	3.90
#1140	Beiseker Motors Ltd. - July statement	301.23
#1141	Beiseker Lumber - July statement	40.85
#1142	Acme-Linden Transport	12.82
#1143	Airdrie Tree Movers - additional tree planting	350.00
#1144	Irricana Plumbing & Gasfitting - meter installation	52.50
#1145	Tom Hagel - Imperial Oil - July statement	39.06
#1146	BAR Machine & Welding Ltd. - statement (July)	55.75
#1147	Whitnack's Repair Centre Ltd. - July statement	202.50
#1149	Stanley/SLN Consulting - engineering Water Main Replacement Phase II	1608.59

Young Canada Works

#0014	Beiseker Lumber	1.25
#0015	Barn Owl	1.40
#0016	BAR Machine & Welding	3.10
#0017	Whitnack's Repair Centre	25.00

N.I.P.

#0034	Acme Sentinel	7.25
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Councillor Carter moved that the following additional account be approved for payment:

#1148	Don Beddoes Construction Co. Ltd. Progress Payment No. 1	\$11,442.70
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ADJOURNMENT

Councillor Whitnack moved the meeting be adjourned at 11:30 p.m.

John L. Reichte
MAYOR

Pamela Whitnack
MUNICIPAL ADMINISTRATOR

MONTHLY STATEMENT

Month Ending July 31 19 78

Municipality of Village of Beiseker

	General Account				TOTAL
Net Balance at End of Previous Month	5,107.34				
Receipts for the Month (Less Loans) <small>w/s</small> CRJ	4,381.01				
Loans Received	34,458.17				
	23,889.00				
Sub-Total	67,835.52				
LESS:—					
Disbursements for the Month	64,761.51				
Loans Paid					
Net Balance at End of Month	3,074.01				
Balance at End of Month—Bank	42,432.53				
" " " —Treas. Br. <small>less w/s</small>	364.57				
*Cash on Hand at End of Month					
Sub-Total	42,067.96				
Less Outstanding Cheques	38,993.95				
Net Balance at End of Month	3,074.01				

OUTSTANDING CHEQUES						OUTSTANDING ACCOUNTS PAYABLE	
No.	Amount	No.	Amount	No.	Amount	Amount	
957 ✓	10.00	1090	22.00				
997 ✓	50.00	1092	219.00				
1070	cancelled	93	2.22				
1080 ✓	96.83	94	13889.00				
81 ✓	12.50	96	23,116.65				
82	45.12	97	150.00				
83	276.36	98	119.20				
84	49.28	1102	cancelled				
85	94.46	✓3	175.03				
86	220.75	1105	338.67				
89	106.88						
TOTAL				38,993.95	TOTAL		

This Statement Submitted to Council this 14th day of August 1978.

Remarks:

John L. Richter

 Mayor

Pamela Whitnack

 Sec.-Treas.