

MINUTES OF A REGULAR MEETING OF THE COUNCIL OF THE
VILLAGE OF BEISEKER HELD MONDAY, FEBRUARY 26, 1979
AT 7:00 P.M. IN THE COUNCIL CHAMBERS.

PRESENT: MAYOR: John L. Richter
DEPUTY MAYOR: Dan Benoit
COUNCILLOR: Con Carter
COUNCILLOR: Ron Rice
COUNCILLOR: Roy Whitnack
MUNICIPAL ADMINISTRATOR: Pamela Whitnack

CALL TO ORDER:

The meeting was called to order at 7:15 p.m. by Mayor Richter.

DELEGATIONS:

7:15 p.m. Mr. Les McCune of Les McCune Excavating attended the meeting to discuss the problems encountered by the Village on projects which Mr. McCune was hired as general contractor. Mayor Richter indicated that the Village would appreciate being notified if Mr. McCune was able to complete the job as requested and within what time frame. If scheduling did not permit prompt attention to our projects then we would appreciate being told at the time of the request so that another contractor could be hired.

Mr. McCune requested as much notice as possible of upcoming projects so he was better able to schedule his work. Mayor Richter thanked Mr. McCune for attending and he left at 7:40 p.m.

Richard Miller, Calgary Regional Planning Commission

Mr. Miller was welcomed to the meeting at 7:40 p.m.

- (i) Deputy Mayor Benoit moved that Resolution II to Development Control Bylaw 74-2 be adopted by Council. Carried.
This resolution alters the zoning on Block 4 Plan 1192FR Lots 1 to 10 from Mobile Home Residential District (MH-R1) to Residential Single - Family District (R-1).
- (ii) Mr. Miller outlined a few basic requirements of the Land Use Bylaw which will be prepared. Two of the differences between our Development Control Bylaw and the Land Use Bylaw are:
 - (a) any amendments to the Land Use Bylaw will require a Public Hearing procedure
 - (b) some land uses will be permissible and may be approved solely by the development officer and others will be discretionary uses and require consideration by the MPC.

A draft copy of a proposed Land Use Bylaw will be circulated to all Council members for review when it becomes available.



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DELEGATIONS:

Oscar Regier - Stanley/SLN Consulting Ltd.

Water Main Replacement - Phase II

Deputy Mayor Benoit moved that another Court Order be served upon Cangas Ltd. in an effort to regain possession of saddles and other materials which were removed from Beiseker in the Cangas storage trailer - approximate value \$5,000. Carried.

Mr. Regier mentioned that they hoped to have the Bond Company representative review the tender documents and specifications for the completion work some time this week and then call tenders in approximately 1½ weeks.

Water Reservoir Project

The pump quotations were reviewed with Council. Councillor Carter moved that the quotation of Bennett & Emmott Ltd. in the amount of \$10,143 be accepted. Following further discussion, this motion was withdrawn.

Three revised quotations will be requested (to include the provision of an equipment test), from Mumford Medland, Bennett & Emmott and Wilron Equipment.

Mr. Regier then reported on the quotations received for the supply of the natural gas powered generator. The two "close" bids were:

Onan - 70 KW	16,607
Kohler - 85 KW	16,770

The possibility of using this stand-by generator as a source of emergency power for the sewage lift station was discussed. The cost of wiring and trenching cable for this purpose might make this^a uneconomical proposal.

Deputy Mayor Benoit moved that the 85KW Kohler generator be pre-ordered from Power Electric and Equipment. Carried.

Mr. Regier then presented a copy of the preliminary drawings and a preliminary draft copy of the proposed operation and control systems to Council for their review.

Mr. Regier then discussed the proposed alarm system with Council. It was agreed that a telephone alarm system would be useful, in addition to the warning light panel, however Mr. Regier was requested to investigate the extra cost involved in having the telephone system respond to only essential alarms such as high level in sump well, low distribution pressure, pump failure, generator failure or high room temperature/smoke.

The possibility of incorporating an alarm for the sewage lift station into this system was also discussed.

Tenders for this project will be advertised in approximately three weeks.

Mr. Regier left the meeting at 9:30 p.m.

JRR

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CONFIRMATION OF MINUTES:

Mayor Richter moved the minutes of the February 12/79 and February 20/79 meeting be confirmed as circulated. Carried.

BUSINESS ARISING FROM MINUTES:

(a) Beacon Heights Subdivision

(i) Mayor Richter reported on the meeting held at 1:00 p.m. of today's date between Reid, Crowther & Partners, Village of Beiseker & legal counsel, and Don Beddoes Construction and legal counsel. The actual amount of money in dispute was \$8,466.41. Councillor Whitnack moved that following discussions of this meeting attended by Mayor Richter that the Village authorize payment of extras in the amount of \$3,469.50 to Don Beddoes Construction. The 5% holdback will be waived but Don Beddoes Construction is required to extend maintenance bond coverage for a period of 1 year. Carried.

(ii) Lot Options

Beiseker Industries
Councillor Rice moved that the due date for the 90% balance of price on Lot 8 Block 4 Plan 7810947 be extended to April 1, 1979 with no interest charge. Carried.

Schwengler Farms, Farwell
Payment on these lots is expected within the next week.

(iii) Ditch Repairs

No further quotations have been received. Decision will be tabled until the next meeting.

(b) Marathon Realty

Mrs. Whitnack reported that she has again been approached by Marathon Realty concerning renewal of the station grounds lease property. Council is not prepared to renew this lease.

(c) Hall Door Installation

The quotation of Cascade Glass in the amount of \$1190.35 has been accepted. The doors will be installed in early March 1979.

(d) Hall - Custodian

A job description will be forthcoming for this position.

J.D.R.

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CORRESPONDENCE:

- (a) February 21, 1979 - Business Development & Tourism
re: Seminar on Industrial Development
Councillor Whitnack moved that all Council members, the Administrator and one member of the Chamber of Commerce be authorized to attend this seminar if they so wish. Carried.

NEW BUSINESS:

- (a) Councillor's Reports

Carter - Councillor Carter reported that the grader repairs are almost complete.

Rice - Councillor Rice reported that the hall kitchen project is essentially completed and proposed that the Recreation Board take over the management of the remainder of the Hall NIP Project.

Benoit - Deputy Mayor Benoit reported on a few problems with delays in getting water maintenance repairs carried out. He mentioned that he will talk to Mr. Smith (Public Works Foreman) concerning these problems and also inform Mr. Smith that he will be docked 4 hours pay for his absence from work the morning of February 21, 1979. Councillor Rice moved that there will be no rental or borrowing of any Village equipment other than sewer snakes. Carried.

Richard Miller of C.R.P.C left the meeting at 10:15 p.m.

Richter - Industrial Subdivision

Mayor Richter reported that Mr. Anton Schmaltz has signed an Option Agreement with Alberta Housing Corporation for their purchase of his industrial property. Upon receipt of Ministerial approval of this proposed purchase, Mr. Schmaltz will receive a 10% deposit on his property. (\$16,000). *ommission.*

Mayor Richter then reminded Council of the Small Town Alberta seminar to be held in Banff and mentioned the Alberta Disaster Services School to be held in Edmonton. March 13-15.

Mayor Richter also reported on the large increase (approx. 25%) in this years equalized assessment and this increase will be appealed.

It being 10:30 p.m. Councillor Rice moved the meeting be continued as necessary. Carried.

- (b) Animal Control

Mrs. Whitnack briefly reported on the proposal presented by Alberta Animal Control from Red Deer. Councillor Rice moved that an quotation as to the cost of patrolling be requested and that our interest in this proposal be expressed. Carried.

- (c) Court of Revision

Councillor Carter moved that the date of the Court of Revision be April 3, 1979, 1:00 p.m. in the Council Chambers and the Council sit as the board for the Court of Revision. Carried.

JPK.

VILLAGE OF BEISEKER

OFFICE OF MAYOR AND MUNICIPAL ADMINISTRATOR

PHONE 547-3774

BEISEKER, ALTA. T0M 0G0

SPECIAL MEETING - WAIVER OF NOTICE

We, the undersigned hereby waive notice of special meeting to be held in the Council Chambers on Tuesday, February 20, 1979 at the hour of 9:30 a.m. for the purpose of:

1. Interview Applicants for Assistant Foreman's Position.

Signed:

MAYOR:

John Richte

DEPUTY MAYOR:

COUNCILLOR:

Con Carter

COUNCILLOR:

Ronald Brown

COUNCILLOR:

MUNICIPAL ADMINISTRATOR:

Pamela Whitnack

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NEW BUSINESS: (d) Worker's Compensation Board

Mrs. Whitnack advised Council that, at present, they were not covered by Worker's Compensation while acting on behalf of the Village. Council members were not interested in obtaining this coverage.

(e) Municipal Planning Commission

Mrs. Whitnack reported that Mrs. Florence Saunders has resigned her position on the Beiseker Municipal Planning Commission. Mrs. Lorene Williams will be requested to act as a replacement.

(f) Memorial Hall

Since a new coffee maker has been installed the rental for the kitchen and meeting room facilities will be adjusted to cover the cost of coffee supplies.

Councillor Rice moved that the damage deposit be withheld for the Beiseker School dance held February 10, 1979 and that they be billed an additional fee to bring the total amount retained equal to the cost of replacing the glass in the front door. Carried.

The Public Works Foreman will be requested to repair the damaged door and attend to the snow removal and outside clean-up prior to March 2, 1979.

(g) Holiday Pay - Part-time Employees

Regular part-time employees will be paid holiday pay at the rate of two weeks average earnings for the year. This amount will be paid on a yearly basis at the employee's anniversary date.

(h) Friendship Park

Mr. Smith is requested to install snow fence between the wayside camp site and Friendship Park to stop the traffic flow through the park area.

(i) Agreement for Sale

The possibility of changing the agreements for sale or subdivision lots was discussed, and will be considered further at a later date.

(j) A reminder was given of the Budget meeting to be held Thursday March 1, 1979 at 7:30 p.m.

ACCOUNTS FOR APPROVAL:

Councillor Carter moved the following list of accounts be approved for payment. Carried.

1480	Cancelled	
1485	Dorothy Watson - refund of water meter deposit	39.00
1486	Louise Webster - caretaking	123.83
1487	Marvin Smith - advance	500.00
1488	Irene Hagel - wages	148.43
1489	Ornell Salken - wages	185.19

JRK

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ACCOUNTS FOR APPROVAL:

1490	Pam Whitnack - advance	400.00
120	Gerard Excavating Ltd.	1,624.95
128	Petty Cash - postage & misc.	40.08
129	George Uffleman - refund of overpayment of taxes	18.00
130	Keith Hempel - wages	207.79
102	R.G. - remittance for Jan. 1979	660.13
1515	Grand & Toy - Office Supplies	54.07
1516	North Hill News Ltd. - advertising for Foreman's Assistant	18.48
1517	Irricanada Holdings Ltd. - Rec. Bd.	6.50
1517	Irricanada Holdings Ltd. - advertisng re: assessment roll, & Public Notice re: CPR station	31.50
1518	Neil O'Shea Electrolux - used vac. cleaner	100.00
1519	AGT - Village Off. & Cent. Bldg.	127.16
1520	Willson Office Specialty Ltd. - office supplies	57.20
1521	Westburne - Robar repair clamps	243.60
1523	Town & Country Fencing Ltd. - fence around Well #6	1,530.00
1522	Tire Centre (Irricana) - grader tire	24.00
1524	Central Dispose All Ltd. - adj. re: garbage pick-up	3,471.15
1525	Imperial Oil Ltd. - diesel fuel etc.	297.81
1526	Certified Rentals Ltd. - rental of Jack- hammer compressor for repair of waterbreak	106.50
1527	Stanley Associates Eng. Ltd. - Supervision re: Water Main Replacement Nov. 25 - Dec. 29, 1978	666.06
1528	Rockyview Times - advertising for Foreman's Assistant	4.20
1529	C.W.N.G. - billings Jan. 11 - Feb. 13, 1979	513.80
1530	Clark Swanby & Co. Ltd. - LTO fees re: boundary adj. (Saunders - Carter)	37.00

Deputy Mayor Benoit moved that #1530 to Clark Swanby & Co. Ltd. in the amount of \$37.00 be approved for payment. Carried. Councillor Carter did not comment or vote.

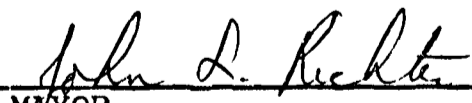
N.I.P. Accounts for Approval

101	AGT	37.18
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Councillor Whitnack moved that account #101 to AGT in the amount of \$37.18 be approved for payment. Carried.

ADJOURNMENT:

The meeting was adjourned by a motion of Mayor Richter at 11:10 p.m.


MAYOR


MUNICIPAL ADMINISTRATOR