

MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE VILLAGE OF  
BEISEKER HELD TUESDAY, OCTOBER 9, 1984 AT 7:00 P.M. IN THE COUNCIL  
CHAMBERS

PRESENT

MAYOR: John Richter  
DEPUTY MAYOR: Ray Courtman  
COUNCILLOR: Dave Fegan  
COUNCILLOR: Sandra Gordon  
MUNICIPAL ADMINISTRATOR: Pam Whitnack  
PUBLIC WORKS FOREMAN: Mike Antoni (7:00 - 10:40 P.M.)  
HALL BOARD: Jim Wells (7:00 - 7:40 P.M.)  
Terry Miller  
RECREATION CO-ORDINATOR: Sheila Wegener (7:00 - 7:40 P.M.)  
MERCON ENGINEERING LTD. Oscar Regier (8:55 P.M. - 10:40 P.M.)

CALL TO ORDER

The meeting was called to order at 7:00 P.M. by Mayor Richter

DELEGATIONS

- (a) 7:00 P.M. Hall Board, Mr. Jim Wells, Terry Miller and  
Recreation Co-Ordinator, Sheila Wegener

The Hall Board indicated that they wished some assistance  
from Council concerning various hall policies.

- (i) Community Baptist Church - rental

The various aspects of the rental of the Memorial Hall  
by the Church were discussed.

Councillor Fegan moved that a letter be written to the  
Community Baptist Church asking for an indication of  
how long they plan to use the facility for religious  
purposes and asking them to attend a Council meeting  
in November to discuss the use of the hall.

Carried.

- (ii) Policy Manual

Sheila Wegener, Deputy Mayor Ray Courtman, Mr. Wells,  
Mr. Miller and Mrs. Whitnack will work to compile a  
list of policies for use of the hall for approval by  
Council and incorporation into the policy manual.

- (iii) Portable Stage

Discussion was held concerning the possible construction  
of a sub-stage which can be dismantled quickly and  
would be available for use by all organizations when the  
hall was rented.

- (iv) Storage

The use of the Memorial Hall by various organizations  
for storage was discussed.

Deputy Mayor Courtman moved that a letter be written to  
all organizations who store material in the hall in-  
dicating that any storage must comply with fire regulat-  
ions.

Carried.

DELEGATIONS (Continued)

(a) Hall Board (Continued)

Council and the Hall Board members agreed that this discussion had been useful and perhaps a joint meeting should be held yearly.

Mr. Wells, Mr. Miller and Mrs. Wegener left the meeting at 7:40 P.M.

CONFIRMATION OF MINUTES

Councillor Fegan moved the minutes of the September 24, 1984 Regular meeting and the October 1, 1984 Special Meeting be confirmed as circulated.  
Carried.

BANK RECONCILIATION

Mayor Richter moved the bank reconciliation for September 30, 1984 be adopted as circulated.  
Carried.

BUSINESS ARISING FROM MINUTES

(a) Review of Public Works Items

1. -Mr. Antoni reported that the repair work of the manholes in Beacon Heights Subdivision had been completed and that the excess parging taken out of the manholes will be removed from the area within the next couple of days.
2. -A 'Yield' sign at the entrance to Chinook Road has been run over and badly damaged. This sign will be replaced as soon as possible.

3. Lift Station

Problems were encountered with the sewage lift station starting October 5, 1984 and lasting for the weekend. Apparently a starting relay on one of the motors had burnt out and an electrician would be out October 10, to make the necessary repairs.

It was suggested that a small building be placed over the panel to prevent some of the weather damage to the lift station. Mr. Antoni will investigate.

4. Streets

Discussion was held concerning the possibility of using calcium chloride for dust proofing in 1985 rather than the used oil as it appears that much of the used oil will not be available. Mr. Antoni will investigate the matter and compare prices.

JR

BUSINESS ARISING FROM MINUTES

(a) Review of Public Works Items

5. Drainage

Mr. Antoni reported that Thuro Sewer Services had been in the Village last week to do clean-out of the culverts. Some additional replacements of culverts will be required as the need for repairs were noted during this clean-out process.

6. Well #3

Mr. Antoni reported that well #3 had been shut off for the winter, October 9, 1984. Thus no water will be available at the campground or Friendship Park until Spring. Discussion was held concerning possible means of improving the production of Well #3 in 1985.

7. Public Works Vehicle

Mr. Antoni discussed with Council the need for many repairs to existing Village one-ton truck. He suggested that Council give some consideration to keeping this truck for garbage purposes only. And purchase a small truck for checking wells and other routine matters throughout the Village. He suggested this as the gas mileage would be better for a new smaller vehicle and in the most part would do the necessary work.

Council thought that this was a good suggestion and that Mr. Antoni should investigate the availability of a good used small truck which would take parts manufactured in North America for the approximate price of \$5,500.

8. Curling Rink Site

Discussion was held concerning the placement of gravel, grading and drainage at the curling rink and Arena site.

Mr. Antoni indicated that he would be picking up the damaged snow fence beside the arena. Apparently the Lions Club and Arena Boards are continuing to discuss the possibility of erecting permanent fencing around Friendship Park. The insurance adjuster will be in the Village Thursday, October 11, 1984 at 8:30 A.M. to review the wind damage to shingles on the arena and the concession booths in Friendship park.

9. Back Alleys

Apparently some ratepayers have requested that additional grading be done to the back alleys throughout the Village. Councillor Fegan will provide the details of the complaints to Mr. Antoni so he can investigate.

JFR

BUSINESS ARISING FROM MINUTES

(a) Review of Public Works Items

10. Part-Time Assistance

Mayor Richter moved that Mr. Antoni be authorized to hire extra part time help as required for a maximum of two weeks, rate of pay \$7.00 per hour.  
Carried.

Councillor Gordon moved that in the future any part-time, casual labour be paid \$6.00 per hour.  
Carried.

The Administrator is to investigate whether any new employment grants are available to provide additional assistance.

11. Rental Rates for Truck and Tractor

Deputy Mayor Courtman moved the following rental rates apply:

Village tractor with operator	\$32.25/hour
Village truck with operator	\$24.00/hour

Carried.

(b) Curling Rink

Councillor Fegan moved the Village bill the Beiseker Curling Club \$550.00 for the additional gravel placed on the Curling Rink site following clean-up  
Carried.

Councillor Gordon did not comment or vote.

(c) Shape-Up Alberta

Mrs. Wegener had previously reported that the telephone survey concerning the programs to be offered is over half finished and would be completed this week. The Shape-up people are coming to help us design the program in mid-October.

(d) Airport

Deputy Mayor Courtman reported that the Village had purchased a used Atco Trailer to serve as the airport terminal building. Mr. Antoni will grade and prepare the site on which the terminal will be placed. The drilling of the well and construction of the septic system will be completed before the end of October.

Deputy Mayor Courtman expressed serious concern about the amount of vandalism already occurring at the airport. It was suggested that an advertisement indicating the severity of the penalties for damage to the airport facility. The possibility of advertising to have someone locate a mobile home on the site for security purposes. This recommendation will be made to the Airport Commission.

JPR

BUSINESS ARISING FROM MINUTES

(d) Airport (Continued)

Deputy Mayor Courtman also indicated that there would be repairs required to the Airport Terminal and he proposes to locate the terminal building on the Village office site so that the necessary repairs can be completed while the building is still in town.

Oscar Regier arrived at the meeting at 8:55 P.M.

DELEGATIONS

(b) 9:00 P.M. Mercon Engineering Ltd, Oscar Regier

(1) Main Street Sanitary Sewer Project

Mr. Regier submitted progress certificates No. 1 in favour of Fel-Koh Excavating Ltd. and recommended the progress certificate be accepted by Council for payment.

Deputy Mayor Courtman moved that the Village accept Progress Certificate No. 1 in favour of Fel-Koh Excavating Ltd. for work completed to the end of September, 1984 and that this Certificate be added to the list of accounts for approval.

Carried.

Mr. Regier reported that a more detailed schedule had not yet been received from the contractor. The contractor's foreman had quit work on Friday. The work is probably two to three days behind schedule and is progressing well but not quickly.

Storm Sewers - Mr. Regier submitted a cost estimate to Council for the installation of storm sewer from Second Avenue near the Bank along Second Avenue to past Fifth Street; on Fifth Street from the existing Storm sewer manhole to past the Fire Hall. The total estimated construction cost was \$81,000. Lengthy discussion followed.

Curb & Gutter - Mr. Regier had prepared a cost estimate to compare the cost of repairing the existing sidewalk curb and gutter and the installation of new curb and gutter 1½ meters off the existing sidewalk. The cost was approximately the same for each alternative. Lengthy discussion followed.

Mayor Richter moved that (1) additional investigation be done to determine whether the proposed storm sewer would drain by gravity or whether the last manhole would have to be pumped out until the additional storm sewer throughout the Village were installed and that (2) in the event that the design would drain by gravity at this phase that the storm sewer project proceed as proposed (cost \$81,000); and (3) that the project be financed by the streets assistance grant, the road facilities reserve and that the remaining overexpenditure be financed by taxes over three years; (4) a proposal be prepared this winter for the possible installation in 1985 of curb and gutter along First Avenue and Main Street as well as the installation of additional storm sewer.

Carried

JSK

DELEGATIONS

(b) Mercon Engineering Ltd.

Curb & Gutter (Continued)

Deputy Mayor Courtman was opposed.

MOTION TO CONTINUE

It being 10:30 P.M. Councillor Gordon moved the meeting be continued  
as necessary.  
Carried.

DELEGATIONS (Continued)

(b) (2) Well Recording Equipment

Mr. Regier indicated that he would be giving a demonstration to Mr. Antoni and Mr. Slater the week of October 15, on the operation of the Well Recording Equipment.

(3) Chlorination

Discussion was held concerning the regulation of the chlorine level in the two reservoirs. After considerable discussion it was agreed that Mr. Antoni and Mr. Regier should discuss the matter further and give a report to Council at the next meeting about how the matter was to be resolved.

Mr. Regier left the meeting 10:40 P.M.

The Administrator inquired when Council would wish to draw the debentures for which we have received approval on the Main Street Sewer Project.

Council agreed that the debenture should not be drawn until the outcome of the sewage treatment grant for the project was known.

(4) Services to property

Mr. Joe Hagel had indicated that he felt he had paid for the cost of installation of water and sewer service to his property at the time of the original water and sewage system was installed even though the service had not been installed to his property. He feels that the frontage tax which he paid at that time is all that should have to be paid and that the Village should bear the cost of the installation to his property.

Mayor Richter moved that Mr. Hagel's position not be accepted and that if he wishes to have water and sewer service installed to his property at this time he must pay the estimated cost of installation.

Carried.

JK

BUSINESS ARISING FROM MINUTES (Continued)

(e) C.P.R. Station Project

Budget versus Actual report and revised Budget for the C.P.R. Station Project had been previously circulated to Council.

The revised budget showed new sources of revenue as well as increased expenditures. The estimated overexpenditure at this stage appears to be approximately \$30,000. The Administrator reported that additional sources of money were being investigated i.e. the outcome of discussions with Alberta Historical Resources Foundation is not yet known; a request has been made to the Municipal District of Rocky View for an additional MCR Grant Allocation; the possibility of using a Senior Citizens Facility Grant and New Horizons funding is also being pursued.

- Barn Display

The Alberta Historical Resources Barn Display was to be opening in the Station the week of October 15, 1984. Since this building will not be ready for the display, the display will be held in the Village office during the week of October 15, 1984 with one evening showing.

- Gift Shop

The Administrator indicated that there was some interest within the community of the formation of a craft co-op. The proposal is to have ladies who have craft items for sale operate a gift shop in the gallery area of the station. They would not be charged any rental but would be required to operate the library facility free of charge. As well, additional guidelines will be introduced to control type of goods which may be marketed through this gift shop so that no undue competition will be given to existing businesses in our commercial sector. Council liked the concept of the proposed gift shop, The proposed craft co-op will meet to organize their guidelines for final approval by Council.

- Drywalling

The repairs which are being conducted to the drywall caused some damage to the ceiling drywall in the Village office portion of the building. Additional drywall was placed on the ceiling rather than do the major amount of taping which would be required

Councillor Fegan moved that the additional expenditure to have the drywall placed on the ceiling be approved. Approximate increase in cost \$50.00.

Carried.

- Building Standards Inspection

The Administrator reported that Mr. Peter Hickson of the Southern Alberta Building Standards Branch had visited the station October 4, 1984. A few minor repairs to work already completed will be required however no major problems were noted.

JR

BUSINESS ARISING FROM MINUTES (Continued)

(f) Q 91

Councillor Gordon moved that the letter to the C.R.T.C. in support of Q91's application to increase their transmission power be accepted as prepared and forwarded as soon as possible.  
Carried.

(g) Memorial Hall - Roof Inspection

A committee of the Recreation Board and Hall Board members will inspect the roof of the Memorial Hall and give recommendations regarding the necessary repairs.

(h) Planning

A submission regarding the proposed amendment to the Regional Plan regarding relaxation of the sections with regard to use of higher capability agricultural land for multi-lot residential subdivisions had been previously prepared.

Councillor Fegan moved that the letter concerning the proposed amendment to the Regional Plan to allow multi-lot residential subdivisions on higher capability agricultural land be submitted as drafted.

Carried.

(i) Auditor

The Administrator reported that a discussion had been held with Clarkson Gordon concerning their change in conditional appointment regarding the audit. It was indicated to Clarkson Gordon that there was no problem with the service that we had received however Council felt that they should give some consideration to (1) the amount of money being paid for the audit and (2) the fact that other accountants are supporting our community through having practices in our area.

The Administrator also reported that Mr. Fred Allen had been contacted and he is willing to perform the audit as per his March tender for the approximate price of a maximum of \$6,000.

Deputy Mayor Courtman moved that the Village accept the lowest bid from an accountant currently operating in our community, Mr. Fred Allen. Mr. Allen's appointment should be conditional to him conducting the majority of the work himself and to the maximum fee of \$6,000.

Carried.

(j) Tree Pruning

The Towns of Airdrie, Crossfield and the City of Calgary have indicated that if tree pruning is required it is a Municipal responsibility if it is on Municipal property. If the trees are not on Municipal property it is the property owners responsibility to pay for the pruning of the trees.

JGR



BUSINESS ARISING FROM MINUTES

(k) Delegations to Future Meetings

Councillor Gordon inquired as to whether the School Principal had been invited to a meeting of Council. It was indicated that he had not yet been invited because the next meeting in October was the Organizational Meeting. Mr. Jim Welsh will be invited to a meeting with Council November 12, 1984.

CORRESPONDENCE

(a) September 18 & 19, 1984 Alberta Municipal Affairs

Re: Inspector's Report

Deputy Mayor Courtman moved that Council acknowledge the circulation of the inspectors report for the October 9, 1984 meeting and that Mayor Richter write a letter of acknowledgment to Municipal Affairs.

Carried.

(b) September 25, 1984 Reid, Crowther & Partners

Re: Beacon Heights Subdivision  
Difficulties with Manholes

A letter in response to this letter had been received from Mr. Bruce Corenblum of Faber Gurevitch both letters were reviewed by Council.

Councillor Fegan moved that no release be considered for the work done to the manholes prior to one year from the date of repairs and that in view of the fact that Reid, Crowther & Partners are not yet willing to make settlement with Mr. & Mrs. Wells that the Village proceed to carry on with the discovery meetings scheduled for October 22, 1984.

Carried.

(c) September 27, 1984 Alberta Municipal Affairs

Re: Municipal Inspection

This item of correspondence was circulated for Council's information

(d) September 28, 1984 Faber-Gurevitch

Re: Village of Beiseker versus Reid, Crowther et al  
and Wells versus Village of Beiseker and Reid Crowther

This item of correspondence was circulated for Council's information.

JK

NEW BUSINESS

(a) Councillor's Reports

FEGAN	No Report
GORDON	No Report
COURTMAN	No Report
RICHTER	No Report

(b) Economic Developers Association Conference

The Municipal Administrator is to register Mayor Richter and Councillor Gordon for attendance at this conference.

(c) Delegation Schedule for Future meetings was noted:

October 29, 1984	Special Meeting South Saskatchewan River Basin Planning Project
November 12, 1984	Regular Meeting, Jim Welsh, Principal Beiseker Community School
November 12, 1984	Beiseker Municipal Library Board Re; Marigold
November 26, 1984	Gord Valance, new RCMP Corporal

(d) Memorial Hall Stage

The Administrator indicated that the future construction of the Memorial Hall substage was discussed but no decision regarding financing had been reached.

Councillor Gordon moved that the Village pay for one half the cost of materials for the construction of portable substage for the Memorial Hall to a maximum price of \$350.00 and that Stage East Dinner Theatre Group apply immediately to the Recreation Board for 1985 Recreation Grant to help finance their half of the cost.

Carried.

ACCOUNTS FOR APPROVAL

Councillor Fegan moved that the following list of accounts be approved for payment totalling \$28,889.80.  
Carried.

3458	Davidson Bulk Sales	\$242.70
3459	Miller Printing	86.66
3460	Tom's Bulk Service	21.33
3461	Irricanada Holdings	5.10
3462	Kevin Marsden	4.96
3463	Canada Postal Corp	11.95
3464	Alberta Wheat Pool	56.03
3465	John Wold	36.37
3466	Albert Berreth	47.05
3467	Maybell Reber	85.58
3468	Mercon Engineering	519.96
3469	Receiver General	1,543.52

*JFK*

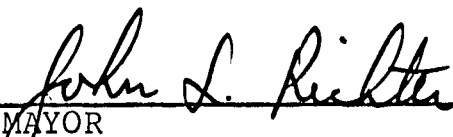
ACCOUNTS FOR APPROVAL (Continued)

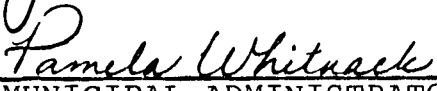
3470	Alberta Urban Municipalities Association	\$547.75
3471	Jennie Rivard	47.05
3472	Leroy Whitnack	58.19
3473	McNair Sand & Gravel	825.00
3474	Butterfield & Son Sales & Service	45.00
3475	Camrod Auto Farm & Fleet Supply	2.95
3476	Whitnack's Repair Centre	40.00
3477	Beiseker Tire Sales	122.02
3478	Hagel's hardware	637.03
3479	Canadian Linen Supply	56.21
3480	Barry's Electric	24.00
3481	Acme Linden Transport	11.50
3482	Myer Lumber	644.53
3483	McNeill's Welding	10.00
3484	HiWay Sales & Service	12.85
3485	Alberta Association of Municipal Districts & Counties	457.09
3486	Ernest Brown	217.42
3487	Len Kirkeby	350.00
3489	Fel-Koh Excavating	17,000.00
3490	Atco Structures	5,120.00

Carried.

ADJOURNMENT

Councillor Fegan moved the meeting be adjourned at 11:25 P.M.  
Carried.

  
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MAYOR

  
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MUNICIPAL ADMINISTRATOR

# MONTHLY STATEMENT

Month Ending September 1984

Municipality of Village of Beiseker

Tax Recovery Trust Fund		General Account		General Acct Term Deposit		Govt of Cdn. Bonds		Savings Well #7 Grant		TOTAL
6,943.96	Net Balance at End of Previous Month	238,759	56	15,000	00	100,250	00	10	00	
	Receipts for the Month (Less Loans)	42,174	61	155,000	00					
	Loans Received									
6,943.96	Sub-Total	280,934	17	170,000	00	100,250	00	10	00	
	<b>LESS:—</b>									
	Disbursements for the Month	104,335	80							
	Loans Paid term deposit taken	155,000	00							
6,943.96	Net Balance at End of Month	21,598	37	170,000	00	100,250	00	10	00	
6,943.96	Balance at End of Month—Bank	39,392	48	170,000	00	100,250	00	10	00	
	" " " —Treas. Br.									
	*Cash on Hand at End of Month									
	Sub-Total	39,392	48							
	Less Outstanding Cheques	17,794	11							
6,943.96	Net Balance at End of Month	21,598	37	170,000	00	100,250	00	10	00	

OUTSTANDING CHEQUES						OUTSTANDING ACCOUNTS PAYABLE			
No.	Amount	No.	Amount	No.	Amount			Amount	
3358	400.00	3422	Cancelled	3445	116.79				
3372	Cancelled	3427	34.50	3446	37.80				
3394	stop paym.	3431	29.70	3447	176.79				
3407	47.05	3433	173.34	3448	73.08				
3408	47.05	3435	539.46	3449	20.00				
3409	13.79	3439	116.79	3450	20.00				
3414	67.86	3440	37.80	3452	149.26				
3417	183.71	3441	206.79	3453	23.80				
3419	11,297.00	3442	79.80	3454	12.16				
3420	40.00	3443	206.79	3456	3,000.00				
3421	205.20	3444	37.80	3457	400.00				
<b>TOTAL</b>					17,794.11	<b>Estimate of Accounts Payable, not rendered</b>			
						<b>TOTAL</b>			

This Statement Submitted to Council this 9th day of October 1984

Remarks:

*John L. Richter*  
 Mayor  
*Pamela Whitlock*  
 Sec.-Treas.