

MINUTES OF THE REGULAR MEETING OF THE COUNCIL OF THE
VILLAGE OF BEISEKER HELD MONDAY, NOVEMBER 24, 2003
AT 7:30 P.M. IN COUNCIL CHAMBERS
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PRESENT

MAYOR	Dave Fegan
DEPUTY MAYOR	Ray Courtman
COUNCILLOR	Brenda Hnybida
COUNCILLOR	Len Priestman (arrived @ 7:33 p.m.)
COUNCILLOR	Bruce Rowe
MUNICIPAL ADMINISTRATOR	Ruth Copeland-Brunelle
PUBLIC WORKS FOREMAN	Dale Wells

CALL TO ORDER

Mayor Fegan called the meeting to order at 7:30 p.m.

ADOPTION OF AGENDA

Councillor Rowe moved adoption of the Agenda with the following additions:

1. Item #7 Accounts for Approval – Account cheque #4817 in the amount of \$390.00 payable to Alberta By-Law Enforcement Services.
2. New Business Item #8(3) – By-Law Enforcement Report for the month of October 2003. CARRIED UNAN.

ADOPTION OF THE MINUTES

Deputy Mayor Courtman moved to adopt the minutes of the Regular Meeting of Council held on November 10, 2003 and the Minutes of the Special Meeting of Council held on November 19, 2003. CARRIED UNAN.

PUBLIC WORKS ITEMS

Thomas Tomcat	The Public Works Foreman advised Council that the motor on the broom for the Thomas Tomcat was replaced.
Recycling	The Public Works Foreman advised Council that Public Works staff loaded cardboard for recycling. Council also discussed the 24 hour recycling centre. The Public Works Foreman advised Council that the Public Works staff would move the metal recycling bins to allow for after hours drop off of recyclables.
Snow Removal	The Public Works Foreman advised Council that the Public Works Staff had been busy with snow removal.
Compak Site	The Public Works Foreman advised Council that Interra Environmental came out to drill holes for the ground monitoring wells around the Compak Filter site and that the Foreman was on site to locate water and sewer lines.
New Restaurant	The Public Works Foreman advised Council that the water line for the new restaurant had been pressure tested and disinfected.
Equipment	The Public Works Foreman advised Council that the grader had been serviced.
Christmas Decorations	The Public Works Foreman advised Council that the Public Works staff were working on repairing the existing Christmas decorations. New garland has been ordered.
Airport	The Public Works Foreman advised Council that the runway at the airport had been plowed.
Apartment Buildings	Council asked the Public Works Foreman to speak to Mr. Russ Hibbert regarding the dirt pile in front of the apartment buildings.

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ACCOUNTS FOR APPROVAL

Councillor Rowe moved to approve the accounts cheque #4779 to #4817 in the amount of \$55,491.33. CARRIED

4779	Skyview Homes (replaces cheque #4772)	1,293.38
4780 – 4781 &		
4783 – 4789	Payroll Cheques	5,075.90
4782	Fremar Enterprises	218.00
4790	Agline	431.63
4791	AAMD & C	24,305.22
4792	Alberta Registries	45.00
4793	AUMA Member Services	7.00
4794	Beiseker Automotive	273.30
4795	Bobcat of Calgary	1,822.06
4796	Boundary Technical Group	535.00
4797	Canadian Waste Services Inc.	292.52
4798	City of Airdrie	6,601.26
4799	Fremar Enterprises	85.90
4800	Greyhound Courier Express	17.84
4801	Hi-Way Sales & service	106.30
4802	LaFarge Canada	1,651.55
4803	McNair Sand & Gravel Ltd.	362.59
4804	Minolta Business Equipment Canada	106.57
4805	Epcor	5,355.22
4806	Telus Communications	1,921.84
4807	Atco Gas	423.37
4808	Municipal Information Systems Inc.	320.37
4809	Recall	48.26
4810	Tall Taylor Publishing Ltd.	35.85
4811	Techcan Midalta	13.31
4812	Terasen Utility Services	2,047.55
4813	U.F.A.	1,052.20
4814	WFR Wholesale Fire & Rescue Ltd	52.34
4815	Workers Compensation Board	600.00
4816	Cancelled	0.00
4817	Alberta By-Law Enforcement	390.00

Councillor Hnybida abstained from voting or commenting on the above item.

NEW BUSINESS

COUNCILLORS REPORTS

Courtman
Drumheller Solid
Waste Management
Association

Deputy Mayor Courtman advised Council that he recently attended a special meeting of the Drumheller Solid Waste Management Association to discuss the new provisions of the Environmental Protection Act and how it relates to the license renewal for the landfill site. The board members reviewed in detail the license renewal proposed by Alberta Environment and a number of discrepancies were noted as well as some additional requirements that were not previously included. Alberta Environment agreed to renew the license for the Drumheller landfill and the Association has signed the license renewal despite these discrepancies which will have to be resolved with Alberta Environment.

The contract with Thompson Trucking has been extended to April 2004. The board members toured the landfill site on the east side which was once a Department of Defence training area. The Drumheller & District Shooters will now be using this area for a shooting range.

Airport

Deputy Mayor Courtman advised Council that he and the CAO met with Graham Smith and Don Turner from the M.D. of Rockyview. The purpose of the meeting was to discuss development at the airport and in particular the confusion in the addressing of

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the lots at the airport. Deputy Mayor Courtman advised Council that he was going to prepare a new addressing plan which would see each lot at the airport numbered in accordance with the taxiway on which it is located. Taxiway #1, #2 & #3 will now be changed to Taxiway A, B & C respectively.

Hnybida
Cemetery

Councillor Hnybida advised Council that further leveling at the cemetery site had been planned, however, this has now been put on hold due to the recent snowfall.

School Advisory
Board

Councillor Hnybida advised Council that she had spoken with Wendy Metzger who is the Chairperson for the Rockyview School Division and was advised that the next meeting of the School Advisory Board was to be held on January 15, 2004.

Community Hall

Councillor Hnybida advised Council that he had been brought to her attention that the handicap sign(s) for the Community Hall were missing. The Administrator was asked to discuss this matter with the Public Works Foreman.

Priestman
Rockyview
Foundation

Councillor Priestman advised Council that he recently attended an organizational meeting of the Rockyview Foundation. The Foundation has a self-contained unit in Airdrie which is requiring repairs to its existing elevator. A quote of \$100,000.00 was received for the repairs. The Foundation will be seeking further quotes in this regard.

FCSS/Recreation
Board

Councillor Priestman advised Council that there were three individuals from Beiseker, namely Carol Rowe, Joanne Bolton & Brenda Hnybida who wished to be added as urban members to the FCSS/Recreation Board.

Res. #2003-113

Mayor Fegan moved to add the following persons as urban members at large to the Beiseker & District FCSS/Recreation Board:

Carol Rowe, Joanne Bolton & Brenda Hnybida

CARRIED

Councillor Rowe and Councillor Hnybida abstained from voting or commenting on the above item.

Councillor Priestman advised Council that the FCSS had authorized the funding of \$500.00 to the local Food Bank. At present the Food Bank is having difficulties being able to keep up with the demand for assistance from residents. Administration was asked to include an article in the Village Informer advising that the Food Bank is in need of donations year round and not just at Christmas.

Rowe
Recycling

Councillor Rowe advised Council that he had spoken with the Mayor of St. Paul who is involved with the Tire Recycling Management Association to ascertain if there was any grant funding available to acquire a furnace for the recycling shed. Councillor Rowe was informed that no money was available through the TRMA, however, it was suggested to apply for a Community Enhancement Facilities Grant.

AUMA

Councillor Rowe advised Council that the AUMA is expecting that in the spring of 2004, that the Province will be making an announcement regarding ambulance service in the Province and that a Province wide ambulance service will be established with the Provincial Health Authorities paying for ambulance service.

Councillor Rowe advised Council that he had been appointed to the Utilities & Environment Committee of the AUMA.

Library

Councillor Rowe advised Council that the Marigold Library System held their Board Meeting in Beiseker on November 22, 2003.

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Fegan
Kneehill Regional
Water Services
Commission

Mayor Fegan advised Council that the next meeting of the Kneehill Regional Water Services Commission was scheduled for November 27, 2003.

Christmas Season
Holiday Hours

ADMINISTRATOR'S REPORT

The Administrator advised Council that in the past, the Village Office and Public Works Shop have closed at 12 noon on Christmas Eve Day and on New Year's Eve Day. This year, Christmas Day falls on a Thursday and Boxing Day on a Friday. In checking with the neighbouring municipalities, the vast majority of them are also going to be closed on Friday, January 2, 2004 and some are actually closing from December 24th through to January 4th.

Res. #2003-114

Councillor Priestman moved that the Christmas Season Holiday Hours for the Village Office, Public Works Shop & Transfer Station will be as follows:

Wednesday, December 24, 2003, Christmas Eve Day – Closed at 12 noon
Thursday, December 25, 2003, Christmas Day – Closed All Day
Friday, December 26, 2003, Boxing Day - Closed All Day
Monday, December 29, 2003 – Regular Office Hours
Tuesday, December 30, 2003 – Regular Office Hours
Wednesday, December 31, 2003, New Year's Eve Day – Closed at 12 noon
Thursday, January 1, 2004, New Year's Day – Closed All Day
Friday, January 2, 2004 – Closed All Day
Monday, January 5, 2004 – Resume Regular Business Hours

CARRIED UNAN.

The Administrator advised Council that as usual, our Christmas Holiday hours would be posted on the door, on Channel 10 and in the December issue of the Village Informer. Friday garbage pick-up for December 26th would be moved to Monday, December 29, 2003 and the January 2, 2004 garbage pick-up would be moved to Monday, January 5, 2004.

Christmas Party

The Administrator advised Council that reservations had been made to hold our annual Christmas Party at Our Flames Restaurant in Airdrie on Saturday, November 29, 2003 @ 7:00 p.m.

Municipal Information
Systems ("MIS")

The Administrator provided for Council's consideration, a copy of the Municipal Software Support Agreement with Municipal Information Systems Inc. Our contract with MIS must be renewed each year for our municipal accounting software program should we wish to have access to technical support and software upgrades. The Village of Beiseker has used this software since 1999 and we have been very happy with the service that MIS has provided over the last four years. MIS was one of the first software providers to make the necessary changes to the taxation module of the software to become ASSET compliant. ASSET or Assessment Shared Services Environment is an initiative of Alberta Municipal Affairs to download assessment data through the Milenet website. This year's contract includes a cost increase over the 2002 contract of \$10.48/month or \$126.00/year. Our total contract cost for 2004 will then be \$3,720.00.

Res. #2003-115

Mayor Fegan moved that the Village of Beiseker renew its software support agreement with Municipal Information Systems Inc. for 2004. CARRIED UNAN.

Irena Hagel's Property
@ 323 – 5th Street

The Administrator advised Council that a couple of months ago we agreed to sell to Irena Hagel a small strip of land upon which it was understood that her garage encroached. Previous to this, Ms. Hagel had a Lease Agreement with the Village leasing that small lot. A copy of Ms. Hagel's Lease Agreement with the Village of Beiseker dated January 3, 1985 was provided to Council for their reference.

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Ms. Hagel has now had a Real Property Report prepared for her property (a copy of which was also provided for Council's reference). A couple complications have now come to light in relation to the garage encroachment and the Lease Agreement itself. By the Lease Agreement of January 3, 1985, the Village was leasing to Ms. Hagel "that part of Lot Nine A (9A), in Block R, Plan 3301 H.X." as delineated and coloured in red on the plan attached to the Lease Agreement. As was noted on the plan attached to the Lease Agreement, the area that was marked as Lot 9A is abutting onto 5th Street. By the Real Property Report, Lot 9A is actually at the back of the property abutting the alley and the legal description of Lot 9A, Block R, Plan 3301 H.X. as described in the Lease Agreement does not exist. The proper legal description is Plan 1424 J.K., Block R, Lot 9A. There is a Lot 9, Block R, Plan 3301 H.X. and this is where the AGT shed is situated. Ms. Hagel's home is located on Plan 1424 J.K., Block R, Lot 10.

In speaking with Ms. Hagel, it was always her understanding that only a small portion of her garage encroached onto Village property. However, according to the Real Property Report, the garage in fact encroaches almost 7 metres onto the adjoining property which is owned by the Village of Beiseker and forms part of the Firehall lot. The original Lease Agreement tried to address the encroachment of the garage onto Village property on the assumption, that the land being encroached upon was actually a separate lot (what was described as Lot 9A in the Lease Agreement) from the lot where the Firehall is situated and this is simply not the case. The Lease Agreement was in fact leasing a lot that did not exist.

Since the Firehall lot is designated as a Municipal Reserve, the prospect of subdividing sufficient land for the garage encroachment becomes more complicated and more costly than a normal subdivision application. To date Ms. Hagel has had no offers to purchase her property, but the issue of the garage encroachment will need to be dealt with regardless. The easiest and perhaps the simplest way to resolve the situation would be to enter into an Encroachment Agreement with Ms. Hagel. The agreement could then be registered on title at the Land Titles Office. The Encroachment Agreement would then remain on title for a subsequent Purchaser to assume. This would hopefully be agreeable to any mortgage company that may provide mortgage financing on the property. The Administrator advised Council that she did not believe that Ms. Hagel would be interested in incurring further time and money to go through a subdivision application and eventual purchase of a newly created lot and therefore the Encroachment Agreement option may be the best solution at this point in time.

Res. #2003-116

Councillor Rowe moved that the Village of Beiseker enter into a Encroachment Agreement with Irena Hagel in relation to the garage and concrete driveway which is encroaching onto Plan 8222 F.S., Block R, Lot 1 and that the said Encroachment Agreement be registered at the Land Titles Office. CARRIED UNAN.

BY-LAW OFFICER'S REPORT

FILED

CORRESPONDENCE

AAMD&C

The Alberta Association of M.D's & Counties Newsletter Contact! dated October 31, 2003 FILED

City of Airdrie

A letter from the City of Airdrie regarding 2004 Ambulance Fees. FILED

Beiseker Recycling Society

A letter from the Beiseker Recycling Society regarding the recycling program. FILED

AUMA

Alberta Urban Municipalities Association Notes to Council/Highlights from the Board for Thursday, October 23, 2003.

Urban Systems

An invitation to the Urban Systems Open House 2003.

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Minister of Municipal Affairs	A letter from the Alberta Minister of Municipal Affairs regarding Emergency Management Training. FILED
AUMA	Alberta Urban Municipalities Association Media Release re "Policing Alberta: An Analysis of the Alternatives to the Federal Provision of Police Services. FILED
M.D. of Rockyview	A letter from the M.D. of Rocky View #44 regarding Donation for Recreation Purposes. FILED The Administrator was instructed to advise the M.D. of Rockyview that the project money from Burnco should be allocated to the Beiseker Arena project.
Human Resources Development Canada	A letter from Human Resources Development Canada regarding 2004 Therese Cosgrain Volunteer Award
AUMA	Alberta Urban Municipalities Association Important Notice regarding Green Power Purchase. FILED
Stantec Consulting Ltd.	An Invitation to Christmas Client Reception from Stantec Consulting Ltd. FILED
Office of the Ombudsman	A letter from the Office of the Ombudsman regarding Role of the Office of the Ombudsman. FILED
Urban Systems	A letter from Urban Systems regarding Design fees for 2003 Sidewalk Program FILED The Administrator was asked to have Jason Finner attend a Council meeting in early January 2004 to discuss the sidewalk program design fees in more detail.

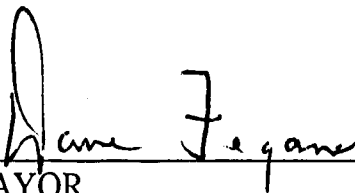
IN CAMERA ITEMS

In Camera Councillor Rowe moved that Council go *in camera* @ 10:00 p.m. to discuss RT Joint Venture Ltd. CARRIED UNAN.

Reconvene Deputy Mayor Courtman moved that Council reconvene from *in camera* @ 10:10 p.m. CARRIED UNAN.

ADJOURNMENT

Councillor Rowe moved that the meeting adjourn at 10:11 p.m. CARRIED UNAN.


MAYOR


MUNICIPAL ADMINISTRATOR