

**CITY OF LACOMBE**  
**MINUTES OF COUNCIL MEETING 20-14**

Minutes of the Regular Meeting of Council held on **July 13, 2020** in the Council Chambers of the City Administration Office.

- Present:** Mayor Grant Creasey  
Deputy Mayor Reuben Konnik  
Councillor Don Gullekson  
Councillor Thalia Hibbs  
Councillor Cora Hoekstra  
Councillor Jonathan Jacobson  
Councillor Chris Ross
- Staff Present:** Matthew Goudy, Chief Administrative Officer  
Deborah Juch, Director of Community Services  
Diane Piche, Director of Corporate Services  
Chris Huston, Manager of Utilities  
Matthew Tomnuk, Computer and IS Technician  
Ross Pettibone, Legislative Coordinator/Executive Support (remote)
- Regrets** Jordan Thompson, Director of Operations and Planning Services  
Mauricio Reyes, Senior Finance Manager
- Media Present:** None
- Others Present:** Peter Kuipers, Co-Chair, Charis Village Housing Society  
Merle Jacobson, Co-Treasurer, Charis Village Housing Society  
Kerry Ward, General Manager, Lacombe Golf & Country Club  
John Hellofs, Board Director, Lacombe Golf & Country Club

**CALL TO ORDER – Regular Meeting of Council**

Mayor Creasey called the meeting to order at 5: 04 p.m.

**ADOPTION OF AGENDA**

**MOVED BY** Councillor Gullekson:

THAT the Monday July 13, 2020 regular meeting agenda be adopted as presented.

11/178.14 20MO  
THAT the Monday July  
13, 2020 regular  
meeting agenda be  
adopted as presented.  
20-245

**PRESENTATIONS**

**Charis Village Housing Society of Central Alberta**

Merle Jacobson and Peter Kuipers attended to present a request to Council for tax relief (50 percent reduction in 2020 and 25 percent reduction in 2021) for the not-for-profit Charis Village development. Council was updated on Chinook Villa with seven life leases sold of 46 total suites, and five duplex development life leases sold to date. Charis Village planned to build in phases, beginning with independent living condominiums and duplexes and with growth, transition to supportive living and long term care to allow for aging in place. Sales had been impacted by COVID-19 and interruptions to direct marketing, which had now resumed via show-suites on each of the four floors.

**Lacombe Golf & Country Club**

Kerry Ward and John Hellofs attended to present their request to Council for tax relief for the Lacombe Golf and Country Club (LGCC). Council was informed the LGCC had 400 members, 500 shareholders and 48 employees, and had operated in the City for 96 years. Comparisons to other golf facilities were discussed. A variety of business challenges in recent years had resulted in a review of the business model to become more competitive, with capital improvements also required.

**REQUESTS FOR DECISION**

**Charis Village Request**

Matthew Goudy, Chief Administrative Officer, presented a recommendation to Council following a request from the Charis Village Housing Society of Central Alberta for a reduction of property taxes in the years 2020 and 2021.

In response to a council request for more information, administration would summarize current tax relief in the city (other than listed exempt government facilities and places of worship) as well as impacts, if any, on municipal taxation for entities registered as not for profit societies.

12/415.01 20MO  
THAT Council defers  
2020 tax collection for  
the roll numbers listed  
to June 30, 2021  
without penalties.  
20-246

**MOVED BY** Councillor Ross:

THAT Council defers 2020 tax collection for the roll numbers listed to June 30, 2021 without penalties.

CARRIED UNANIMOUSLY

12/415.02 20MO  
THAT Council direct  
administration to bring  
more information to  
Council regarding not  
for profit organizations  
and tax implications of  
those before October.  
20-247

**MOVED BY** Councillor Hoekstra:

THAT Council direct administration to bring more information to Council regarding not for profit organizations and tax implications of those before October.

CARRIED UNANIMOUSLY

**Lacombe Golf & Country Club Request**

Matthew Goudy, Chief Administrative Officer, presented a recommendation to Council following a request from the Lacombe Golf and Country Club for a reduction of property taxes.

12/415.03 20MO  
THAT Council defer the  
Lacombe Golf and  
Country Club Request  
to a later date and  
return with more  
information to Council.  
20-248

**MOVED BY** Councillor Hibbs:

THAT Council defer the Lacombe Golf and Country Club Request to a later date and return with more information to Council.

CARRIED UNANIMOUSLY

**Community Economic Development Bylaw 480**

Deborah Juch, Director of Community Services, presented Bylaw 480 for first reading, delineating the City's partnership with Echo Lacombe Association and other community non-profit groups in the delivery of community economic development initiatives, which will repeal the existing Economic and Community Development Task Force Bylaw 359.

11/175.29 20MO  
THAT Council gives  
Bylaw 480 first reading  
as presented, and  
directs Administration to  
return the Bylaw for  
second reading on  
August 10, 2020.  
20-249

**MOVED BY** Councillor Ross:

THAT Council gives Bylaw 480 first reading as presented, and directs Administration to return the Bylaw for second reading on August 10, 2020.

CARRIED UNANIMOUSLY

**Vacuum Truck Replacement RFP Results**

Matthew Goudy, Chief Administrative Officer, with Chris Huston, Manager of Utilities, presented a request for Council to approve the replacement of the existing Vactor Combination Sewer Cleaning and Hydro-excavation (hydro-vac) unit as approved in the 2020 Capital Budget.

**MOVED BY** Councillor Konnik:

THAT Council authorize the purchase of the Vactor 2100i combination sewer flushing unit (Option 2) from Joe Johnson Equipment for a net cost of \$544,178.

42/782.01 20MO  
THAT Councillor  
Konnik's Motion be  
modified to read THAT  
Council authorize the  
purchase of the Vactor  
2100i combination  
sewer flushing unit to a  
maximum cost of  
\$544,178.  
20-250

**AMENDING MOTION MOVED BY** Councillor Hoekstra:

THAT Councillor Konnik's Motion be modified to read THAT Council authorize the purchase of the Vactor 2100i combination sewer flushing unit to a maximum cost of \$544,178.

AGAINST:  
Councillor Hibbs  
Councillor Konnik

FOR:  
Mayor Creasey  
Councillor Hoekstra  
Councillor Gullekson  
Councillor Jacobson  
Councillor Ross

CARRIED

42/782.02 20MO  
THAT Council authorize  
the purchase of the  
Vactor 2100i  
combination sewer  
flushing unit to a  
maximum cost of  
\$544,178.  
20-251

**MOVED BY** Councillor Konnik:

THAT Council authorize the purchase of the Vactor 2100i combination sewer flushing unit to a maximum cost of \$544,178.

AGAINST:  
Councillor Hibbs  
Councillor Konnik

FOR:  
Mayor Creasey  
Councillor Hoekstra  
Councillor Gullekson  
Councillor Jacobson  
Councillor Ross

CARRIED

#### **Director of Emergency Management Appointment**

Diane Piche, Director of Corporate Services, presented a request for Council to appoint a new Director of Emergency Management for the Lacombe Emergency Management Agency.

24/117.01 20MO  
THAT Council appoint  
Fire Chief Dennis Cole  
to the role of Director of  
Emergency  
Management for the  
City of Lacombe  
effective July 14, 2020.  
20-252

**MOVED BY** Councillor Ross:

THAT Council appoint Fire Chief Dennis Cole to the role of Director of Emergency Management for the City of Lacombe effective July 14, 2020.

CARRIED UNANIMOUSLY

24/117.02 20MO  
THAT Council rescind  
the appointment of  
Deputy Chief Eric  
Graham as the Director  
of Emergency  
Management effective  
July 13, 2020, and to  
re-appoint him as a  
Deputy Director of  
Emergency  
Management.  
20-253

**MOVED BY** Councillor Jacobson:

THAT Council rescind the appointment of Deputy Chief Eric Graham as the Director of Emergency Management effective July 13, 2020, and to re-appoint him as a Deputy Director of Emergency Management.

CARRIED UNANIMOUSLY

#### **Westview Stairway Trail Connector**

Deborah Juch, Director of Community Services, presented a request for Council to approve a contract for the detailed design and construction of the stairway trail connector for the Fairway Heights Willow Ridge Network trail capital project. CAO Goudy confirmed an updated cost estimate.

**MOVED BY** Councillor Hoekstra:

THAT Council approves the award of a contract to Timcon Construction for \$93,475 plus GST for the detailed design and construction of a stairway trail connector for the "Fairway Heights Willow Ridge Network" trail capital project.

75/781.01 20MO  
THAT Councillor  
Hoekstra's motion to  
approve the award of a  
contract to Timcon  
Construction be  
amended to reflect a  
maximum cost of  
\$102,825 plus GST.  
20-254

**AMENDING MOTION MOVED BY** Councillor Hibbs:

THAT Councillor Hoekstra's motion to approve the award of a contract to Timcon Construction be amended to reflect a maximum cost of \$102,825 plus GST.

CARRIED UNANIMOUSLY

75/781.02 20MO  
THAT Council approves  
the award of a contract  
to Timcon Construction  
for a maximum of  
\$102,825 plus GST for  
the detailed design and  
construction of a  
stairway trail connector  
for the "Fairway Heights  
Willow Ridge Network"  
trail capital project.  
20-255

**MOVED BY** Councillor Hoekstra:

THAT Council approves the award of a contract to Timcon Construction for a maximum of \$102,825 plus GST for the detailed design and construction of a stairway trail connector for the "Fairway Heights Willow Ridge Network" trail capital project.

CARRIED UNANIMOUSLY

### **Committees Review Report #2**

Deborah Juch, Director of Community Services, presented the second Committee Review Report to Council, for the Parkland Regional Library, Municipal Library Board, and the Lacombe Airport Committee.

**MOVED BY** Councillor Gullekson:

THAT in the case of the Parkland Regional Library, Council directs Administration to replace Council's representative with the Chief Administrative Officer (CAO) or CAO designate effective October 2020.

CARRIED UNANIMOUSLY

11/117.10 20MO  
THAT in the case of the  
Parkland Regional  
Library, Council directs  
Administration to  
replace Council's  
representative with the  
Chief Administrative  
Officer (CAO) or CAO  
designate effective  
October 2020.  
20-256

**MOVED BY** Councillor Gullekson:

THAT in the case of the Municipal Library Board, Council accepts this report as information.

CARRIED UNANIMOUSLY

11/117.11 20MO  
THAT in the case of the  
Municipal Library  
Board, Council accepts  
this report as  
information.  
20-257

**MOVED BY** Councillor Ross:

THAT in the case of the Lacombe Airport Committee, Council accepts this report as information.

CARRIED UNANIMOUSLY

11/117.12 20MO  
THAT in the case of the  
Lacombe Airport  
Committee, Council  
accepts this report as  
information.  
20-258

### **Council Committee Meeting**

Matthew Goudy, Chief Administrative Officer, presented a request for Council to schedule a Council Committee meeting on August 31, 2020, for the purposes of discussing possible uses for the Parkland Regional Library building, among other matters.

**MOVED BY** Councillor Hoekstra:

THAT Council schedule a Committee of the Whole meeting at 6:00 p.m. on August 31, 2020.

CARRIED UNANIMOUSLY

11/112.05 20MO  
THAT Council schedule  
a Committee of the  
Whole meeting at 6:00  
p.m. on August 31,  
2020.  
20-259

### **ITEMS FOR INFORMATION**

With his report, Councillor Ross updated Council that FCSS had reinstated home support services.

1. Alberta Conservation Association Fish Stocking Thank You, Jun 15
2. Gov AB Memo: Seniors & Housing, Jun 20
3. Gov AB Letter: Economic Recovery Plan, July 2
4. Lacombe Ringette Assoc. Digital Sign Support, June 29
5. Echo Lacombe Assoc. Digital Sign Support, June 30
6. Lacombe Curling Club Digital Sign Support, July 7
7. Digital Sign Designs
8. Lacombe Regional Waste Services Commission Minutes Feb 26
9. Lacombe Regional Airport Committee Minutes Mar 20
10. North Red Deer River Water Svcs. Commission Minutes Apr 6
11. North Red Deer Regional Wastewater Svcs. Commission Minutes Apr 6
12. Lacombe & District Recreation Parks & Culture Board Minutes May 19
13. Municipal Planning Commission Minutes May 20

11/173.17 20MO  
THAT Council receive  
all reports and items as  
information  
20-260

**MOVED BY** Councillor Hoekstra:

THAT Council receive all reports and items as information.

CARRIED UNANIMOUSLY

**ADOPTION OF MINUTES**

**MOVED BY** Councillor Jacobson:

11/179.14 20MO  
THAT the June 22,  
2020 regular council  
meeting minutes be  
accepted as presented.  
20-261

THAT the June 22, 2020 regular council meeting minutes be accepted as presented.

CARRIED UNANIMOUSLY

**NOTICES OF MOTION**

A Notice of Motion was read (to be considered August 10).

Councillor Gullekson:

“THAT Council direct Administration to prepare information regarding the costs of an electronic sign similar to that included in Council’s mailbox on July 13, 2020, for consideration during the 2021 budget process.”

*Any submitted Notices of Motion are dealt with at a subsequent regular meeting of Council per City of Lacombe Procedural Bylaw No. 370 Section 6.14(10).*

**IN CAMERA**

**MOVED BY** Councillor Ross:

11/177.42 20MO  
THAT Council with  
Administrative staff  
attending to support  
Council (Matthew  
Goudy, Deborah Juch)  
move In Camera at 8:31  
PM to discuss the  
following items:  
Land (FOIP Section 16)  
Monthly Update (FOIP  
Section 24, 16)  
20-262

THAT Council with Administrative staff attending to support Council (Matthew Goudy, Deborah Juch) move In Camera at 8:31 PM to discuss the following items:

Land (*FOIP Section 16*)  
Monthly Update (*FOIP Section 24, 16*)

CARRIED UNANIMOUSLY

*Meeting recessed at 8:32 PM  
Meeting resumed at 8:35 PM*

**MOVED BY** Councillor Hibbs:

11/177.43 20MO  
THAT Council return to  
Open Meeting at 9:00  
PM.  
20-263

THAT Council return to Open Meeting at 9:00 PM.

CARRIED UNANIMOUSLY

**MOVED BY** Councillor Jacobson:

11/177.44 20MO  
THAT the Council  
meeting continue  
beyond 9:00 p.m.  
20-264

THAT the Council meeting continue beyond 9:00 p.m.

AGAINST:  
Councillor Hoekstra

FOR:  
Mayor Creasey  
Councillor Hibbs  
Councillor Gullekson  
Councillor Jacobson  
Councillor Konnik  
Councillor Ross

CARRIED

11/177.45 20MO  
THAT Council with  
Administrative staff  
attending to support  
Council (Matthew  
Goudy, Deborah Juch)  
move In Camera at 9:01  
PM to discuss the  
following items:  
Monthly Update (FOIP  
Section 24, 16)  
20-265

**MOVED BY** Councillor Jacobson:

THAT Council with Administrative staff attending to support Council (Matthew Goudy, Deborah Juch) move In Camera at 9:01 PM to discuss the following items:

Monthly Update (*FOIP Section 24, 16*)

CARRIED UNANIMOUSLY

**MOVED BY** Councillor Ross:

11/177.46 20MO  
THAT Council return to  
Open Meeting at 9:04  
PM.  
20-266

THAT Council return to Open Meeting at 9:04 PM.

CARRIED UNANIMOUSLY

**ADJOURNMENT**

**MOVED BY** Councillor Hoekstra:

11/177.47 20MO  
Adjournment  
20-267

THAT the meeting be adjourned at 9:04 PM.

CARRIED UNANIMOUSLY

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Mayor

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Chief Administrative Officer