

Anmore Regular Council Meeting
June 24, 2014

The Anmore Regular Council Meeting on June 24, 2014 was held in Spirit Park. All Council members, CAO Tim Harris, Manager of Corporate Services, Christine Milloy, Manager of Public Works, Kevin Dicken, and approximately 20 members of the general public were in attendance. The agenda was approved.

The Minutes of the May 20, 2014 Special Council Meeting on the Official Community Plan review were approved with a change to resolution number three. Manager of Corporate Services Christine Milloy had been asked to review the tape of this meeting to determine whether or not Councillor Thiele had voted against the following resolution. Ms. Milloy said staff reviewed the tape and councillor Thiele had in fact voted against the resolution. The Councillor, however, insisted that this was not her intention and Mayor Anderson declared that the resolution had been carried unanimously.

That we change RS-2 zone to reflect the 1.5 gross density units per acre and that the minimum lot size of the RS-2 be retained at .6 of an acre.

Under Item 8 Correspondence, Council decided to receive and support four letters not directly pertaining to Village operations from: Metro Vancouver re continuation of the Provincial Clean Energy Vehicle Incentive Program; Metro Vancouver re Regional Affordable Housing Strategy Update; Metro Vancouver re an amendment request from Pitts Meadows relative to the Regional Growth Strategy; and the United Steel Workers Campaign to 'Stop Killing and Enforce the Law'.

Under item 9a, Committee Reports and Recommendations, The Environment Committee Meeting Minutes for November 25, 2013, January 23, 2014, February 13, 2014, and April 10, 2014 were approved.

At the November 25, 2013 meeting, the Environment Committee unanimously approved the following recommendation

That the Village of Anmore pursues having the panels operational (solar panels beside the Village Hall) and fully functional in the manner in which they were intended.

Councillor Green and Mayor Anderson were very supportive of this recommendation. Councillor Green indicated that she had been talking to someone who said that the technology would probably still work. Councillor McEwen blurted, "Ownership!"

Editors' Note: When former Mayor Weinberg and Councillors McEwen and Isaak resigned as trustees of the Anmore Renewable Energy Foundation in October 2009, approximately \$20,000 of the original \$220,000 in grant money from governments was still owed to WEDC, another \$47,000 was

owed to a private contractor Elworthy Electric. Mayor Weinberg resigned from Council the next month, one year into a three year term necessitating a By-Election in Anmore. With Mayor Anderson's approval, saying it was up to them to decide if they were in conflict of interest, the next spring Councillors Isaak and McEwen voted against a motion in Council for an independent inquiry into the unpaid bills and the demise of AREF.

A resident asked Council if the solar panels belonged to the Village since they were installed by the Anmore Renewable Energy Foundation, an independent entity established at arms length from the Village. She stated that Western Economic Development Canada had released claims to the solar panels for money still owed because of other possible liens. She also reminded Council that Mr. Dave Romaniuk of Elworthy Electric brought a public delegation to Council indicating that the Foundation owes his company for most of the \$47,000 (plus interest) for the installation of the solar panels beside the Village Hall. Mayor Anderson said that the representative of Elworthy Electric hasn't put this in writing. She said that the solar panels should be connected.

Council asked staff to look into both the technical viability of the solar panels and the legality of connecting them.

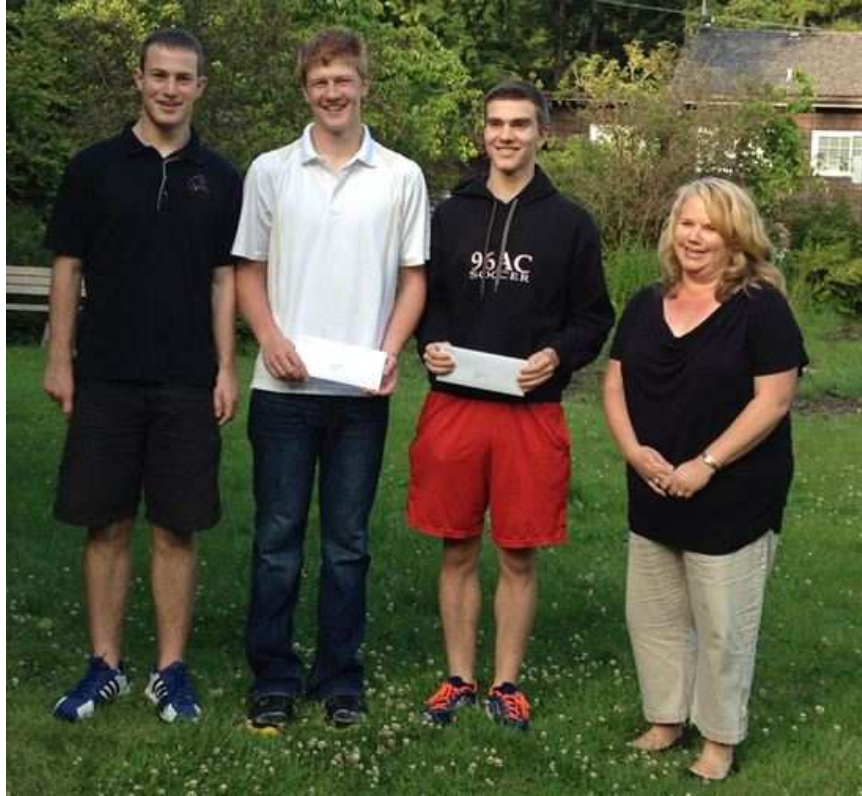
The Minutes of the January 23, 2014 Environment Committee Meeting made reference to the results of a SEED grant application. Council discussed this application in support Bear Aware volunteers. This grant was not received. The discussion was that Anmore should work with Port Moody and Belcarra and apply for a larger grant next year.

The minutes from the Social, Youth and Recreation Committee for November 5, 2013, February 6, 2014, March 6, 2014, and May 1, 2014 were approved. There was an announcement that 2014 Canada Day celebrations would be cancelled. Councillor Palmer said that for the last two years, the participation was largely only the young people of Social, Youth and Recreation Committee and their parents who attended.

At the May 1, 2014 meeting of the Social, Youth and Recreation Committee, the Minutes show the passing of the following resolution with one abstention.

We feel confident that we could select some equipment that would work nicely for this facility (Adult Green Gym for Spirit Park); and that we would be happy to look further and make choices as this project progressed; and that the committee is in support of moving forward with the Green Gym project.

Under item 11 (a) New Business, Mayor Heather Anderson awarded \$500 to each of Warren Dupasquier, Geric Coutts, and Benjamin Lockwood. The Mayor lauded not only the young men's academic successes but also their voluntary contribution to the community. The \$1000 'Hal Weinberg' Scholarship is sponsored by the Village of Anmore.



The next items under New Business were the 2014 Anmore Annual Municipal Report and the Revised Statement of Financial Information for the year 2013. The full 2014 Anmore Annual Municipal Report is attached to the Agenda for the June 24, 2014 Regular Council Meeting. It includes 2013 Call-out stats for the Sasamat Volunteer Fire Department and the RCMP. Some of the Stats are as follows:

Police Service Responses - 2013

368 calls (including 109 from Buntzen Lake)

Sasamat Volunteer Fire Department Service Responses

60 Callouts (67% from Anmore)

Council Salaries

(*Payment by Metro Vancouver for Committee and other participation is separate)

Mayor Heather Anderson - \$18,340.26 plus expenses

Councillors - \$9410.90 plus expenses

Staff Salaries

Chief Administrative Officer Tim Harris - \$105,938 plus expenses

Manager of Corporate Services Christine Milloy - \$81,771 + \$2655

Total Remuneration for All Employees \$685,454.57

Total Remuneration for Consultants/Suppliers - \$2,442,409.91

Some of the Consultants included in the total

Planners CitySpaces \$178,857

Financial Consultant Mindy Smith \$47,412

VannStruth Financial Consultants \$28,218

Building Inspector Greg Morrissey \$84,941

Lawyers - Murdy & McAllister \$57,642

Opus Dayton Knight - Engineering Consultant \$69,362

Stantec - Engineering Consultant \$470,871

Additional Consultants Under \$25,000

\$514,918 Total

Item 11 (d) under New Business was the discussion of the appointment of a new Chief Election Officer. Ms. Laurie Darcus was approved as the Chief Election Officer with Carmen Disiewich as the Deputy Chief Election Officer. Ms. Darcus was at the Council Meeting. She indicated that she has conducted three municipal elections during her previous employment as a Municipal Clerk in Pitt Meadows.



Ms Darcus will be paid \$6400 to a maximum of 80 hours. Anything beyond this will be at \$80 an hour. This contract fits within the current election budget of \$18,000. The election in 2011 cost \$15,725.42.

Item 11(e) Retaining Wall Repair at Kinsey Drive in Pinnacle Ridge. The Manager of Public Works Kevin Dicken requested a unexpected \$25,900 funding approval to restore a failing retaining wall near the top cubes in a Sierra Slope Retention System at the bottom of Pinnacle Ridge (across from the 'spec' house). Since the developer has passed this infrastructure on to the Village, the developer does not want to pay for the repairs. Mr. Dicken was very clear that "the wall needs to be fixed." He also indicated that Public Works had not yet done a thorough inspection of the other retaining walls in Pinnacle Ridge but he was worried that similar problems are or might occur elsewhere. He described the retaining wall as cages that are filled with earth.

Editor's Note: According to on-line promotional material "The Sierra® Slope Retention System provides an economic and aesthetic alternative to conventional concrete retaining walls, replacing them with natural, landscaped, sloping structures nearly indistinguishable from native terrain. These graded and steepened reinforced soil slopes (RSS) typically range from 26° to 70°, depending upon site development conditions. Unlike flatter slopes, Sierra Slopes claim a smaller footprint as they maximize developable land, create usable land in undeveloped areas and enhance property values"

Councillor Palmer said that her 'father' had indicated that at the very least the Developer should pay a portion of the repairs on the retaining wall. She also said that her 'father' told her that any new construction around these retaining wall structures will likely cause further damage and Public Works people should assess the state of the other walls before construction begins.

Councillor McEwen indicated that there were retaining wall problems for the developer to fix when the Council members visited the site. He wondered if those had been fixed. He speculated that there might be a problem in engineering sign-off. He indicated concern for the rest of the retaining walls.

Councillor Thiele was worried that Anmore has already had two retaining wall failures at Pinnacle Ridge. She stated that residents should not have to pay for the repairs. CAO Harris said, "We bought the car and the warranty has run out." He thought that the engineers should be brought back in to do an assessment. Councillor Thiele insisted that the same engineering firm should not be brought in to assess their own work. Councillor Green wondered if there could be design improvements for future phases. She also talked about water permeable paving.

Mayor Anderson wrapped up the discussion by saying:

- an independent engineer should look at the current problem
- assess similar walls
- contact the developer and express extreme concern and request cost-sharing
- since no one is yet living in Pinnacle Ridge try to resolve these problems.

Council did not approve the funding request from the Manager of Public Works.

Under item 11(g) New Business, Council discussed a report dated June 19, 2014 from Kevin Dicken, Manager of Public Works to Tim Harris Anmore CAO relative to the Outdoor Fitness Recreation Center to be built in Spirit Park. In this report Mr. Dicken informed the Council that the original revenues for the 'Green Gym' were:

- \$104,848.00 from the province
- \$26,000.00 from Anmore
- \$131,060.00 Total

He informed Council that the current expenditures are:

- \$10,490.00 (already spent for repaving the tennis courts behind Anmore Elementary)
- \$53,000.00 for outdoor gym equipment
- \$82,000.00 for stand alone washrooms and storage
- \$145,490.00 Total
- (\$14,430.00) OVER BUDGET

Mr. Dicken indicated that there would also be the additional cost of \$11,600.00 per year to open, clean, and maintain the washrooms if Village staff is taken off of other jobs to do it, or a janitorial company would do it for an additional \$25,000 a year. There was no mention of potential vandalism and use by summer visitors to Buntzen Lake Park who use the Spirit Park parking lots as overflow parking.

Mr. Dicken reminded Council that 50% of those surveyed by Erik Lees Consultants said they would not use the outdoor gym, 17% said they would use it once a week, and only one person indicated that they would use it more than one time a week.

Mr. Dicken presented two options for Council:

1. Continue with the project as described and authorize staff to expend the additional money required to complete the project (currently \$14,430.00) and further that Council direct staff to budget the additional operations and maintenance funds on an annual basis beginning in 2015.
2. Stop the project, consult with the province on an 80/20 cost share of the \$10,490.00 expenditure for tennis court resurfacing, and return the balance of funding to the province.

Mayor Anderson was very clear that she wants to proceed. She sees the 'green gym' becoming part of a community hub around the new Village Hall that is planned. She thought that maybe a community group like the Garden Club would be able to help staff maintain the washrooms.

Manager of Corporate Services, Christine Milloy, reminded Council that the washrooms in the old Village Hall are currently used by the staff and the public during office hours and for special events. Councillor Green said that they shouldn't be used since the Village Hall has been decommissioned. She also made arguments similar to Mayor Anderson in support of continuing the project.

Councillor McEwen who chairs the Parks Committee said that consultant Erik Lees does not believe that this proposed facility will be used. Councillor McEwen is worried about costs, vandalism, day-to-day maintenance, and replacement. He indicated that Council has spent far too much time and money on this issue, including the additional cost of \$5000 that consultant Sarah Morden received for submitting the grant proposal. He stated that he will not support continuing with the project.

Councillor Thiele indicated that she would not support proceeding with the project because Anmore already has an infrastructure deficit of \$9 million. She said that when Council is looking at ways to eliminate \$5000 items from the budget, she cannot support this additional spending and ongoing maintenance costs for a non-priority project.

Councillor Palmer was 'excited about the project' but 'conflicted about voting against staff recommendations'. She said that although the members of the Social, Youth and Recreation Committee that she chairs are excited about the 'Green Gym', they did not have the report from Mr. Dicken when they indicated

their support. She also indicated that she loves consensus and is unhappy about the Parks and Youth Committees differing on further action.

Mayor Anderson agreed with this and requested that the two committees consult and bring their recommendations back to Council for the next meeting in July.

Under item 11(g) of New Business, Council discussed a Summer Meeting Schedule. There will be a Finance Committee Meeting on July 7th. Council meetings are planned for July 15, July 29, and August 12th.

Under item 12, Mayor's Report, Mayor Anderson reported on some activity of Metro mayors with Translink. She also thanked Public Works staff for their quick response to the power outage at East and Thomson Roads. Apparently an excavator pushed trees over near the power lines. The SVFD had to respond to this event from Belcarra.

Under item 13, Councillors' Reports, Councillor Palmer explained the cancellation of Canada Day celebrations. Councillor Thiele reported that School District 43 has been working on plans to deal with traffic around the schools.

Councillor Green, who chairs the fund-raising committee to rebuild Mossom Creek Hatchery talked about her successes to date. She said that while \$730,000 has been raised so far, the hatchery needs \$1.1 million. She said that \$150,000 needs to be raised between now and the end of July. So far there is \$220,000 from insurance and \$360,000 from in-kind donations and grants. She invited everyone to attend a barbecue option at the Port Moody Galleria. Check out www.MossomCreek.org.

Under the Chief Administrative Officer's Report, Mr. Harris said that he was very pleased to attend a Local Government Management Workshop which pertains to his role in Anmore. He indicated that School District 43 will have a sports field at Eagle Mountain Middle School. He also said that he had been working with BC Hydro on Emergency Evacuation Plan for Buntzen Lake.

In Public Question Period, a resident requested garbage cans near the tennis courts. Another resident asked if it would be possible to reinstate garbage cans at the community mailboxes.

The meeting was adjourned at approximately 9:50.

