

**THE CORPORATION OF THE CITY OF GRAND FORKS
AGENDA – REGULAR MEETING**

**Monday, May 4th, 2015, at 7:00 pm
7217 - 4th Street, City Hall**

	<u>ITEM</u>	<u>SUBJECT MATTER</u>	<u>RECOMMENDATION</u>
1.	<u>CALL TO ORDER</u>		
2.	<u>ADOPTION OF AGENDA</u>		
	a) Adopt agenda	May 4th, 2015, Regular Meeting agenda	THAT Council adopt the May 4th, 2015, Regular Meeting agenda as presented.
3.	<u>MINUTES</u>		
	a) Adopt minutes April 20th Special Mtg. to go In-Camera Minutes.pdf	April 20th, 2015, Special Meeting to go In-Camera minutes	THAT Council adopt the April 20th, 2015, Special Meeting to go In-Camera minutes as presented.
	b) Adopt minutes April 20th Public Hearing Meeting Minutes.pdf	April 20th, 2015, Public Hearing Meeting minutes	THAT Council adopt the April 20th, 2015, Public Hearing Meeting minutes as presented.
	c) Adopt minutes April 20th Regular Meeting Minutes.pdf	April 20th, 2015, Regular Meeting minutes	THAT Council adopt the April 20th, 2015, Regular Meeting minutes as presented.
4.	<u>REGISTERED PETITIONS AND DELEGATIONS</u>		
5.	<u>UNFINISHED BUSINESS</u>		
6.	<u>REPORTS, QUESTIONS AND INQUIRIES FROM MEMBERS OF COUNCIL</u>		
	a) Corporate Officer's Report RFD - Proc. Bylaw-CAO - Rpts., Questions, & Inquiries from Council.pdf Councillor Butler's Report.pdf Councillor Hammett's Report.pdf Councillor Thompson's Report.pdf	Written reports from members of Council	THAT all written reports from members of Council, be received.
7.	<u>REPORT FROM COUNCIL'S REPRESENTATIVE TO THE REGIONAL DISTRICT OF KOOTENAY BOUNDARY</u>		
	a) Corporate Officer's Report RFD - Proc. Bylaw-Council - RDKB Council's Rep..pdf	Verbal report from Council's representative to the Regional District of Kootenay Boundary	THAT Councillor Krog's report on the activities of the Regional District of Kootenay Boundary, given verbally at this meeting, be received.

8. **RECOMMENDATIONS FROM STAFF FOR DECISIONS**

- | | | |
|---|--|---|
| a) Manager of Development & Engineering Services
RFD - Mgr Dev & Eng. - Gravel Pit Remediation.pdf | Approval to proceed with the remediation of the City's Gravel Pit and amend the 2015 Financial Plan | THAT Council approves staff to proceed with the remediation of the City's Gravel Pit and amend the 2015 Financial Plan utilizing surplus to fund the remediation. |
| b) Manager of Development & Engineering Services
RFD - Mgr Dev & Eng. - Kopan DVP.pdf | Application for a Development Variance Permit to construct an accessory building on the property located at 7580 - 16th Street | THAT Council considers the following and determines if they wish to approve the Development Variance Permit application:
1) allowing an interior setback variance from 5 feet to 2 feet,
2) allowing a variance of the ratio of principle building to accessory building to increase from 50% to 93%, and
3) the structure being of similar colour and form and character of the existing buildings and neighbourhood. |
| c) Manager of Building Inspection & Bylaw Services
RFD - Mgr Bldg Insp & Bylaw Serv. - Unsightly Premises 7433 Riverside Dr..pdf | To provide the property owner and/or tenant of 7433 Riverside Drive the opportunity to be heard | THAT Council provide the owner and/or tenant of the property an opportunity to explain their plans to clean-up the property known as 7433 Riverside Drive, so that it is no longer a nuisance and the time frame within which to bring the property in compliance with the bylaw. If Council is not satisfied with the proposed actions of the owner or the owner fails to appear before Council, the following resolution is in order.

FURTHER RESOLVE THAT Council authorize staff to proceed with the third and final notice after the extension has expired on June 9, 2015. |
| d) Manager of Building Inspection & Bylaw Services
RFD - Mgr Bldg Insp & Bylaw Serv. - Fire Damaged Property 721-65th Ave..pdf | To proceed with the demolition of the fire damaged property at 721 - 65th Avenue | THAT Council authorize the expenditure of up to \$15,000.00 and proceed with the demolition and clean up of 721 - 65th Avenue. This will be expensed in 2015 with an offsetting revenue this year and will not affect general taxation. |

9. **REQUESTS ARISING FROM
CORRESPONDENCE**

10. **INFORMATION ITEMS**

11. **BYLAWS**

- | | | |
|--|---|---|
| a) Manager of Development & Engineering
RFD - Bylaw - Mgr Dev & Eng. - I-2 Zoning Amendment.pdf | To amend the current Zoning Bylaw by adding the permitted use of tool and equipment rental facilities to the I-2 (General Industrial) Zone | THAT Council give final reading to Zoning Amendment Bylaw No. 1606-A2, 2015. |
| b) Manager of Development & Engineering
RFD - Bylaw - Mgr Dev & Eng. - Wagner Rezoning.pdf | To amend the current Zoning Bylaw by rezoning property located at 832 - 64th Avenue from the current R-1 (Single and Two-Family Residential) Zone to R-4 (Rural Residential) Zone | THAT Council give third and final readings to the City of Grand Forks Zoning Bylaw Amendment No. 1606-A3, 2015. |
| c) Chief Financial Officer
RFD - Bylaw - CFO - 2015 Tax Rates Bylaw 2012.pdf | 2015 Tax Rates Bylaw 2012 | THAT Council give final reading to 2015 Tax Rates Bylaw 2012. |
| d) Chief Financial Officer
RFD - Bylaw - CFO - 2015 Waste Water Rates Amendment Bylaw 2013.pdf | 2015 Waste Water Rates Amendment | THAT Council give final reading to Bylaw 2013 Sewer Regulations Amendment 2015. |
| e) Chief Financial Officer
RFD - Bylaw - CFO - 2015 Water Rates Amendment Bylaw 2014.pdf | 2015 Water Rates Amendment | THAT Council give final reading to Bylaw 2014 Water Regulation Amendment 2015. |

12. **LATE ITEMS**

13. **QUESTIONS FROM THE PUBLIC AND THE
MEDIA**

14. **ADJOURNMENT**

THE CORPORATION OF THE CITY OF GRAND FORKS

NOT ADOPTED
SUBJECT TO CHANGE

SPECIAL MEETING TO GO IN-CAMERA
MONDAY, APRIL 20TH, 2015

PRESENT: MAYOR FRANK KONRAD
COUNCILLOR JULIA BUTLER
COUNCILLOR CHRIS HAMMETT
COUNCILLOR NEIL KROG
COUNCILLOR COLLEEN ROSS
COUNCILLOR CHRISTINE THOMPSON
COUNCILLOR MICHAEL WIRISCHAGIN

CHIEF ADMINISTRATIVE OFFICER
CORPORATE OFFICER

D. Allin
D. Heinrich

GALLERY

CALL TO ORDER

The Mayor called the meeting to order at 6:00 PM

IN-CAMERA RESOLUTION

Resolution required to go into an In-Camera meeting.

The Mayor advised that the In-Camera resolution be amended to include Section 90 (1) (a) as it relates to personnel.

a) Adopt resolution as per section 90 as amended:

MOTION: WIRISCHAGIN/ KROG

RESOLVED THAT COUNCIL CONVENE AN IN-CAMERA MEETING AS OUTLINED UNDER SECTION 90 OF THE COMMUNITY CHARTER TO DISCUSS MATTERS IN A CLOSED MEETING WHICH ARE SUBJECT TO SECTION 90 (1) (g), LITIGATION OR POTENTIAL LITIGATION AFFECTING THE MUNICIPALITY AND SECTION 90 (1) (a), PERSONNEL;

BE IT FURTHER RESOLVED THAT PERSONS, OTHER THAN MEMBERS, OFFICERS, OR OTHER PERSONS TO WHO COUNCIL MAY DEEM NECESSARY TO CONDUCT CITY BUSINESS, WILL BE EXCLUDED FROM THE IN-CAMERA MEETING.

CARRIED.

LATE ITEMS

**NOT ADOPTED
SUBJECT TO CHANGE**

ADJOURNMENT

The meeting adjourned at 6:01 PM

MOTION: THOMPSON

RESOLVED THAT the meeting be adjourned at 6:01 PM

CARRIED.

CERTIFIED CORRECT:

MAYOR FRANK KONRAD

CORPORATE OFFICER – DIANE HEINRICH

THE CORPORATION OF THE CITY OF GRAND FORKS
Monday, April 20, 2015 – 6:00 PM
7217 4th Street, City Hall

NOT ADOPTED
SUBJECT TO CHANGE

PUBLIC HEARING MEETING OF COUNCIL

PRESENT:

MAYOR FRANK KONRAD
COUNCILLOR JULIA BUTLER
COUNCILLOR CHRIS HAMMETT
COUNCILLOR NEIL KROG
COUNCILLOR COLLEEN ROSS
COUNCILLOR CHRISTINE THOMPSON
COUNCILLOR MICHAEL WIRISCHAGIN

CHIEF ADMINISTRATIVE OFFICER
CORPORATE OFFICER
MANAGER OF DEVELOPMENT & ENGINEERING

D. Allin
D. Heinrich
S. Bird

GALLERY

PRESENTATIONS

CALL TO ORDER

The Mayor call the Public Hearing to order at 6:03 pm

ADOPTION OF AGENDA

REGISTERED PETITIONS AND DELEGATIONS

RECOMMENDATIONS FROM STAFF FOR DECISIONS

- a) Manager of Development & Engineering - Amendment to the City's Zoning Bylaw No. 1606

The Mayor declared the public hearing open at 6:03 PM, and advised that this Public Hearing was being convened pursuant to Section 890 of the Local Government Act to consider Bylaw No. 1606-A2, "Amendment to the City of Grand Forks Zoning Bylaw No. 1606-A2, 2015". He advised that the bylaw is intended to amend the City of Grand Forks' Zoning Bylaw No. 1606, 1999, by adding "tool and equipment rental establishments" as an intended use to Section 45, I-2 (General Industrial) Zone.

He commented that at this Hearing, any person present who believes that his or her interest in properties within the boundaries of the City are affected by the proposed bylaw, shall be given the opportunity to be heard on matters contained in the bylaw. Further, he stated that it is important that all who speak at this Hearing restrict their remarks to matters contained in the bylaw and it is the Mayor's responsibility as Chair of the meeting, to ensure that all remarks are so restricted.

He advised that those persons who wish to speak concerning the proposed bylaw should, at the appropriate time, commence their address to the Council and the meeting by clearly stating their name and address, and then they may give Council the benefits of their views concerning the proposed bylaw.

Members of Council, may, if they so wish, ask questions of speakers following their presentation; but added that is it the main function of council members at this Hearing, to listen to the views of the public. Further the Mayor added that it is not the function of Council, at this hearing, to debate the merits of the proposed bylaw with individual citizens, or with each other.

The Mayor added that everyone who deems his or her interest in the property to be affected by the bylaw shall be given the opportunity to be heard at this Hearing, and that no one will be, or should feel discouraged or prevented from making their views known.

After this Hearing is concluded, the Council may, without further notice, give whatever effect council deems proper to the representations made at this Hearing.

The Mayor commented that during the course of a Public Hearing, people sometimes tend to become too enthusiastic or emotional. Regardless of whether they are in favour or oppose any particular application or argument, and to please refrain from applause or other expressions of emotion. Restraint enables other whose views may or may not coincide with your own, to exercise their right to express their views and enables all views expressed to be heard in as impartial a forum as possible.

The Mayor thanked those present, for their patience and cooperation, and advised that the Hearing would proceed.

The hearing remained opened for a 15 minute period, as required, where no member of the public attended the hearing.

The Mayor asked if anyone here wished to speak;
After hearing none, he declared the Public Hearing Closed at 6:22 pm

BYLAWS

LATE ITEMS

ADJOURNMENT

NOT ADOPTED
SUBJECT TO CHANGE

Adjournment of the Public Hearing

MOTION: THOMPSON

RESOLVED THAT the Public Meeting be adjourned at 6:22 pm.

CARRIED.

CERTIFIED CORRECT:

MAYOR FRANK KONRAD

CORPORATE OFFICER – DIANE HEINRICH

THE CORPORATION OF THE CITY OF GRAND FORKS

NOT ADOPTED
SUBJECT TO CHANGE

REGULAR MEETING OF COUNCIL
MONDAY, APRIL 20TH, 2015

PRESENT:

MAYOR FRANK KONRAD
COUNCILLOR JULIA BUTLER
COUNCILLOR CHRIS HAMMETT
COUNCILLOR NEIL KROG
COUNCILLOR COLLEEN ROSS
COUNCILLOR CHRISTINE THOMPSON
COUNCILLOR MICHAEL WIRISCHAGIN

CHIEF ADMINISTRATIVE OFFICER
CORPORATE OFFICER
CHIEF FINANCIAL OFFICER
MANAGER OF DEVELOPMENT & ENGINEERING

D. Allin
D. Heinrich
R. Shepherd
S. Bird

GALLERY

CALL TO ORDER

The Mayor called the meeting to order at 7:05 PM

ADOPTION OF AGENDA

- a) Adopt agenda
April 20th, 2015, Regular Meeting agenda

MOTION: BUTLER / KROG

RESOLVED THAT Council adopt the April 20th, 2015, Regular Meeting agenda as presented.

CARRIED.

MINUTES

- a) Adopt minutes
April 7th, 2015, COTW Meeting minutes

MOTION: THOMPSON / WIRISCHAGIN

RESOLVED THAT Council adopt the April 7th, 2015, COTW Meeting minutes as presented.

CARRIED.

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- b) Adopt minutes
April 7th, 2015, Regular Meeting minutes

NOT ADOPTED
SUBJECT TO CHANGE

MOTION: WIRISCHAGIN / THOMPSON

RESOLVED THAT Council adopt the April 7th, 2015, Regular Meeting minutes as presented.

CARRIED.

REGISTERED PETITIONS AND DELEGATIONS

UNFINISHED BUSINESS

REPORTS, QUESTIONS AND INQUIRIES FROM MEMBERS OF COUNCIL (VERBAL)

- a) Corporate Officer's Report
Verbal report from Council

Councillor Butler:

- Advised that she was absent from the April 7th Council meetings due to a family vacation
- She advised that on Wednesday, April 15th, of her participation in the Strategic Planning session, and commented that the session was very beneficial to her
- She advised of her attendance to the Biz after Biz at the newly opened Work and Play store
- She reported on her attendance at the newly renovated Pharmasave open house on Thursday, April 16th.
- She advised that she is looking forward to attending the AKBLG in Nakusp over the next three days.

Councillor Thompson:

- Please see her report, as attached

Councillor Wirischagin:

- Councillor Wirischagin put forward three motions for Council's consideration, as shown at the end of the Council report section.

Councillor Ross:

- Councillor Ross congratulated staff in preparing and presenting the Asset Management session at Gallery 2
- She reported on her participation and enjoyment of the team building exercise presented by the previous mayor from Golden - Christina Benty

- She reported on her attendance to the Learning Garden grand opening, that is was very well attended, and that it was very positive and fun
- She advised that she attended an event in Castlegar, where Naomi Cline, spoke on climate change
- On April 14th, she reported on her attendance at the RDKB - Area D Community Planning session.
- On April 15th, she on reported her attendance and participation at the City's Strategic Planning session.

Councillor Hammett:

- She reported that on April 8th, she attended the Asset Management session at Gallery 2.
- She reported her attendance on April 9th, to the City's Team Building session presented by Caleb Moss and Christina Benty
- On April 10th, she reported on her attendance to the Gilpin - Lost Lake field trip with Councillor Thompson
- Further on April 10th, she attended the Learning Garden grand opening.
- On April 15th, she attended and participated in the City's Strategic Planning session
- On the evening of April 15th, she attended the Biz after Biz at Work and Play
- On April 16th, she attended the newly renovated Pharmasave Grand opening
- She advised that members of Council are off to the AKBLG in Nakusp commencing April 21st
- She spoke with regard to the CBC interview with Donald Pharand regarding the Chief Administrative Officer's severance package and re-hiring by new Council.

Councillor Krog

- He advised that he had no report for this evening.

Mayor Konrad

- He congratulated the local merchants who recently had their new openings and renovations.
- He thanked Council for all of their reports presented this evening.

b) Councillor Wirischagin's motions, as per his report.

MOTION: WIRISCHAGIN / THOMPSON

IN AS MUCH as a Regular Council Meeting is a business meeting for the City of Grand Forks, and in as much, as the gallery of said meetings are invited to observe the meeting, that at the conclusion of a regular meeting of Council, the public is permitted to ask question to Council;

BE IT RESOLVED that Council reaffirms its current position that all questions asked during the question period of the public be directed to the Mayor, and the questions be on point and only in reference to an item on the agenda discussed during the meeting;

BE IT FURTHER RESOLVED THAT other inquiries should be directed to the Mayor, outside of a scheduled Council meeting, or brought forward as a delegation at a Committee of the Whole meeting.

CARRIED.

MOTION: WIRISCHAGIN / THOMPSON

IN AS MUCH, as the Committee of the Whole meetings are a functional, interactive meeting involving citizens of Grand Forks, who are offered to participate as the meeting progresses, and further that at the conclusion of said meeting, there is a question period for the public;

BE IT RESOLVED that because the public is offered the opportunity to participate throughout the meeting session, that Council directs Staff to remove the "questions from the public", at the conclusion of the COTW meeting, as it is a redundancy;

BE IT FURTHER RESOLVED that Staff be directed to make the necessary adjustments to the Procedure Bylaw as necessary and as per legislation;

AND BE IT FURTHER RESOLVED that if the public has concerns about issues outside of the COTW agendas, as presented, they should either come as a delegation or make an appointment to speak to the Mayor outside of Council meetings.

MOTION DEFEATED.

MOTION: WIRISCHAGIN / KROG

IN AS MUCH AS Council reports has become an opportunity for members of Council to grandstand, and in as much, as many communities have done away with the Council report agenda item in an effort to streamline the process, Council reports are an important part of what is perceived as important to the agenda;

BE IT RESOLVED that all Council reports, other than motions, be no longer in a verbal presentation, but only as a written format; and further that if a Council member chooses to have a Council report presented then it should be written and submitted to staff no later than Wednesday before a Council meeting to be attached to the agenda package for those interested to read at their leisure;

BE IT FURTHER RESOLVED that the written format to come into effect for the next scheduled meeting of May 4th, 2015.

CARRIED.

COUNCILLORS ROSS AND BUTLER OPPOSED THE MOTION.

c) Receipt of Reports from Council

MOTION: WIRISCHAGIN / ROSS

RESOLVED THAT all reports given verbally, by Council, be received,

CARRIED.

REPORT FROM COUNCIL'S REPRESENTATIVE TO THE REGIONAL DISTRICT OF KOOTENAY BOUNDARY

- a) Corporate Officer's Report
Verbal report from Council's representative to the Regional District of Kootenay Boundary

Councillor Krog:

He advised that the Regional District has not had a meeting since Council's last meeting, and therefore, has nothing further to report on behalf of the RDKB.

MOTION: WIRISCHAGIN / THOMPSON

RESOLVED THAT Councillor Krog's report on the activities of the Regional District of Kootenay Boundary, given verbally at this meeting, be received.

CARRIED.

RECOMMENDATIONS FROM STAFF FOR DECISIONS

REQUESTS ARISING FROM CORRESPONDENCE

INFORMATION ITEMS

- a) Climate Action Revenue Incentive Program (CARIP)
Public Reporting - Climate Actions Survey 2014

MOTION: THOMPSON / KROG

RESOLVED THAT Council receive the Climate Action Revenue Incentive Program (CARIP) Survey for information.

CARRIED.

BYLAWS

- a) Chief Financial Officer
2015 Tax Rates Bylaw 2012

MOTION: THOMPSON / WIRISCHAGIN

RESOLVED THAT Council give first three readings to 2015 Tax Rates Bylaw No. 2012, 2015.

CARRIED.

COUNCILLOR BUTLER VOTED AGAINST THE MOTION.

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- b) Chief Financial Officer
2015 Waste Water Rates Amendment

MOTION: WIRISCHAGIN / THOMPSON

RESOLVED THAT Council give first three readings to Bylaw No. 2013 Sewer Regulations Amendment Bylaw, 2015.

CARRIED.

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- c) Manager of Development & Engineering
To amend the current Zoning Bylaw by adding the permitted use of tool and equipment rental facilities to the I-2 (General Industrial) Zone

MOTION: WIRISCHAGIN / HAMMETT

RESOLVED THAT Council give third reading to Zoning Bylaw Amendment No. 1606-A2, 2015, and continue with the statutory requirements for amending bylaws in accordance with the Local Government Act.

CARRIED.

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- d) Manager of Development & Engineering

To amend the current Zoning Bylaw by rezoning property located at 832 - 64th Avenue from the current R-1 (Single and Two-Family Residential) to R-4 (Rural Residential); and review the Sustainable Community Plan designation to determine if an amendment is required

MOTION: KROG / BUTLER

RESOLVED THAT Council give first and second readings to the "City of Grand Forks Zoning Bylaw Amendment No. 1606-A3, 2015" and proceed with the statutory requirements for amending bylaws in the Local Government Act.

CARRIED.

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- e) Chief Financial Officer
2015 Water Rates Amendment

MOTION: THOMPSON / WIRISCHAGIN

RESOLVED THAT Council give first three readings to Bylaw No. 2014, Water Regulation Amendment Bylaw, 2015.

CARRIED.

COUNCILLOR BUTLER VOTED AGAINST THE MOTION.

LATE ITEMS

QUESTIONS FROM THE PUBLIC AND THE MEDIA

Nigel James:

- Spoke with regard to fire truck and the fire department parking lot.
- Spoke with regard to addressing agenda items and public input

Les Johnson:

- He asked if the Council reports are going to be written from now on and was advised that they will be
- Spoke with regard to Christina Benty and her speaking with regard to communicating with public. He suggested that the City look at the City of Grand Forks, ND Facebook page where personS can "like" the page, but is unable to provide comments.

James Hamilton:

- Spoke with regard to the Water Rates bylaw
- Spoke with regard to EMF problems and urged Council to look into the matter.

Larry Podmoroff:

- Spoke with regard to a carbon footprint in the community

Peter Matheson:

- Advised that he is disappointed that he won't be hearing verbal comments from Council anymore.

ADJOURNMENT

CERTIFIED CORRECT:

MAYOR FRANK KONRAD

CORPORATE OFFICER – DIANE HEINRICH

REPORT TO COUNCIL

TO: Mayor and Council
FROM: Councillor Christine Thompson
DATE: April 20, 2015
SUBJECT: Report to Council

1. April 8th I attended a presentation on Asset Management at gallery 2.
2. April 9th, Christina Benty and Caleb Moss, the former Mayor and a current Councillor of the Town of Golden, facilitated a workshop for our Council on system analysis and check-in.
3. April 10th, I attended the following events:
 - a tour of the Nature Trust Property in the Overton Creek area and the Gilpin Grasslands Class "A" Park
 - the grand opening of the Learning Garden
 - a presentation by Dr. Mike Pearson on "Where Water Matters"
4. April 11th I attended the Annual General Meeting of the Boundary Museum Society
5. April 15th I participated in our Strategic Planning workshop
6. April 15th I attended the monthly meeting of the Phoenix Foundation of the Boundary Communities

REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council
From: Procedure Bylaw / Chief Administrative Officer
Date: May 4th, 2015
Subject: Reports, Questions and Inquiries from the Members of Council
Recommendation: **RESOLVED THAT ALL WRITTEN REPORTS SUBMITTED BY MEMBERS OF COUNCIL, BE RECEIVED.**

BACKGROUND: Under the City's Procedures Bylaw No. 1946, 2013, the Order of Business permits the members of Council to report to the Community on issues, bring community issues for discussion and initiate action through motions of Council, ask questions on matters pertaining to the City Operations and inquire on any issues and reports.

Benefits or Impacts of the Recommendation:

General: The main advantage of using this approach is to bring the matter before Council on behalf of constituents. Immediate action might result in inordinate amount of resource inadvertently directed without specific approval in the financial plan.

Strategic Impact: Members of Council may ask questions, seek clarification and report on issues.

Policy/Legislation: The Procedure Bylaw is the governing document setting out the Order of Business at a Council meeting.

Recommendation: **RESOLVED THAT ALL WRITTEN REPORTS SUBMITTED BY MEMBERS OF COUNCIL, BE RECEIVED.**

- OPTIONS:**
- 1. RESOLVED THAT ALL WRITTEN REPORTS SUBMITTED BY MEMBERS OF COUNCIL, BE RECEIVED**
 - 2. RESOLVED THAT COUNCIL DOES NOT RECEIVE THE REPORTS FROM MEMBERS OF COUNCIL.**

 Department Head or CAO	 Chief Administrative Officer
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Julia Butler

Report to Council

May 4, 2015

The AKBLG conference was held this year in Nakusp from April 22-24. The conference provided a valuable opportunity for our region to petition the Provincial Government for issues in our area that require attention. This year 13 resolutions were brought forward, 10 were passed and 5 were given high priority. The top 5 were:

- 1. Crown land and public meetings** – that UBCM ask MFLNRO to require applicants for Crown Land Recreational Tenure to hold public meetings in the affected neighbourhoods to ensure residents have pertinent information and have the opportunity to provide local knowledge to the applicant.
- 2. Mental Health** – that UBCM be requested to work with the Minister of Health to consider establishing a provincial task force to investigate funding levels, treatment and management of persons in emotional distress or who have active and pervasive mental health disorders.
- 3. Province to re-establish as diking authority in communities less than 5000 population**
- 4. Include marijuana derivatives and review of access** – that UBCM requests the federal government to include marijuana derivatives as part of the legal medical marijuana program, and further review the legislation and options for greater local access.
- 5. Victims services funding** – that UBCM urge the Province of BC, through the Ministry of Justice Victims Services and Crime Prevention, to increase the Ministries funding contribution for the provision of victim services with the Province of British Columbia.

Business meetings were also held to elect a new president, vice-president and executive board.

Deb Grey, Canada's first ever female leader of the official opposition and former representative of the Reform Party was the keynote speaker. She did a fabulous job of intertwining humour with her personal experience of political life. Everyone benefitted from her motivational speech to stay true to yourself in your political walk, while being a courteous straight shooter. She told of the courage it took to stand alone on an issue and be shunned by the other members on parliament hill. She stressed respect, for the public that elected you, as well as the ones who didn't!

I attended a workshop on the Micro- hydro facility that Nakusp is using. The turbine was able to be incorporated into pre-existing infrastructure at a minimal cost to the city and was paid for using gas tax funding.

During breaks we were able to browse the many corporate sponsor's booths set up in the trade show. Breaks and meal times were also a great opportunity to get to know the representatives from the other Kootenay/Boundary cities and districts. I had asked the group as a whole to come talk to me and let me know what their area was doing for alternative revenue streams. One idea that a Nelson councillor told me they were doing was in the field of Broad band. Nelson also owns their own electric utility and now they also own their own Broad band distribution. I will follow up on this to see how they make it work.

Nelson also earns extra \$\$ by contracting out their staff to smaller communities that can't afford full time staff. Community forests and logging were also recommended by Midway and Trail. A Fernie councillor is pushing to cap upper level salaries in their town.

As we complete our budgeting and tax rates for this year I will continue to promote responsible spending and alternative revenue streams for future years. In 2013 we spent over \$460 000 in consulting fees and over \$230 000 in legal fees (Auditor's Report 2013). These numbers need to be reduced if we are to save for the future without fleecing our tax payers. Adding hundreds of thousands of dollars in water meters seems contrary to our downsizing of surplus assets. We now have more assets to amortize! With a new alternative revenue stream, decreased spending and a strong position for government grants, we can continue to upgrade our water and sewer distribution systems.

In the wake of the CBC article and subsequent Gazette article last week, the public is demanding answers from council. As I emphatically stated in previous reports, I am unhappy with such information being kept in camera and not available to the public. Upon taking office and discovering the severance package, I immediately asked for section 173 of the Community Charter to be applied. This section states:

173 (1) A municipality must not make an expenditure other than one authorized under subsection (2) or (3).

(2) A municipality may make an expenditure that is included for that year in its financial plan, so long as the expenditure is not expressly prohibited under this or another Act.

(3) A municipality may make an expenditure for an emergency that was not contemplated for that year in its financial plan, so long as the expenditure is not expressly prohibited under this or another Act.

(4) The following apply in relation to the authority under subsection (3):

(a) the council must establish procedures to

(i) authorize expenditures under that subsection, and

(ii) provide for such expenditures to be reported to the council at a *regular meeting*;

(b) if an expenditure is made under that subsection, as soon as practicable, the council must amend the financial plan to include the expenditure and the funding source for the expenditure;

My request was denied. Secrecy breeds mistrust and if this council is to earn back the trust of the constituents, then the public needs to have access to **all** the in camera minutes surrounding this situation including the minutes from the hiring committee. That would be the beginning of real transparency and then we could put this issue to rest and move forward.

Councillor report 05.04.15 – Chris Hammett

AKBLG AGM April 22, 23, 24 – Nakusp

- attended the AKBLG AGM along with councillors Thompson, Butler, and Mayor Konrad.
- Voted on 13 resolutions brought forward by member communities. 3 motions were defeated, including one presented by Grand Forks to oppose the Comprehensive and Economic Trade Agreement (CETA). The resolutions that passed are as follows, in order of priority:
 - 1) ***Mental Health*** – RDCK; **Therefore be it resolved** that UBCM be requested to work with the Ministry of Health to consider establishing a provincial task force to investigate funding levels, treatment and management of persons in emotional distress or who have active and pervasive mental health disorders. **Motion passed** with 92%
 - 2) ***Crown Land and Public Meetings*** – RDCK; **Therefore be it resolved** that UBCM ask MFLNRO to require applicants for Crown Land Recreational Tenure to hold public meetings in the affected neighbourhoods to ensure residents receive pertinent information and have the opportunity to provide local knowledge to the applicant. **Motion passed** with 91%
 - 3) ***Victim Services Funding*** – RDCK; **Therefore be it resolved** that UBCM urge the Province of BC, through the Ministry of Justice Victim Services and Crime Prevention, to increase the Ministry's funding contribution for the provision of victim services with the Province of British Columbia. **Motion passed** with 97%
 - 4) ***Include Marijuana Derivatives and Review Access*** – City of Grand Forks; **Therefore be it resolved** that UBCM request the Federal Government to include marijuana derivatives as part of the legal medical marijuana program, and further review the legislation and options for greater local access. **Motion passed** with 84%
 - 5) ***Province to Re-Establish as Diking Authority in Communities less than 5000 Population*** – Town of Golden; **Therefore be it resolved** that the Province be re-established as the diking authority in municipalities less than 5000 in population. **Motion passed** with 63%
 - 6) ***Fire Insurance for Rural BC Homeowners*** – RDCK; **Therefore be it resolved** that if the Insurance Corporation of BC and the Insurance Bureau of Canada do not provide constructive solutions and significant relief with respect to the insurance issues facing rural BC homeowners by the end of August 2015, that UBCM formally requests the Municipal Insurance Authority of BC (MIA) to investigate the actuarial viability and feasibility of providing home insurance to BC residents with a report back to the UBCM meeting in 2016. **Motion passed** with 68%
 - 7) ***Wildlife Allocation Policy*** – City of Fernie; **Therefore be it resolved** that the government of the day support and implement policy as was negotiated in 2007. **Motion passed** with 90%

8) ***Accessible Birth Control*** – District of Invermere; **Therefore be it resolved** that UBCM request the Government of BC to investigate a model of publicly funded birth control similar to those offered in European countries. **Motion passed** by 74%

9) ***Aversive Conditioning of Urban Ungulates*** – District of Elkford; **Therefore be it resolved** that UBCM be requested to lobby the Province of BC, the Ministry of Forests, Lands and Natural Resources Operations to develop a permitting provision in the *Wildlife Act* proactively addressing the situation with bylaws and communications, to apply for a permit for aversive conditioning of ungulates by trained dogs to further address the health and safety of both their residents and the urban ungulates. **Motion passed.** 74%

10) ***Disaster Relief*** – RDCK; **Therefore be it resolved** that UBCM ask the Lieutenant Governor in council to expand the disaster relief fund, making it available to all property owners when such disaster is a result of natural and/or non-human causes. **Motion passed** with 53%

- Elected new AKBLG board of directors
There were many sessions and speakers; some of which I've included below.
- I very much enjoyed our keynote speaker, ***Deborah Grey***, the first Reform Party MP in Ottawa. She talked about her life in politics and continued with an informal conversation with the group.
- Alyssa Bradley from ***Young Anderson, Barristers and Solicitors*** held a session on Conflicts of Interest and provided helpful tips to keep out of trouble.
- The ***Village of Nakusp*** held a session on their Grid-Tied Micro Hydro System
- ***Christina Benty***, past Mayor of Golden, did a presentation on Asset Management; discussing dependable core services, such as water, sewer, transportation networks, fire halls, recreation amenities, and more.
- Gregg Neelin of ***Selkirk College*** – through an interactive workshop format, Gregg facilitated a problem-based discussion which examined ways and means for working together to support and facilitate community-based solutions to local problems, challenges and opportunities. He used Grand Forks as an example, where Unifab has a requirement for 15 new skilled workers. Selkirk College will be implementing a welding program at our local campus in order to provide the employer with the workforce necessary to meet Unifab's client needs.

Other presenters were:

Columbia Power Corporation

Interoute Construction Ltd.

ILMA – Interior Lumber Manufacturer's Assn.

Telus

Shaw

Southern Interior Development Initiative Trust

Municipal Finance Association of BC

Municipal Insurance Association

Columbia Basin Trust

UBCM President – Sav Dhaliwal

I found this conference to be a very educating experience; learning how small communities work together to enact change within the province. I'm very proud that a resolution put forward by this council made it's way into the top 5 motions that will be presented to the UBCM (Union of BC Municipalities) and hopefully from there, will be presented to the FCM (Federation of Canadian Municipalities).

I have presented this report in brief but am willing to elaborate in more detail any aspects of the conference.

Councillor Hammett

REPORT TO COUNCIL

TO: Mayor and Council
FROM: Councillor Christine Thompson
DATE: May 04, 2015
SUBJECT: Report to Council

I attended the 2015 Association of Kootenay-Boundary Local Governments Annual Conference held in Nakusp the week of April 21st through April 24th.

Gary MacIsaac, Executive Director of the Union of BC Municipalities gave an overview of the resolutions and the role of UBCM relative to how the Board of Directors handles them.

Luanne Chore from the southern Interior Development Initiative Trust (SIDIT) made a presentation on the services they provide.

AKBLG President and Mayor of Nelson Deb Kozak reviewed the history of the Municipal Insurance Association of BC and informed the conference about new products and services being offered.

East Kootenay Regional District Director Rob Gay reviewed how the Municipal Finance Association of BC provides funding the local governments.

These presentations provided an excellent overview of the benefits to local governments provided by these organizations for both newly elected and returning elected Mayors and Councillors.

The highlight of the conference for me was hearing keynote speaker Deborah Grey, the first Reform Party MP elected to Parliament. Relating her experiences in running for office, being elected to hold office and dealing with her constituents was both informative and amusing. I learned that Prime Minister Stephen Harper was her first legislative assistant. I purchased Ms. Grey's book, Never Retreat, Never Explain, Never Apologize, and am looking forward to reading it.

Grand Forks sent two resolutions for consideration at the AKBLG. Our resolution regarding CETA (The Comprehensive and Economic Trade Agreement) was not endorsed by the Association; however our resolution to Include Marijuana Derivatives and Review Access received overwhelming support.

I am very pleased to report that the Boundary will be well represented on the AKBLG Board by Rural Grand Forks (Area D) Director Roly Russell and Marguerite Rotvold as both were elected. Nelson Mayor Deb Kozak and Invermere Mayor Gerry Taft were both re-elected as President and Vice President respectively.

REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council

From: Procedure Bylaw / Council

Date: May 4th, 2015

Subject: Report – from the Council's Representative to the Regional District of Kootenay Boundary

Recommendation: **RESOLVED THAT COUNCILLOR KROG'S REPORT ON THE ACTIVITIES OF THE REGIONAL DISTRICT OF KOOTENAY BOUNDARY, GIVEN VERBALLY AT THIS MEETING BE RECEIVED.**

BACKGROUND: Under the City's Procedures Bylaw No. 1946, 2013, the Order of Business permits the City's representative to the Regional District of Kootenay to report to Council and the Community on issues, and actions of the Regional District of Kootenay Boundary.

Benefits or Impacts of the Recommendation:

General: The main advantage is that all of Council and the Public is provided with information on the Regional District of Kootenay Boundary.

Policy/Legislation: The Procedure Bylaw is the governing document setting out the Order of Business at a Council meeting.

Recommendation: **RESOLVED THAT COUNCILLOR KROG'S REPORT ON THE ACTIVITIES OF THE REGIONAL DISTRICT OF KOOTENAY BOUNDARY, GIVEN VERBALLY AT THIS MEETING BE RECEIVED.**

OPTIONS:

- 1. RESOLVED THAT COUNCILLOR KROG'S REPORT ON THE ACTIVITIES OF THE REGIONAL DISTRICT OF KOOTENAY BOUNDARY, GIVEN VERBALLY AT THIS MEETING BE RECEIVED.**
- 2. RECEIVE THE REPORT AND REFER ANY ISSUES FOR FURTHER DISCUSSION OR A REPORT: UNDER THIS OPTION, COUNCIL PROVIDED WITH THE INFORMATION GIVEN VERBALLY BY THE REGIONAL DISTRICT OF KOOTENAY BOUNDARY DIRECTOR REPRESENTING COUNCIL AND REQUESTS FURTHER RESEARCH OR CLARIFICATION OF INFORMATION FROM STAFF ON A REGIONAL DISTRICT ISSUE**

 Department Head or CAO	 Chief Administrative Officer
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REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council

From: Sasha Bird, Manager of Development & Engineering Services

Date: May 4, 2015

Subject: Approval to proceed with the remediation of the City's Gravel Pit and amend the 2015 Financial Plan.

Recommendation: **RESOLVED THAT** Council approves staff to proceed with the remediation of the City's Gravel Pit and amend the 2015 Financial Plan utilizing surplus to fund the remediation.

BACKGROUND: On March 17, 2015 the City received a letter from the Regional District of Kootenay Boundary (RDKB) regarding the condition of the City's Gravel Pit and the RDKB Landfill. The RDKB advised the City that the over-excavation of the gravel pit has created unstable slopes that have eroded the Landfill property which has impacted the RDKB's electric fence and has jeopardized FortisBC's electrical transmission infrastructure. The RDKB has requested that the City undertake remedial action to correct the over-excavation.

A memo was brought forward at the April 7, 2015 COTW meeting regarding the situation. Since that meeting, a letter of response has been forwarded to the RDKB, a geotechnical investigation and a detailed survey have been undertaken. FortisBC has also been notified of the situation. As per the geotechnical report, the City has existing material at the gravel pit that can be utilized to remediate the property which will definitely assist with keeping the costs to a minimum versus having to import material from another location.

Benefits or Impacts of the Recommendation:

General: To protect the Landfill and FortisBC electrical transmission infrastructure.

Strategic Impact: Remediation of the City's Gravel Pit will allow for future economic opportunities for the property.

Financial: Costs are estimated to be approximately \$175,000 – an amendment to the financial plan will be required to rectify this situation and the project could be funded from surplus.

Policy/Legislation: The gravel pit is to be remediated as per the Mines Act and as per the attached Geotechnical Report.

Attachments: Memo from staff with the letter from the RDKB requesting that the City undertake remedial action to correct the over-excavation of the City's Gravel Pit adjacent to the RDKB Landfill and accompanying photos.

REQUEST FOR DECISION

— REGULAR MEETING —

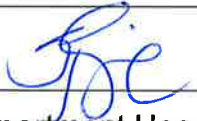



Response Letter to the Regional District of Kootenay Boundary.
Geotechnical report from Interior Testing Services Ltd.

Recommendation: **RESOLVED THAT** Council approves staff to proceed with the remediation of the City's Gravel Pit and amend the 2015 Financial Plan utilizing surplus to fund the remediation.

OPTIONS:

1. COUNCIL COULD CHOOSE TO SUPPORT THE RECOMMENDATION.
2. COUNCIL COULD CHOOSE TO NOT SUPPORT THE RECOMMENDATION.
3. COUNCIL COULD CHOOSE TO REFER THE REPORT BACK TO STAFF FOR MORE INFORMATION.

	
Department Head or CAO	Chief Administrative Officer

MEMORANDUM



DATE : April 7, 2015

TO : Committee of the Whole

FROM : Manager of Development and Engineering

SUBJECT : City of Grand Forks Gravel Pit

On March 17, 2015 the City received a letter from the Regional District of Kootenay Boundary (RDKB) regarding the condition of the City's Pit and the RDKB Landfill. The RDKB advised the City that the over-excavation of the gravel pit has created unstable slopes that have eroded the Landfill property which has impacted the RDKB's electric fence and has jeopardized FortisBC's electrical transmission infrastructure. The RDKB has requested that the City undertake remedial action to correct the over-excavation of the gravel pit adjacent to the RDKB Landfill.

The next steps in the process will be as follows:

- A response letter will be forwarded to the RDKB notifying them that the City is intending to undertake the steps to rectify the situation;
- Initiate a survey of the property to locate the property lines and determine the amount of material that will be required to remediate the area;
- Retain a BCLS Legal Surveyor to locate the property pins;
- Retain a geotechnical consultant to undertake a geotechnical investigation of the site and provide recommendations for the proper remediation;
- Determine the costs of remediation; and
- Contact FortisBC to inform them of the situation.

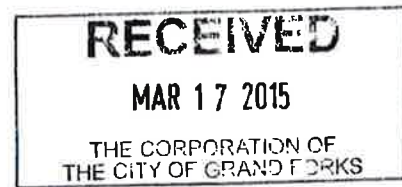
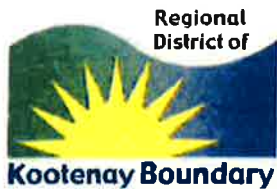
Once all the information has been gathered and compiled, a detailed report will be brought back to Council for a decision to proceed with the remediation and to amend the City's 2015 Financial Plan.

Respectfully Submitted,


Sasha J. Bird, ASCT

Manager of Development and Engineering

Encl.



March 16, 2014

Attention: Doug Allin, CAO
City of Grand Forks
PO Box 220
Grand Forks, BC V0H 1H0

Dear Doug,

The purpose of this letter is to request that the City of Grand Forks undertake remedial action to correct the over-excavation of the gravel pit adjacent to the Regional District of Kootenay Boundary (RDKB) Grand Forks landfill.

The excavation of the pit done by the City of Grand Forks has created unstable slopes that have eroded the landfill property. The slopes continue to erode and the top-of-slope will likely move another two or three metres before naturally stabilizing, which puts the slope far too close to the toe-of-slope of the landfill.

According to ortho-photos produced for landfill operations analysis, the excavation is about nine metres beyond the property line. This encroachment has damaged the electric fence required to keep wildlife out of the landfill and has undermined the bases of Fortis electrical transmission poles. RDKB staff have attempted to shore up the electrical poles however further erosion will negate the shoring work and put the poles at serious risk of collapsing.

Gravel pit excavation in BC usually requires a plan that shows buffer zones and setbacks. A buffer zone between the City of Grand Forks pit and the RDKB landfill should not be required; however a setback of at least five metres from the excavated area to the property line is reasonable.

To protect the landfill and electrical transmission infrastructure the excavation slope must be built back to a reasonable setback from the property line and stabilized.

Please review the situation and contact me to discuss next steps.

Regards,

Alan Stanley
General Manager of Environmental Services
Regional District of Kootenay Boundary

cc: John Maclean – RDKB CAO

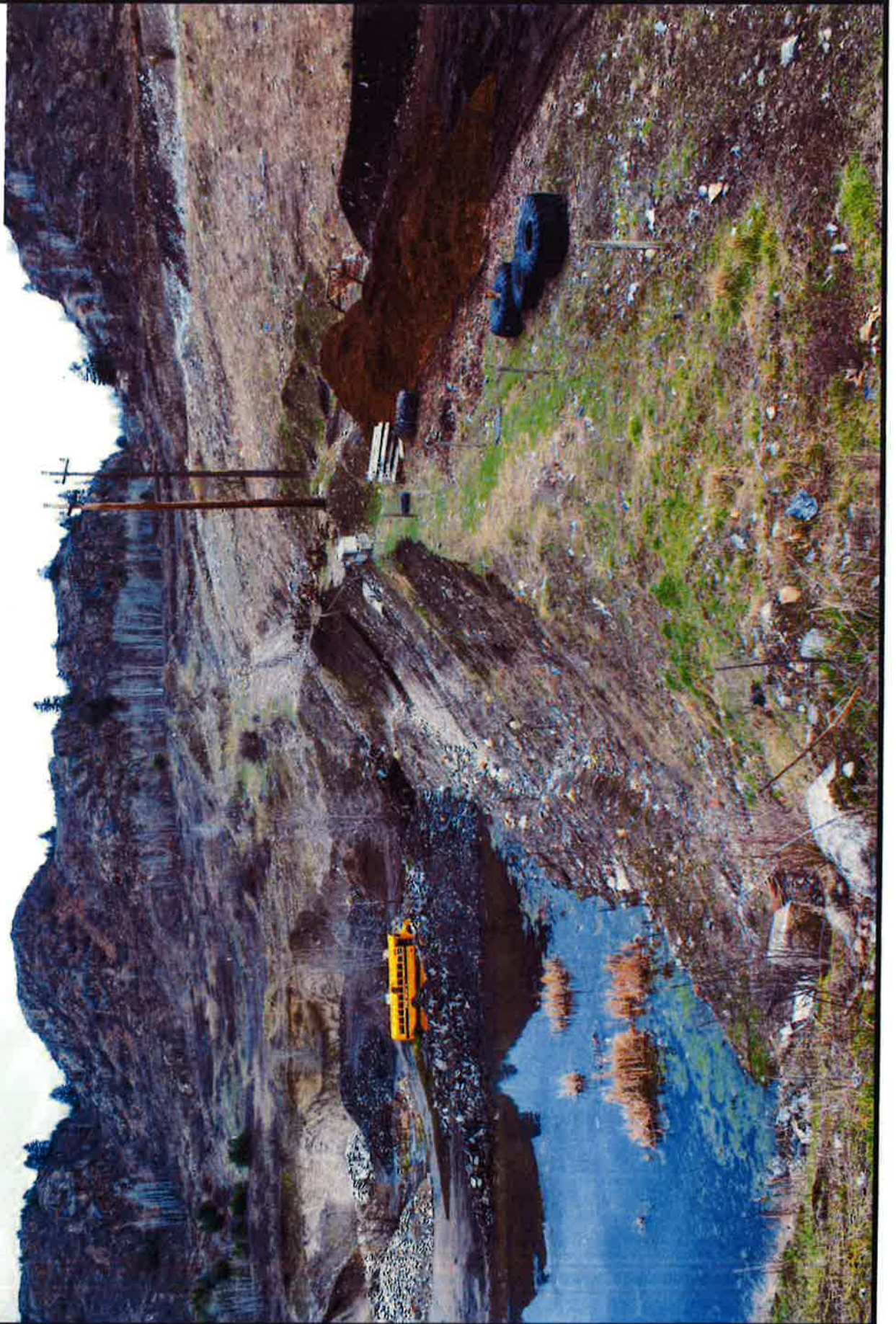
FILE CODE
*Request to City to
R2 - Correct Over-Excavation
of Gravel Pit by Landfill*



The City of Grand Forks Gravel Pit Looking Southeast



The City of Grand Forks Gravel Pit Looking Northwest



The City of Grand Forks Gravel Pit Looking Southeast



THE CORPORATION OF THE CITY OF GRAND FORKS

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266



April 10, 2015

Alan Stanley
General Manager of Environmental Services
Regional District of Kootenay Boundary
202 – 843 Rossland Ave.
Trail, BC V1R 4S8

Attention: Mr. Alan Stanley

Re: City of Grand Forks Gravel Pit

Thank you for your letter dated March 17, 2015 requesting that the City of Grand Forks undertake remedial action to correct the over-excavation of the gravel pit adjacent to the Regional District of Kootenay Boundary (RDKB) Grand Forks Landfill.

Your letter was introduced to Council at the April 7, 2015 Committee of the Whole meeting. Council **resolved that staff proceed with compiling a detailed report regarding the City of Grand Forks Gravel Pit and bring back to Council for a decision to proceed with remediation and to amend the City's 2015 Financial Plan.**

Consequently, we are currently in the process of reviewing your concerns regarding the erosion at the landfill and are having discussions with a geotechnical engineer in order to formalize a remediation plan to rectify this situation. A preliminary survey has been carried out to determine the fill zone. Once a budget for the remediation has been determined, I will compile a report and take it back to Council for a decision. We will notify you once a decision has been made.

In the mean time, if you have any questions and/or concerns, please do not hesitate to contact me at any time.

Sincerely,

A handwritten signature in black ink, appearing to read "SJB", written over a faint circular stamp.

Sasha Bird, ASCT
Manager of Development and Engineering

/sjb

cc: Doug Allin, CAO

**- INTERIOR -
TESTING SERVICES
- LTD. -**

**MATERIALS TESTING • SOILS
CONCRETE • ASPHALT • CORING
GEOTECHNICAL ENGINEERING**

**1 - 1925 KIRSCHNER ROAD
KELOWNA, B.C. V1Y 4N7
PHONE: 860-6540
FAX: 860-5027**

City of Grand Forks
PO Box 220, 7217 4th Street
Grand Forks, B.C. V0H 1H0

April 10, 2015
Job 15.044

Attention: Ms. Sasha J. Bird, A.Sc.T.

Dear Madam:

**Re: Existing Slope Conditions
City of Grand Forks Gravel Pit
Granby Road
Grand Forks, B.C.**

As requested, Interior Testing Services Ltd. (ITSL) has reviewed the above noted property and provides the following comments. We attach a copy of our two page "Terms of Engagement", which forms the basis on which we undertake this work.

1. We understand that the eastern portion of the City of Grand Forks gravel pit has been excavated beyond the property line and into the adjacent Regional District of Kootenay Boundary (RDKB) Grand Forks Landfill. We have reviewed a letter from RDKB to the City of Grand Forks dated March 16, 2014 which outlines the issues of slope instability and undermining of Fortis electrical transmission poles.
2. During our site visit of March 27, 2014, we observed a series of survey stakes that had been recently placed within the slope. You advise that the slope has been cut roughly 7 m beyond the property line, and that you intend to restore the site to the previous grades to roughly 5 m west of the east property line. This will require the placement of a roughly 12 m wide fill along the length of the slope, and the finished fill slope will be no steeper than 1.5 Horizontal to 1 Vertical.
3. As the main requirement for restoration of the slope is to reduce the potential for further slope erosion and reinstate material for support of the power poles, it appears reasonable to consider lower quality fill materials for this project as long term settlement is expected to be tolerable. The impact of settlement, if it were to occur, is not expected to be significant.
4. To that end, consideration could be given to using the existing asphalt that is currently stockpiled throughout the gravel pit. In addition, the larger cobble/boulders stockpiled

could be mixed in a 50/50 ratio with the silty materials along the northern cut banks. As a third option, the concrete stockpile could be crushed to roughly 150 mm minus and also used as a fill material.

It is estimated that all three materials may be necessary to account for the volume of fill required to reconstruct the slope. In the event of an insufficient volume of fill material, imported granular soils could also be considered. Alternatively, if the risk of settlement is not tolerable, then a clean SAND and GRAVEL pit run could be imported for the entire volume of material required.

5. We recommend that the fills be placed and compacted in maximum 450 mm lifts to an equivalent of 95% SPD. This is a "semi-structural" specification as it will allow for faster placement, and only nominally greater impact on the potential for long term settlement. Alternatively, if settlement is not acceptable, further design guidance can be provided.
6. It is recommended that ITSL conduct proof-roll observations roughly every 4 to 5 lifts, or roughly every 2 m of FILL placed. This is to allow for some degree of observation/control, without significant costs. Again, this is a reduced specification as compared to conventional structural fill programs as the impacts of reduced compaction such as long term settlement are expected to be tolerable.
7. To summarize, we understand you intend to restore a previously cut slope with compacted fill materials. We have suggested the use of existing stockpiles on site as there is expected to be a considerable cost savings by using these products and accepting some potential for settlement. We have also suggested a reduced specification for compaction and quality control based on the same rationale. Given that there are to be no structures placed on the fills and that minor settlement and surface erosion is expected to be tolerable, the cost savings of these suggestions are expected to be well received. If our assumptions with respect your acceptance of settlement are incorrect, please advise and we can revise our recommendations accordingly.

We trust this meets your current needs. Please call if you have any questions.

Yours truly,
Interior Testing Services Ltd.



Peter Hanenburg, P.Eng.

REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council

From: Sasha Bird, Manager of Development & Engineering Services

Date: May 4, 2015

Subject: Application for a Development Variance Permit to construct an accessory building on the property located at 7580-16th Street.

Recommendation: **RESOLVED THAT** Council considers the following and determines if they wish to approve the Development Variance Permit application:

- 1) allowing an interior setback variance from 5 feet to 2 feet,
- 2) allowing a variance of the ratio of principal building to accessory building to increase from 50% to 93%, and
- 3) the structure being of similar colour and form and character of the existing buildings and neighbourhood.

BACKGROUND: The City has received a Development Variance Permit application from Harold & Yvonne Kopan, owners of property legally described as Lot 4, Block 6, District Lot 380, S.D.Y.D, Plan 586, located at 7580-16th Street. The property in question is currently zoned R-1 (Single and Two-family Residential) in the City's Zoning Bylaw.

Section 901 of the Local Government Act states that a person may apply to the Board of Variance to relieve or exempt, to relieve hardship. At the present time, the City does not have a Board of Variance, so the approving body is Council.

The applicants wish to construct a 1,000 square foot metal clad accessory building to house dry goods (drawing of building framework attached), next to an existing 1,120 square foot workshop and garden building. The 2 accessory buildings would be 6 feet apart for fire separation requirements, which is why the applicant has requested the variance to the interior side setback of the current Zoning Bylaw (the hardship element). The residence on the adjacent property is located at the front of the property and is not near the proposed accessory building; however, the proposed variance has the potential to limit future development on the neighbouring property.

The property space between the house and the existing shop is being used as a garden and recreation area and the applicant does not wish to disturb this area.

All the buildings, including the proposed one, will not exceed the 50% density lot coverage area of the Zoning Bylaw. The property is 66 feet wide by 330 feet long which calculates to 21,780 square feet. The total area of all the structures calculates to 4,440 square feet.

REQUEST FOR DECISION

— REGULAR MEETING —



Section 901(2)(iii) of the Local Government Act states that use and density cannot be varied under the applicable bylaw. The current Zoning Bylaw does not contain a definition for density; therefore, Council can chose to vary this element.

Section 901(4) of the Local Government Act states that notice must be given to all owners or tenants, indicating the land that is subject of the application and the land that is adjacent to the subject of the application.

At the April 7 Committee of the Whole Meeting, the Committee of the Whole received the report and recommended to Council to consider the development variance permit application, requesting an interior setback variance from 5 feet to 2 feet and to vary the ratio of principal building to accessory building from 50% to 93%, in order to construct an accessory building, on property located at 7580-16th Street, legally described as Lot 4, Block 6, District Lot 380, S.D.Y.D., Plan 586 and the Committee directed Staff to send letters to the adjacent property owners, inviting them to attend the May 4, 2015 Committee of the Whole meeting, if they have any comments or concerns regarding the proposed variance. Approval will be contingent on the structure being of similar colour and form and character of the existing buildings.

Staff sent letters to the affected property owners, informing them of the variance application and inviting them to attend the May 4, 2015 Committee of the Whole meeting.

No affected property owners attended the May 4th, 2015 Committee of the Whole meeting. One letter of support was received from a surrounding property owner.

Benefits or Impacts of the Recommendation:

General:	By approving the development variance request, it would alleviate the applicant's hardship issue in that he could build the second accessory building next to the existing work shop and have the storage area close to the work area.
Strategic Impact:	N/A
Financial:	There is no cost to the taxpayers with regard to the development variance. The applicants have paid \$350.00 for the Development Variance application.
Policy/Legislation:	Section 901 of the Local Government Act governs development variance applications and procedures.
Attachments:	Development Variance application complete with site plan showing the existing and proposed buildings on the property and a drawing showing the proposed structure;

REQUEST FOR DECISION

— REGULAR MEETING —



- Excerpt from the City's Zoning Bylaw – R-1 Single & Two Family Residential, Setbacks and Lot Coverage;
- Aerial and Street view of the property and a copy of the zoning map showing the zoning of area;
- Photos taken from 16th Street and from 75th Avenue; and
- Excerpt from the Local Government Act, Section 901.



Recommendation:

RESOLVED THAT Council considers the following and determines if they wish to approve the Development Variance Permit application:

- 1) allowing an interior setback variance from 5 feet to 2 feet,
- 2) allowing a variance of the ratio of principal building to accessory building to increase from 50% to 93%, and
- 3) the structure being of similar colour and form and character of the existing buildings and neighbourhood.

OPTIONS:

1. COUNCIL COULD CHOOSE TO SUPPORT THE RECOMMENDATION.
2. COUNCIL COULD CHOOSE TO NOT SUPPORT THE RECOMMENDATION.
3. COUNCIL COULD CHOOSE TO REFER THE REPORT BACK TO STAFF FOR MORE INFORMATION.

	
Department Head or CAO	Chief Administrative Officer

THE CORPORATION OF THE CITY OF GRAND FORKS

7217-4th STREET, BOX 220, GRAND FORKS, B.C. V0H 1H0 TELEPHONE: 250-442-8266 FAX: 250-442-8000



DEVELOPMENT VARIANCE PERMIT APPLICATION

APPLICATION FEE

\$350.00

Receipt No.

182297

LOCAL GOVERNMENT ACT, SECTION 922

Registered Owner(s):

Harold Terrance Kapan

Yvonne Maureen Kapan

Mailing Address:

Box 1474

Telephone:

Home:

442-3584

Work

Legal Description:

Lot 4, Block 6, D.L. 380, Plan 586

P.I.D.

012-191-086

Civic Address:

7580-16th Street

DECLARATION PURSUANT TO THE WASTE MANAGEMENT ACT

I, Harold Kapan, owner of the subject property described on this application form, hereby declare that the land which is the subject of this application has not, to my knowledge been used for industrial or commercial activity as defined in the list of "Industrial Purposes and Activities" (Schedule 2) of the *Contaminated Sites Regulation* (B.C. Reg. 375/96). I therefore declare that I am not required to submit a Site Profile under Section 26.1 or any other section of the *Waste Management Act*.

(signature)

(date)

Page 1 of 3

THE CORPORATION OF THE CITY OF GRAND FORKS

7217-4th STREET, BOX 220, GRAND FORKS, B.C. V0H 1H0 TELEPHONE: 250-442-8266 FAX: 250-442-8000



Outline the provisions of the respective Bylaw(s) that you wish to vary and give your reasons for making this request:

Vary Section 33(2)(ii) Interior setback from 5 feet to 2 feet in order to construct 20x50 accessory building beside an existing shop building & vary the ratio of principal to accessory building from 50% to 93%.

Submit the following information with the application:

1. A legible site plan showing the following:

- (a) The boundaries and dimensions of the subject property.
- (b) The location of permanent or proposed buildings and structures existing on the property.
- (c) The location of any proposed access roads, parking, screening, landscaping or fencing.
- (d) The location and nature of any physical or topographic constraints on the property (stream, ravines, marshes, steep slopes, etc.)

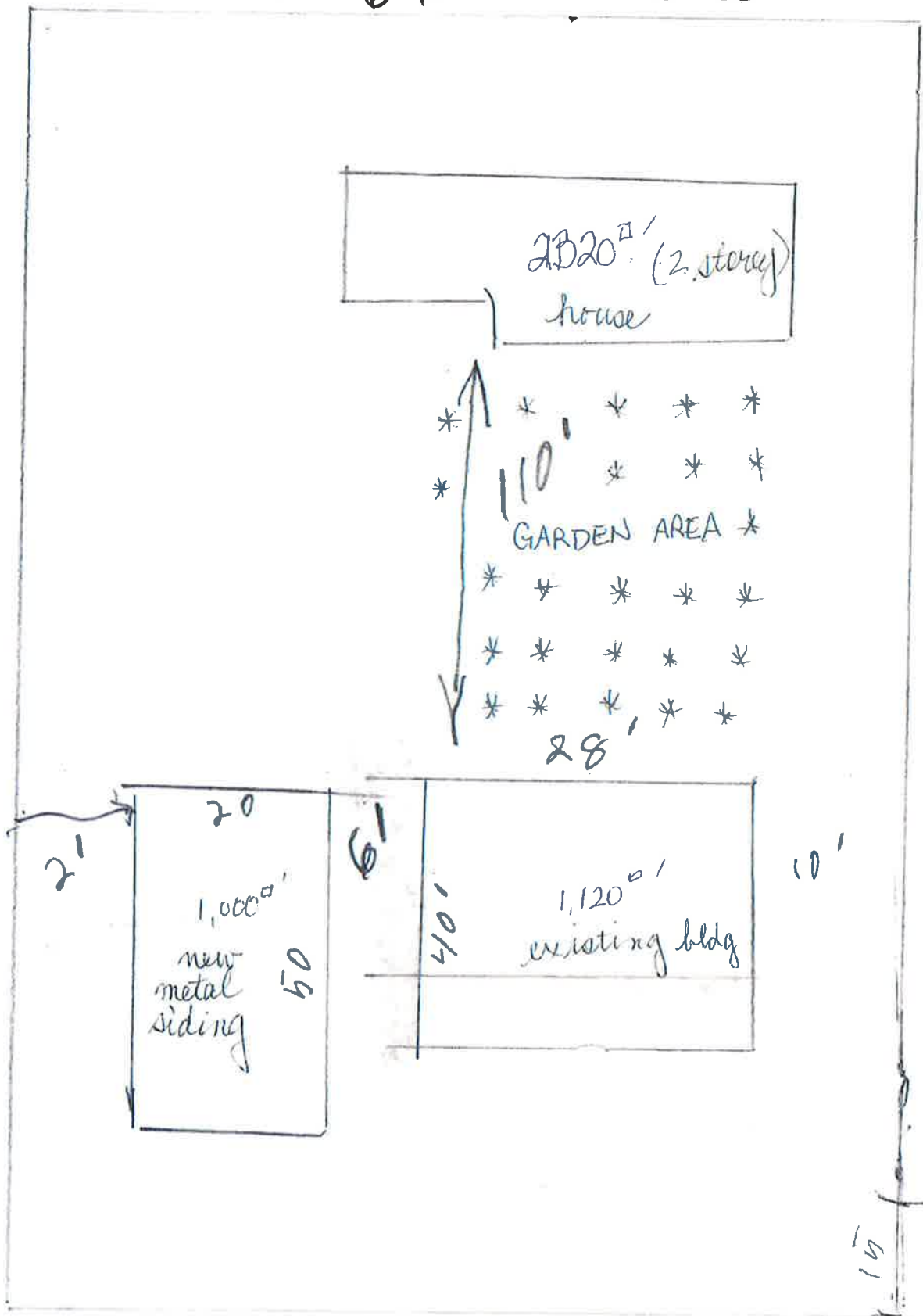
Other information or more detailed information may be requested by the City of Grand Forks upon review of your application.

The information provided is full and complete and to the best of knowledge to be a true statement of the facts relating to this application.


Signature of Owner

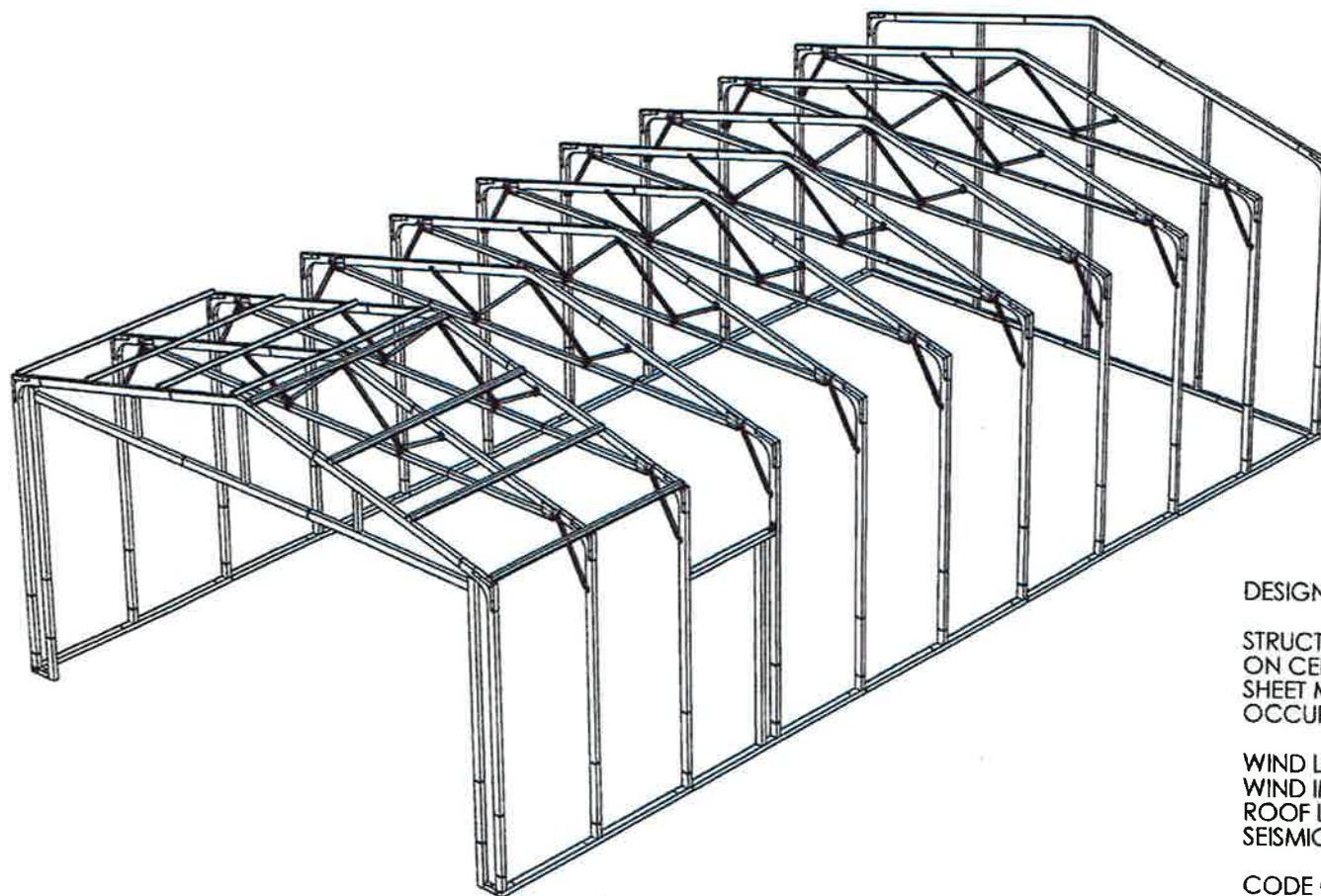
Jan 20, 2015
Date

66' 16th Street



THE INFORMATION CONTAINED IN THIS DRAWING IS THE SOLE PROPERTY OF
VERSATUBE BUILDING SYSTEMS. ANY REPRODUCTION IN PART OR WHOLE WITHOUT
THE WRITTEN PERMISSION OF VERSATUBE BUILDING SYSTEMS IS PROHIBITED.

SHEET METAL NOT SHOWN
NOT ALL ROOF PURLINS SHOWN



DESIGN CRITERIA:

STRUCTURE SIZE: 20' X 40'-2" X 10'
ON CENTER SPACING: 4'
SHEET METAL: 29GA, 80KSI, STEEL
OCCUPANCY GROUP: U-1

WIND LOAD: 90MPH, V3S, EXPOSURE (C)
WIND IMPORTANCE FACTOR: 1
ROOF LIVE LOAD: 59PSF
SEISMIC CATEGORY: D

CODE COMPLIANCE: IBC 2006

NOTE TO BUILDING DEPARTMENT OFFICIAL:
THESE DRAWINGS AND/OR CALCULATIONS ARE
VALID ONLY FOR STRUCTURES MANUFACTURED
BY VERSATUBE BUILDING SYSTEMS. VERIFICATION
IS RECOMMENDED PRIOR TO BUILDING
APPROVAL.



PROJECT: VERSATUBE FRONTIER BUILDING

TITLE: 20' X 40'-2" X 10' FRONTIER, 18' X 9'-6" DOOR, WALK
DOOR

DWG NO: FB320401004118X96 P1

DRAWN BY: A. STRICKER

DATE: 9/18/14

SECTION 33

R-1 (Residential – Single & Two Family) Zone cont'd

Setbacks

- (f) Except as otherwise specifically permitted in this bylaw, no building or structure shall be located within:
 - (i) 6 metres (20 ft) of a front parcel line;
 - (ii) 1.5 metres (5 ft) of an interior side parcel line;
 - (iii) 4.6 metres (15 ft) of an exterior side parcel line; or
 - (iv) 6 metres (20 ft) of a rear parcel line.

Accessory Buildings

- (g) The total of all the accessory buildings shall have a floor area not greater than 50% of the principal structure;
- (h) No accessory building shall be located closer than 1.5 metres (5 ft) to a rear parcel line and not closer to the front parcel line than the facing wall of the principal building, to which it is accessory.

Lot Area Coverage

- (i) The maximum permitted lot area coverage shall be as follows:

Principal building with all accessory buildings and structures 50%

Additional requirements

- (j) ****deleted by Bylaw 1888***
- (k) ****deleted by Bylaw 1679***
- (l) The minimum size for a single-family dwelling shall be 75 square metres (800 sq.ft.);
- (m) See Sections 13 to 30A of this Bylaw.



Parcel Report

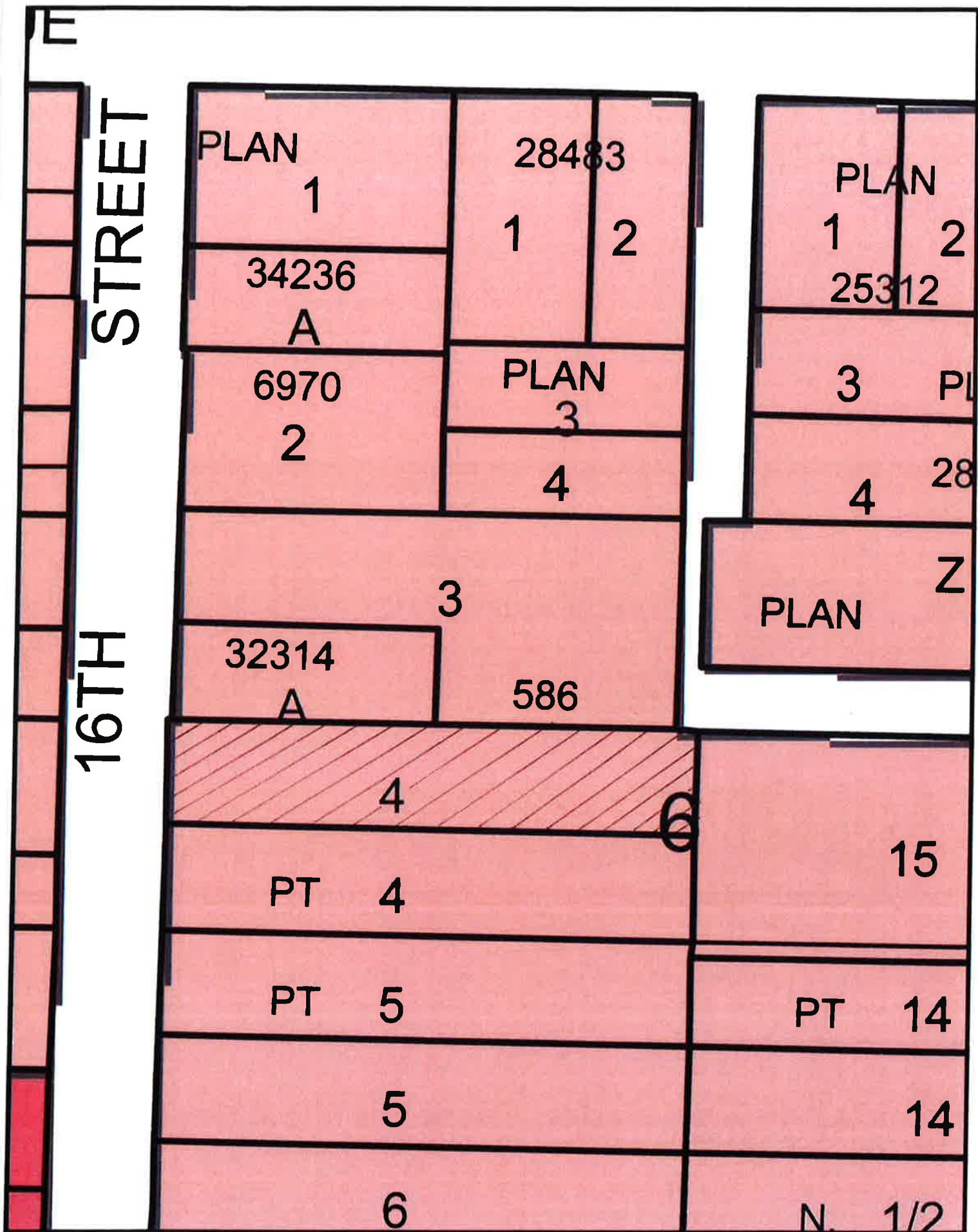
Tuesday, January 20, 2015

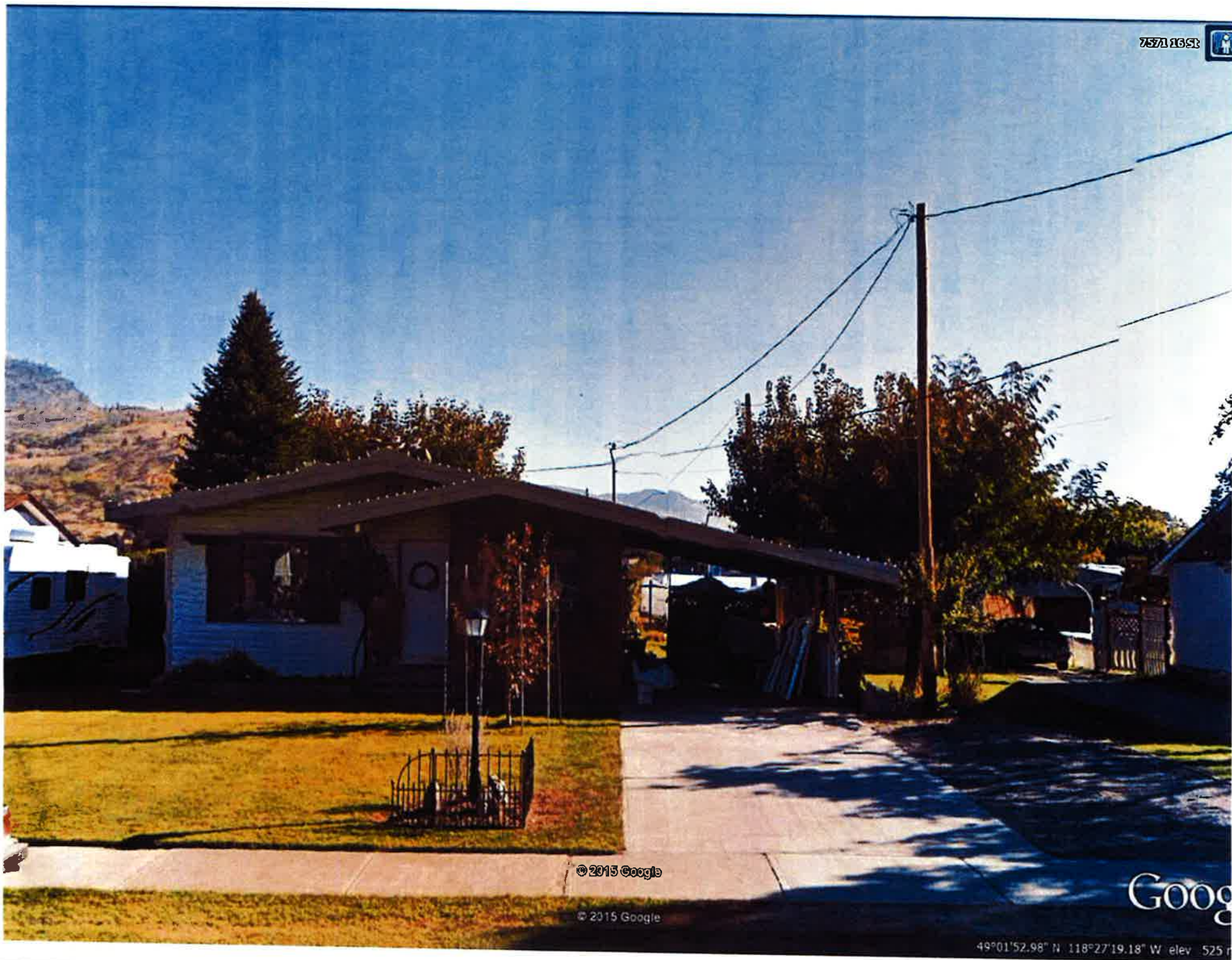


Scale 1: 706

Legal Information

Plan: KAP586	Section:	Jurs: 210	Lot Area: 0.5
Block: 6	Township:	Roll: 1279000	Area Unit: acr
Lot: 4	Land District: 54	PID: 012-191-086	Width (ft): 0
District Lot: 380			Depth (ft): 0
Street: 7580 16TH ST			
Description: EXC PART IN DD C27408F.			







(Rep) Mar 27/03

(10) *Repealed.* [2003-15-15 (g)]

(11) Members of a board of variance must not receive compensation for their services as members, but must be paid reasonable and necessary expenses that arise directly out of the performance of their duties.

(12) A local government must provide in its annual budget for the necessary funds to pay for the costs of the board.

RS1979-290-961(1) to (6), (9) to (11), (13), (14); 1985-79-8; 1987-14-25; 2000-7-148; 2003-15-15.

Chair and procedures

900. (1) The members of a board of variance must elect one of their number as chair.

(2) The chair may appoint a member of the board of variance as acting chair to preside in the absence of the chair.

(3) A bylaw establishing a board of variance must set out the procedures to be followed by the board of variance, including the manner by which appeals are to be brought and notices under section 901 (4) are to be given.

(4) A board of variance must maintain a record of all its decisions and must ensure that the record is available for public inspection during normal business hours.

RS1979-290-961(7), (8), (12), 962(10); 1985-79-8; 1987-14-25.

Variance or exemption to relieve hardship

901. (1) A person may apply to a board of variance for an order under subsection (2) if the person alleges that compliance with any of the following would cause the person hardship:

- (a) a bylaw respecting the siting, dimensions or size of a building or structure, or the siting of a manufactured home in a manufactured home park;
- (b) a bylaw under section 8 (3) (c) [*fundamental powers – trees*] of the *Community Charter*, other than a bylaw that has an effect referred to in section 50 (2) [*restrictions on authority – preventing all uses*] of that Act if the council has taken action under subsection (3) of that section to compensate or mitigate the hardship that is caused to the person;
- (c) the prohibition of a structural alteration or addition under section 911 (5);
- (d) a subdivision servicing requirement under section 938 (1) (c) in an area zoned for agricultural or industrial use.

(2) On an application under subsection (1), the board of variance may order that a minor variance be permitted from the requirements of the bylaw, or that the applicant be exempted from section 911 (5), if the board of variance

- (a) has heard the applicant and any person notified under subsection (4),
- (b) finds that undue hardship would be caused to the applicant if the bylaw or section 911 (5) is complied with, and
- (c) is of the opinion that the variance or exemption does not

- (i) result in inappropriate development of the site,
- (i.1) adversely affect the natural environment,
- (ii) substantially affect the use and enjoyment of adjacent land,
- (iii) vary permitted uses and densities under the applicable bylaw, or
- (iv) defeat the intent of the bylaw.

(3) The board of variance must not make an order under subsection (2) that would do any of the following:

- (a) be in conflict with a covenant registered under section 219 of the *Land Title Act* or section 24A of the *Land Registry Act*, R.S.B.C. 1960, c. 208;
- (b) deal with a matter that is covered in a permit under Division 9 of this Part or covered in a land use contract;
- (b.1) deal with a matter that is covered by a phased development agreement under section 905.1 [*phased development agreements*];
- (c) deal with a flood plain specification under section 910 (2);

(Add) Oct 20/97

(Add) Jun 21/07

(Sub) Jan 01/01

- (d) apply to a property
 - (i) for which an authorization for alterations is required under Part 27,
 - (ii) that is scheduled under section 970.1 (3) (b) or contains a feature or characteristic identified under section 970.1 (3) (c), or
 - (iii) for which a heritage revitalization agreement under section 966 is in effect.

(4) If a person makes an application under subsection (1), the board of variance must notify all owners and tenants in occupation of

- (a) the land that is the subject of the application, and
- (b) the land that is adjacent to land that is the subject of the application.

(5) A notice under subsection (4) must state the subject matter of the application and the time and place where the application will be heard.

(6) The obligation to give notice under subsection (4) must be considered satisfied if the board of variance made a reasonable effort to mail or otherwise deliver the notice.

(Sub) Jan 01/01

(7) In relation to an order under subsection (2),

- (a) if the order sets a time within which the construction of the building, structure or manufactured home park must be completed and the construction is not completed within that time, or
 - (b) if that construction is not substantially started within 2 years after the order was made, or within a longer or shorter time period established by the order,
- the permission or exemption terminates and the bylaw or section 911 (5), as the case may be, applies.

(8) A decision of the board of variance under subsection (2) is final.

RS1979-290-962(1), (2), (4) to (7), (9); 1985-79-8; 1987-14-26; 1989-40-161; 1990-53-12; 1992-18-90; 1992-79-7; 1994-43-69; 1994-52-109; 1997-24-9 (B.C.Reg. 354/97); 2000-7-149(b) and (c); 2003-52-384; 2007-6-22 (B.C. Reg. 190/2007).

Extent of damage preventing

reconstruction as non-conforming use

902. (1) A person may apply to a board of variance for an order under subsection (2) if the person alleges that the determination by a building inspector of the amount of damage under section 911 (8) is in error.

(2) On an application under subsection (1), the board of variance may set aside the determination of the building inspector and make the determination under section 911 (8) in its place.

(3) The applicant or the local government may appeal a decision of the board of variance under subsection (2) to the Supreme Court.

RS1979-290-962(1)(b), (3), (8); 1985-79-8; 1987-14-26; 1989-40-161; 1990-53-12; 1992-18-90; 1992-79-7; 1994-43-69; 1994-52-109.

Division 7 – Zoning and Other Development Regulation

Zoning bylaws

903. (1) A local government may, by bylaw, do one or more of the following:

- (a) divide the whole or part of the municipality or regional district into zones, name each zone and establish the boundaries of the zones;
- (b) limit the vertical extent of a zone and provide other zones above or below it;
- (c) regulate within a zone
 - (i) the use of land, buildings and other structures,
 - (ii) the density of the use of land, buildings and other structures,
 - (iii) the siting, size and dimensions of
 - (A) buildings and other structures, and
 - (B) uses that are permitted on the land, and
 - (iv) the location of uses on the land and within buildings and other structures;
- (d) regulate the shape, dimensions and area, including the establishment of minimum and maximum sizes, of all parcels of land that may be created by subdivision, in which case
 - (i) the regulations may be different for different areas, and

(Am) Jan 01/04

REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council
From: Manager of Building Inspection & Bylaw Services
Date: April 21, 2015
Subject: Provide Owner and/or Tenant Opportunity to Be Heard

Recommendation: **RESOLVED THAT COUNCIL** provide the owner and or tenant of the property an opportunity to explain their plans to clean-up the property known as 7433 Riverside Drive, so that it is no longer a nuisance and the time frame within which to bring the property in compliance with the bylaw. If Council is not satisfied with the proposed actions of the owner or the owner fails to appear before Council, the following resolution is in order.

Further resolve that council authorize staff to proceed with the third and final notice after the extension has expired on June 9, 2015.

BACKGROUND: The first notice was issued on May 8 2014, requesting that the owner of the property continue to clean up the premises and bring the property into compliance with the Unsightly Premises Bylaw No. 1962. Some of the cleanup of the exterior has been done, but the tarps covering the structures still remain.

The second notice was issued by registered mail on March 30, 2015, and received by the property owner April 10, 2015. The property owner has the opportunity to appear before City Council at a show cause hearing with regard to the unsightly conditions that exist on this property. The owner has also been given 60 days (June 9, 2015) from the receipt of this notice to comply with the Unsightly Premises Bylaw.

After the show cause hearing Council may choose to proceed with the third and final notice, to be issued after the extension date of June 9, 2015. The notice will include a date and time that the property must be brought in to compliance with the City's Unsightly Premises Bylaw No. 1962.

Benefits or Impacts of the Recommendation:

General: To achieve compliance with the Unsightly Premises Bylaw # 1962
Strategic Impact: N/A
Financial: N/A
Policy/Legislation: N/A
Attachments: Copy of the First Notice, Copy of the Second Notice, Copy of the Unsightly Premises Bylaw No. 1963, Photos taken on March 3, 2015, Copy of the

REQUEST FOR DECISION

— REGULAR MEETING —



Registered Mail First Notice receipt and a Copy of the Registered Mail Second Notice receipt

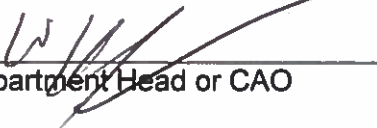
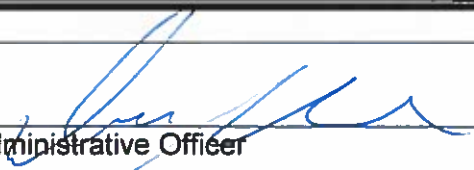
Recommendation:

RESOLVED THAT COUNCIL provide the owner and or tenant of the property an opportunity to explain their plans to clean-up the property known as 7433 Riverside Drive, so that it is no longer a nuisance and the time frame within which to bring the property in compliance with the bylaw. If Council is not satisfied with the proposed actions of the owner or the owner fails to appear before Council, the following resolution is in order.

Further resolve that council authorize staff to proceed with the third and final notice after the extension has expired on June 9, 2015.

OPTIONS:

- 1. RESOLVED THAT COUNCIL RECEIVES THE STAFF REPORT.**
- 2. RESOLVED THAT COUNCIL DOES NOT ACCEPT THE STAFF REPORT.**
- 3. RESOLVED THAT COUNCIL REFERS THE MATTER BACK TO STAFF FOR FURTHER INFORMATION.**

 Department Head or CAO	 Chief Administrative Officer
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THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

May 8, 2014

Bunling Mark
PO Box 1551
Grand Forks, B.C.
V0H 1H0

First Notice sent by Registered Mail

RE: Unsightly Premises located at 7433 Riverside Drive

It has come to the attention of the City of Grand Forks that the property mentioned in this letter is in violation of Unsightly Premises Bylaw No. 1962. The property falls under one or more of the provisions listed in Section 3 of this bylaw.

3. *Unsightly Premises*

3.1 *No owner shall cause, allow or permit a parcel to become or to remain unsightly, and, specifically:*

(a) *No owner of a parcel shall cause, allow or permit the accumulation of building material on the parcel unless;*

- (i) *The owner or occupier of the parcel is in possession of a valid building permit in respect of the accumulation; or***
- (ii) *The accumulation is stored in a closed building or structure such that the accumulation is not visible from another parcel or highway***

(b) *No owner of a parcel shall cause, allow or permit the storage or accumulation, on the parcel, of all or part of a vehicle, as defined in the Motor Vehicle Act, which is not:*

- (i) *validly registered or licensed in accordance with the Motor Vehicle Act for a period of 12 months and which is not housed in a garage or carport or***
- (ii) *capable of movement under its own power;***

unless it is stored in a closed building or structure such that the vehicle, or any portion of a vehicle, is not visible from another parcel or a highway

Website: www.grandforks.ca

Email: info@grandforks.ca

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

- (c) *No owner of a parcel shall cause, allow or permit the accumulation on the parcel of filth, discarded materials, unwholesome matter, or rubbish of any kind, whether or not for commercial purposes or as part of a trade or calling, including but not limited to dead animals, paper products, crockery, glass, metal, plastics, plastic containers, wire, ropes, machinery, tires, appliances, and any other scrap or salvage;*
- (d) *No owner of a parcel shall cause, allow or permit a building or structure, or part of a building or structure, which is missing all or a portion of its surface, covering, or coating materials to be on the parcel unless the owner is in possession of a valid building permit in respect of the building or structure;*
- (e) *No owner of a parcel shall cause, allow or permit the presence of graffiti, whether in the form of pictures or words, on the parcel or on the surface of a structure on the parcel;*
- (f) *No owner of a parcel shall cause, allow or permit the accumulation on the parcel of garbage not contained in a covered receptacle.*

3.2 *Owners of a parcel shall remove or cause to be removed from the parcel any accumulations of filth, discarded material, or rubbish of any kind.*

At this time the City of Grand Forks would appreciate your cooperation in cleaning up this property. All vehicles and or materials shall be removed within 10 days of the receipt of this letter. The entire bylaw can be reviewed on the City's Website.

The City of Grand Forks would like to thank you in advance for your cooperation in this matter.

Yours truly

Wayne Kopan
Bylaw Enforcement Officer

Website: www.grandforks.ca

Email: info@grandforks.ca

**Tracking Number**

RW777889176CA

Product Type: Registered Mail

Track History

Date	Time	Location	Description	Retail Location	Signatory Name
2014/05/27	14:17	GRANDFORKS	Item successfully delivered		
2014/05/27	14:17		Signature image recorded for Online viewing		BUNLING MARK
2014/05/22	08:36	GRANDFORKS	Final Notice; Item will be returned to sender if not collected within 10 days	GRAND FORKS PO	
2014/05/12	07:12	GRANDFORKS	Attempted delivery. Notice card left indicating where item can be picked up.		
2014/05/09	15:03	GRANDFORKS	Item accepted at the Post Office		

Shipping Options and Features for this Item

Signature Required

© 2014 Canada Post Corporation

		REGISTERED DOMESTIC CUSTOMER RECEIPT	RECOMMANDÉ RÉGIME INTÉRIEUR REÇU DU CLIENT	
No Nom BUNLING MARK		FOR DELIVERY CONFIRMATION / CONFIRMATION DE LA LIVRAISON www.canadapost.ca / www.postcanada.ca or Ou 1 888 550-6333		
Address Box 155				
City / Prov. / Postal Code GRAND FORKS, BC V0K 1H0				
Declared Value Valeur déclarée \$		CPC Tracking Number / Numéro de suivi de la SCP RW 777 889 176 CA		
33-085-584 (11-04)				

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

March 30, 2015

Bunling Mark
PO Box 1551
Grand Forks, B.C.
V0H 1H0

Second Notice sent by Registered Mail

RE: Unsightly Premises located at 7433 Riverside Drive

The first notice regarding this property was sent to you on May 8, 2014. Although some items have been cleaned up, the tarps covering the buildings must be removed and the remaining property cleaned up with respect to the unsightly premises bylaw.

See sections of the Bylaw below.

At this time the city will be requesting that the cleanup of this property be completed by June 10, 2015

3. *Unsightly Premises*

3.1 *No owner shall cause, allow or permit a parcel to become or to remain unsightly, and, specifically:*

- (a) *No owner of a parcel shall cause, allow or permit the accumulation of building material on the parcel unless;***
 - (i) *The owner or occupier of the parcel is in possession of a valid building permit in respect of the accumulation; or***
 - (ii) *The accumulation is stored in a closed building or structure such that the accumulation is not visible from another parcel or highway***
- (b) *No owner of a parcel shall cause, allow or permit the storage or accumulation, on the parcel, of all or part of a vehicle, as defined in the Motor Vehicle Act, which is not:***
 - (i) *validly registered or licensed in accordance with the Motor Vehicle Act for a period of 12 months and which is not housed in a garage or carport or***
 - (ii) *capable of movement under its own power;***

unless it is stored in a closed building or structure such that the vehicle, or any portion of a vehicle, is not visible from another parcel or a highway

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

- (c) *No owner of a parcel shall cause, allow or permit the accumulation on the parcel of filth, discarded materials, unwholesome matter, or rubbish of any kind, whether or not for commercial purposes or as part of a trade or calling, including but not limited to dead animals, paper products, crockery, glass, metal, plastics, plastic containers, wire, ropes, machinery, tires, appliances, and any other scrap or salvage;*
- (d) *No owner of a parcel shall cause, allow or permit a building or structure, or part of a building or structure, which is missing all or a portion of its surface, covering, or coating materials to be on the parcel unless the owner is in possession of a valid building permit in respect of the building or structure;*
- (e) *No owner of a parcel shall cause, allow or permit the presence of graffiti, whether in the form of pictures or words, on the parcel or on the surface of a structure on the parcel;*
- (f) *No owner of a parcel shall cause, allow or permit the accumulation on the parcel of garbage not contained in a covered receptacle.*

3.2 *Owners of a parcel shall remove or cause to be removed from the parcel any accumulations of filth, discarded material, or rubbish of any kind.*

You will also have an opportunity to appear before City Council on May 4, 2015 at the regular meeting of City Council for a show cause hearing to represent your case in regards to the unsightly condition of this property.

At this time the City of Grand Forks would appreciate your cooperation in cleaning up this property. All vehicles and or materials shall be removed within 60 days of the receipt of this letter. The entire bylaw can be reviewed on the City's Website.

The City of Grand Forks would like to thank you in advance for your cooperation in this matter.

Yours truly

Wayne Kopan
Bylaw Enforcement Officer

Additional Information:
Retail Location:
Signatory Name: BUNLING MARK

Date : 2015/04/08
Time : 09:39
Location: GRANDFORKS
Description: Final Notice; Item will be returned to sender if not collected within 10 days
Additional Information:
Retail Location: GRAND FORKS PO
Signatory Name:

Date : 2015/04/02
Time : 11:04
Location: GRANDFORKS
Description: Attempted delivery. Notice card left indicating where item can be picked up.
Additional Information:
Retail Location:
Signatory Name:

Date : 2015/04/02
Time : 11:01
Location: GRANDFORKS
Description: Item accepted at the Post Office
Additional Information:
Retail Location:
Signatory Name:

Date	Time	Location	Description	Retail Location	Signatory Name
2015/04/10	16:31		Signature image recorded for Online viewing Final Notice; Item will be returned to sender if not collected within 10 days	(/cpotools/apps/fpo/personal/findPostOfficeDetail?outletId=&showBack=false)	BUNLING MARK (/cpotools/servlet/ImageServlet?sigName=BUNLING MARK&trackNum=RN005571971CA&sigDa
2015/04/08	09:39	GRANDFORKS, BC	Final Notice; Item will be returned to sender if not collected within 10 days	GRAND FORKS PO (/cpotools/apps/fpo/personal/findPostOfficeDetail?outletId=0000642797&showBack=false)	(/cpotools/servlet/ImageServlet?sigName=&trackNum=RN005571971CA&si
2015/04/02	11:04	GRANDFORKS, BC	Attempted delivery. Notice card left indicating where item can be picked up.	(/cpotools/apps/fpo/personal/findPostOfficeDetail?outletId=&showBack=false)	(/cpotools/servlet/ImageServlet?sigName=&trackNum=RN005571971CA&si
	11:01	GRANDFORKS, BC	Item accepted at the Post Office	(/cpotools/apps/fpo/personal/findPostOfficeDetail?outletId=&showBack=false)	(/cpotools/servlet/ImageServlet?sigName=&trackNum=RN005571971CA&si

Shipping Options and Features for this Item

Signature Required



**REGISTERED
DOMESTIC**
CUSTOMER RECEIPT

**RECOMMANDÉ
RÉGIME INTÉRIEUR**
REÇU DU CLIENT



To **Destinataire**
Name Bunling Mark
Address Box 1551
City / Prov. / Postal Code G.F. V0H 1H0
Declared Value \$
33-086-584 (11-04)

FOR DELIVERY CONFIRMATION **CONFIRMATION DE LA LIVRAISON**
www.canadapost.ca www.postescanada.ca
 or/ou
 1 888 550-6333
 CPC Tracking Number Numéro de repérage de la SCP

RN 005 571 971 CA

<http://web/en/pages/support/default.pag>

THE CORPORATION OF THE CITY OF GRAND FORKS

UNSIGHTLY PREMISES BYLAW NO. 1962

A Bylaw to Control Unsightly Premises

WHEREAS the Local Government Act allows Council, by bylaw, to prohibit persons from causing or permitting unsightliness on real property;

THEREFORE the Municipal Council of the Corporation of the City of Grand Forks in open meeting **ENACTS** as follows:

1. Title

- 1.1 This bylaw may be cited for all purposes as the **"Unsightly Premises Bylaw No. 1962, 2013"**.

2. Interpretation

2.1 In this bylaw:

- (a) **"Bylaw Enforcement Officer"** means every person designated by Council as a Bylaw Enforcement Officer for the City, and every Peace Officer;
- (b) **"City"** means the Corporation of the City of Grand Forks;
- (c) **"Council"** means the Municipal Council of the City;
- (d) **"Municipality"** means the area within the municipal boundaries of the City.
- (e) **"Owner"** means an owner or occupier of a parcel of land, or both.

3. Unsightly Premises

- 3.1 No owner shall cause, allow or permit a parcel to become or to remain unsightly, and, specifically:

- (a) No owner of a parcel shall cause, allow or permit the accumulation of building material on the parcel unless;
 - (i) The owner or occupier of the parcel is in possession of a valid building permit in respect of the accumulation; or

Unsightly Premises Bylaw No. 1962

- (ii) The accumulation is stored in a closed building or structure such that the accumulation is not visible from another parcel or highway
 - (b) No owner of a parcel shall cause, allow or permit the storage or accumulation, on the parcel, of all or part of a vehicle, as defined in the Motor Vehicle Act, which is not:
 - (i) validly registered or licensed in accordance with the Motor Vehicle Act for a period of 12 months and which is not housed in a garage or carport or
 - (ii) capable of movement under its own power;unless it is stored in a closed building or structure such that the vehicle, or any portion of a vehicle, is not visible from another parcel or a highway;
 - (c) No owner of a parcel shall cause, allow or permit the accumulation on the parcel of filth, discarded materials, unwholesome matter, or rubbish of any kind, whether or not for commercial purposes or as part of a trade or calling, including but not limited to dead animals, paper products, crockery, glass, metal, plastics, plastic containers, wire, ropes, machinery, tires, appliances, and any other scrap or salvage;
 - (d) No owner of a parcel shall cause, allow or permit a building or structure, or part of a building or structure, which is missing all or a portion of its surface, covering, or coating materials to be on the parcel unless the owner is in possession of a valid building permit in respect of the building or structure;
 - (e) No owner of a parcel shall cause, allow or permit the presence of graffiti, whether in the form of pictures or words, on the parcel or on the surface of a structure on the parcel;
 - (f) No owner of a parcel shall cause, allow or permit the accumulation on the parcel of garbage not contained in a covered receptacle.
- 3.2 Owners of a parcel shall remove or cause to be removed from the parcel any accumulations of filth, discarded material, or rubbish of any kind.
- 4. Inspection**
- 4.1 A Bylaw Enforcement Officer may enter on parcel at all reasonable times to ascertain whether this bylaw is being observed, to gather evidence on any violation, or to serve any notice related to any violation of this bylaw.

Unsightly Premises Bylaw No. 1962

- 4.2 No person shall obstruct a Bylaw Enforcement Officer from entering a parcel in accordance with Section 3.1.

5. Notice

- 5.1 Where a Bylaw Enforcement Officer observes that a parcel is or has become unsightly, the Bylaw Enforcement Officer may deliver written notice to the owner requiring the removal of any thing or things, including a class of things that render the parcel unsightly.

- 5.2 Where a Bylaw Enforcement Officer provides written notice under Section 4.1, of this bylaw, the owner must remove from the parcel anything that, as stated in the notice, renders the parcel unsightly within 10 days of delivery of the notice.

5.0 Default

- 5.1 In the event the owner fails within ten days of delivery of a written notice under Section 4.1 to comply with the notice, the City may deliver a second notice to the owner stating that:

- (a) the owner is in default of this bylaw;
- (b) the owner may appear before Council to be heard on a date specified in the second notice, being not less than ten days after delivery of the second notice; and
- (c) after the date specified in the second notice the City, by its officers, employees, contractors, or agents may, at the expense of the owner, enter on the parcel and remove any thing or things that render the parcel unsightly.

- 5.2 Unless Council directs otherwise, after the date specified in the second notice under Section 5.1(b), the City may deliver to the owner a third notice stating that the City will enter the affected parcel and remove any thing or things that render the parcel unsightly on a specified date between the hours of 8:00 a.m. and 8:00 p.m.

- 5.3 Where a third notice is delivered to the owner under Section 5.2, on the date specified in the third notice, the City, by its officers, employees, contractors, or agents may enter on the parcel and remove anything or things specified in the first notice that render the parcel unsightly.

- 5.4 The owner shall owe to the City, as a debt, the cost of removing anything or things from the affected parcel under Section 5.3.

Unightly Premises Bylaw No. 1962

- 5.5 If the cost under Section 5.4 remains unpaid on December 31 in the year of the removal, the cost will be added to and form part of the taxes on the parcel affected as taxes in arrears.

6.0 Offence

- 6.1 Every person who violates a provision of this bylaw, or who suffers or permits any act or thing to be done in contravention of or in violation of any provision of this bylaw, or who neglects to or refrains from doing anything required to be done by any provision of this bylaw, is guilty of an offence against this bylaw and is liable to the penalties imposed under this bylaw.
- 6.2 Each day that a violation continues to exist *after the second notice* is considered a separate offence against this bylaw as per Schedule 4 of the Municipal Ticketing Information bylaw.
- 6.3. If at any time, an offence against this bylaw occurs, it may be at the discretion of the Bylaw Enforcement Officer and/or Acting Official, to determine, if an extension is required.

7.0 Penalty

- 7.1 Every person who commits an offence against this bylaw is liable on summary conviction, to a penalty of not more than \$10,000.00.

8.0 Severability

- 8.1 If at any time, any provision of this bylaw is declared or held to be illegal, invalid, or ultra vires, in whole or in part, then the provision shall not apply and the remainder of this bylaw shall continue in full force and effect and be construed as if it had been enacted without the illegal, invalid, or ultra vires provision.
- 8.2 Every person or persons, who violates or breaches or who causes or allows to be violated or breached any of the provisions of this bylaw shall be guilty of an offence against this bylaw and each day that such violation is caused or allowed to continue shall constitute a separate offence.

Unsightly Premises Bylaw No. 1962

9. Repeal

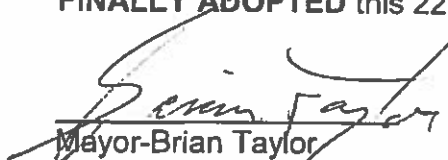
- 9.1 Bylaw No. 1680, 2001, cited as the "City of Grand Forks Unsightly Premises Bylaw" and all amendments thereto are hereby repealed.

READ A FIRST TIME this 8th day of July, 2013.

READ A SECOND TIME this 8th day of July, 2013.

READ A THIRD TIME this 8th day of July, 2013.

FINALLY ADOPTED this 22nd day of July, 2013.



Mayor-Brian Taylor



Corporate Officer-Diane Heinrich

CERTIFICATE

I hereby certify the foregoing to be a true copy of the Unsightly Premises Bylaw No. 1962 as passed by the Municipal Council of the City of Grand Forks on the 22nd day of July, 2013.

Corporate Officer
of the Municipal Council of the City of Grand Forks

Unsightly Premises Bylaw No. 1962

SCHEDULE 4

Bylaw No. 1962" Grand Forks Unsightly Premises Bylaw"

COLUMN 1	COLUMN 2	COLUMN 3
Offence	Section	Fine
Accumulation of building Materials	2.1(a)	\$100.00
Unlicensed Vehicles	2.1(b)	\$100.00
Parts of a vehicle	2.1(b)	\$100.00
Deposit or accumulation of rubbish	2.1(d)	\$100.00
Unsightly premises	5	\$100.00
Place graffiti	2.1(e)	\$100.00
Failure to remove garbage	2.1(f)	\$100.00

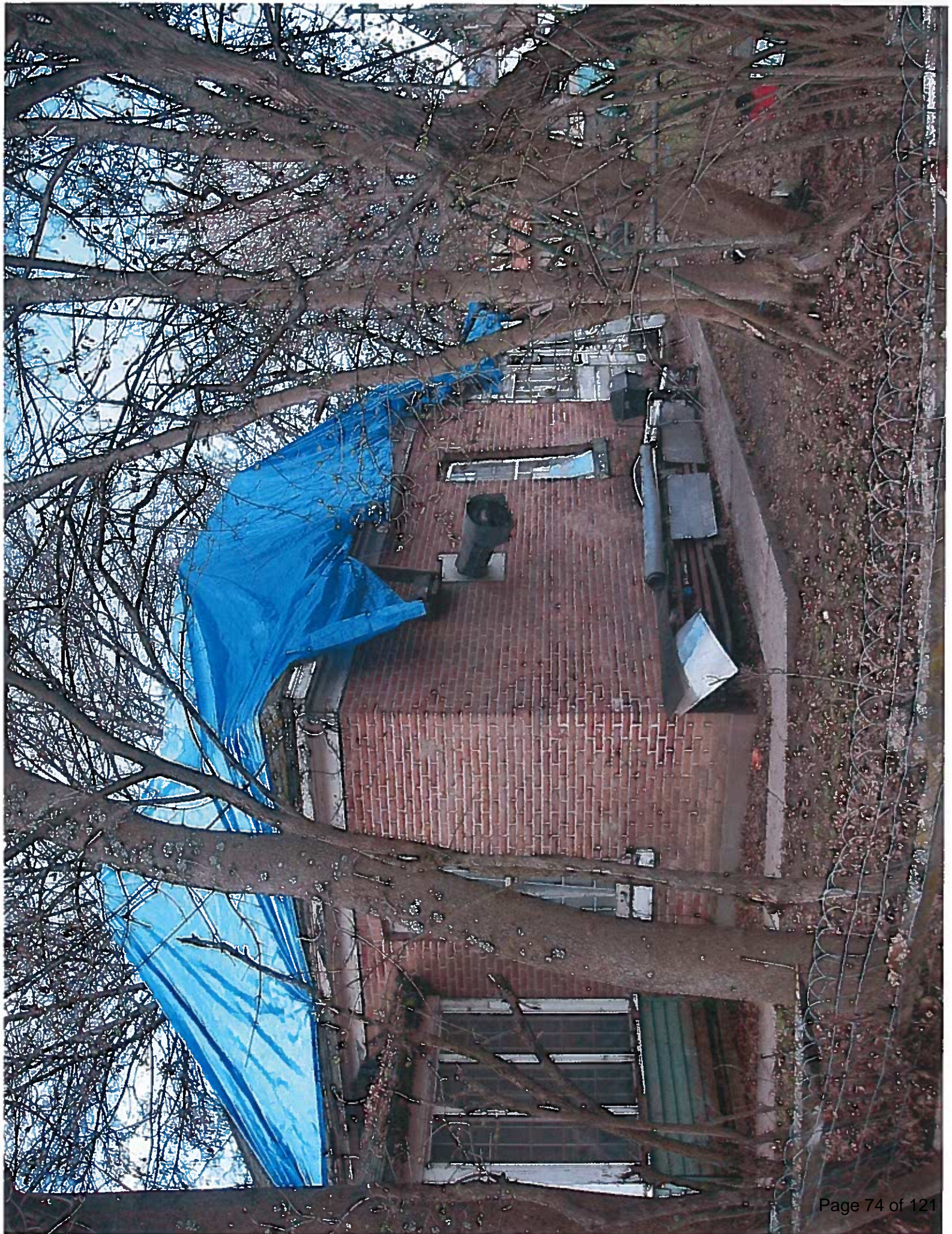












REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council
From: Manager of Building Inspection & Bylaw Services
Date: April 21, 2015
Subject: To proceed with the Demolition of the Fire Damaged Property

Recommendation: **RESOLVED THAT COUNCIL** authorize the expenditure of up to \$15,000.00 and proceed with the demolition and clean up of 721 65th Avenue. This will be expensed in 2015 with a offsetting revenue this year, and will not affect general taxation.

BACKGROUND: Maureen Shaw is the executor for the estate known as 721 65th Avenue, Lot 3, Block 33, District lot 534, Similkameen Division District Plan 108.

The first notice to remove the fire damaged building was sent by registered mail on April 17, 2014.

The second notice to remove the fire damaged building was sent by registered mail on July 18, 2014. On July 30, 2014 Maureen Shaw arrived at the City Hall Office on her way back from vacation. She also stated that she would prefer that the City proceed with the restoration work on this property as they were still dealing with the Insurance Company on this claim.

The third and final notice was sent on August 22, 2014.

The Grand Forks District Savings Credit Union was preparing to move ahead with the cleanup of this property in November of 2014. Just days before the Grand Forks District Savings Credit Union were going to proceed with the cleanup, when the Mortgage and Insurance Claim was bought out by Northern Shield Insurance. The legal firm working on behalf of Northern Shield Insurance was Whitelaw & Twining Law Corporation (Justine Forsythe). Seeing as the case had just been transferred to the legal firm, they had requested some additional time to access the conditions surrounding this file.

When I first talked to Justine last November about this file, I informed her that the City will require that this property is to be cleaned up and that the City would proceed as soon as time and weather permits. Justine was also informed of an estimate of between \$10,000 and \$15,000 dollars for the removal and disposal of the building on this property.

The City can proceed with the cleanup and submit the invoice to Maureen Shaw, Executor and Whitelaw & Twining Law Corporation for payment. Should this remain unpaid by December 31, 2015 the invoice will be applied to the property taxes for payment.

REQUEST FOR DECISION

— REGULAR MEETING —



Benefits or Impacts of the Recommendation:

General: Another unsightly property will be cleaned up.

Strategic Impact: N/A

Financial: Between \$10,000 and \$15000 which is not in the 2015 budget

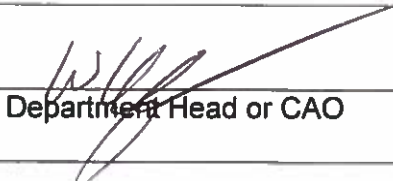
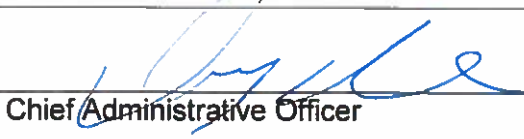
Policy/Legislation: In accordance with Section 74 of the Community Charter, City Council may issue a remedial action be ordered.

Attachments: Copies of the First, Second and Third Notices, Copies of the Registered Mail Receipts for the First, Second and Third Notices, Photos

Recommendation: **RESOLVED THAT COUNCIL** authorise the expenditure of up to \$15,000.00 and proceed with the demolition and clean up of 721 65th Avenue. This will be expensed in 2015 with a offsetting revenue this year, and will not affect general taxation.

OPTIONS:

1. **RESOLVED THAT COUNCIL RECEIVES THE STAFF REPORT.**
2. **RESOLVED THAT COUNCIL DOES NOT ACCEPT THE STAFF REPORT.**
3. **RESOLVED THAT COUNCIL REFERS THE MATTER BACK TO STAFF FOR FURTHER INFORMATION.**

	
Department Head or CAO	Chief Administrative Officer

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

April 17, 2014

Maureen Shaw
P.O. Box 1630
Hope, B.C.
V0X 1L3

Delivered by Registered Mail

Re: Fire damaged property located at 721 65th Avenue, Grand Forks

Since the fire on April 12, 2013 this home has remained in an unsightly and dangerous condition.

In accordance with the Unsightly Premises Bylaw No.1962,

Section 3 Unsightly Premises

Section 3.1 *No owner shall cause, allow or permit a parcel to become or to remain Unsightly, and, specifically:*

Section 3.1 (d) *No owner of a parcel shall cause, allow or permit a building or structure, or part of a building or structure, which is missing all or a portion of its surface, covering, or coating materials to be on the parcel unless the owner is in possession of a valid building permit in respect of the building or structure;*

Section 5.0 Default

Section 5.1 *In the event the owner fails within ten days of delivery of a written notice under Section 4.1 to comply with the notice, the City may deliver a second notice to the owner stating that:*

Section 4 Inspection

Section 4.1 *A Bylaw Enforcement Officer may enter on parcel at all reasonable times to ascertain whether this bylaw is being observed, to gather evidence on any violation, or to serve any notice related to any violation of this bylaw.*

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

The City of Grand Forks would respectfully request that the property be cleaned up within 30 days of this notice. Should no action be taken the City shall then issue a second notice and continue with the process to ensure compliance. After the second notice should the City be required to hire a contractor to complete the cleanup of the above mentioned property, any and all costs shall be recovered by charging these fees against the property owner as stated in the Unsightly Premises Bylaw No.1962.

Section 5.0 Default

Section 5.4 the owner shall owe to the City, as a debt, the cost of removing anything or things from the affected parcel under Section 3.

The City of Grand Forks would like to thank you in advance for your cooperation in this matter.

Yours truly

Wayne Kopan
Building Enforcement Office



**REGISTERED
DOMESTIC**
CUSTOMER RECEIPT

**RECOMMANDÉ
RÉGIME INTÉRIEUR**
REÇU DU CLIENT



To Name MAUREEN SHAW		Destination HOPE	
Address P.O. BOX 1630		Adresse BOITE POSTALE 1630	
City / Prov. / Postal Code HOPE BC V0X 1E3		Ville / Prov. / Code postal HOPE BC V0X 1E3	
Declared Value Valeur déclarée \$		CPC Tracking Number Numéro de suivi de la SCP	
33-888-584 (11-04)		RW 777 889 216 CA	

Track History

Date	Time	Location	Description	Retail Location	Signatory Name
2014/05/01	13:00	HOPE	Item successfully delivered		
2014/05/01	13:00		Signature image recorded for Online viewing		Maureen Shaw
2014/04/30	08:36	HOPE	Attempted delivery. Notice card left indicating where item can be picked up.		
2014/04/28	19:51	RICHMOND	Item processed		
2014/04/25	16:15	RICHMOND	Item processed		
2014/04/24	15:02	GRANDFORKS	Item accepted at the Post Office		

Shipping Options and Features for this Item

Signature Required

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THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8286

July 18, 2014

Maureen Shaw
PO Box 1630
22555 Trans Canada Highway
Hope, B.C.
V0X 1L3

Second Notice Sent by Registered Mail

RE: Unsightly Premises located at 721 65th Avenue

The first notice regarding the conditions of the property was sent to you on April 17, 2014. Our records show that you received the First Notice sent by registered mail on May 1, 2014. Since the receipt of this notice there has been no progress or effort made to remedy the situation.

Due to the fact that insufficient time was provided for you to appear before council at the June 23 Regular Meeting of City Council, the second notice is being reissued to provide an adequate amount of time prior to the meeting, for you to appear at a show cause hearing of City Council regarding the fire damage property located at 721 65th Avenue.

The property has remained unchanged since the fire on April 12, 2013. At this time, the City of Grand Forks is requesting that you appear before City Council for a show cause hearing at 6641 Industrial Park Way on August 18, 2014 at 7:00 p.m. If you choose not to appear at the Regular Council meeting, the Bylaw Enforcement Officer will be requesting an order from City Council to proceed with the remediation and clean up of the property.

5.0 Default

5.1 *In the event the owner fails within ten days of delivery of a written notice under Section 4.1 to comply with the notice, the City may deliver a second notice to the owner stating that:*

- (a) the owner is in default of this bylaw;*
- (b) the owner may appear before Council to be heard on a date specified in the second notice, being not less than ten days after delivery of the second notice; and*
- (c) after the date specified in the second notice the City, by its officers, employees, contractors, or agents may, at the expense of the owner, enter on the parcel and remove any thing or things that render the parcel unsightly.*

Website: www.grandforks.ca Email: info@grandforks.ca

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 - 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266


- 5.2 *Unless Council directs otherwise, after the date specified in the second notice under Section 5.1(b), the City may deliver to the owner a third notice stating that the City will enter the affected parcel and remove any thing or things that render the parcel unsightly on a specified date between the hours of 8:00 a.m. and 8:00 p.m.*
- 5.3 *Where a third notice is delivered to the owner under Section 5.2, on the date specified in the third notice, the City, by its officers, employees, contractors, or agents may enter on the parcel and remove anything or things specified in the first notice that render the parcel unsightly.*
- 5.4 *The owner shall owe to the City, as a debt, the cost of removing anything or things from the affected parcel under Section 3.*
- 5.5 *If the cost under Section 5.4 remains unpaid on December 31 in the year of the removal, the cost will be added to and form part of the taxes on the parcel affected as taxes in arrears.*

At this time the City of Grand Forks would appreciate your cooperation in cleaning up this property. All debris and materials shall be removed by August 15, 2014. The entire bylaw can be reviewed on the City's Website.

The City of Grand Forks would like to thank you in advance for your cooperation in this matter.

Yours truly


Wayne Kopan
Bylaw Enforcement Officer


(Administrator)

July 30, 2014



Tracking Number

RW777889131CA

Product Type: Registered Mail

Track History

Date	Time	Location	Description	Retail Location	Signatory Name
2014/06/23	09:16	HOPE	Item successfully delivered		
2014/06/23	09:16		Signature image recorded for Online viewing		Maureen Shaw
2014/06/18	08:14	HOPE	Final Notice; Item will be returned to sender if not collected within 10 days	HOPE PO	
2014/06/13	07:39	HOPE	Attempted delivery. Notice card left indicating where item can be picked up.		
2014/06/12	12:29	RICHMOND	In transit		
2014/06/12	10:12	RICHMOND	Item processed		
2014/06/11	11:30	GRANDFORKS	Item accepted at the Post Office		

Shipping Options and Features for this Item

Signature Required

© 2014 Canada Post Corporation

	REGISTERED DOMESTIC CUSTOMER RECEIPT	RECOMMANDÉ RÉGIME INTÉRIEUR REÇU DU CLIENT	
No Name Mauraen Shaw		FOR DELIVERY CONFIRMATION	
Address PO BOX 1630		CONFIRMATION DE LA LIVRAISON	
City / Prov. / Postal Code HOPE BC V0X 1K3		www.canadapost.ca www.postescanada.ca	
Declared Value \$ 100		1 888 550-6333	
33-086-584 (11-04)		RW 777 889 131 CA	

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

August 22, 2014

Maureen Shaw
P.O. Box 1630
Hope, B.C.
V0X 1L3

Third and Final Notice

Delivered by Registered Mail

Re: Fire damaged property located at 721 65th Avenue, Grand Forks

At the regular council meeting on August 18, 2014 a show cause hearing was held. The executor of the estate was not present at this meeting. At this time City Council passed a resolution to proceed with the cleanup of 721 65th Avenue property to bring the property into compliance with the Unsightly Premises Bylaw No. 1962. This notice is to advise you that the City will be moving forward with the cleanup of the fire damaged property.

City will be obtaining estimates from contractors in regard to the cleanup process and then on September 15, 2014 to September 26, 2014 between the hours of 8:00 am and 8:00 pm. The city will hire an approved contractor to begin with the demolition and restoration of this property.

An excerpt from our Unsightly Premises Bylaw No. 1962 with regard to the process of the provisions of third notice and its actions reads as follows:

5.0 Default

- 5.2 *Unless Council directs otherwise, after the date specified in the second notice under Section 5.1(b), the City may deliver to the owner a third notice stating that the City will enter the affected parcel and remove any thing or things that render the parcel unsightly on a specified date between the hours of 8:00 a.m. and 8:00 p.m.*
- 5.3 *Where a third notice is delivered to the owner under Section 5.2, on the date specified in the third notice, the City, by its officers, employees, contractors, or agents may enter on the parcel and remove anything or things specified in the first notice that render the parcel unsightly.*
- 5.4 *The owner shall owe to the City, as a debt, the cost of removing anything or things from the affected parcel under Section 3.*

Website: www.grandforks.ca

Email: info@grandforks.ca

THE CORPORATION OF THE CITY OF GRAND FORKS



BYLAW ENFORCEMENT OFFICE

7217 – 4TH STREET, BOX 220 · GRAND FORKS, BC V0H 1H0 · FAX 250-442-8000 · TELEPHONE 250-442-8266

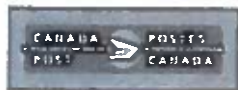
- 5.5 *If the cost under Section 5.4 remains unpaid on December 31 in the year of the removal, the cost will be added to and form part of the taxes on the parcel affected as taxes in arrears.*

The City of Grand Forks would like to thank you in advance for your cooperation in this matter.

Yours truly

Wayne Kopan
Building Enforcement Office

C10, WE4 – Third notice of Unsightly Bylaw I962 for 721-65th Avenue



Schedule Mail Forwarding as soon
as you know you're moving.

[Schedule now >](#)

You were looking for

Tracking Numbers: RW 777 888 547 CA



[Track Another](#)

We found

Tracking Number: RW777888547CA

Service: Registered Mail

GRAND FORKS

Accepted

Delivered

Date received
2014/08/22

2014/08/28

[GET DELIVERY CERTIFICATE](#) [What is this?](#)

Track History

Date	Time	Location	Description	Retail Location	Signatory Name
2014/08/28	09:17	HOPE	Item successfully delivered		
	09:17		Signature image recorded for Online viewing		Maureen Shaw
2014/08/28	07:48	HOPE	Attempted delivery. Notice card left indicating where item can be picked up		
2014/08/25	10:37	RICHMOND	Item processed		
2014/08/22	14:55	GRANDFORKS	Item accepted at the Post Office		

Shipping Options and Features for this item
Signature Required

Support	USA & International Shipping
For tracking questions or issues, see Support .	If your item is being shipped to the U.S.A. or internationally, check the destination country's postal tracking site for more information.

Customs
Shipping delays due to packages held by customs are beyond our control.
How the customs process works.



Vibrant maple!
A great gift for nature enthusiasts
gardeners



**REGISTERED
DOMESTIC**
CUSTOMER RECEIPT

**RECOMMANDÉ
RÉGIME INTÉRIEUR**
REÇU DU CLIENT



To / Destinataire		FROM / DE LA LIGNE ÉCRIVAINTE		TO / POUR ÉCRIVAINTE	
Name / Nom	Maureen Shaw	www.canadapost.ca / www.postescanada.ca			
Address / Adresse	Box 1630	1 888 550-6333			
City / Prov. / Postal Code	Hope BC	CPC Tracking Number / Numéro de suivi de la SCP			
Declared Value / Valeur déclarée		RW 777 888 547 CA			
33-885-584 (11-04)					









REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council

From: Sasha Bird, Manager of Development & Engineering

Date: May 4, 2015

Subject: To amend the current Zoning Bylaw by adding the permitted use of tool and equipment rental facilities to the I-2 (General Industrial) Zone.

Recommendation: **RESOLVED THAT** Council give final reading to Zoning Amendment Bylaw No. 1606-A2, 2015.

BACKGROUND: City staff members have deemed it desirable to amend the Zoning Bylaw to include tool and equipment rental facilities in the I-2 (General Industrial) Zone. This decision is based on recent public enquiries and the fact that the intended use fits the form and character of the existing uses and surrounding businesses. An excerpt from the Zoning Bylaw for the I-2 Zone is attached as well as the land use designation for these areas in the SCP.

At the April 7th, 2015 Committee of the Whole meeting, the Committee of the Whole recommended that Council direct staff to draft the appropriate amendment bylaw by adding the permitted use of tool and equipment rental facilities to the I-2 (General Industrial) Zone and to proceed with the statutory requirements for amending bylaws in accordance with the Local Government Act.

At the April 7th, 2015 Regular Meeting, Council resolved to accept and give first and second readings to Zoning Amendment Bylaw No. 1606-A2, 2015, and proceed with the statutory requirements for amending bylaws in accordance with the Local Government Act.

The proposed bylaw amendment was advertised on April 8th and April 15th, 2015 in the Grand Forks Gazette informing the public of the Public Hearing to be held on April 20th, 2015 at 6:00 p.m. in Council Chambers. No members of the public attended the public hearing and no comments were otherwise received by city staff.

At the April 20th, 2015 Regular Meeting of Council, Council resolved to give third reading to Zoning Amendment Bylaw No. 1606-A2, 2015 and continue with the statutory requirements for amending bylaws in accordance with the Local Government Act.

The Ministry of Transportation and Infrastructure approved the bylaw and Council can now consider giving Bylaw No. 1606-A2 final reading.

Benefits or Impacts of the Recommendation:

General: The intended use fits the form and character of the existing uses and surrounding businesses, and is consistent with the land use plan in the SCP.

Strategic Impact: Expands potential for economic development in this zone.

REQUEST FOR DECISION


— REGULAR MEETING —



- Financial:** There would be the cost of newspaper advertising in two consecutive issues of the newspaper and the notification to surrounding property owners.
- Policy/Legislation:** Council's authority to adopt, amend and repeal bylaws comes from the Local Government Act.
- Attachments:** 1) Draft Bylaw No.1606-A2

Recommendation: **RESOLVED THAT** Council give final reading to Zoning Amendment Bylaw No. 1606-A2, 2015.

- OPTIONS:**
1. COUNCIL COULD CHOOSE TO SUPPORT THE RECOMMENDATION.
 2. COUNCIL COULD CHOOSE TO NOT SUPPORT THE RECOMMENDATION.
 3. COUNCIL COULD CHOOSE TO REFER THE REPORT BACK TO STAFF FOR MORE INFORMATION.
-

	
Department Head or CAO	Chief Administrative Officer

THE CORPORATION OF THE CITY OF GRAND FORKS

BYLAW NO. 1606-A2

A BYLAW TO AMEND THE CITY OF GRAND FORKS
ZONING BYLAW NO. 1606, 1999

=====

WHEREAS Council may, by bylaw, amend the provisions of a Zoning Bylaw pursuant to the provisions of the Local Government Act;

AND WHEREAS Council of the Corporation of the City of Grand Forks believes it is in the public interest to amend the provisions of the Zoning Bylaw in order to have better interpretation and have greater enforcement of the bylaw;

NOW THEREFORE Council of the Corporation of the City of Grand Forks, in open meetings assembled, **ENACTS** as follows:

1. This bylaw may be cited, for all purposes, as “**The City of Grand Forks Zoning Amendment Bylaw No. 1606-A2, 2015**”.
2. Zoning Bylaw No. 1606 is hereby amended by adding the following permitted use:

Section 45 **I-2 (General Industrial) Zone:**

Permitted Uses:

1. The following uses and no others are permitted in an I-2 zone:

(k) tool and equipment rental establishments.

Read a **FIRST** time this 7th day of April, 2015.

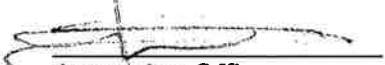
Read a **SECOND** time this 7th day of April, 2015.

NOTICE OF PUBLIC HEARING advertised this 8th day of April, 2015 **AND** this 15th day of April, 2015.

PUBLIC HEARING HELD this 20th day of April, 2015.

Read a **THIRD** time this 20th day of April, 2015.

APPROVED by the Ministry of Transportation this 21 day of April, 2015.



Approving Officer

FINALLY ADOPTED this 4th day of May, 2015.

Mayor Frank Konrad

Corporate Officer – Diane Heinrich

CERTIFICATE

I hereby certify the foregoing to be a true copy of Bylaw No. 1606-A2, as passed by the
Municipal Council of the City of Grand Forks on the 4th day of May, 2015.

Corporate Officer of the Municipal Council
of the City of Grand Forks

THE CORPORATION OF THE CITY OF GRAND FORKS

NOTICE OF PUBLIC HEARING

WHEREAS Part 26, Division 4 of the Local Government Act requires that a **PUBLIC HEARING** be held prior to the adoption of a Zoning Amendment Bylaw;

TAKE NOTICE THAT a Public Hearing with respect to City of Grand Forks Bylaw Number 1606-A2, 2015, cited as "The City of Grand Forks Zoning Amendment Bylaw No. 1606-A2, 2015", will be held on:

**Monday, April 20, 2015
At 6:00 p.m.
In Council Chambers at City Hall
7217 – 4th Street
Grand Forks, B.C.**

Bylaw No. 1606-A2 is intended to amend the "City of Grand Forks Zoning Bylaw No. 1606, 1999", by adding the following permitted use:

Section 45 I-2 (General Industrial) Zone:

Permitted Uses:

1. The following uses and no others are permitted in an I-2 zone:
2. ***(k) tool and equipment rental establishments.***

APPLICANT: The Corporation of the City of Grand Forks

PROPERTY LOCATION: All lands designated I-2 (General Industrial) Zone within the Municipality.

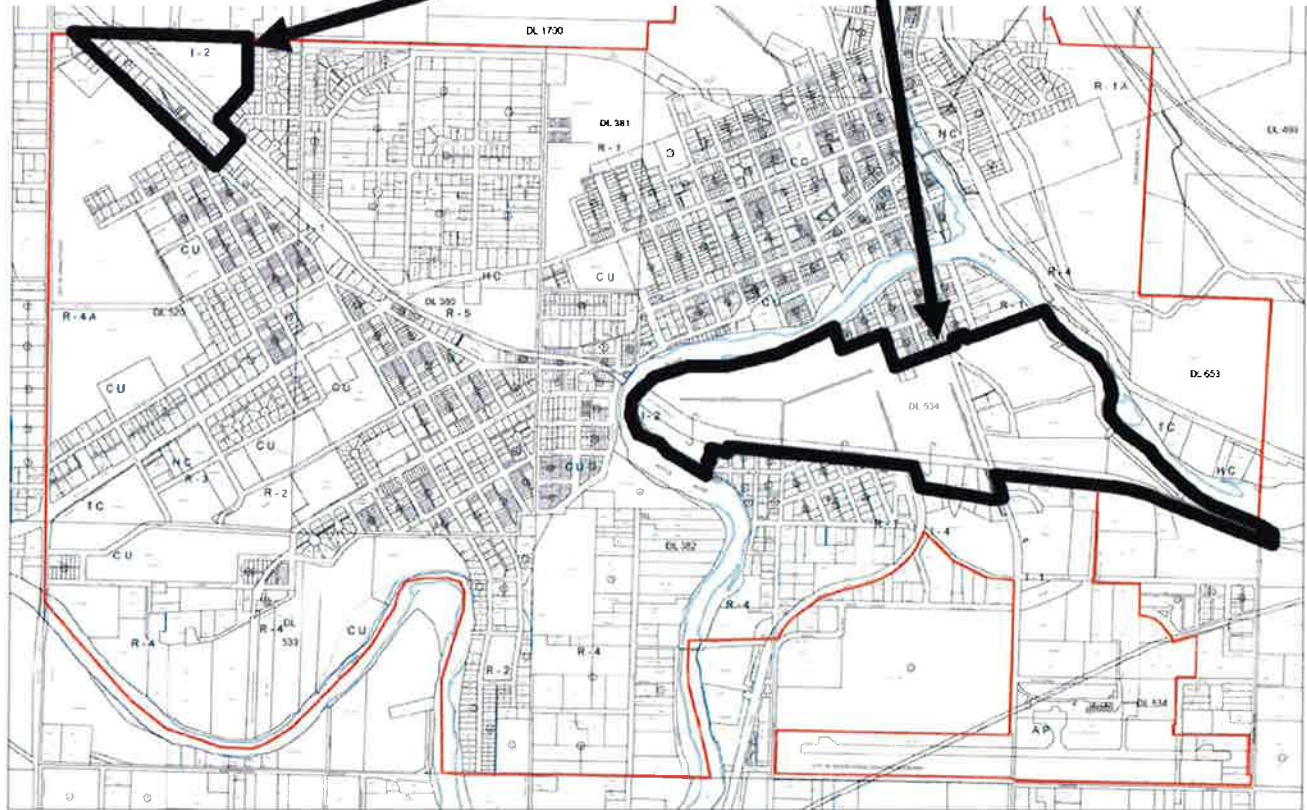
The proposed bylaw may be inspected between the hours of 9:00 a.m. and 4:00 p.m., Monday through Friday, (excluding holidays), until April 20, 2015, at City Hall, 7217 – 4th Street, Grand Forks, B.C.

Dated this 2nd day of April, 2015.

Sasha Bird, ASCT

Manager of Development & Engineering

Subject Zones



REQUEST FOR DECISION

— REGULAR MEETING —



To: Council

From: Sasha Bird, Manager of Development & Engineering

Date: May 4, 2015

Subject: To amend the current Zoning Bylaw by rezoning property located at 832 – 64th Avenue from the current R-1 (Single and Two-Family Residential) Zone to R-4 (Rural Residential) Zone.

Recommendation: **RESOLVED THAT** Council give third and final readings to the “City of Grand Forks Zoning Bylaw Amendment No. 1606-A3, 2015”.

BACKGROUND: The City is in receipt of an application to rezone property located at 832 – 64th Avenue, legally described as Lot D, District Lot 534, S.D.Y.D., Plan KAP 9707, from R-1 (Single and Two-Family Residential) to R-4 (Rural Residential). The land use designation for this property in the Sustainable Community Plan (SCP) is LR (Low Density Residential).

At the April 7th, 2015 Committee of the Whole Meeting, the Committee of the Whole recommended that Council direct staff to draft the appropriate amendment bylaw(s) and proceed with the notification to surrounding property owners, publish notice in two consecutive issues of the Gazette and hold a public hearing in accordance with the Local Government Act.

Staff prepared a draft bylaw, proceeded with notification to surrounding property owners and prepared/submitted notice for a public hearing regarding the proposed bylaw to the Grand Forks Gazette.

At the April 20th, 2015 Regular Meeting of Council, Council resolved to give first and second readings to the “City of Grand Forks Zoning Bylaw Amendment No. 1606-A3, 2015” and proceed with the statutory requirements for amending bylaws in the Local Government Act.

The public hearing notice detailing the intention of the proposed bylaw was published in the April 22nd and April 29th, 2015 editions of the Grand Forks Gazette. Copies of the draft bylaw were made available for inspection at the front desk of City Hall. The Public Hearing was held at 6:00 p.m. on May 4th, 2015 in Council Chambers. There were no comments from the public with regard to the proposed bylaw.

REQUEST FOR DECISION

— REGULAR MEETING —

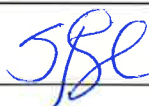
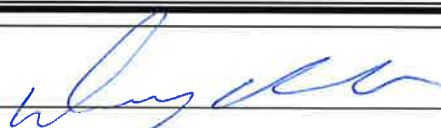


Benefits or Impacts of the Recommendation:

- General:** The request is consistent with the vision of the SCP and would allow the applicant the opportunity to use the property to its fullest potential.
- Strategic Impact:** N/A
- Financial:** There would be the cost of newspaper advertising in two consecutive issues of the newspaper and the notification to surrounding property owners. The costs to the City are covered by the application fees payable at the time of the application.
- Policy/Legislation:** Council's authority to adopt, amend and repeal bylaws comes from the Local Government Act.
- Attachments:** 1) Draft Bylaw No. 1606-A3

Recommendation: **RESOLVED THAT** Council give third and final readings to the "City of Grand Forks Zoning Bylaw Amendment No. 1606-A3, 2015".

- OPTIONS:**
- 1. COUNCIL COULD CHOOSE TO SUPPORT THE RECOMMENDATION.**
 - 2. COUNCIL COULD CHOOSE TO NOT SUPPORT THE RECOMMENDATION.**
 - 3. COUNCIL COULD CHOOSE TO REFER THE REPORT BACK TO STAFF FOR MORE INFORMATION.**

	
Department Head or CAO	Chief Administrative Officer

THE CORPORATION OF THE CITY OF GRAND FORKS

BYLAW NO. 1606-A3

**A BYLAW TO AMEND THE CITY OF GRAND FORKS
ZONING BYLAW NO. 1606, 1999**

=====

WHEREAS Council may, by bylaw, amend the provisions of the Zoning Bylaw, pursuant to the Local Government Act;

AND WHEREAS Council has received an application to rezone property located at 832 – 64th Avenue;

NOW THEREFORE Council for the Corporation of the City of Grand Forks, in an open meeting assembled, **ENACTS**, as follows:

1. That the City of Grand Forks Zoning Bylaw No. 1606, 1999 be amended to rezone the property located at 832 – 64th Avenue, legally described as Lot D, District Lot 534, S.D.Y.D., Plan KAP 9707 from the current R-1 (Single & Two Family Residential) zone, to the R-4 (Rural Residential) zone, as shown outlined in bold on the attached map identified as Schedule “A”.
2. That this Bylaw may be cited as the “**City of Grand Forks Zoning Bylaw Amendment No. 1606-A3, 2015**”.

READ A FIRST TIME this 20th day of April, 2015.

READ A SECOND TIME this 20th day of April, 2015.

PUBLIC HEARING NOTICE ADVERTISED, pursuant to the Local Government Act this 22nd day of April, 2015 and also this 29th day of April, 2015.

PUBLIC HEARING HELD this 4th day of May, 2015.

READ A THIRD TIME this 4th day of May, 2015.

FINALLY ADOPTED this 4th day of May, 2015.

Frank Konrad - Mayor

Diane Heinrich – Corporate Officer

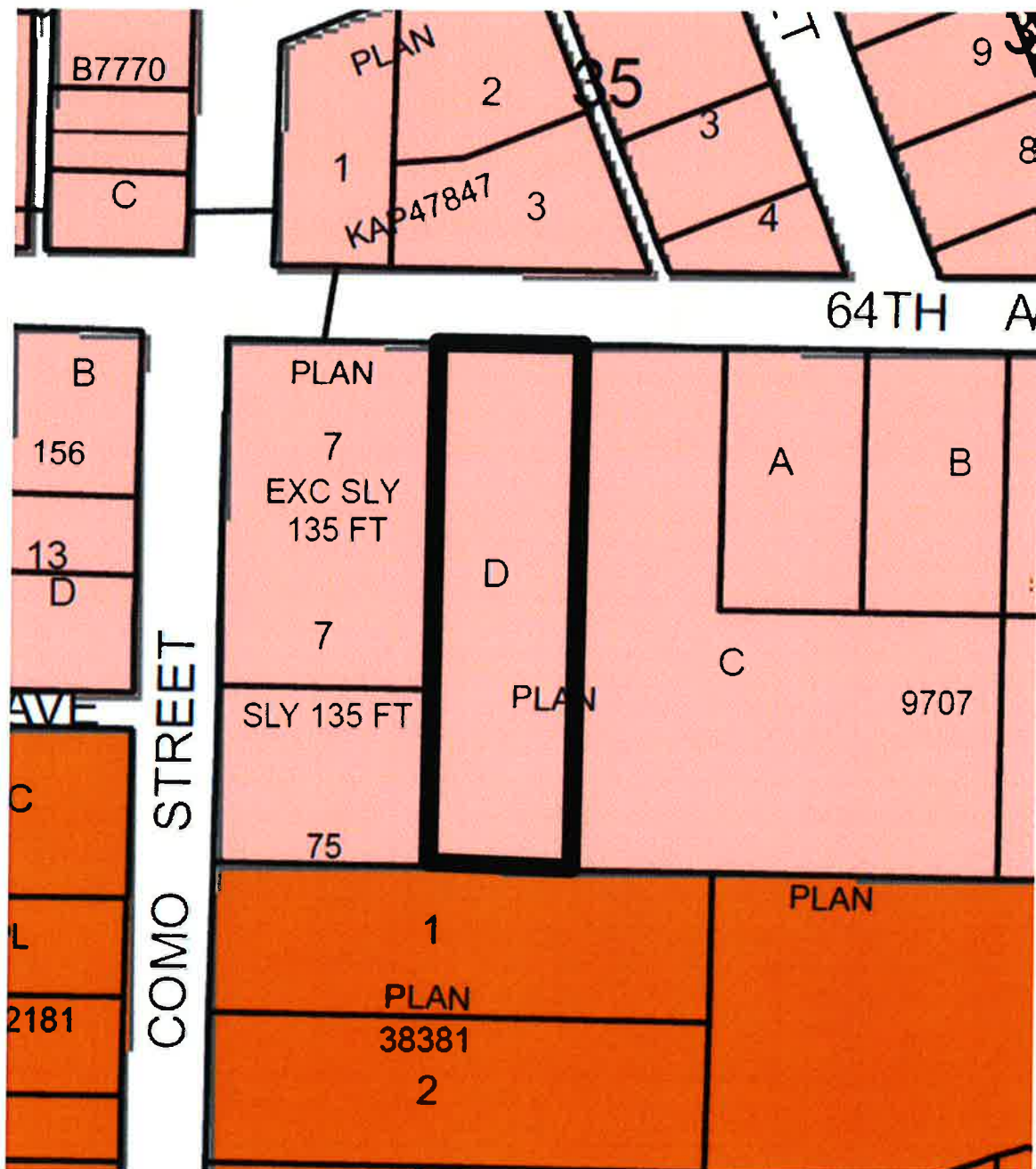
CERTIFICATE

I hereby certify the foregoing to be a true copy of Bylaw No. 1606-A3, 2015 as
passed by the Municipal Council of the City of Grand Forks
on the 4th day of May, 2015.

Corporate Officer for the
Municipal Council of the City of Grand Forks

CITY OF GRAND FORKS ZONING MAP

SCHEDULE "A"



This is Schedule "A" referred to in
Section 1 of the City of Grand
Forks Zoning Bylaw Amendment
No. 1606-A3, 2015.

May 4, 2015

Date of Adoption

Corporate Officer

THE CORPORATION OF THE CITY OF GRAND FORKS

NOTICE OF PUBLIC HEARING

WHEREAS the Local Government Act requires that a **PUBLIC HEARING** be held prior to the adoption of a Zoning Amendment Bylaw;

TAKE NOTICE THAT a Public Hearing with respect to City of Grand Forks Bylaw No. 1606-A3, cited as the "City of Grand Forks Zoning Bylaw Amendment No. 1606-A3, 2015", will be held on:

**Monday, May 4th, 2015
At 6:00 p.m.
In Council Chambers
7217 – 4th Street
Grand Forks, B.C.**

Bylaw Number 1606-A3 is intended to amend the "City of Grand Forks Zoning Bylaw 1606, 1999," by rezoning property, legally described as Lot D, District Lot 534, S.D.Y.D., Plan KAP 9707, from the current R-1 (Single & Two Family Residential) zone, to the R-4 (Rural Residential) zone, as shown outlined in bold on the attached map.

(Insert Map)

**APPLICANT(S): Ken & Karen Wagner
PROPERTY LOCATION: 832 – 64th Avenue**

The proposed bylaw may be inspected between the hours of 9:00 a.m. and 4:00 p.m., Monday through Friday, (excluding holidays), until May 1, 2015 at City Hall, 7217 – 4th Street, Grand Forks, B.C.

Dated this 16th day of April, 2015.

Sasha Bird, AScT
Manager of Development & Engineering

REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council
From: Chief Financial Officer
Date: May 4, 2015
Subject: 2015 Tax Rates Bylaw 2012
Recommendation: **RESOLVED THAT COUNCIL give final reading to 2015 Tax Rates Bylaw 2012.**

BACKGROUND:

The annual Tax Rates Bylaw sets levy rates for municipal, regional district and hospital purposes each year.

On April 7, 2015 the Committee of the Whole was presented with three different tax rate options. The Committee recommended to Council to give first three readings to Option # 2. Option #2 uses the same conversion ratios as the 2014 tax rates except for Class 2 Utilities and Class 4 Major Industry. Class 2 tax rate is set at 40.0000, the maximum allowed by the Province. Class 4 tax rate is set at the same tax rate as 2014 to provide equity among the classes and to ensure the rate is comparable to other Municipalities in our region. The resulting tax rates enable the Municipality to meet its revenue requirements.

At the April 20, 2015 Regular meeting, Council gave first three readings to Bylaw 2012.

Bylaw 2012 is now presented for final reading.

Benefits or Impacts of the Recommendation:

General: Municipal Property Taxes allow Council to undertake the services that are required to run the municipality.

Financial: Property taxation is the main source of revenue for the municipality. The proposed 2015 Tax Rates Bylaw is intended to generate \$3,047,841.

Policy/Legislation: Section 197 of the Community Charter requires that each year, after adoption of the financial plan but before May 15, a council must, by bylaw, impose property values taxes for the year by establishing tax rates.

Attachments: 2015 Tax Rates Bylaw 2012

REQUEST FOR DECISION

— REGULAR MEETING —



Recommendation: **RESOLVED THAT COUNCIL give final reading to 2015 Tax Rates Bylaw 2012.**

OPTIONS: 1. RESOLVED THAT COUNCIL RECEIVES THE STAFF REPORT
 2. RESOLVED THAT COUNCIL DOES NOT ACCEPT THE STAFF REPORT
 3. RESOLVED THAT COUNCIL REFERS THE MATTER BACK TO STAFF FOR FURTHER INFORMATION.

	
Department Head or CAO	Chief Administrative Officer

THE CORPORATION OF THE CITY OF GRAND FORKS
BYLAW NO. 2012

**A BYLAW TO IMPOSE RATES ON ALL TAXABLE LAND
AND IMPROVEMENTS FOR THE YEAR ENDED DECEMBER 31, 2015**

=====

WHEREAS the Community Charter, requires that, after adoption of the financial plan, but before May 15th in each year, Council must, by bylaw, impose property value taxes for the year by establishing tax rates;

NOW THEREFORE the Council of the Corporation of the City of Grand Forks, in open meeting assembled, **ENACTS** as follows:

1. That Bylaw No. 1997, cited as "2014 Annual Tax Rates Bylaw", be hereby repealed.
2. The following Tax Rates are hereby imposed and levied for the Year Ended December 31, 2015:
 - a) For all lawful **GENERAL PURPOSES** of the Municipality on the value of all taxable land and improvements, rates appearing in Column "A" of Schedule "A" attached hereto and forming a part of the bylaw;
 - b) For **WEST KOOTENAY BOUNDARY REGIONAL HOSPITAL PURPOSES** on the value of all taxable land and improvements, rates appearing in Column "B" of Schedule "A" attached hereto and forming a part of the bylaw;
 - c) For **KOOTENAY BOUNDARY REGIONAL HOSPITAL PURPOSES** on the value of all taxable land and improvements, rates appearing in the Column "C" of Schedule "A" attached hereto and forming a part of the bylaw;
 - d) For purposes of the **REGIONAL DISTRICT OF KOOTENAY BOUNDARY** on the value of all taxable land and improvements rates appearing in Column "D" of Schedule "A", attached hereto and forming a part hereof;
3. The minimum amount of taxation upon a parcel of real property shall be One Dollar (\$1.00).
4. Pursuant to Section 233 of the Community Charter
 - a) The due date for taxes shall be the 2nd day of July, 2015.
 - b) The Collector shall, as soon as is practicable on or after the 3rd day of July 2015, add to the unpaid taxes of the current year, in respect of each parcel of land and improvements thereon upon the real property tax roll, ten per centum of the amount unpaid as of the 2nd day of July, 2015.

5. This bylaw may be cited, for all purposes, as the “**2015 Annual Tax Rates Bylaw**”.

INTRODUCED this 7th day of April, 2015.

Read a **FIRST** time this 20th day of April, 2015.

Read a **SECOND** time this 20th day of April, 2015.

Read a **THIRD** time this 20th day of April, 2015.

FINALLY ADOPTED this 4th day of May 2015.

Mayor Frank Konrad

Corporate Officer – Diane Heinrich

C E R T I F I C A T E

I hereby certify the foregoing to be a true copy of Bylaw No. 2012 as passed by the Municipal Council of the City of Grand Forks on the 4th day of May, 2015.

Clerk of the Municipal Council of
The City of Grand Forks

Schedule "A"
City of Grand Forks
2015 Property Tax Rates Bylaw 2012

Property Class	Description	"A"	"B"	"C"	"D"
		General Municipal	West Kootenay Boundary Regional Hospital District	Kootenay Boundary Regional Hospital District	Regional District of Kootenay Boundary
		(Dollars of tax per \$1,000 taxable assessed value)			
1	Residential	4.1646	0.3030	-0.0181	2.2456
2	Utility	40.0000	1.0605	-0.0633	7.8595
4	Major Industry	43.3948	1.0302	-0.0614	7.6349
5	Light Industry	12.2023	1.0302	-0.0614	7.6349
6	Business/Other	9.9534	0.7423	-0.0443	5.5016
8	Rec/Non-Profit	3.3317	0.3030	-0.0181	2.2456
9	Farm	4.4978	0.3030	-0.0181	2.2456

REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council
From: Chief Financial Officer
Date: May 4, 2015
Subject: 2015 Waste Water Rates Amendment
Recommendation: **RESOLVED THAT COUNCIL** give final reading to Bylaw 2013 Sewer Regulations Amendment 2015.

BACKGROUND:

At the March 23, 2015 Regular Meeting, Council gave the first three readings to 2015-2019 Financial Plan Bylaw 2008. Bylaw 2008 includes a waste water rate increase in order to meet revenue requirements for the Waste Water Fund in 2015. Effective July 1, 2015 waste water rates will increase 5.48%. For residential customers, this increase equates to \$3.84 per billing, or \$23.04 per year.

The increase in waste water rates will cover the debt payments for City Park Lift Station that began in 2014, as well as allow the City to put \$10,000 into the Capital Reserve in 2015 for infrastructure replacement.

At the April 20, 2015 Regular meeting, Council gave three readings to Bylaw 2013.

Bylaw 2013 is now presented for final reading.

Benefits or Impacts of the Recommendation:

General: The proposed fee increase is included in the 2015-2019 Financial Plan.

Financial: The fee increase will enable Council to cover the costs of running the waste water system.

Policy/Legislation: In accordance with Section 194 of the Community Charter, Council may impose a fee payable in respect of all or part of a service of the municipality.

Attachments: Bylaw 2013 Sewer Regulations Amendment 2015

REQUEST FOR DECISION

— REGULAR MEETING —



Recommendation: **RESOLVED THAT COUNCIL** give final reading to Bylaw 2013
Sewer Regulations Amendment 2015.

OPTIONS: 1. **RESOLVED THAT COUNCIL RECEIVES THE STAFF REPORT**
 2. **RESOLVED THAT COUNCIL DOES NOT ACCEPT THE STAFF REPORT**
 3. **RESOLVED THAT COUNCIL REFERS THE MATTER BACK TO STAFF**
 FOR FURTHER INFORMATION.

	
Department Head or CAO	Chief Administrative Officer

THE CORPORATION OF THE CITY OF GRAND FORKS

BYLAW NO. 2013

A BYLAW TO AMEND THE CITY OF GRAND FORKS SEWER REGULATION AND RATES BYLAW NO. 1974

WHEREAS in accordance with the Community Charter, Council may, by bylaw, regulate and control the sewer service of the City of Grand Forks and amend rates, terms and conditions under which sewer service will be provided and supplied to all users and for the collection of rates for the service provided;

NOW THEREFORE the Council for the Corporation of the City of Grand Forks in open meeting assembled, **ENACTS** as follows:

1. This Bylaw may be cited for all purposes as the “**City of Grand Forks Sewer Regulations Amendment Bylaw No. 2013, 2015**”.
2. That Bylaw No. 1974, cited as “City of Grand Forks Sewer Regulation Bylaw No. 1974, 2013” be amended by deleting “Schedule A” and replacing it with a new “Schedule A”, which is identified as “Appendix 1” and attached to this bylaw.
3. That this bylaw shall come into force and effect for all consumption billed for periods ended on or after July 1, 2015.

INTRODUCED this 7th day of April, 2015.

Read a **FIRST** time this 20th day of April, 2015.

Read a **SECOND** time this 20th day of April, 2015.

Read a **THIRD** time this 20th day of April, 2015.

FINALLY ADOPTED this 4th day of May, 2015.

Mayor Frank Konrad

Corporate Officer – Diane Heinrich

CERTIFICATE

I hereby certify the foregoing to be a true and correct copy of Bylaw No. 2013,
the "City of Grand Forks Sewer Regulations Amendment Bylaw No. 2013, 2015",
as passed by the Municipal Council of the Corporation of the City of Grand Forks
on the ____ day of _____.

Corporate Officer of the Municipal Council of the
City of Grand Forks

SERVICE CHARGES

1. Charges for installation of sewer service:

- (a) **Residential:** 100 mm (4 inch) diameter

At Cost by Contractor, including any additional service costs itemized in (c), plus 15%

- (b) **Commercial, Industrial, Institutional, Multi-family:** 152 mm (6 inch) diameter

At Cost by Contractor, including any additional service costs itemized in (c), plus 15%

- (c) Additional service costs not included in (a) and (b) above:

- i) Service or main extension (100 mm to 152 mm diameter and/or where the service length is greater than 15 m);

- ii) Restoration including but not limited to: asphalt road repair, concrete curb, sidewalk (concrete), and boulevard landscaping

2. Charges for after-hours callout – evenings, weekends, statutory holidays

Private property issue	\$ 250.00	flat rate
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3. User Rates – Effective July 1, 2015

	Bi-Monthly Fixed Charge & Capital Charge	Bi-Monthly Fixed Charge & Capital Charge	Bi- Monthly Customer Charge	Sewer Rates Charge per 1/3 cubic meter Of metered water	Bi-Monthly Variable Sewer Charges for non-Metered
User Class	Per unit	Per Account (per meter)	Per Account		Per Residence
Metered multi-Family Apartment (one tax folio)	37.18		11.08	0.422	
Commercial Office Properties (water use restricted to staff washroom)		40.35	11.08	0.422	
Commercial (Class 06) Properties not listed below		63.55	11.08	0.422	
Large Industrial (Class 04) Properties		63.55	11.08	0.422	
Commercial laundry, car wash properties		63.55	11.08	0.422	
Hotels, Restaurants, Malls		63.55	11.08	0.422	
Institutions, schools, recreation facilities (arenas, pools) irrigation systems		63.55	11.08	0.422	
Buildings not connected to sewer system on lots where service is available		37.18	11.08		
Residential Properties not metered	46.41		11.08		16.45

REQUEST FOR DECISION

— REGULAR MEETING —



To: Mayor and Council
From: Chief Financial Officer
Date: May 4, 2015
Subject: 2015 Water Rates Amendment
Recommendation: **RESOLVED THAT COUNCIL** give final reading to Bylaw 2014 Water Regulation Amendment 2015.

BACKGROUND:

At the March 23, 2015 Regular Meeting, Council gave the first three readings to 2015-2019 Financial Plan Bylaw 2008. Bylaw 2008 includes a water rate increase in order to meet revenue requirements for the Water Fund in 2015. Effective July 1, 2015 water rates will increase 2.4%. For residential customers, this increase equates to \$1.65 per billing or \$9.90 per year. The increase in water rates will allow the City to put \$10,000 into the Capital Reserve in 2015 for infrastructure replacement.

At the April 20, 2015 Regular meeting, Council gave three readings to Bylaw 2014.

Bylaw 2014 is now presented for final reading.

Benefits or Impacts of the Recommendation:

General: The proposed fee increase is included in the 2015-2019 Financial Plan.
Financial: The fee increase will enable Council to cover the cost of running the water system.
Policy/Legislation: In accordance with Section 194 of the Community Charter, Council may impose a fee payable in respect of all or part of a service of the municipality.
Attachments: Bylaw 2014 Water Regulations Amendment 2015.

Recommendation: **RESOLVED THAT COUNCIL** give final reading to Bylaw 2014 Water Regulation Amendment 2015.

OPTIONS: **1. RESOLVED THAT COUNCIL RECEIVES THE STAFF REPORT**
 2. RESOLVED THAT COUNCIL DOES NOT ACCEPT THE STAFF REPORT

REQUEST FOR DECISION

— REGULAR MEETING —



3. RESOLVED THAT COUNCIL REFERS THE MATTER BACK TO STAFF FOR FURTHER INFORMATION.

 Department Head or CAO	 Chief Administrative Officer
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THE CORPORATION OF THE CITY OF GRAND FORKS

BYLAW NO. 2014

A BYLAW TO AMEND THE CITY OF GRAND FORKS WATER REGULATIONS BYLAW NO. 1973

WHEREAS in accordance with the Community Charter, Council may, by bylaw, regulate and control the water service of the City of Grand Forks and amend rates, terms and conditions under which water service will be provided and supplied to all users and for the collection of rates for the service provided;

NOW THEREFORE, the Council for the Corporation of the City of Grand Forks in open meeting assembled **ENACTS** as follows:

1. This bylaw may be cited for all purposes as the **“City of Grand Forks Water Regulations Amendment Bylaw No. 2014, 2015”**.
2. That Bylaw No. 1973, cited as “City of Grand Forks Water Regulations Bylaw No. 1973, 2014”, be amended by deleting “Schedule A” and replacing it with a new “Schedule A”, which is identified as “Appendix 1” and attached to this bylaw.
3. That Bylaw No. 1973, cited as the “City of Grand Forks Water Regulations Bylaw No. 1973, 2014”, be amended by adding Section 8.6 “Should the property owner elect to have the water service to a building turned on or off, as described in Section 8 of this bylaw, water customer charge and fixed and capital fees will continue to be charged.”
4. That Bylaw No. 1973, cited as the “City of Grand Forks Water Regulations Bylaw No. 1973, 2014”, be amended by deleting Section 10.1 and replacing it with a new 10.1 stating “Every Owner of property that receives the supply of water from the Waterworks System shall, at the sole cost of the Owner, pay for the cost of a Water Meter from the City and shall install the Water Meter on his or her property in compliance with the provisions of this bylaw. The Water Meter shall remain the property of the City of Grand Forks.”
5. That this bylaw shall come into force and effect for all consumption billed for periods ended on or after July 1, 2015.

INTRODUCED this 7th day of April, 2015.

Read a **FIRST** time this 20th day of April, 2015.

Read a **SECOND** time this 20th day of April, 2015.

Read a **THIRD** time this 20th day of April, 2015.

FINALLY ADOPTED this 4th day of May, 2015.

Mayor Frank Konrad

Corporate Officer – Diane Heinrich

CERTIFICATE

I hereby certify the foregoing to be a true and correct copy of Bylaw No. 2014,
the "City of Grand Forks Water Regulations Amendment Bylaw No. 2014, 2015",
as passed by the Municipal Council of the Corporation of the
City of Grand Forks on the ____ day of _____.

Corporate Officer of the Municipal Council of the
City of Grand Forks

SCHEDULE "A"
SERVICE CHARGES

1. Charges for installation of water service:

- (a) Residential: 19 mm diameter (3/4") & 24.5 mm diameter (1")

***NOTE: Water Meter Mandatory**

At Cost by Contractor, including any additional service costs itemized in (d), plus 15%

- (b) Commercial, Industrial & Institutional

***NOTE: Water Meter Mandatory**

At Cost by Contractor, including any additional service costs itemized in (d), plus 15%

- (c) Renewal (upgrading, including meter retrofit)

At Cost by Contractor, including any additional service costs itemized in (d), plus 15%

- d) Additional service costs not included in (a), (b), and (c) above:

i) Service or main extension (greater than 25.4 mm diameter and/or where the service line exceeds 15 m in length) – **At Cost**

ii) Restoration including but not limited to: asphalt road repair, concrete curb, sidewalk (concrete), and boulevard landscaping – **At Cost**

iii) Inspections and/or pressure testing \$150.00

2. Charges for each time the water supply is turned on/off

During normal working hours (Monday – Friday) \$ 50.00

3. Charges for after-hours callout – evenings, weekends, statutory holidays

Private property issue \$ 250.00

4. Purchase of water from City Bulk Water Facility

Rate per cubic meter or portion thereof \$4.00

5. Water Meter Installation – subject to Sections 10.2, 10.7 & 11.1

(a) Standard in-house installation

At Cost by Contractor, plus 15%

(b) In-house installation with modifications*

At Cost by Contractor, plus 15%

(c) Pit meter

At Cost by Contractor, plus 15%

*Any modifications to water meter installation that result in the requirement for a manual read of the meter will result in a reading charge.

6. Additional Charges

(a) Manual meter reading charge – per occurrence \$ 25.00

(b) Meter re-read at Customer's request – per occurrence \$ 25.00

(c) Meter testing at Customer's request – per occurrence At Cost

(d) Water meter tampering charge – per occurrence \$200.00

(e) Charge for damage due to tampering

At Cost by Contractor for installation of new water meter plus the water meter tampering charge.

7. User Rates – Effective July 1, 2015

	Per Unit Bi-monthly Fixed Charge & Capital Charge	Per Account (per meter) Bi-monthly Fixed Charge & Capital Charge	Per Account Bi-monthly Customer Charge	Per Cubic Meter	Bi-Monthly Variable Water Charges for Non-Metered, Per Residence
User Class					
Metered Multi-Family Apartment (one tax folio)	\$29.18		\$7.17	\$0.116	
Commercial Office Properties (water use restricted to staff washroom)		\$27.14	\$7.17	\$0.116	
Commercial (Class06) Properties not listed below		\$60.42	\$7.17	\$0.127	
Large Industrial (Class 04) Properties		\$60.42	\$7.17	\$0.127	
Commercial laundry, car wash Properties		\$60.42	\$7.17	\$0.127	
Hotels, Restaurants, Malls		\$60.42	\$7.17	\$0.127	
Institutions, schools, recreation facilities (arenas, pools) irrigation systems		\$60.42	\$7.17	\$0.127	
Buildings not connected to Water System on lots where service is available		\$22.02	\$7.17		
Residential Properties not metered	\$46.34		\$7.17		\$16.79