

**RURAL MUNICIPALITY OF BROKENHEAD
JUNE 9, 2020 - REGULAR MEETING 7:00 PM
MINUTES**

Members Present:	Reeve Councillor	Brad Saluk Sean Michaels Bruce Modrzejewski Luke Ingeberg Jack Kowalchuk
	CAO	Sue Sutherland, CMMA

1. Calling the meeting to Order

1.1 Resolution to call the meeting to order

176-20 MICHAELS-KOWALCHUK
BE IT RESOLVED THAT this meeting of Council is called to order, the time being 7:00 p.m.
Carried

2. Adopt Agenda/Adopt and Confirm Minutes

2.1 Resolution to adopt the agenda

177-20 INGEBERG-MODRZEJEWSKI
BE IT RESOLVED THAT the agenda is adopted as circulated with the following changes: **Addition:**
7.4 Employment Contract – Chief Administrative Officer
Carried

2.2 Resolution to adopt the minutes of May 26th, 2020 Regular Meeting

178-20 MICHAELS-KOWALCHUK
WHEREAS copies of the minutes of the Regular meeting of May 26th, 2020 have been circulated to each member of Council, and;
THEREFORE BE IT RESOLVED THAT Council waive the reading of these minutes and said minutes be adopted, as circulated.
Carried

2.3 Resolution to adopt the minutes of May 26th, 2020 Committee of the Whole Meeting

179-20 INGBERG-KOWALCHUK

WHEREAS copies of the minutes of the Committee of the Whole Meeting of May 26th, 2020 have been circulated to each member of Council, and;

THEREFORE BE IT RESOLVED THAT Council waive the reading of these minutes and said minutes be adopted, as circulated.

Carried

3. Delegations and Public Hearings

3.1 Herbert Kowalke – Unsightly Property

Mr. Kowalke complained about the property located at 5 Hyde Drive and the unsightly nature of the property. Concerns of weeds on the property, a sea-can that was place with an approved permit and debris that was in the yard.

Administration provided information on the permit and the conditions attached. Council directed Administration to look into the matter and address the issue and communicate back to the complainant.

3.2 Reg Black, Kris Penner and Gary Boriskewich – Development of Rural Residential Lots

Mr. Black was the spokesman for the group which came to discuss the need for Rural Residential lots being 2 acres in size. Mr. Black shared statistics with Council on the current purchase of these sizes of lots. Out of 277 land sales 136 of them were 2 acre lot sizes or more. At the current time there seems to be a market for this size of property in our area. Mr. Black believes that developing more of these sizes of lots which would be of great economic benefit to the area. As more people are working from home, people are looking for a rural property to enjoy and work from. He would be willing to work with Council to find a solution to this issue and would like Council to make a collective decision to supporting the development of these sizes of lots. He asked that Council should make a decision and provide him with the information.

Administration shared information on the proposed changes to the by-law which does expand some of the rural residential areas keeping in mind that urban sprawl will not be looked at favorably by the Province.

A further discussion ensued with Council, of some of the lands that could have the potential for development. Council expressed that the Province has issues with removing prime agricultural land from production and in most cases that is the reason these developments get turned down.

Council thanked them for attending and sharing their concerns.

4. Financial Reports/Payment of Accounts

4.1 Approval of Accounts to June 9th, 2020

180-20 KOWALCHUK-INGEBERG

WHEREAS the Finance Committee has reviewed and approved payment of accounts listed in the invoice registers to June 9th, 2020, and;

THEREFORE BE IT RESOLVED THAT the following be approved for payment:

<u>Payroll</u>	Cheques #20200624-20200639	\$ 21,087.98
<u>Accounts for Payment</u>		
Fire	Cheques #20200670-20200672	\$ 604.47
General	Cheques #20200640-20200669	\$ 134,872.93
<u>May Bank Statement</u>	LUD Mower Loan	\$ 98.38
	Western Financial Group	\$ 1,467.24
	Manitoba Hydro	<u>\$ 7,350.03</u>
	TOTAL:	<u>\$ 165,481.03</u>

Carried

4.2 Council Indemnities – May 2020

181-20 MICHAELS-MODRZEJEWSKI

BE IT RESOLVED THAT the Council of the Rural Municipality of Brokenhead accepts the May 2020 Council Indemnity Sheets as presented;
AND FURTHER THAT Council authorizes payment of the May 2020 council indemnities.

Carried

5. By-Laws

5.1 By-Law No. 2216-20 –Local Urban District of Tyndall-Garson
Utility Rates – 1st Reading

182-20 INGBERG-MODRZEJEWSKI

BE IT RESOLVED THAT Council gives first reading to By-Law No. 2216-20, being a By-Law of the Rural Municipality of Brokenhead to establish water and wastewater rates for the Local Urban District of Tyndall-Garson utility.

Carried

6. Unfinished Business

Nil

7. New Business

- 7.1 Application for Approval of Subdivision File No. 4110-20-7506 – Parcel B, Plan 25340 in SE ¼ Section 10-13-6EPM

183-20 KOWALCHUK-MICHAELS

WHEREAS 7366311 Manitoba Ltd. has completed an Application for Approval of Subdivision for Parcel B, Plan 25340 in SE ¼ Section 10-13-6EPM referred to as File No. 4110-20-7506 by Community and Regional Planning Branch;

AND WHEREAS the proposed subdivision generally meets the evaluation criteria pursuant to the Manitoba Subdivision Regulation 137/2006;

THEREFORE BE IT RESOLVED THAT the Council of the Rural Municipality of Brokenhead is in agreement to approve this application with the following conditions:

1. That a Development Agreement is entered into to address concerns relating to the buffering of land uses (through landscaping) and the safe and efficient access to the proposed lots, if required.
2. That the applicant/owner pays fees in accordance with By-Law No. 2182-16 “Capital Development Fee” in the amount of \$5,600.00 per new lot created.
3. That all property taxes are paid and kept current.

Carried

- 7.2 Lease of Pt. NW ¼ Section 11-13-6EPM

184-20 MODRZEJEWSKI-INGEBERG

WHEREAS the property described as Pt. NW ¼ Section 11-13-6EPM, also known as the former municipal lagoon, can be leased for cropping, and;

WHEREAS according to the Municipality Land Lease Policy, Council by resolution should set a reserve price for the leased land, and;

THEREFORE BE IT RESOLVED THAT the Council of the Rural Municipality of Brokenhead sets a reserve price of \$500.00 for the 18.4 acre property.

Carried

- 7.3 Correction of Pay Rate

185-20 INGERBERG-MICHAELS

WHEREAS William Kazina was hired seasonally as a Tractor Mower Operator in 2018, and;

WHEREAS the job he has performed has been truck driving to haul gravel, and;

THEREFORE BE IT RESOLVED THAT the Council of the Rural Municipality of Brokenhead is in agreement to correct the pay rate of William

Kazina from Tractor Mower Operator to Seasonal Truck Driver retroactive to the 2020 season start.

Carried

7.4 Employment Contract – Chief Administrative Officer

186-20 INGBERG-KOWALCHUK

WHEREAS the employment contract for the Chief Administrative Officer ended July 20th, 2019, and;

WHEREAS a new contract has been drafted and approved by both parties for a term of 4 years, and;

WHEREAS the Chief Administrative Officer has 157.08 hours of holidays from previous years, and;

THEREFORE BE IT RESOLVED THAT the holiday hours will be paid out at the previous hourly rate, and;

FURTHER BE IT RESOLVED THAT Council executes the agreement with Susan Sutherland with retroactive pay back to July 21st, 2019.

Carried

8. Correspondence/Reports

8.1 Manitoba Sustainable Development – Regional Drinking Water Officer Change

187-20 MICHAELS-MODRZEJEWSKI

BE IT RESOLVED THAT the Council of the Rural Municipality of Brokenhead accepts all Minutes, Miscellaneous Correspondence and Reports as presented.

Carried

9. In Camera

Nil

10. Adjournment

10.1 Resolution to adjourn the meeting and schedule the next meeting

188-20 MICHAELS-KOWALCHUK

BE IT RESOLVED THAT this regular meeting of Council does now adjourn the time being 8:30 p.m., to meet again on June 23rd, 2020 at 7:00 p.m.

Carried

Brad Saluk

Reeve

Sue Sutherland

Chief Administrative Officer