
This regular Council meeting of Town Council was called to order by Mayor Lagace
at 6:34 p.m. in the Council Chambers in the Town of Sexsmith.

Mayor
Deputy Mayor
Councillor
Councillor
Councillor
Councillor
Councillor

CAO
Admin. Ass't.

Harley Jantz, Brenda Moore, Barb Buck

Moved by Councillor Skjaveland that Council approve the agenda for this meeting with the following additions:

BUSINESS ARISING

7.	Heritage Board
8.	Sidewalks

CARRIED UNANIMOUSLY

Ms. Moore was introduced to Council and she gave a brief overview for Brian Molendyk. Mr. Molendyk asked her to put together a grant applications. He is in Calgary and couldn't attend this Council meeting.

Ms. Moore went over Heritage Point pamphlet information. Mr. Molendyk has been working with Murray Zinterer, a local fellow with lots of experience with multi housing. 7 units would be barrier free on first level. The building would have an elevator, community rooms, and be green as much as possible to be efficient as possible. It could be considered as a base of 22 units. It will be about 3 – 3.5 million dollar project. July deadline for this grant application, so it is important to get some backing nailed down. Plan to ask for less than 65%. In return, the province wants a 20-year commitment that it will remain as affordable seniors' housing. 20 of 22 units will be classified as affordable. If sold in ten years some money would have to be paid back to the government on a prorated basis. The piece of property behind the medical clinic is very attractive and the clinic doctors have said these residents would be treated first. We need a commitment from the Town for that land and to know what are the conditions? Zoning has to be in place or well on its way to being in place. We are looking for a letter regarding the land and the zoning.

Councillor Sakundiak: 2 acres or 2.4 acres?

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Ms. Moore: 2 acres. We asked for a number of letters from the City, the County, the Chamber of Commerce, etc. The County would be happy to give a letter if there is a letter from the Town first.

Councillor Siggelkow: Why 22 and not 24?

Ms. Moore: According to the grant applications, they want a blend of market and affordable units. We will probably appoint 2 units to be for homeless or at risk of becoming homeless.

Councillor Siggelkow: Why not use the grant specialist we pay?

Ms. Moore: Would love to work with her but maybe he didn't use her due to the quick turnaround on the application deadline. He's not looking at anything right now but I cannot speak for him.

Councillor Jickling: Are you looking for the land for free or \$300 / acre?

Ms. Moore: I can't speak for him but if the land were free, it would send a strong message to the government.

Councillor Siggelkow: He's in it to make money?

Ms. Moore: According to the grant, he is not allowed to make more than 10% over his cost. If he makes more, he has to lower rent. He will have to go to the banks for some funding, and they like 20% margins, so that will be interesting. Rents must be 10% less than market rent.

Councillor Siggelkow: This would be a business that would be eligible for the tax incentive. If we give you the land, would you also want the tax incentive?

Mayor Lagace: If more than 10% profit he would have to lower rent or send it back to government.

Ms. Moore: We are planning to have a caregiver / nanny to help the residents, but the project is for independent seniors. It may help seniors stay on their own longer.

CAO: Mr. Molendyk spoke about keeping it 1920's 30's theme.

Ms. Moore: Yes. You might put that in the letter.

Councillor Siggelkow: You may want to switch the parking around for noise consideration?

Mayor Lagace: It will be a sound proof building.

Thanks around and Ms. Moore left Council Chambers.

**PUBLIC
SESSION**

Harley Jantz stepped forward. He wanted to discuss the senior's housing. Originally, the provincial government had an acre of land set aside for seniors' development. During the slash and burn policies of the previous government, we lost that land. It was sold. I expected to be living in a condo by this stage of my life. I am speaking of the land by the current seniors' home. I drove by and a for sale sign was on the land. The Member of Parliament said the land could not be sold but it was sold on his watch without his knowledge. This man promised that they would reimburse the Town for the amount they sold that land for.

Mayor Lagace: We can't find that chap but we will try to follow up on it.

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Mr. Jantz: We tried to deal with the purchaser (paid \$18,000) to buy it back but it was up to \$80,000. At that time we were on the 3-year plan with the foundation.

Councillor Skjaveland: You think we could get that money back?

Mayor Lagace: We could use it for a bargaining chip.

Thanks around.

**ADOPTION
OF MINUTES**

RESOLUTION NO. 212-06-11

Councillor Jickling moved that Council accept the Regular Council Meeting minutes of June 6, 2011, as presented.

CARRIED UNANIMOUSLY

**BUSINESS
ARISING**

**Bylaw 894, the
Bylaw Designating
Senior Residence**

RESOLUTION NO. 213-06-11

Moved by Councillor Barnfield that Council give Bylaw 894, land use amendment to Bylaw 755, rezoning of land for the Bylaw Designating Senior Residence, first reading.

CARRIED UNANIMOUSLY

**Decision on Land
for Seniors’
Housing**

RESOLUTION NO. 214-06-11

Moved by Councillor Sakundiak that Council sell the approximately two acres of the land behind the Medical Clinic for \$1 to Mr. Molendyk and this land be used as the municipal contribution in Mr. Molendyk’s grant application for seniors’ housing. The land will revert to the Town if it is not used for seniors’ housing.

CARRIED UNANIMOUSLY

RESOLUTION NO. 215-06-11

Moved by Councillor Sakundiak that Council give a tax advantage of 10% under a special tax class, if possible, for ten years to the seniors’ housing and this information may also be used part of municipal contribution for Mr. Molendyk’s grant application for seniors’ housing.

CARRIED UNANIMOUSLY

**Rubber coating
for Spray Park**

For information only.

**Prices for 103
Street Road**

RESOLUTION NO. 216-06-11

Moved by Councillor Barnfield that Council send this design for the 103 Street road back and have the design examined for options especially regarding the storm sewer at its present location. Information to be taken to Infrastructure Committee, as the building season is getting shorter.

CARRIED UNANIMOUSLY

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RESOLUTION NO. 217-06-11

Moved by Councillor Sakundiak that Council rescind the motion (Resolution 199-06-11) tendering out the 103 Street Road.

CARRIED UNANIMOUSLY

RESOLUTION NO. 218-06-11

Moved by Councillor Skjaveland that Council put a gravel base road along proposed 103 Street Road and a gravel path for the walking trail.

RESOLUTION NO. 219-06-11

Moved by Councillor Skjaveland rescinded the above motion.

CARRIED UNANIMOUSLY

RESOLUTION NO. 220-06-11

Moved by Councillor Barnfield that Council get the costs for servicing a 46-unit apartment building and the cost for the storm water drainage to go down to 95 Avenue.

CARRIED UNANIMOUSLY

Mayor declared a 5 – minute break at 8:15 p.m.

Councillor Barnfield left Council Chambers due to conflict of interest, due to his employment with Beairsto Lehnern and Ketchum.

ASP

RESOLUTION NO. 221-06-11

Moved by Councillor Siggelkow that Council enter into an agreement with ISL for the development of Sexsmith’s new area structure plan.

CARRIED UNANIMOUSLY

Councillor Barnfield returned to Council Chambers.

**Adoption of
SOP’s for Sexsmith
Fire Department**

RESOLUTION NO. 222-06-11

Moved by Councillor Siggelkow that Council approve the Sexsmith Fire Department’s Standard Operating Procedures as presented.

CARRIED UNANIMOUSLY

Heritage Board

RESOLUTION NO. 223-06-11

Moved by Councillor Sakundiak that Council appoint Councillor Skjaveland to the Heritage Board.

CARRIED UNANIMOUSLY

Sidewalks

RESOLUTION NO. 224-06-11

Moved by Councillor Skjaveland that Council absorb the cost of putting a wheel chair accessible sidewalk to the heritage Anglican Church as a contribution to the Museum Society.

CARRIED UNANIMOUSLY

**TOWN OF SEXSMITH
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Elevators For information only.

**NEW
BUSINESS**

**Recreation –
Councillor
Siggelkow** For information only.

**INFORMATION
ITEMS**

**ROUND
TABLE**

Jickling	Was our weed sprayer in town?	CAO will check on this.
Cooke	COW bus was in Town and donated some books to the Shannon Library.	Information only.
Skjaveland	Museum Society is going to build a 18’ x 40 ‘building on the cement pad where the lumberyard burned down.	Information only. Barnfield: Are services there for washrooms? CAO: The services are at the back of the property. Mayor: Costs for the Museum Society should be itemized and Council can decide if there will be a charge back.

Mayor Lagace declared a 5-minute break at 9:40 p.m.

Sakundiak	<p>Meeting tonight for Saddle Hills Awareness – Dale Delaney asked him to make Council aware that there is a battery by Morningview Golf Course – and they are diverting traffic. The Town owns part of that road, so they wanted the Town to know oil trucks (dangerous goods and heavy loads) will be travelling on the road.</p> <p>Road by tennis court to the school was 30 km/h during school hours. Now it is 30 km/h from dawn to dusk. The school is gone, playground is set back. Is there anything we can do about making it only during</p>	<p>CAO: We need to have the oil company put up a bond to cover expenses. We need to know what the company name is. Councillor Sakundiak will direct them to the CAO.</p> <p>Mayor: Playground equipment will be gone, except for wooden structures. There are kids that use it for a bus pick up place.</p> <p>Barnfield: There are bus</p>
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	school hours?	picked up spots up all over Town. CAO: Constables want to know as well. We have to find out from the school what are they doing with the left over wooden playground equipment. A decision will be made when the playground equipment is all gone.
Siggelkow	104 Street road is very bad. Can Public Works have a look at that road?	CAO will have the Public Works Superintendent look at it and take to Infrastructure Committee.
Lagace	Going to Edmonton next week to talk to Deputy Ministers about seniors' housing.	Information only.
CAO	<p>New business in Town, Polar Star Canadian Oil & Gas Inc.</p> <p>Community Centre meeting on Thursday night.</p> <p>Yesterday, met with City re: work together on many things – permits, planning, FCSS, etc.</p>	<p>Information only.</p> <p>Information only.</p> <p>Information only.</p>

**CLOSED
TO THE
PUBLIC**

RESOLUTION NO. 225-06-11

Moved by Councillor Jickling that Council go ‘in camera’ at 10:10 p.m.

CARRIED UNANIMOUSLY

**MEETING
OPEN TO
THE PUBLIC**

RESOLUTION NO. 226-06-11

Moved by Councillor Cooke that Council return to the open meeting at 11:40 p.m.

CARRIED UNANIMOUSLY

Councillor Cooke left the meeting due to a conflict of interest because her husband is the County Fire Chief.

**CLOSED
TO THE
PUBLIC**

RESOLUTION NO. 227-06-11

Moved by Councillor Barnfield that Council go ‘in camera’ at 11:45 p.m.

CARRIED UNANIMOUSLY

**MEETING
OPEN TO
THE PUBLIC**

RESOLUTION NO. 228-06-11

Moved by Councillor Barnfield that Council return to the open meeting at 11:55 p.m.

CARRIED UNANIMOUSLY

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ADJOURNMENT RESOLUTION NO. 229-06-11

Councillor Barnfield moved to adjourn the meeting at 11:56 p.m.

CARRIED UNANIMOUSLY

C. Lagace, Mayor

Carolyn Gaunt, Town Administrator