

182
May 3/76

MINUTES of a regular meeting of the
City Council held on Monday, May 3rd, 1976,
at 4:30 P.M.

PRESENT: Deputy Mayor D. M. LeBaron

ALDERMEN J. C. Barnes, W. R. Cousins,
V. Ferguson, W. L. Kergan and R. D. Tarleck

City Clerk J. Gerla, City Manager

A. W. W. Findlay, City Manager Designate

R. C. Holfeld

Engineering Director S. H. Hamilton,

Utility Director O. P. Erdos, Community Services

Director R. M. Bartlett, Economic Development

Director D. S. O'Connell

Systems Analyst R. A. Varley

COMMUNICATIONS:

DELEGATIONS:

1. Mrs. Joanne Alford and/or
Mr. Doug Scotney in connection
with subdivision of Lots 11 and
12, Block 5, Plan 1384-L.K. (20th
Avenue South between 35th and
37th Streets)
2. Representatives of Krahn Homes
in connection with proposed
annexation north of the city
limits.

REPORTS:

City Clerk's report of unfinished
business to April 29th, 1976.

A.U.M.A. Bulletin for March/April
1976.

BY-LAWS:

FOR FIRST READING:

By-Law No. 3345 to amend the Zoning
By-Law by adding a new Section (5)
in Schedule Two.

FIRST, SECOND AND THIRD READINGS:

By-Law No. 3343 to provide for
appointment of a City Manager.

By-Law No. 3344 to amend the
Landlord and Tenant Advisory Board
By-Law.

. . .cont'd. . .

BY-LAWS (Continued)

FIRST, SECOND AND THIRD READINGS:

By-Law No. 3346 to fix rate of taxation for 1976.

By-Law No. 3347 to authorize certain grants for 1976.

FOR SECOND AND THIRD READINGS:

By-Law No. 3334 to authorize issuance of debentures for \$45,500.00 for street paving.

OFFICIAL BUSINESS:

Resolution by Alderman Cousins re silent filming of Council meetings.

Resolution by Alderman Tarleck re neighborhood planning process.

To consider filling vacancy on Community Services Advisory Committee.

To prescribe procedure for a Public Hearing in connection with amendment to Zoning By-Law.

Approving and adopting resolutions for replotting part Lot 1, Block 15, and 36th Street North, Plan 993-L.K. and all Lot 1, Block 14, Plan 993-L.K. and part of Section 9-9-21-W4th. (Churchill Industrial Park.)

To appoint Acting Mayor for May, June and July.

LAID-ON-TABLE:

1. Recommendation of Budget Committee re bus fares. (TABLED March 22 pending Transportation Study.)
2. Letter, Orval Kobe, undated, re licensing of his business. (TABLED April 19 for his appearance.)
3. By-Law No. 3342 to provide for electric rates. (TABLED April 19.)

W. L. KERGAN:

THAT the minutes of the regular meeting of City Council held on Monday, April 19, 1976, be approved and the Mayor and City Clerk be authorized to sign the same.

----- Carried.

. . .cont'd. . .

W. L. KERGAN:

THAT the communications as presented by the City Clerk be laid on the table for further consideration.

----- Carried.

DELEGATIONS:

Mrs. Joanne Alford and/or Mr. Doug Scotney in connection with subdivision of Lots 11 and 12, Block 5, Plan 1384-L.K.

635-A
655-P
700-A

Mrs. Joanne Alford advised that she was the spokesman for a number of residents in this area who wish to lend their support to the Municipal Planning Commission recommendation that the city purchase this property and re-sell it for single family development. She explained that the residents in the area purchased homes on the understanding that the property in question would be developed with single family homes.

Alderman Tarleck explained that the original plan of the area proposed a multi-family development on the property which the owner, being Mr. Henry Krahn, was aware of and planned accordingly. Alderman Tarleck advised that sometime after the designation was changed by the city to single family development without Mr. Krahn's knowledge.

It was generally agreed that the city made an error and that the responsibility to rectify the situation lies with the city.

Representatives of Krahn Homes Ltd. in connection with proposed annexation north of the city limits.

505-A
655-G

Mr. Ross Wilde of the law firm of Huckvale, Wilde & Krushel was present and proceeded to explain that his client is seeking Council's consideration to annexing Sections 17 and 18 in North Lethbridge and that this annexation is required to provide a need for an alternate area for residential development rather than solely in West Lethbridge. He explained that they were not in opposition to West Lethbridge development and that people should have a choice as to where they want to live and there should be alternatives in all sections of the city. He claimed that if annexation was approved right away it would be three to five years before development could commence any way and if it is delayed until West Lethbridge reaches a population of 10 to 15 thousand as recommended by the city, it will create a serious shortage of lots, aggravate a housing shortage and will virtually end growth for the city. He advised that his client canvassed the people in the two sections who indicated approval to annexation and that his client would be prepared to canvas the people living in Hardieville to get their feelings.

. . .cont'd. . .

DELEGATIONS (Continued)

He went on to suggest that with the expansion of the Industrial Park and people working there and requiring to live in West Lethbridge that it could create traffic problems. Mr. Wilde explained that Engineers have indicated that the area can be serviced with some reserve in the present trunk capacity and that the developers are aware that additional costs for trunk extensions cannot be all borne by the city. He advised that the developers are prepared to work with the city on the details of annexation and servicing and that he is making a plea on behalf of his client to "leave the door" open to annexation.

505-A
655-G
cont'd

Alderman Tarleck explained that the Planners and the Board of Administration - Land Development have advised the city that if annexation is not delayed it could jeopardize the city's investment in West Lethbridge. He also advised that the policy statement requires an annual review of all the recommendations.

Alderman Ferguson suggested a future meeting with developers and the administration to enter into detailed discussions.

Alderman Kergan opined that there should be choice for the people and there is that provision at the present time to some degree.

When Deputy Mayor LeBaron asked if the developers are prepared to accept some of the costs of extending trunk lines, Mr. Wilde replied that it is not the intention of the developers for the city to pay all costs.

COMMUNICATIONS:

From W. A. Tymchuk, Director,
Alberta Division, The
Canadian National Institute
for the Blind, April 12, re
grant.

W. L. KERGAN:

THAT letter from W. A. Tymchuk,
Director, Alberta Division, The Canadian
National Institute for the Blind, dated
April 12, applying for a grant, be filed.

580-B

----- Carried.

From Mr. & Mrs. R. J. Atwood,
April 13, re advertising on
bus stop benches.

R. D. TARLECK:

THAT letter from Mr. & Mrs. R. J.
Atwood dated April 13, expressing dismay
to the gaudy advertising on the bus stop
benches throughout the city, be filed AND
FURTHER THAT Mr. & Mrs. Atwood be advised of
the contract the city has with the firm
responsible for placing of these benches.

700-B
705-C

----- Carried.

COMMUNICATIONS (Continued)

From W. A. Keith, City Clerk,
City of Medicine Hat,
April 22, re Regional Recrea-
tion Centre.

W. L. KERGAN:

THAT letter from W. A. Keith,
City Clerk, City of Medicine Hat, dated
April 22, indicating an application to the
Minister of Recreation, Parks & Wildlife
to designate Medicine Hat as a Regional
Recreation Centre and advising of his Council's
endorsement and support for like requests of
the City of Lethbridge, Red Deer and Grande
Prairie, be filed.

555-D
600-A

----- Carried.

From L. F. Heinrich, April 26,
re resignation from Community
Services Advisory Committee.

W. L. KERGAN:

THAT letter from L. F. Heinrich
dated April 26, giving notice of his decision
to resign as a member of the Community Services
Advisory Committee, be filed AND FURTHER THAT
Mr. Heinrich's resignation be accepted with
regret and that he be thanked for his services
while a member of the Committee.

540-A
555-H

----- Carried.

From Richard C. Mells, President,
Civic Administration
Association, April 26, re
award of 7% pay increase.

R. D. TARLECK:

THAT letter from Richard C. Mells,
President, Civic Administration Association,
dated April 26, advising that the Association
does not approve of the 7% pay increase for
1976 or of the method by which it was awarded,
be filed AND FURTHER THAT Mr. Mells be advised
that the award will be reviewed in light of
the final settlements with other City employees.

685-A

FOR: W. R. Cousins
W. L. Kergan
R. D. Tarleck

----- Lost.

R. D. TARLECK:

THAT letter from Richard C. Mells,
President, Civic Administration Association,
dated April 26, advising that the Association
does not approve of the 7% pay increase for
1976 or of the method by which it was awarded,
be filed.

685-A

OPPOSED: W. L. Kergan

----- Carried.

...cont'd. . .

COMMUNICATIONS (Continued)

From Mrs. J. Alford, April 27, re
subdivision of Lots 11 and
12, Block 5, Plan 1384-L.K.

J. C. BARNES:

THAT letter from Mrs. J. Alford,
dated April 27, requesting permission to have
representation at the Council meeting to
speak in support of the Municipal Planning
Commission proposal for the City to purchase
Lots 11 and 12, Block 5, Plan 1384-L.K. and
to have this land subdivided into single
family lots, be filed AND FURTHER following
such representation THAT Mrs. Alford be thanked
for her interest.

635-A
655-P
700-A

----- Carried.

From Art Sanford, President,
Westminster Neighborhood
Association, April 28, re
program progress report.

W. R. COUSINS:

THAT letter from Art Sanford,
President, Westminster Neighborhood Association,
dated April 28, giving a progress report on
the Neighborhood Improvement Program and
the involvement of the Association, be filed
AND FURTHER THAT the Association be thanked
for keeping Council informed on the program.

640-E
655-G

----- Carried.

From B. H. Reimer, General Manager,
Krahn Homes, April 28, re
proposed annexation north of
city limits.

R. D. TARLECK:

THAT letter from B. H. Reimer,
General Manager, Krahn Homes Ltd., dated
April 28, requesting a meeting with City
Council to discuss a proposed annexation
north of the city limits, be filed AND
FURTHER THAT the City Council of Lethbridge
through its administration invites all
interested contractors and developers to
meet with City Council on Monday, May 10th
at 7:00 P.M. in Council Chambers for the
purpose of discussing the policy as adopted
by Council for the future growth of the City
in order that the said contractors and
developers may be appraised of the reasons
for the said policy AND FURTHER THAT they
can present their views regarding said policy.

505-A
655-G

----- Carried.

. . .cont'd. . .

COMMUNICATIONS (Continued)

From Secretary, Community Services
Advisory Committee, April
23, re achievement awards
program.

V. FERGUSON:

THAT letter from the Secretary,
Community Services Advisory Committee, dated
April 23, recommending that for the present
time the Community Services Committee would
prefer Council to continue their awards as
has been done in the past, be filed AND
FURTHER THAT an annual achievement night be
held by the City of Lethbridge to honor
individuals or teams which have brought honor
to the city by winning a Provincial, National
or International award in the field of sport,
and all creative and performing arts; AND
FURTHER THAT the Community Services Directorate
Committee be requested to draft a format for
the above for approval of Council; AND FURTHER
THAT all members of City Boards and Commissions
appointed by the City of Lethbridge Council be
honored at an annual dinner commencing 1976
and including all those whose appointments
terminate in 1976; AND FURTHER THAT arrangements
for said dinner be designated as a responsibility
of the City Clerk.

555-D
660-A

----- Carried.

From City Manager, April 22, re
1976 waterworks expansion at
water treatment plant.

W. L. KERGAN:

THAT letter from the City Manager
dated April 22, advising that only one tender
was received for the heating system for the
water treatment plant and this being from
Whittick Mechanical Contractors in the total
amount of \$139,760.00 and with the consulting
fees added will bring the total cost in excess
of the current allocation by approximately
\$51,000.00 and recommending that this tender
be accepted and the additional funds be
financed from the Reserve Waterworks Assistance
in the amount of \$21,344.85 and from the Water
Surplus in the amount of \$29,655.15, be filed
AND FURTHER THAT the recommendation of the
City Manager be approved.

580-A
695-A
705-B

OPPOSED: V. Ferguson

----- Carried.

From Secretary, Municipal Planning
Commission, April 23, re Lots
11 and 12, Block 5, Plan
1384-L.K.

W. L. KERGAN:

THAT letter from the Secretary,
Municipal Planning Commission dated April 23,
recommending that the Property Administrator

635-A
655-P

...cont'd. . .

COMMUNICATIONS (Continued)

W. L. KERGAN - CONTINUED

attempt to negotiate with Henry Krahn for the purchase of Lots 11 and 12, Block 5, Plan 1384-L.K., be filed AND FURTHER THAT negotiations be undertaken by the Property Administrator will all land owners involved in the described property.

635-A
655-P
cont'd

----- Carried.

From City Manager, April 26, re Fritz Sick pool renovations.

W. L. KERGAN:

THAT letter from the City Manager dated April 26, requesting authority to finance an overexpenditure in the replacement of the filter system at the Fritz Sick Pool in the amount of \$18,000.00 from the Ventura Playground 1976 appropriation and to award the tender to Aqua Pool Equipment Ltd., be filed AND FURTHER THAT the recommendation of the City Manager be approved.

555-C
580-A
695-A

OPPOSED: V. Ferguson
R. D. Tarleck

----- Carried.

From City Manager Designate, April 26, re sewage treatment system - Stage II study.

J. C. BARNES:

THAT letter from the City Manager Designate dated April 26, requesting approval of the Agreement with Reid Crowther & Partners Ltd., for engineering services for the Sewage Treatment System, Stage II Study and to allocate the city's share of the study cost from the Sewage Surcharge Reserve, be filed AND FURTHER THAT the Agreement be approved and the Mayor and City Clerk be authorized to execute the same and the allocation of cost be approved as recommended.

665-C

----- Carried.

From Property Administrator, April 26, re Stage IX - West Lethbridge.

W. R. COUSINS:

THAT letter from the Property Administrator dated April 26, submitting for information a conceptual plan of Stage IX West Lethbridge and a list of street names as designated by the Street Naming Committee, be filed AND FURTHER THAT this be referred back to the Street Naming Committee along with the Oldman River Regional Planning Commission's recommendation.

655-G

----- Carried.

. . .cont'd. . .

COMMUNICATIONS (Continued)

V. FERGUSON:

BE IT RESOLVED THAT the appropriate committee or commission be requested to consider the feasibility of designating areas geographically, i.e., Northeast, Northwest, Southeast, Southwest, Westside, etc., in order to clarify direction of areas since the complete grid system has been discarded.

645-A
655-G

----- Carried.

From Engineering Director, April 27, re parking in area of 4th Street South between 5th and 6th Avenues South.

W. R. COUSINS:

THAT letter from the Engineering Director dated April 27, reporting on a proposal for parking in the area of 4th Street South between 5th and 6th Avenues and recommending the following be done:

665-G

1. 4th Street be converted to a parking street with parking at 90° on a trial basis and that four hour parking meters be installed. The estimated cost covering the purchase and the installation of parking meters would be \$9,000.00.
2. The City owned property on the east side of 4th Street (200' x 125') be developed into a parking lot for seventy-five vehicles with provisions to install a ticket spitter. Rental of twenty to forty stalls on a monthly basis with provision to provide parking for Police Department personnel. The estimated cost to provide a gravel surface lot would be \$9,000.00.
3. The Fire Department property west of the Fire Hall be not considered for use as additional off-street parking at this time and that it be suitably landscaped. In addition, funds provided in the Fire Department 1975 Operating Budget should be used to develop the Fire Hall parking.
4. That funds be allocated from reserve for off-street parking for the purchase of meters (\$9,000.00) and the development of the off-street lot (\$9,000.00), be filed AND FURTHER THAT the above recommendations be approved.

----- Carried.

. . .cont'd. . .

COMMUNICATIONS (Continued)

From Finance Committee, April 27,
re direction of growth,
land banking and annexation.

W. L. KERGAN:

THAT letter from the Finance Committee dated April 27, recommending that in the matters of direction of growth of the city, land banking and annexation, the following be adopted;

1. THAT the City of Lethbridge re-affirms its policy that it is, and intends to continue to be, in the land development business.

2. THAT the City of Lethbridge encourage development north of 26th Avenue North but that this development take place only after West Lethbridge has reached a population of ten to fifteen thousand (10,000 - 15,000) people. This is a size which is considered to enable West Lethbridge to be a self-contained viable unit.

3. THAT no development take place north of the northerly limit of Hardieville nor east of the main irrigation canal.

4. THAT procedures for annexation in north-east Lethbridge shall be initiated when the population of West Lethbridge has reached six thousand, five hundred (6,500) people.

5. THAT there be no development in south-east Lethbridge within a twenty (20) year period covered by the General Plan, but that this policy be reviewed at every regular Five Year Review of the General Plan.

6. THAT all developers be required to bear the cost of major services to the land they develop.

7. THAT all these matters be subject to constant review in the light of current rates of growth and that in any event these policies be reviewed each January.

8. THAT consideration of further annexation in West Lethbridge be deferred for ONE year,

be tabled pending a meeting with interested developers.

FOR: W. L. Kergan
D. M. LeBaron

----- Lost.

J. C. BARNES:

THAT letter from the Finance Committee dated April 27, recommending that in the matters of direction of growth of the City, land banking and annexation, the following be adopted:

. . .cont'd. . .

505-A
655-G

505-A
655-G

COMMUNICATIONS (Continued)

J. C. BARNES - CONTINUED

1. THAT the City of Lethbridge re-affirms its policy that it is, and intends to continue to be, in the land development business.
2. THAT the City of Lethbridge encourage development north of 26th Avenue North but that this development take place only after West Lethbridge has reached a population of ten to fifteen thousand (10,000 - 15,000) people. This is a size which is considered to enable West Lethbridge to be a self-contained viable unit.
3. THAT no development take place north of the northerly limit of Hardieville nor east of the main irrigation canal.
4. THAT procedures for annexation in north-east Lethbridge shall be initiated when the population of West Lethbridge has reached six thousand, five hundred (6,500) people.
5. THAT there be no development in south-east Lethbridge within a twenty (20) year period covered by the General Plan, but that this policy be reviewed at every regular Five Year Review of the General Plan.
6. THAT all developers be required to bear the cost of major services to the land they develop.
7. THAT all these matters be subject to constant review in the light of current rates of growth and that in any event these policies be reviewed each January.
8. THAT consideration of further annexation in West Lethbridge be deferred for ONE year,
be filed AND FURTHER THAT the recommendations be adopted.

OPPOSED: W. L. Kergan
D. M. LeBaron

----- Carried.

From Finance Committee, April 27,
re 1976 electric rate study.

W. L. KERGAN:

THAT letter from the Finance Committee dated April 27, recommending that a 16% average increase be established for the electric rate, be filed AND FURTHER THAT the recommendation be approved and become effective in the billing in May.

----- Carried.

. . .cont'd. . .

505-A
655-G
cont'd

525-A
705-A

COMMUNICATIONS (Continued)

R. D. TARLECK:

WHEREAS Calgary Power recently increased the cost of electrical power supplied to the City of Lethbridge by 18%;

AND WHEREAS Calgary Power is presently requesting the Public Utilities Board to grant a further 9% rate increase;

AND WHEREAS the highly technical nature of submissions presented in support of rate increases and the economic costs involved in preparing counter-submissions places municipal governments and consumers at a distinct disadvantage in opposing rate increases before the Public Utilities Board;

AND WHEREAS Alberta is one of only two provinces in which a large number of citizens are vulnerable to the rate increases of privately owned utility corporations;

AND WHEREAS Calgary Power's monopolistic position does not provide for competition to insure the lowest possible price to the consumer;

AND WHEREAS excessive increases in energy costs could impose hardships on many citizens and jeopardize the orderly economic development of the Lethbridge region;

THEREFORE BE IT RESOLVED THAT the City of Lethbridge communicate to the Premier and to the Minister of Municipal Affairs its view that active consideration should be given to the establishment of a provincially owned electric utility corporation.

OPPOSED: J. C. Barnes
D. M. LeBaron

----- Carried.

From Engineering Director,
April 28, re sewage surcharges.

R. D. TARLECK:

THAT letter from the Engineering Director dated April 28, recommending that in recognition of the progress towards the Sewage Study Stage 2 and commissioning of a number of pre-treatment modifications that the surcharges be mitigated under the terms of By-Law No. 3338 and that 60% of the surcharges as calculated be waived and that the funds to be collected for the first quarter 1976 total \$51,659.89, be filed AND FURTHER THAT the recommendation be adopted.

----- Carried.

From Community Services Director,
April 22, re Lethbridge
Expo Agreement.

J. C. BARNES:

THAT letter from the Community Services Director dated April 22, recommending that rental to the Lethbridge Expos Baseball

. . .cont'd. . .

600-A
705-A

525-A
665-C

555-C
655-D

COMMUNICATIONS (Continued)

J. C. BARNES - CONTINUED

Ltd. for the Henderson Baseball Stadium be established at a flat amount of \$6,000.00 for 1976 and an option to renew the lease in 1977 at a fixed rental of \$6,600.00, be filed AND FURTHER THAT the recommendation be approved.

555-C
655-D
cont'd

FOR: J. C. Barnes
W. L. Kergan
D. M. LeBaron

----- Lost.

J. C. BARNES:

THAT letter from the Community Services Director, dated April 22, recommending that rental to the Lethbridge Expos Baseball Ltd. for the Henderson Baseball Stadium be established at a flat amount of \$6,000.00 for 1976 and an option to renew the lease in 1977 at a fixed rental of \$6,600.00, be filed AND FURTHER THAT an Agreement for 1976 only be approved for the rental of \$6,000.00.

555-C
655-D

OPPOSED: V. Ferguson
W. L. Kergan

----- Carried.

From City Manager, April 28, re tender on rubber-tired loader.

W. R. COUSINS:

THAT letter from the City Manager dated April 28, submitting for consideration and approval, a recommendation of the Engineering Directorate and Purchasing Agent that the tender of R. Angus be accepted for a four yard articulated loader at a price of \$81,981.00, be filed AND FURTHER THAT the recommendation be approved.

695-A

----- Carried.

REPORTS:

W. L. KERGAN:

THAT the City Clerk's report of unfinished business to April 29, 1976 be filed SAVE AND EXCEPT THAT item Nos. 3 and 9 be deleted.

535-B

----- Carried.

J. C. BARNES:

THAT the Alberta Urban Municipalities Association bulletin for March and April, 1976, be filed.

640-C

----- Carried.

... cont'd ...

REPORTS (Continued)

V. FERGUSON:

THAT the City of Lethbridge make a donation of \$100.00 towards the Alberta Urban Municipalities Association Convention and this amount be allocated from Public Relations AND THAT the City Clerk be delegated to requisition the cheque AND FURTHER THAT all members of Council be allowed to attend the Convention.

640-C

Carried.

BY-LAWS:

The following by-law was introduced and read a first time:

J. C. BARNES:

"By-Law No. 3345, being a by-law of the City of Lethbridge to amend By-Law No. 2750, The Zoning By-Law."

525-A
635-A

The following by-law was introduced and read a first and second times:

BARNES, KERGAN:

"By-Law No. 3343, a by-law of the City of Lethbridge to provide for the appointment of a City Manager of the City of Lethbridge."

525-A
545-A

J. C. BARNES:

THAT, in accordance with the provisions of Section 110 of The Municipal Government Act, By-Law No. 3343 be presented for a third reading.

525-A

Carried.

W. R. COUSINS:

RESOLVED THAT a By-Law entitled By-Law No. 3343, a by-law of the City of Lethbridge to provide for the appointment of a City Manager of the City of Lethbridge be now read a third time and passed, and the Deputy Mayor and City Clerk be authorized to sign and seal the same.

525-A
545-A

Carried.

. . .cont'd. . .

BY-LAWS (Continued)

The following by-law was introduced and read a first and second times:

BARNES, FERGUSON:

"By-Law No. 3344, a by-law of the City of Lethbridge to amend By-Law No. 3098, The Landlord and Tenant Advisory Board By-Law."

525-A
540-A
555-F

J. C. BARNES:

THAT, in accordance with the provisions of Section 110 of The Municipal Government Act, By-Law No. 3344 be presented for a third reading.

525-A

----- Carried.

R. D. TARLECK:

RESOLVED THAT a by-law entitled By-Law No. 3344, a by-law of the City of Lethbridge to amend By-Law No. 3098, The Landlord and Tenant Advisory Board By-Law, be now read a third time and passed, and the Deputy Mayor and City Clerk be authorized to sign and seal the same.

525-A
540-A
555-F

----- Carried.

The following by-law was introduced and read a first and second times:

KERGAN, COUSINS:

"By-Law No. 3346, being a by-law of the City of Lethbridge to fix the rate of taxation to be imposed on property within the corporation of the City of Lethbridge for general and other purposes for the year 1976."

510-B
525-A

J. C. BARNES:

THAT, in accordance with the provisions of Section 110 of The Municipal Government Act, By-Law No. 3346 be presented for a third reading.

525-A

----- Carried.

. . .cont'd. . .

BY-LAWS (Continued)

R. D. TARLECK:

RESOLVED THAT a by-law entitled By-Law No. 3346, being a by-law of the City of Lethbridge to fix the rates of taxation to be imposed on property within the corporation of the City of Lethbridge for general and other purposes for the year 1976, be now read a third time and passed, and the Deputy Mayor and City Clerk be authorized to sign and seal the same.

525-A
510-B
cont'd

----- Carried.

V. FERGUSON:

BE IT RESOLVED THAT the City of Lethbridge strongly protests the fact that the Provincial Government imposed on the City a complete and new re-assessment and while it was brought to the attention of the Provincial Government the hardship this would place on certain property owners, no action was taken and no explanation given.

510-A
600-A

----- Carried.

The following by-law was introduced and read a first and second times:

COUSINS, TARLECK:

"By-Law No. 3347, a by-law of the City of Lethbridge to authorize certain grants for the year 1976."

525-A
580-B

J. C. BARNES:

THAT, in accordance with the provisions of Section 110 of The Municipal Government Act, By-Law No. 3347 be presented for a third reading.

525-A

----- Carried.

V. FERGUSON:

RESOLVED THAT a by-law entitled By-Law No. 3347, a by-law of the City of Lethbridge to authorize certain grants for the year 1976, be now read a third time and passed, and the Deputy Mayor and City Clerk be authorized to sign and seal the same.

525-A
580-B

----- Carried.

The following by-law which had been introduced and read a first time on March 22, 1976, was read a second and third times and passed and the Deputy Mayor and City Clerk authorized to sign and seal the same:

. . .cont'd. . .

BY-LAWS (Continued)

BARNES, FERGUSON:

"By-Law No. 3334, a by-law to authorize the municipal council of the City of Lethbridge to incur an indebtedness on behalf of the said City by the issuance of debentures for the purpose of constructing certain street paving in the City of Lethbridge by local improvement."

580-F

----- Carried.

OFFICIAL BUSINESS:

W. R. COUSINS:

BE IT RESOLVED THAT motion picture taping of a Council meeting in session be allowed.

540-B

FOR: W. R. Cousins
D. M. LeBaron
R. D. Tarleck

----- Lost.

R. D. TARLECK:

WHEREAS the present planning process within the City of Lethbridge, being a combination of zoning by-law and development permit, does not adequately permit citizens to participate in the planning process;

635-A
645-A

AND WHEREAS many citizens purchasing homes in Lethbridge have been disappointed to learn that developments which they consider incompatible with the residential character of their neighborhood are permitted to occur;

AND WHEREAS it is desirable in terms of the well-being of the citizens of Lethbridge that the City be in a position to respond intelligently and constructively to the draft proposal for a New Planning Act;

THEREFORE BE IT RESOLVED THAT an ad hoc committee be established to study neighborhood planning processes in the City of Lethbridge;

AND FURTHER THAT the terms of reference for the Committee include:

1. A consideration of the general philosophy and direction of neighborhood planning within the City;
2. A consideration of the implications of the New Planning Act with reference to neighborhood planning and recommendation to Council of the City's position with regard to the New Planning Act, and;
3. A recommendation to Council of the steps necessary to adapt neighborhood planning

. . .cont'd. . .

OFFICIAL BUSINESS (Continued)

R. D. TARLECK - CONTINUED

and zoning by-laws to the existing planning needs;

AND FURTHER THAT the Committee consist of the Development Officer, the City Planning Co-ordinator, a representative of the Oldman River Regional Planning Commission, a representative of the Engineering Department, and at least one member of Council.

635-A
645-A
cont'd

----- Carried.

Alderman Tarleck was named as the Council representative on the Committee.

W. L. KERGAN:

THAT the matter of filling a vacancy on the Community Services Advisory Committee be tabled pending further word from the Committee.

540-A
555-H

----- Carried.

W. L. KERGAN:

WHEREAS By-Law No. 3345, being a by-law to amend the Zoning By-Law of the City of Lethbridge, has been read a first time, and

525-A
635-A

WHEREAS The Planning Act requires a Public Hearing to be held before the by-law is given second reading, and

WHEREAS Council may by resolution prescribe the procedure to be followed by persons who wish to submit representation concerning the said by-law;

BE IT RESOLVED THAT a Public Hearing, pursuant to The Planning Act, be held in the Council Chamber on Monday, the 31st day of May, 1976, at the hour of four-thirty o'clock in the afternoon,

AND FURTHER THAT any person who may wish to make representation concerning the proposed by-law shall first file a written submission with the City Clerk not later than twelve o'clock noon on Wednesday, the 19th day of May, 1976.

AND FURTHER THAT any person who may wish to make an oral submission and who has filed a written submission shall be limited to thirty minutes for such oral submission and one rebuttal period of no more than ten minutes.

----- Carried.

W. L. KERGAN:

WHEREAS the Council of the City of Lethbridge is aware that the existing subdivision in the following location, viz:

675-A

. . .cont'd. . .

OFFICIAL BUSINESS (Continued)

W. L. KERGAN - CONTINUED

Part Lot 1, Block 15, and 36th Street North, Plan 993-L.K. and all Lot 1, Block 14, Plan 993-L.K. and part of Section 9, Township 9, Range 21, West of the 4th Meridian,

675-A
cont'd

is not deemed to be most suitable, and WHEREAS it is desirable that the above area be re-subdivided so that a more convenient subdivision be implemented;

NOW THEREFORE the Council of the City of Lethbridge, duly assembled, do hereby by this resolution approve the preparation of a replotting scheme for the cancellation of those portions of the existing subdivision of the above described and in making a new subdivision thereof, as provided by Section 28 to 52 inclusive of The Planning Act, being Chapter 276 R.S.A. 1970 and amendments thereto.

----- Carried.

W. L. KERGAN:

WHEREAS, pursuant to the provisions of The Planning Act, 1970, Section 28 to 52 inclusive, the Council of the City of Lethbridge on the 3rd day of May A.D., 1976, by resolution in accordance with the provisions of Section 33 of the aforesaid Act, approved a replotting scheme for the making of a new subdivision and the redistribution of the following lands, namely:

675-A

Part Lot 1, Block 15, and 36th Street North, Plan 993-L.K. and all Lot 1, Block 14, Plan 993-L.K. and part of Section 9, Township 9, Range 21, West of the 4th Meridian,

the said parts being outlined on the print attached hereto, and, on the 3rd day of May A.D., 1976, caused a certified copy of the said resolution, together with details of the said replotting scheme and a list of the lots and parcels affected thereby, to be filed in the Land Titles Office in accordance with the provisions of Section 35 of the said Act, and

WHEREAS it is now desirable that a new plan of subdivision made under the said replotting scheme be registered in the manner prescribed by Section 82 of The Land Titles Act;

NOW THEREFORE the Council of the City of Lethbridge, duly assembled, do hereby by this resolution adopt the said replotting scheme and do direct that the said plan of subdivision be filed with the Registrar, together with a certified copy of this resolution and a certificate setting out the present ownerships of existing lots and parcels and the manner in which the lots and parcels shown on the new plan shall be allotted to the present owners, as required by Section 45 of The Planning Act, 1970.

----- Carried.

OFFICIAL BUSINESS (Continued)

W. L. KERGAN:

THAT Alderman W. V. Hembroff be appointed as Acting Mayor for the months of May, June and July, 1976.

540-A

----- Carried.

LAIID-ON-TABLE:

W. L. KERGAN:

THAT undated letter from O. H. Kobe, appealing the decision of the License Inspector regarding the licensing of his business, previously laid on the table on April 19th, be now lifted from the table and filed.

520-C
700-B

----- Carried.

W. L. KERGAN:

THAT By-Law No. 3342, a by-law to provide for electrical rates for the City of Lethbridge, previously laid on the table on April 19th, be now lifted from the table and considered.

525-A
705-A

----- Carried.

The following by-law was introduced and read a first and second times:

KERGAN, BARNES:

"By-Law No. 3342, a by-law of the City of Lethbridge to provide for electrical rates for the City of Lethbridge."

525-A
705-A

W. L. KERGAN:

THAT, in accordance with the provisions of Section 110 of The Municipal Government Act, By-Law No. 3342 be presented for a third reading.

525-A

----- Carried.

V. FERGUSON:

RESOLVED THAT a by-law entitled By-Law No. 3342, a by-law of the City of Lethbridge to provide for electrical rates for the City of Lethbridge be now read a third time and passed and the Deputy Mayor and City Clerk be authorized to sign and seal the same.

525-A
705-A

----- Carried.

. . .cont'd. . .

INQUIRIES:

Alderman Kergan asked what the delay was in subdividing the lots in the Veteran's Subdivision and what the obstacle might be.

655-G

Alderman Tarleck replied that the property owners are the obstacles as they must all get together and agree to a subdivision.

Alderman Tarleck expressed concern to the amount of motorcycle traffic in the nature preserve in the river valley and asked if something can be done to deter this. The City Manager advised of strong action being taken by the Police against the offenders, of additional police patrols and posting of the areas.

555-A

Alderman Tarleck asked if the Community Services Department could undertake the advertising of the bicycle routes in the City.

555-D
665-A

Alderman Ferguson asked if the Community Services Department could give some thought to the erection of a suitable cairn at Henderson Lake Park which would give the history of the Park.

555-B

She suggested that possibly a Service Club could undertake such a project.

Alderman Tarleck asked if the City Solicitor could report on the by-law control of muffler shops and give a "clear cut" interpretation. He advised of some confusion in a complaint on such an operation on 12th Avenue South.

525-A
700-B

The City Manager reported that Pre-Built Industries has closed its facility for dumping of trailer holding tank sewage and that this service is now being provided at the Henderson Lake Campground at 50¢ a dump.

555-C
665-C

The City Manager reported that it was his intention to have the mural in the city hall entrance foyer painted over but had received five complaints on his intentions. He asked for Council's direction on the matter and the following resolution was presented:

555-C

. . .cont'd. . .

INQUIRIES (Continued)

R. D. TARLECK:

THAT the City Manager be instructed to retain the mural in the entrance foyer.

555-C
cont'd

OPPOSED: W. L. Kergan

----- Carried.

NOTICE OF MOTION:

W. R. COUSINS:

BE IT RESOLVED THAT a silent motion picture taping of a Council meeting in session be allowed AND FURTHER THAT one thirty second tape be allowed for CJOC-TV and CFCN-TV annually.

540-B

OFFICIAL BUSINESS (Continued)

W. L. KERGAN:

WHEREAS Section 42 of the Municipal Government Act and Section 40 of the Procedure By-Law No. 2995 provides that where the majority of the members of City Council present, are of the opinion that it is in the public interest to hold a meeting on any subject in private, they may by resolution exclude any persons therefrom, and

540-B

WHEREAS the Council of the City of Lethbridge this 3rd day of May, 1976, deems it in the public interest to hold a private meeting,

THEREFORE BE IT RESOLVED THAT all persons other than members of the City Council and those expressly exempted therefrom be excluded from the meeting and that Council do now move into private session to discuss the following:

Future Development in Industrial Park

655-A.G.

----- Carried.

W. L. KERGAN:

THAT we do now return to regular session of Council.

540-B

----- Carried.

W. L. KERGAN:

THAT we do now adjourn until Monday, May 17, 1976 at 4:30 P.M.

----- Carried.

..... *William Kergan*

Mayor

..... *John Burler*

City Clerk

204-a
May 3/76

NOTES OF AN IN-CAMERA MEETING OF
CITY COUNCIL HELD ON MONDAY, MAY
3rd, 1976

GENERAL FOODS LIMITED

The Economic Development Director advised Council that he has received word that General Foods have decided to exercise their option for lands in the Industrial Park and it's only a matter of it being ratified by the Board on June 10th. The officials of the firm wish to have the Agreement executed at a special meeting on June 14th at the Holiday Inn at 4:30 and after the adjournment to proceed to a press conference. The Economic Development Director explained that this would require postponement of a regular meeting of Council.

It was generally agreed that the arrangement would be in order and the regular meeting could be held on the following Monday.

655-A.G.