



REGULAR MEETING MINUTES April 12th, 2021

The Regular Meeting of Council was held on Monday, April 12th, 2021 at 6:30pm By Video Conference Call

Present: Mayor Kandis Jameson, Deputy Mayor Bouchard, Councilors Duford, Dohey, Anderson, Chambers and Willows

Staff: SAO – Glenn Smith, Director of Public Works – Mike Auge, Director of Finance - Sam Mugford, Director of Protective Services – Ross Potter & Council Administrator – Stacey Barnes

1. CALL TO ORDER:

This Meeting was called to order at 6:30pm with Mayor Jameson presiding.

2. ADOPTION OF AGENDA

#21-112

MOVED BY CLLR DUFORD

SECONDED BY: CLLR ANDERSON

3. DECLARATION OF INTEREST

There were no declarations of interest for the Regular Meeting of Council, Monday, April 12th, 2021

4. ANNOUNCEMENTS, AWARDS & PRESENTATIONS

SAO Smith – Welcome Travis Wright as the Director of Protective Services

5. ADMINISTRATIVE ENQUIRIES

Director of Finance – Sam Mugford

- Year end audit will be going to the Finance Committee next week ahead of Council
- Utility Bylaw is on the agenda for tonight along with property tax sale

Director of Protective Services – Ross Potter

- Busy month of calls already, Residents please clean your chimney's
- Breakup Preparations are underway
 - Monitoring equipment is all install but Pine Point bridge
 - All cameras will be online next week
 - Should have ice readings this week
 - Evacuation procedures are getting final touches, should have out to the public this week.
- Communications Tower starts work today, should be up and running by April 18
- New Ambulance has been shipped to Hay River

Director of Public Works – Mike Auge

- Clearing snow piles around town to help with drainage
- Had a few sewer freeze ups
- Working on breakup mitigation and flood protection
- Contracts for capital projects
- Reviewing RFP submissions for Zoning and Building Bylaw
- NWT water stewardess workshop this week



REGULAR MEETING MINUTES April 12th, 2021

Deputy Mayor Bouchard – are we steaming culverts?

Auge – we have started checking them, will steam them when it warms up a but more

SAO – Glenn Smith

- CTC application was approved for the Tourism and Economic Development Coordinator position
- Food Cyclers project is underway with help from the Seniors, ENR and Super A
- Proposed Taxi bylaw public consult closes on April 14 (received 3 so far)
- Land Transfer purchase for the Fish plant is underway
- Summer student's employment opportunities closes on April 16 – Approximately 15 positions.

6. NEW BUSINESS

a. Tourism and Economic Development Report for March

RECOMMENDATION:

#21-113

**MOVED BY: CLLR CHAMBERS
SECONDED BY: CLLR ANDERSON**

THAT THE COUNCIL OF THE TOWN OF HAY RIVER accepts the Tourism and Economic Development Report for the month of March 2021.

CARRIED

BACKGROUND:

Tourism Activity:

- Numbers of visitors have remained low with the border remaining closed and few events happening in March.
- CanNor IDEANorth (Inclusive Diversification and Economic Advancement in the North Program) contribution agreement was finalized and signed for the three-year *Expanding Community Tourism Program*.
- Spectacular NWT provided funding to hire Cabin Radio create a video promoting winter Hay-Cation adventures and activities in the community. An entertaining ten-minute video was created from the two days of filming and promoted on the Cabin Radio social media pages and website, as well as our social media pages.
- Spectacular NWT provided finalized promotional flat sheets for *Staycation* and *Hay River Places to Stay*.
- Hay-Cation radio ads were created and broadcast for the second and third week of March on True North FM Radio.
- ITI Tourism Product Diversification Marketing Program funding proposal for a *Wayfinding Signage Plan* was approved.
- NWT Tourism, NWT Parks and NWT VIC managers provided input for a finalized list of questions and methodology to gather important tourist information. The report will be provided to VICs before summer tourism season starts so that the suggestions can be implemented.
- Fisherman's Wharf Pavilion and Heritage Museum road signs were designed and printed. They will be installed in the spring along the Mackenzie Highway to guide tourists to the two important tourism assets.
- T&ED Coordinator was accepted to a position on the Tourism Marketing Advisory Committee for the next two years.



REGULAR MEETING MINUTES April 12th, 2021

- One-on-one consultation with the Culinary Tourism Alliance provided an outline of some great potential and ideas for promotion of food as an added attraction for tourism. These ideas will be explored moving forward to create another tourism attraction in the community and region.
- The ITI Community Tourism Infrastructure Contribution (CTIC) funding for Hay River Golf Club upgrades and repairs was not approved due to the number of applications and limited funds available.
- ITI *Hay-Cation* promotion SEED funding report was submitted. Outcrop has supplied proofs for package creation, these will be reviewed and improved.
- T&ED Coordinator communicated with the Northwest Territories Geological Society to create interest in more interpretive signage in town, region and territory promoting geology as a tourist attraction.
- ITI South Slave Region Tourism Development Officer brought 8 teenage students from the K'atl'odeeche First Nation Reserve to meet with the T&ED Coordinator to talk about the role of tourism in the region and opportunities in the field for future employment.
- March breakdown of visitor origin YK 4, 1, Fort Smith 2, BC 1, NU 1, QC 2 (all out of NWT visitors confirmed that they had self-isolated for 14 days before entering the community).

Economic Development Activity:

- Economic development stakeholder consultation sessions being planned for April and June 2021 – as per THR Strategic Plan commitments for 2020/2021.
- Community Tourism Coordinator funding application was submitted in February 2021. Expect to hear result in April.

Other Activity:

- *FoodCycler* order shipped and will be available for public purchase at the beginning of April. The Senior Society will be leading the pilot program, selling the units, and gathering the data of how much organic material is removed from user refuse output.
- The TOHR was able to provide additional \$5,000 from the ICIP Waste Diversion Funding to help lower the cost per unit of the *FoodCycler* for consumers.
- The NWT Tourism Social Media Courses offered by ITI were attended by the T&ED Coordinator and Recreation Programming Supervisor. Course was very valuable and informative providing insight into improvements needed for the Town website and social media promotions.

Key Performance Indicators:

External Funding Success

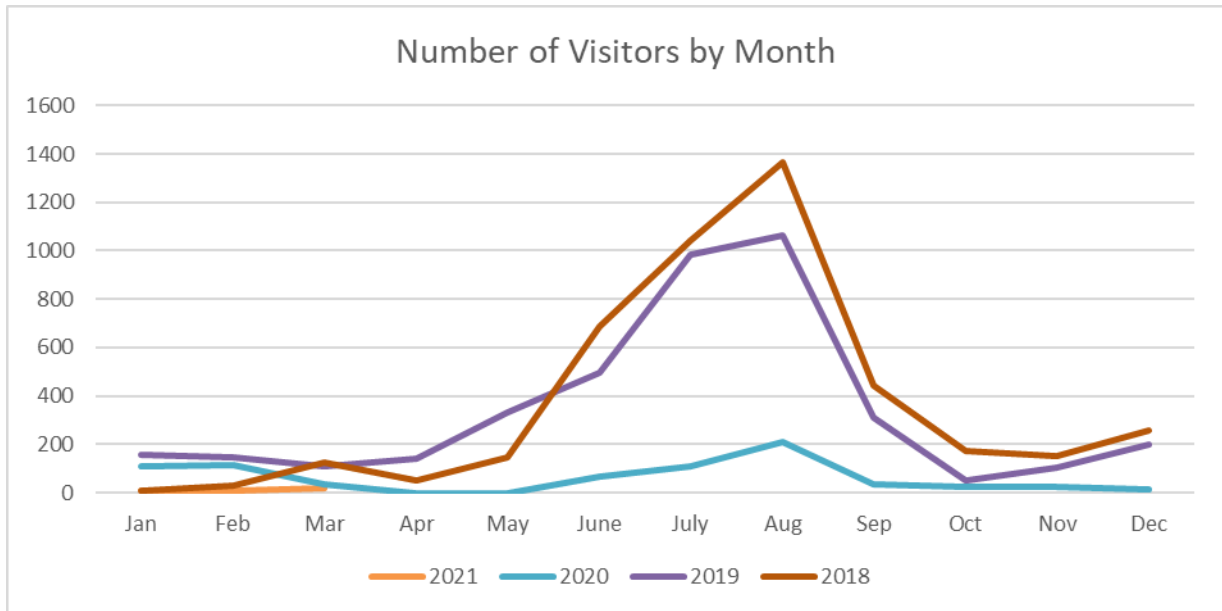




REGULAR MEETING MINUTES April 12th, 2021

Visitor Information Centre Visitation

- Due to COVID restrictions and the borders being closed there is no tire traffic that traditional increases the number of visitors during the summer months.
- March 2021 saw only 19 unique visitors into the VIC, most were visiting from surrounding communities or professionals in town for work.





REGULAR MEETING MINUTES April 12th, 2021

Gift Shop Sales

- March traditionally sees a slight increase in artisan sales. The lack of visitors into the community has added to the smaller number of sales this month.

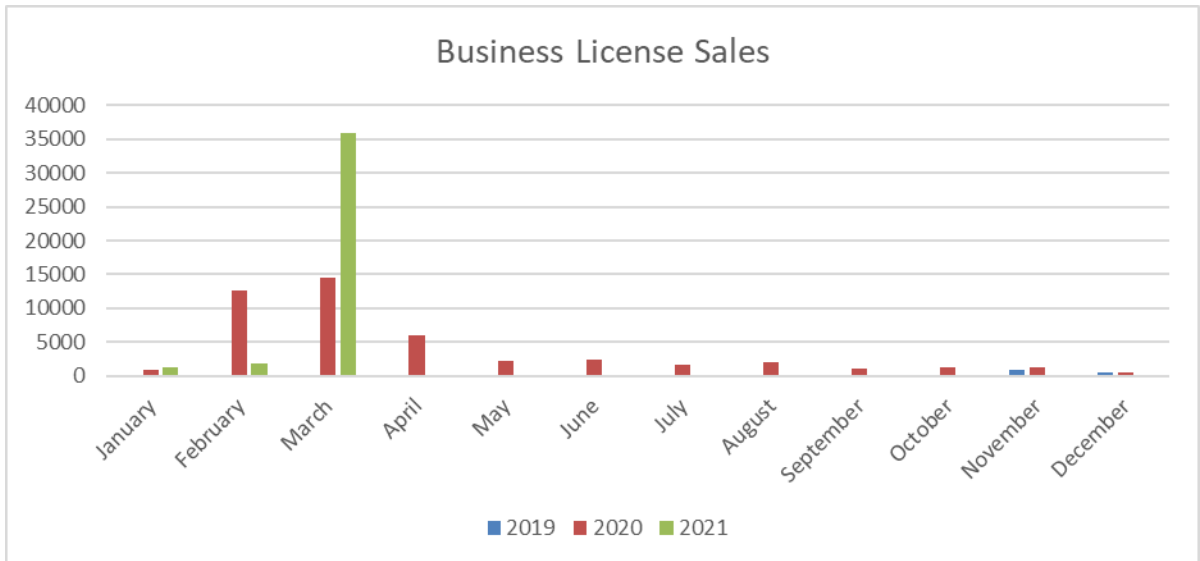
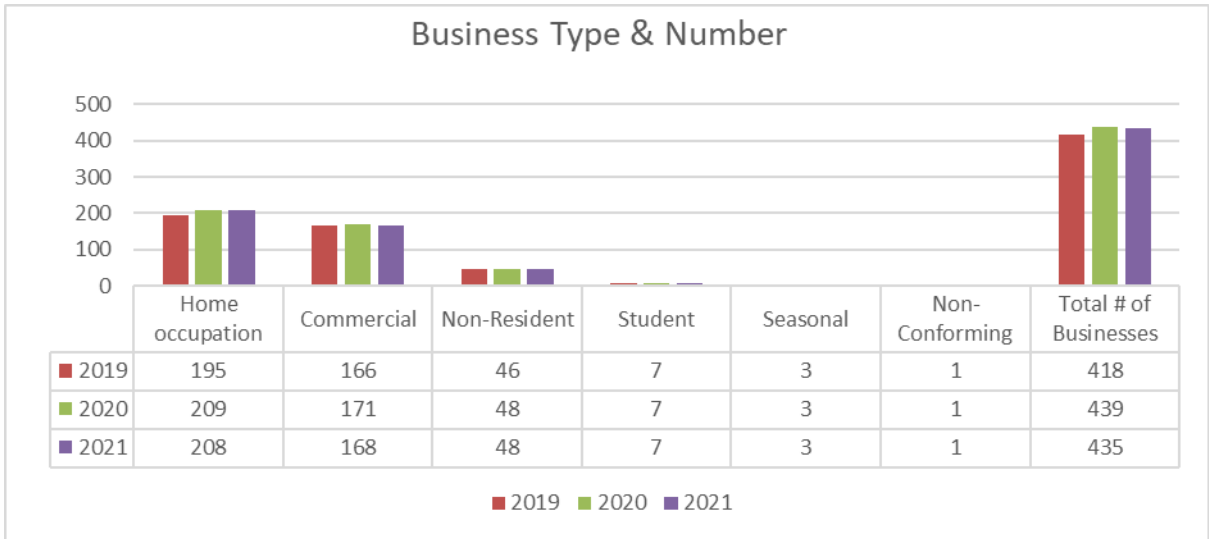


Business License Sales, Type and Number

- Business licenses run from April 30 to March 31. This overview is from January to December.
- This graph shows when business licenses are paid and not the number of new businesses
- Increase in March 2021 revenue includes businesses that were unable to pay last year due to COVID



REGULAR MEETING MINUTES April 12th, 2021



Inbound & Outbound Marketing

- Promotion through social media remains the focus for marketing. There has been an increase in engagement this month.

Analytics over the month of March:

- www.facebook.com/hayrivertourism
 - Page views up 174%, page likes at 1,300, post reach peak at 367 organic engagement, no paid promotion
 - post engagement up 843% and page followers increase to 1,333
 - Page reach 7,942 up 96%
- www.twitter.com/hayrivertourism
 - number of impressions grew to 4,672 up from 1,645
 - 199 unique followers and follow 480 accounts
 - Profile visits 306 up from 187
- www.instagram.com/hayrivertourism
 - Currently 278 unique followers up 8.5% and follow 309 accounts
 - Accounts reached up 84% and Content Interactions down 6%
 - Page reach 299 up 89%



REGULAR MEETING MINUTES April 12th, 2021

- Marketing: Hay-Cation, K'amba Carnival, Hay River Ski Club, Aurora viewing, local historical events of interest by date, video of Deh Cho Bridge drive over, Community Centre, and surrounding communities of Fort Smith, Fort Resolution and Fort Providence, and Wood Buffalo National Park have all driven attention to our social media channels.
 - www.hayriver.com
 - Users for March were 3.6K up 18%
 - Sessions 4.6K up 24%
 - Average session duration was 1:43 up 22%
 - Top 10 pages visited – Breakup, Opportunity/Employment, Tourism/Attractions, Contact/Directory, Tourism/About Hay River, Bylaws, Parks/Recreation, Tourism/Festivals-Events, Tourism/Community Information/Businesses.

Visitor Satisfaction Rating

- NWT Tourism, NWT Parks and NWT VICs working group on creating structured visitor information data questionnaires will provide a final list of questions and recommendations before summer tourist season.
- Yellowknife visitors who visited the VIC expressed their satisfaction with Hay River's assets and amenities – Castaway Cottages, Hay River Ski Club, Hay River Community Centre, Alexandra and Louise Falls trail, Rotary Trail, and retail shopping were the most discussed.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

N/A

FINANCIAL IMPLICATIONS:

N/A

ALTERNATIVES TO RECOMMENDATIONS:

N/A

ATTACHMENTS:

N/A

Prepared by:
Peter Magill
Tourism and Economic Development Coordinator
Date: April 8, 2021,

Reviewed by:
Glenn Smith
SAO
Date: April 8, 2021



REGULAR MEETING MINUTES April 12th, 2021

b. Emergency Services Monthly Report for March

RECOMMENDATION:

#21-114

**MOVED BY: DEPUTY MAYOR BOUCHARD
SECONDED BY: CLLR DUFORD**

THAT THE COUNCIL OF THE TOWN OF HAY RIVER approve the Emergency Services Activity Report for March 2021 as presented.

CARRIED

BACKGROUND:

Summary:

The Protective Services group had a busier month than last with a total of 55 EMS Responses. At present our average ambulance response is running at 56 calls per month. On the positive side only a small proportion of them being our homeless. As far as fire response is concerned, we only had 1 major fire with a property loss of approximately \$250,000.00 and 6 false alarms.

Work continues the NFPA 1001 standard training with our 6 students. We are running our 3 new recruits through the same training at our 1001 students with the understanding that they will only obtain Community Based Defensive certification this year. Topics covered this month included Fire Behaviour and Building Construction. Our certified people continued with training in Technical Rescue (rope work). We also conducted training with 4 of our new members on Fire Fighter Safety, Personal Protective Equipment and Self-Contained Breathing Apparatus so that they can participate a little more on active fire scenes.

The new communications tower is still a work in progress. The tower is being assembled at the factory and we expect to see it arrive in Hay River on April 8th with a completed installation date of April 18th. As part of the project, we also ordered the Multiplexer which will allow us to run 2 duplex frequencies off of one antenna.

A considerable amount of effort has been focused on Breakup preparations for the 2021 season. The new equipment has all been assembled and deployed at all locations other than Pine Point Bridge, which we expect to get done the second week of April. Testing has revealed that the kit ordered by the town and the cameras supplied by ENR all work very well as a package, and we expect that everything will function well this season.

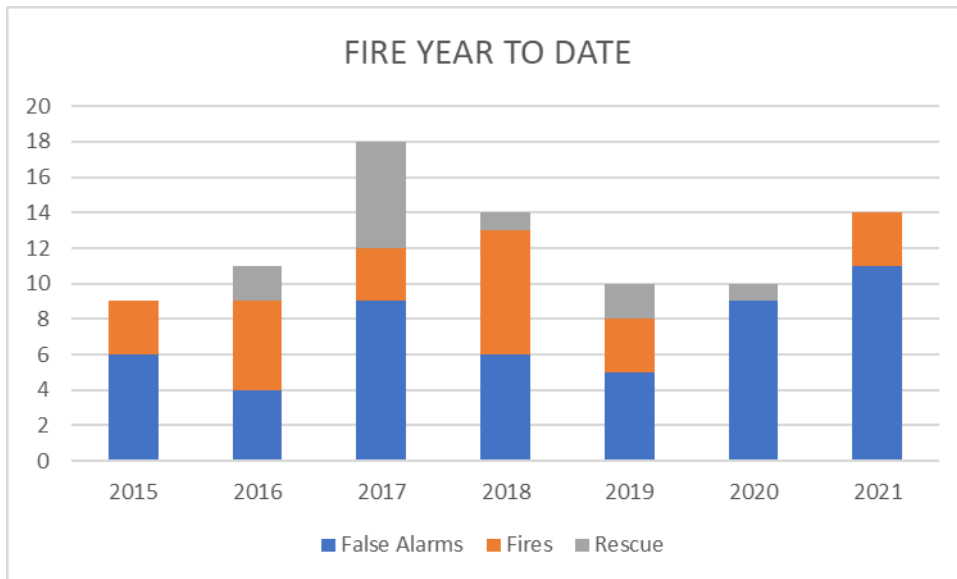
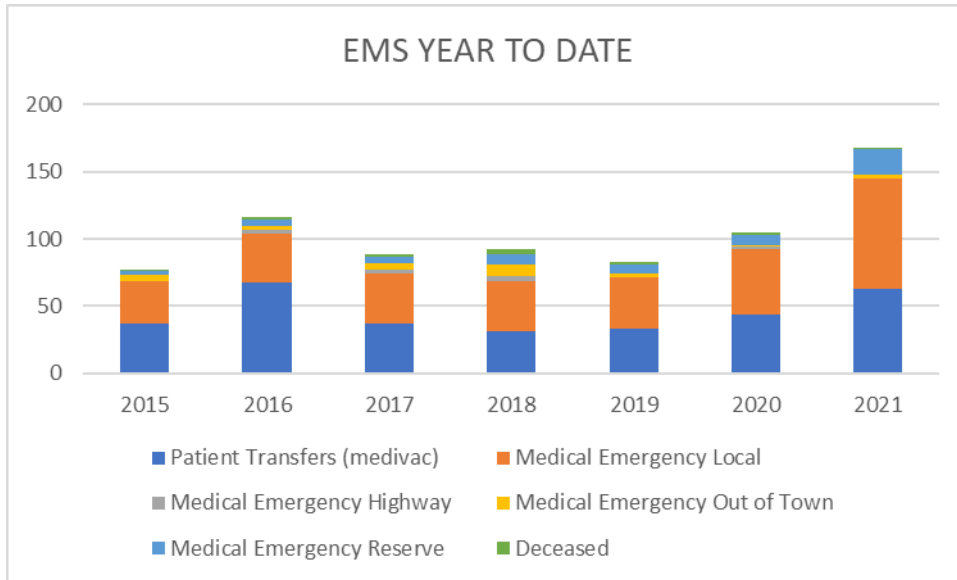
Work on the new Medic was completed this month and the new unit will be shipped the second week of April.

In March 487 hours were invested by the members of the Protective Services Department bringing us to the total of 1298.5 hours YTD. These hours do not include the Town of Hay River Employees who responded during working hours.



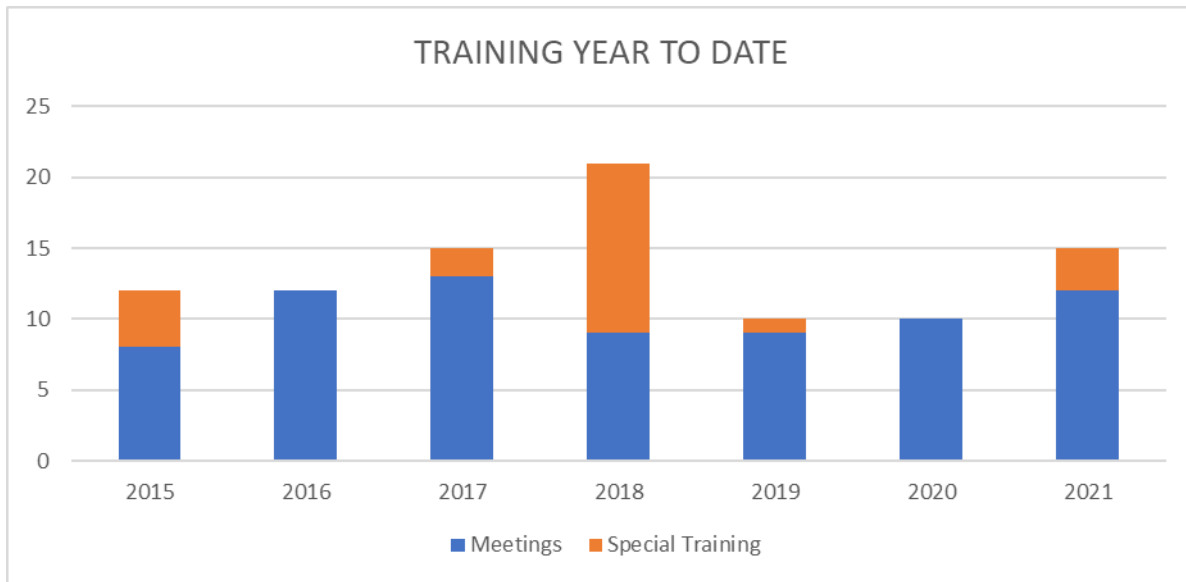
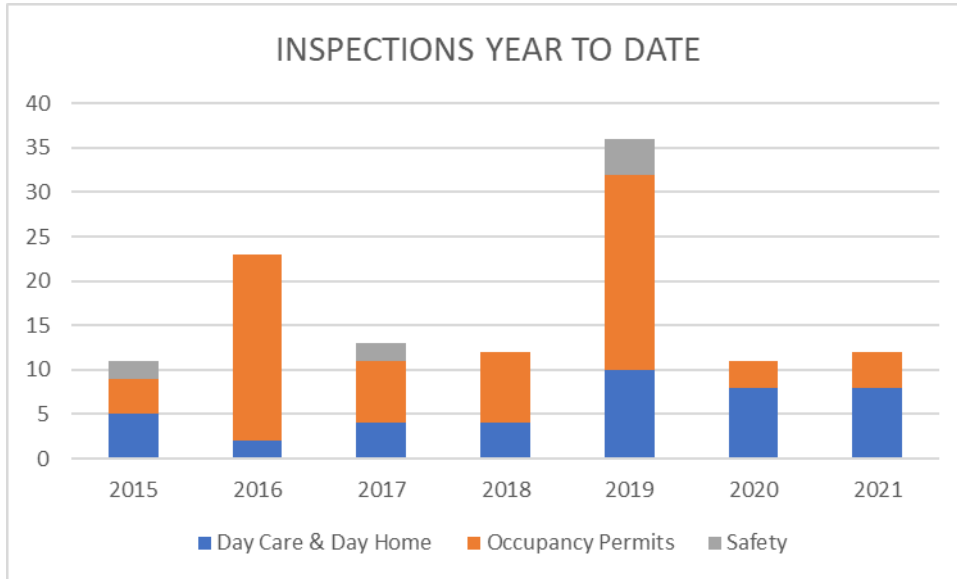
REGULAR MEETING MINUTES April 12th, 2021

STATISTICS





REGULAR MEETING MINUTES April 12th, 2021



MAINTENANCE

1. All daily/weekly/monthly maintenance activities were completed.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

Fire Prevention Bylaw



REGULAR MEETING MINUTES April 12th, 2021

FINANCIAL IMPLICATIONS:

N/A

ALTERNATIVES TO RECOMMENDATIONS:

N/A

ATTACHMENTS:

None

Prepared by:

Ross Potter
 Director Protective Services/Fire Chief
 Date: April 6, 2021

Reviewed By:

Glenn Smith
 Senior Administrative Officer
 Date: April 6th, 2021

c. Municipal Services Monthly Report for March

RECOMMENDATION:

**#21-115 MOVED BY: CLLR DUFORD
 SECONDED BY: CLLR CHAMERS**

THAT THE COUNCIL OF THE TOWN OF HAY RIVER accepts the Municipal Enforcement Report for March 2021 as presented.

CARRIED

BACKGROUND

OFFENCE	INQUIRY	INVESTIGATED (NO SUBSTANTIATION)	WARNINGS (VERBAL, LETTER OR VISUAL)	SHELTER	FINES	TOWED	RETURNED TO OWNER	OTHER ACTION
Animal Control Bylaw								
Animal Abuse/Welfare	3	3						
Barking Dogs								
Dog Attack								
Dog Bites	1		1					
Loose Cat/Dog	13	6	3		1		3	
Sled Dog Complaints								
Miscellaneous	3	3						
Business License								
No Business License								
Operating business not as permitted								



REGULAR MEETING MINUTES April 12th, 2021

Traffic Bylaw								
Vehicle/Trailer Parking	1							1
ATV/Snow Machine	4	2	2					
Fail to Stop (Sign or Light)	4				4			
Distracted Driving	6				6			
No Seat Belt	3		3					
Fail to carry/No valid driver's licence	2		1		1			
Suspended/Prohibited Driver	3					1		3
Vehicle Unfit for Road								
Fail to carry/No Insurance	8		3		5			
Fail to carry/No registration	6		1		5			
Unsecure Load								
Obstructed Windshield/Windows	1							1
Fail to drive to road conditions	1		1					
Improper use of plate	1				1			
Drive w/o lights during low visibility								
No license plate								
Speeding	9		5		4			
Speeding (School/Construct/Industrial)	8		2		6			1
Suspected Impaired Driver								
Miscellaneous	2		1					1
Unightly Bylaw								
Overgrown Trees								
Long Grass & Weeds								
Garbage	2		1					1
Miscellaneous								
Taxi Bylaw								
Taxi Not Available	7	5	2					
Smoking/Drinking in Taxi	1	1						
Fail to carry/No Taxi Permit	1		1					
Noise Abatement Bylaw								
Noise Complaint	1	1						
Fire Prevention Bylaw								
Burning without permit								
Fireworks without supervision								
Improper Storage of Hazards								
Miscellaneous	1							1
Unsafe/Hazardous Behaviour								
Walking on railroad tracks								
ATV's on railroad tracks								
Intoxcated- Unable to care for self	1							1
Fighting in Public								
Public Urination/Defecation								
Loitering	5	1	3					1
Operate off-road vehicle w/o helmets								
Drinking in public	5		5					
Vehicle blocking roadway								
Snow Removal Bylaw								
Sidewalks not cleared	4	1	2					1
Snowbanks causing hazard	3	2	1					
Snow being put on private property	1	1						
Miscellaenous								
TOTAL	111	26	38	0	33	0	3	12



REGULAR MEETING MINUTES April 12th, 2021

Animal Complaints

There have been complaints about people walking their dogs, not on a leash. While looking further into the complaints, it was determined that those walking their dogs off-leash are doing so lawfully as they are in immediate and direct control of their animal while carrying a leash. The complainants have been provided with education directly from the Bylaw to address the issues. As per the Animal Control Bylaw 1957/ADMIN/05 Section 46 states;

46. The owner of a dog lawfully running at large under this bylaw shall at all times:

- a. Keep the dog under control by verbal command;**
- b. Carry a leash not exceeding two (2) meters in length;**
- c. Clean up after the dog; and**
- d. Ensure that the dog does not cause injury or damage to any person, other animal, or to any property.**

As per this section of the Bylaw, someone who is going for a run, jog, hike, skiing, etc. with their dog off-leash is acceptable as long as they meet that criteria.

School Safety

Reports continue to flood in regarding speeding in the school zone. School zone safety continues to be a priority working together with other agency partners to help combat distracted driving and speeding in these zones. The number of people who continue to be distracted while driving, especially in school zones, is astonishing and concerning.

Community Activities and Partnerships

As the warmer weather begins to approach, the Protective Services Specialist is still actively involved in education and maintaining communication with the CN Railway Police. The railroad tracks have become increasingly busier with industrial traffic as we move closer to spring. The concerns raised from those who operate on the tracks have reported that more and more people are likely to use the tracks as a walking path or ATV trail.

Unfortunately, there has been one railway incident so far for 2021 involving a Motor Vehicle VS Train. Luckily, minor injuries were reported, and no significant extended impact to rail operations occurred. CN Railway Police offered educational materials to assist with engaging in the community to participate more proactively in railway safety.

The Protective Services Specialist maintains a great relationship with the RCMP and regularly participates in many activities to improve community members' safety. This relationship has been critical in many aspects of public safety for the town.

Road Safety

Driving without insurance appeared to be the theme for March. Within the first twelve (12) days of the month, the Protective Services Specialist conducted investigations which resulted in five (5) charges under the *Motor Vehicles Act Section 36(2)(a)(ii)*, which were issued at \$1955 each. All drivers were operating vehicles without a valid insurance policy in place, which was confirmed by



REGULAR MEETING MINUTES April 12th, 2021

their insurance companies.

Distracted driving is still an issue in the town. Within the first half of March, four (4) drivers were issued offense notices for distracted driving, including either having a cell phone up to their ear or holding a cell phone down by their lap to avoid detection while waiting at a red light. New techniques are being used to catch those who are driving distracted.

There is an alarming rate of vehicles who still fail to slow down and move over for emergency vehicles on the roadway with their emergency lights activated, including those who fail to yield entirely to responding emergency vehicles. Enforcement has stepped up in partnering with other public safety partners to address this issue.

Traffic Bylaw 2423 came into effect on March 15th, 2021. It has been updated to reflect current times as well as to best address public safety issues in an appropriate manner. Fines for speeding and distracted driving in school, construction, and industrial zones will be double. All fines can be paid at the Courthouse under this new bylaw.

Upcoming Goals

With the spring season around the corner, the goal for the nicer weather will be ensuring the community stays clean and beautiful with regards to strict education and enforcement on the Unsightly Bylaw. With Hay River being a gateway to the North and a vital community for goods and services entering the Northwest Territories, ensuring we live in a safe and aesthetically pleasing environment is critical.

Speed Statistics for the Month

The fastest speeds recorded for this month per zone are as follows;

- Porritt Landing/Industrial (40km/h Zone)- 67km/h**
- MacKenzie Highway near Hospital (60km/h)- 93km/h**
- Woodland Drive in front of Harry Camsell/PA School during School Time (30km/h)- 65km/h**
- MacKenzie Highway/104th Street residential area (40km/h)- 63km/h**
- MacKenzie Highway near Airport (60km/h)- 88km/h**

COUNCIL POLICY / STRATEGY OR GOAL:	
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Strategy:
Goal:

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:
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All applicable Bylaws and Territorial Legislation

FINANCIAL IMPLICATIONS:

N/A

ALTERNATIVES TO RECOMMENDATIONS:

N/A

ATTACHMENTS:



On March 11th, 2021, an incident occurred where a Motor Vehicle was involved in a collision with a CN Train. Minor injuries reported. Railway safety education continues to be part of discussion with CN Railway Police on how to best address the issue.

Prepared by:
Travis Rosborough
Protective Services Specialist
Date: April 1st, 2021

Reviewed By:
Ross Potter
Director, Protective Services
Date: April 1st, 2021

d. Public Works Monthly Report for March

RECOMMENDATION:

**#21-116 MOVED BY: CLLR DUFORD
 SECONDED BY: CLLR DOHEY**

THAT THE COUNCIL OF THE TOWN OF HAY RIVER accepts the Public Works Monthly Report for March 2021.

CARRIED

BACKGROUND:

Capital Projects 2021:

A list of 2021 Capital Projects along with a brief update of the status of these projects is included in the chart below. More details on those projects that received significant work this month follows the chart.

2021 Capital Projects	
Project	Update
New Town Hall	Applications for funding being worked on, design activities will depend on funding available.



REGULAR MEETING MINUTES April 12th, 2021

Old Town Hall Demolition (carry over from 2020)	Consultant working on tender documents for hazardous material abatement and demolition.
Sewer Flusher (carry over from 2020)	Flusher arrived in early February and is now in use.
New Lift Station	Construction began in August and continued to mid-October when the project was shut down for the winter. Sheet piling has been installed and excavation work will begin in the spring.
Fraser Place Development	Public consultation held. Third reading of rezoning approved by Council. Detailed design expected to be ready for tender in early April with tree clearing to occur at the same time.
Market Garden Road Extension	Options for this project being investigated.
Caribou Crescent Water Sewer and Drainage (carry over from 2020)	Underground infrastructure work completed and backfilled in 2020. Paving work to occur in 2021.
Beaver Crescent Water, Sewer, and Drainage	Tender closed end of March, construction contract to be awarded in early April with construction to begin in May.
Riverview Drive Upgrade	Tender closed end of March, construction contract to be awarded in early April with construction to begin in May.
Waste Diversion Project - Tire Recycling (carry over from 2020)	Discussions with the GNWT have occurred on options for diversion or reuse of tires. RFP for this work to be put out in April.
Hazardous Waste Removal Project	MACA led project that is contingent on new ICIP funding.
Water Treatment Plant Intake Inspection (carry over from 2020)	Inspection completed in March. Report and inspection videos being reviewed and complete plan for required WTP work being created.
Capital Drive Watermain	Design work planned for Q3 or Q4.
Paradise Road Realignment	Work to take place during summer months.
New Water Licence Requirements	New water licence in place as of January 31. See Water Licence section for more detail.
New Backhoe	Tender to be completed in Q2.
Water Treatment Plant Feasibility Study and Preliminary Design	Application for funding submitted through ICIP funding stream. Project contingent on funding approval.
Flood Mitigation	Design meetings have occurred, and temporary flood mitigation work expected to be completed in April in advance of break-up season. Longer term solutions to be worked on over the summer months.
Subdivision - Sundog	Preliminary work on this project planned for later in 2021.



REGULAR MEETING MINUTES April 12th, 2021

Fraser Place:

Public meeting was held on March 17th with over 20 residents in attendance. Updated design for Fraser Place was presented and attendees were given an opportunity to ask questions and raise concerns. Council proceeded with 2nd and 3rd readings of the rezoning bylaw this month. Detailed design for the project is nearing completion with tendering expected to begin in mid-April and construction work to take place this summer. Tree clearing work that is required prior to migratory bird nesting season has been marked out and is expected to be completed in April.

Beaver Crescent and Riverview Drive:

The tender for this project closed on March 31st and the contract is expected to go to Council for approval on April 12th. Work is expected to begin in May with underground work being completed in 2021 and paving work taking place in 2022.

Water Intake Line Inspection:

Contractor completed the water intake inspection and cleaning of the Town’s reservoirs the week of March 8-12. The report from the inspection along with a number of videos and pictures were submitted to administration in late March and are being reviewed. No significant issues were noted during the inspection; however, some minor issues will be added to the WTP deficiencies correction plan which includes items arising from last year’s WSCC and MACA inspections.

New Water Treatment Plant:

An application was submitted in late 2020 for ICIP funding for a new WTP feasibility study and preliminary design. Administration is hopeful that funding will be approved and work to determine needs and options moving forward can take place later in 2021. According to a 2020 report by MACA, a new Water Treatment Plant is expected to be needed within the next 5 years. See also the details in the water intake inspection item for work that will be completed in the interim.

Flood Mitigation:

Funding for flood mitigation work was approved. Administration has worked with a consultant on potential short-term solutions in order to help mitigate some flood risks for this year’s break-up. Consultant is also working on design options for longer term solutions to help mitigate annual flood threats.

Public Works Daily Operations:

Public Works staff continued with regular operations and maintenance work on the Town’s water, sewer, roads & sidewalks, vehicles, and infrastructure. The following is a summary of the work completed this month:

Regular Operations and Maintenance Items	
Item	Activity
Water & Sewer	Water shut offs and turn ons as requested Water and Sewer inspections of areas of concern Water and Sewer locates as required Meter readings taken Flushing of lines Water & Sewer repairs as necessary (see below) Meter replacements Month end water report



REGULAR MEETING MINUTES April 12th, 2021

Water & Sewer Facilities	Daily rounds of facilities
Roads	Snow clearing Sanding of roads/intersections Sign repairs New sign installation
Other	Regular fleet maintenance & repairs Funerals

Waterline break repairs on both Ptarmigan Crescent and Cedar Road were completed by Public Works crews this month. The repair on Ptarmigan Crescent was difficult to locate and took several days to complete the work. The Cedar Road repair was completed with no issues.

Public Works staff have been assisting the GNWT in the testing of the Town's sewage for COVID-19. Workers take samples of the sewage from lift station #1 three times per week and this is then shipped out for analysis. Testing is expected to continue for the foreseeable future.

Solid Waste Facility Operations:

The Town's Solid Waste Facility continued regular operations and monitoring activities throughout the month. No significant issues to note with current landfill operations. The new water licence will likely lead to some minor changes in both operations and infrastructure at the Solid Waste Facility. Administration is currently working on updates to the Town's garbage bylaws.

Water Licence Activities:

Regular monitoring programs continue as per the requirements of the Town's water licence.

The Town's new water licence (MV2019L3-0010) was signed off by the Minister of Environment and Natural Resources on January 14, 2021. The new water licence went into effect on January 31, 2021.

The Town's Annual Report for the water licence was completed on March 31st and submitted to the MVLWB.

Planning & Zoning:

10 Development Permits and 3 Building Permits have been approved for March 2021. In the month of March 2020, there were 11 Development Permits and 2 Building Permits signed out.

DATE	DEV #	CIVIC ADDRESS	DESC. OF WORK
Mar 02/21	B21-001	Friendship Centre Gagnier Street	Interior renovations
Mar 03,21	B21-002	76 Woodland Drive	Work on Church Steeple
Mar 11/21	D21-006	48060 Mackenzie Highway	Commercial Fishing
Mar 12/21	D21-007	62 Woodland Drive Wright Center	Interior Office Renovations
Mar 16/21	DH21-008	48 Stewart Drive	Sniper Dart Supplies (Sales and Rental)
Mar 16/21	DH21-009	9 Eagle Crescent	Red Gate Garden (Hand Made Skin Care)
Mar 17/21	DH21-010	80 Woodland Drive	Mexican Food (Home Cooked



REGULAR MEETING MINUTES April 12th, 2021

			Mexican Food)
Mar 18/21	DH21-011	5-103 rd Street	60 Degrees North (Online Clothing)
Mar 22/21	D21-012	60 Paradise Road	New 30' X 96' Commercial Greenhouse
Mar 25/21	DH21-013	25 Woodland Drive	Rovidx Media & Consulting Inc. (Software Development and Web Design)
Mar 30/21	D21-015, B21-003	56 Miron Drive	Reconstruct Rear Deck, New Front Deck, Replace Shingles and Siding.
Mar 31/21	DH21-016	48 Miron Drive	Angela's Aesthetics and Events (Design Consultant, Events, Social Media)

A public meeting for the rezoning of Fraser Place was held on March 17th and the rezoning of this area was completed through 2nd and 3rd reading of the bylaw.

A Request for Proposals for the review and update of the Town's Zoning and Building Bylaw was open during the month of March with a closing date of April 2nd. The Town is expected to award a contract for this work in early April with the work to take place throughout the spring and summer of this year. An updated Zoning and Building bylaw is expected to come to Council for approval later in 2021.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

- Mackenzie Valley Land and Water Board Town of Hay River License #MV2009L3-0005
- Bylaw 1812 Zoning and Building Bylaw

FINANCIAL IMPLICATIONS:

N/A

ALTERNATIVES TO RECOMMENDATIONS:

N/A

ATTACHMENTS:

N/A

Prepared by: Mike Auge
 Director of Public Works
 April 7, 2021

Reviewed by: Glenn Smith
 SAO
 April 7, 2021



REGULAR MEETING MINUTES April 12th, 2021

e. Application for Variance Request for Rear Yard Set Back Relaxation

RECOMMENDATION:

#21-119

**MOVED BY: CLLR WILLOWS
SECONDED BY: CLLR ANDERSON**

THAT THE COUNCIL OF THE TOWN OF HAY RIVER review and approve at their discretion Development Permit No. D21-005, to allow an extra relaxation to the rear yard setback of the newly re-located existing cabin.

CARRIED

BACKGROUND:

The Town of Hay River has received a request from Darrell Dean Owner/Contractor of Castaway Cottages asking Mayor and Council to allow a variance on the rear yard setback to allow the existing relocated cabin to stay in its present location at 1 Lagoon Road, Lot 1958, Plan 4174.

The site is OS – Parks and Open Spaces under the current General Plan, and in the Zoning and Building Bylaw 1812 it is zoned as RR – Rural Resource. Both zones have Tourist Lodges listed under Discretionary Use. Parks and Open Spaces also lists Tourist Campsite as a Discretionary Use. The site has been approved for Campsite, Tourist Lodge Purposes from the original owner to now.

Mr. Dean, working with the GNWT Lands Division moved the existing Cabin from the unsurveyed Commissioner's Land onto his own titled property in 2020. The building was brought as far back as Mr. Dean could move it without interfering with the underground powerline that runs through the property. The GNWT Lands Officer took pictures of the move and was satisfied with the relocation as detailed in the attached report.

The Zoning and Building bylaw require 25 feet set back and allows the Development Officer to reduce this distance by 10% or 2.5 feet. However, the cabin is closer than the 22.5 feet that can be approved by the Development Officer and therefore requires Council approval. The exact setback is unknown at this time due to snow buildup on this property, but it is estimated to be a setback of 10-15 feet.

The non-compliance is considered minor as there are no neighboring property owners against the rear of the lot where a variance is required other than the GNWT un-surveyed Commissioners Land and the GNWT has supplied a letter indicating that they are ok with the building re-location. Additionally, there is no possibility of a change in use of the land behind the property as it is within the 100-foot-high water fringe and therefore there is no potential for future conflicts.

Section 3.8 of the Zoning and Building bylaw details the allowances for relaxation of setbacks from both the Development Officer and Council.

3.8 Relaxation of Regulations

- 1. The Development Officer may approve a development application notwithstanding that the proposed use does not comply with the provisions of this bylaw, if the non-compliance is minor and where in the opinion of the Development Officer, denial of the application would cause the applicant unnecessary hardship unique to this use.*



REGULAR MEETING MINUTES April 12th, 2021

2. *The Development Officer may relax Front Yard Setbacks 10%, Side Yard Setbacks 20% and Rear Yard Setbacks 10 %. Any other set back relaxation greater than the above, shall only be granted by Council.*
3. *The Development Officer may permit a development in any zone on a lot which is substandard with respect to width, depth, or area.*
4. *In approving an application for a development permit, pursuant to subsections 1, 2 and 3 above, the Development Officer or Council shall adhere to the following:*
 - a) *A relaxation shall be considered only in cases of unnecessary hardship or practical difficulties unique to the use, character, or situation of land or building, which are not generally common to other land in the same zone.*
 - b) *There shall be no deviation from building height, floor area ratio, density regulations and parking requirements unless otherwise stated in this bylaw.*
 - c) *The General Purpose of the appropriate zone; and*
 - d) *The policies of the general zone.*

As 3.8.2. notes, Council may approve set back relaxations greater than the 10% allowable by the Development Officer. The underground powerline that runs through the property would be considered a unique unnecessary hardship for this lot thereby allowing Council the authority to approve the additional relaxation of the regulations.

All other requirements of the Zoning and Building Bylaw 1812 as well as the 2015 National Building Code would need to be met.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

General Plan Bylaw No. 1811/18.
Zoning and Building Bylaw No. 1812.
2015 National Building Code of Canada

FINANCIAL IMPLICATIONS:

N/A.

ALTERNATIVES TO RECOMMENDATIONS:

N/A

ATTACHMENTS:

Development Permit Application D21-005 and additional letter from Darrell Dean (2 Pages)
Letter from us and reply from GNWT Lands Officer (1 Page)
Report from Government of Northwest Territories Lands (4 Pages)



REGULAR MEETING MINUTES April 12th, 2021

Prepared by:
Randy Froese
Development Officer
March 31, 2021

Reviewed by:
Mike Auge
Director of Public Works
April 7, 2021

f. Sub-Lease of Lot 1055, Plan 2432

RECOMMENDATION:

#21-120 **MOVED BY: CLLR DOHEY**
SECONDED BY: CLLR WILLOWS

THAT THE COUNCIL OF THE TOWN OF HAY RIVER, direct Administration to forward a Bylaw to Council for approval to proceed with the application of Yvette Bruneau to sublease Lot 1055, Plan 2432 as expansion to her property on Lot 1009, Plan 1259. This sublease will be for market gardening purposes only.

CARRIED

BACKGROUND:

Yvette Bruneau owns Lot 1009, Plan 1259 – 25 Garden Road. In July 2005 Ms. Bruneau subleased Lot 1055, Plan 2432 as an expansion lot for market gardening purposes. In 2014 Ms. Bruneau surrendered the lease.

The Town received an application from Ms. Bruneau to sublease Lot 1055, Plan 2432 for market gardening purposes.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

N/A

FINANCIAL IMPLICATIONS:

Annual Revenues of:

- Lease Fees
- Property Taxes

ALTERNATIVES TO RECOMMENDATIONS:

N/A

ATTACHMENTS:

Sketch of Lot 1055, Plan 2432

Prepared by:
Susan Gallardo
Lands
Date: 08 April 2021

Reviewed by:
Sam Mugford, CPA, CA
Director of Finance & Administration
Date: 08 April 2021



REGULAR MEETING MINUTES April 12th, 2021

g. Riverview and Beaver Tender Award

RECOMMENDATION:

#21-121

**MOVED BY: CLLR DOHEY
SECONDED BY: CLLR WILLOWS**

**THAT THE COUNCIL OF THE TOWN OF HAY RIVER award the Riverview Drive and Beaver Crescent tender to 851791 NWT Ltd. (Rowe's Construction) in the amount of \$8,880,139.55.
DEFERRED**

BACKGROUND:

The tender call for the upgrade work on Riverview Drive and Beaver Crescent was issued on February 26th, 2021. The tender period closed at 3:00pm on March 31st, 2021 and the following bid was received:

851791 NWT Ltd. (Rowe's Construction) - \$9,656,581.55

The tender is for upgrades to the water and sewer infrastructure and road surface on Riverview Drive and Beaver Crescent with construction to take place starting in the spring of 2021 and continuing through the summer of 2022.

The only submission received for this tender was higher than anticipated and therefore, in order to meet the allocated budget for the project the Town removed some provisional work from the project and through the consultant for the project, Stantec Architecture Ltd., negotiated some other cost saving options with Rowe's Construction. The changes that have been made to the original tender will allow the project to be completed within the approved budget while still providing a quality final product. After the negotiations with the contractor, the final revised bid is:

851791 NWT Ltd. (Rowe's Construction) - \$8,880,139.55

Stantec has reviewed the submission along with the negotiated changes for compliance and has recommended award to Rowe's Construction as noted in the attached Tender Recommendation Letter.

Administration recommends that Council proceed with the project as revised and award the tender to Rowe's Construction.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

N/A



REGULAR MEETING MINUTES April 12th, 2021

FINANCIAL IMPLICATIONS:

With the negotiated changes to the scope, the project will be within the approved 2021 budget for this work. The road construction portion of this project is being partially funded (75%) through the Investing in Canada Infrastructure Program.

ALTERNATIVES TO RECOMMENDATIONS:

Not award the Riverview and Beaver upgrades tender.

ATTACHMENTS:

Stantec Architecture Ltd. letter for the Tender Recommendation – Riverview Drive and Beaver Crescent Upgrades

Prepared by:
Mike Auge
Director of Public Works
Date: April 8, 2021

Reviewed by:
Glenn Smith
Senior Administrative Officer
Date: April 8, 2021

h. Excused Absence

RECOMMENDATION:

#21-122 **MOVED BY: CLLR ANDERSON**
SECONDED BY: CLLR DUFORD

THAT THE COUNCIL OF THE TOWN OF HAY RIVER excuses Councillor Groenewegen from the Regular Meeting of Council, Monday, April 12th, 2021.

CARRIED

BACKGROUND:

Councillor Groenewegen has asked to be excused from the Regular Meeting of Council, Monday, April 12th

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

N/A

FINANCIAL IMPLICATIONS:

N/A

ALTERNATIVES TO RECOMMENDATIONS:



REGULAR MEETING MINUTES April 12th, 2021

N/A

ATTACHMENTS:

N/A

Prepared by:
Stacey Barnes
Council Administrator
Date: April 9th, 2021

Reviewed by:

- i. Property Tax Sales Provision

RECOMMENDATION:

#21-123 **MOVED BY: CLLR DOHEY**
 SECONDED BY: CLLR WILLOW

That the Council of the Town of Hay River in accordance with the Property Assessment and Taxation Act RSNWT. 1988 Chapter P-10, Section 97.6:

- 1. Sets the date of public auction where taxable property will be offered for sale as June 10, 2021 at 9:00 am in Town Hall Council Chambers; and**
- 2. The minimum sale price of each taxable property as calculated in accordance with the regulations is provided for as follows.**

CARRIED

Property Address	Lot	Block	Plan	Minimum Sale Price
43028 & 43026 MacKenzie Hwy.	79 & 80		38	\$212,450.00
29-B - 102 Avenue	81 Rem		38	\$26,200.00
27 & 28 - 101 Avenue	96 & 97		38	\$53,900.00
1-102 AVENUE	1	A	40	\$13,100.00
5-101 STREET	3	A	40	\$10,600.00
7-101 STREET	4	A	40	\$10,600.00
9 - 101 STREET	5	A	40	\$13,450.00
4-100 STREET	23	A	40	\$13,100.00
2-100 STREET	24	A	40	\$13,100.00
VALE ISLAND	22 Rem	B	40	\$14,200.00
3-102 STREET	2	H	40	\$27,550.00
16-102 STREET	17	J	41	\$69,800.00
12-102 STREET	19	J	41	\$20,900.00
31-103 STREET	4	L	41	\$53,400.00
10-103 STREET	20	M	123	\$57,350.00
37-104 STREET	7	N	142	\$66,000.00



REGULAR MEETING MINUTES April 12th, 2021

4-104 STREET	23	U	142	\$8,750.00
48048 MacKENZIE HIGHWAY	6	XA	190	\$15,500.00
48038 MacKENZIE HIGHWAY	2	XB	190	\$55,250.00
Property Address	Lot	Block	Plan	Minimum Sale Price
8-105 STREET	21	V	219	\$18,800.00
23 CARIBOU CRES	486		360	\$36,850.00
4 ABBY PLACE	569-29		746	\$82,750.00
3 CAPITAL DRIVE	772-1-2		845	\$1,455,350.00
14 BALSAM DRIVE	553-53	G814	917	\$49,200.00
21 PINE CRESCENT	553-155	G814	917	\$32,600.00
48029 MacKENZIE HIGHWAY	4-1	Y	1374	\$85,100.00
48025 MacKENZIE HIGHWAY	5-1	Y	1374	\$32,000.00
47107 MacKENZIE HIGHWAY	1-1	Z-2	1374	\$44,650.00
5 CRANBERRY CRESCENT	1619		2218	\$80,300.00
53 MIRON DRIVE	1747		2701	\$100,650.00
58 MIRON DRIVE	1862		3829	\$158,150.00
39 CRANBERRY CRES	1859		3925	\$184,300.00
43044 MacKENZIE HIGHWAY	1926		4196	\$198,750.00
43026 MacKENZIE HIGHWAY	1929		4196	\$3,350.00

BACKGROUND:

The Property Assessment and Taxation Act R.S.N.W.T. 1988, c.P-10 (PATA) Part III Taxation, Section 97.6 provides for the recovery of tax arrears by sale at public auction.

SALE

Sale at public auction **97.6. (1)** A taxable property that remains on the tax arrears list after December 31 of the year that the tax arrears list was prepared may be offered for sale, at a public auction, by the taxing authority at such time as it considers appropriate, if the property continues to be on the tax arrears list at that time.

Date of public auction **(2)** The date of a public auction must be set
(a) by resolution of the council of the municipal taxing authority, where the taxable property to be offered for sale is within its municipal taxation area; or
(b) by order of the Minister of Finance, where the taxable property to be offered for sale is within the general taxation area.

Minimum sale price and conditions of sale **(3)** A resolution or order referred to in subsection (2) must also set out, in respect of each taxable property to be offered for sale at the public auction,



REGULAR MEETING MINUTES April 12th, 2021

- (a) the minimum sale price, as calculated in accordance with the regulations; and
- (b) any other term or condition that the taxing authority wishes to apply to the sale.

Restriction
on sale

(4) A taxable property offered for sale at a public auction may not be sold for less than its minimum sale price and must be sold for the highest price bid above the minimum sale price.

Best possible
price

(5) A taxing authority is not under any duty to obtain the best possible price for a taxable property and, for greater certainty, the taxing authority is not obliged to delay the sale of the taxable property for that purpose.

Inapplicable
provisions
in municipal
Acts

(6) For greater certainty, the sale by a municipal taxing authority of a taxable property of an assessed owner, whether or not the taxable property includes a leasehold interest registered under the *Land Titles Act* in municipal land, is not subject to the provisions in the *Charter Communities Act*, *Cities, Towns and Villages Act*, *Hamlets Act* and *Tẖcẖq̱ Community Government Act* pertaining to the disposition of real property belonging to a municipal corporation. S.N.W.T. 1997,c.20,s.4; S.N.W.T. 2004,c.7, Sch.B, s.7(5).

The Property Assessment and Taxation Act – Tax Sales Regulations Section 3 establishes the minimum price of a taxable property.



REGULAR MEETING MINUTES April 12th, 2021

PROPERTY ASSESSMENT AND TAXATION ACT

LOI SUR L'ÉVALUATION ET L'IMPÔT FONCIERS

TAX SALES REGULATIONS

RÈGLEMENT SUR LES VENTES IMPOSABLES

The Commissioner, on the recommendation of the Minister and the Minister of Finance, under subsections 117(3) and (4) of the *Property Assessment and Taxation Act* and every enabling power, makes the *Tax Sales Regulations*.

Le commissaire, sur la recommandation du ministre et du ministre des Finances, en vertu des paragraphes 117(3) et (4) de la *Loi sur l'évaluation et l'impôt fonciers* et de tout pouvoir habilitant, prend le *Règlement sur les ventes imposables*.

1. In these regulations, "Act" means the *Property Assessment and Taxation Act*.

1. Dans le présent règlement, «Loi» s'entend de la *Loi sur l'évaluation et l'impôt fonciers*.

2. These regulations apply in respect of the sale of a taxable property for arrears of property taxes under Part III.1 of the Act.

2. Le présent règlement s'applique relativement à la vente d'une propriété imposable pour recouvrement d'arriérés d'impôt foncier en vertu de la partie III.1 de la Loi.

3. (1) Subject to subsection (2), the minimum sale price of a taxable property, whether located in the general taxation area or a municipal taxation area, that is to be offered for sale is 50% of the assessed value of the taxable property.

3. (1) Sous réserve du paragraphe (2), le prix de vente minimal d'une propriété imposable mise en vente est de 50 % de sa valeur évaluée, que cette propriété soit située dans une zone d'imposition générale ou une zone d'imposition municipale.

(2) A taxing authority may, in respect of a taxable property referred to in subsection (1), set out in a resolution or order referred to in subsection 97.6(2) of the Act, a minimum sale price that is calculated on the basis of such percentage of assessed value in excess of the applicable percentage set out in subsection (1) as the taxing authority considers appropriate.

(2) Toute administration fiscale peut, relativement à la propriété imposable mentionnée au paragraphe (1), indiquer le prix de vente minimal qu'elle estime approprié, calculé sur la base du pourcentage de la valeur évaluée qui est supérieur au pourcentage prévu au paragraphe (1) dans la résolution ou l'arrêté visé au paragraphe 97.6(2) de la Loi.

(3) For greater certainty, the minimum sale prices set under subsection (2) may vary between classes of property established under sections 13 to 15 of the Act. R-059-2001,s.2.

(3) Il demeure entendu que le prix de vente minimal établi en vertu du paragraphe (2) peut varier entre les catégories de propriétés établies en vertu des articles 13 à 15 de la Loi. R-059-2001, art. 2.

4. The form prescribed for the purposes of subparagraph 97.92(3)(b)(ii) of the Act is set out in the Schedule. R-027-2000,s.2

4. La formule prescrite pour l'application du sous-alinéa 97.92(3)(b)(ii) de la Loi est prévue à l'annexe. R-027-2000, art. 2.

Administration has provided notice pursuant to the legislation to all property owners that are in arrears for 2019 property taxes and that their properties may be sold for property tax arrears.

The properties listed below are subject to sale for arrears of property taxes.

Property Address	Lot	Block	Plan	Minimum Sale Price
43028 & 43026 Mackenzie Hwy.	79 & 80		38	\$212,450.00
29-B - 102 Avenue	81 Rem		38	\$26,200.00
27 & 28 -101 Avenue	96 & 97		38	\$53,900.00
1-102 AVENUE	1	A	40	\$13,100.00
5-101 STREET	3	A	40	\$10,600.00



REGULAR MEETING MINUTES April 12th, 2021

7-101 STREET	4	A	40	\$10,600.00
9 - 101 STREET	5	A	40	\$13,450.00
4-100 STREET	23	A	40	\$13,100.00
2-100 STREET	24	A	40	\$13,100.00
VALE ISLAND	22 Rem	B	40	\$14,200.00
3-102 STREET	2	H	40	\$27,550.00
16-102 STREET	17	J	41	\$69,800.00
12-102 STREET	19	J	41	\$20,900.00
31-103 STREET	4	L	41	\$53,400.00
10-103 STREET	20	M	123	\$57,350.00
37-104 STREET	7	N	142	\$66,000.00
4-104 STREET	23	U	142	\$8,750.00
48048 MacKENZIE HIGHWAY	6	XA	190	\$15,500.00
48038 MacKENZIE HIGHWAY	2	XB	190	\$55,250.00
8-105 STREET	21	V	219	\$18,800.00
23 CARIBOU CRES	486		360	\$36,850.00
4 ABBY PLACE	569- 29		746	\$82,750.00
3 CAPITAL DRIVE	772-1- 2		845	\$1,455,350.00
14 BALSAM DRIVE	553- 53	G814	917	\$49,200.00
21 PINE CRESCENT	553- 155	G814	917	\$32,600.00
48029 MacKENZIE HIGHWAY	4-1	Y	1374	\$85,100.00
48025 MacKENZIE HIGHWAY	5-1	Y	1374	\$32,000.00
47107 MacKENZIE HIGHWAY	1-1	Z-2	1374	\$44,650.00
5 CRANBERRY CRESCENT	1619		2218	\$80,300.00
53 MIRON DRIVE	1747		2701	\$100,650.00
58 MIRON DRIVE	1862		3829	\$158,150.00
39 CRANBERRY CRES	1859		3925	\$184,300.00
43044 MacKENZIE HIGHWAY	1926		4196	\$198,750.00
43026 MacKENZIE HIGHWAY	1929		4196	\$3,350.00

The auction will be held at 9:00 am on June 10, 2021 at the Town Hall Council Chambers in the Town of Hay River.

If prior to commencement of public auction, any person including the assessed owner pays the arrears of property taxes and all reasonable expenses incurred by the Town to collect the arrears with respect to a taxable property, the property will not be offered for auction

Any person who pays the arrears of property taxes and expenses prior to commencement of the public auction may obtain a lien on the taxable property for the amount paid if the person is other than the assessed owner and having an interest, estate, encumbrance or claim registered or filed under the Land Titles Act in or against the taxable property or a transferee of such a person.

The assessed owners of any of the above taxable properties is entitled to redeem that taxable



REGULAR MEETING MINUTES April 12th, 2021

property within 30 days after the date of the public auction by paying the Town the arrears of property taxes and all reasonable expenses incurred by the Town to collect the arrears. Where a taxable property that is sold at the public auction is redeemed by its assessed owner, the sale cannot be completed and all rights and interest of the purchaser in the taxable property cease.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

Property Assessment and Taxation Act R.S.N.W.T. 1988, c.P-10 (PATA) Part III Taxation, Section 97.6

FINANCIAL IMPLICATIONS:

N/A

ALTERNATIVES TO RECOMMENDATIONS:

N/A

ATTACHMENTS:

N/A

Prepared by:
Susan Gallardo - Lands
Date: April 6, 2021

Reviewed by:
Sam Mugford, CPA – Director of Finance
Date: April 6, 2021

j. Utility Bylaw 1786K Amendment

RECOMMENDATION:

**#21-124 MOVED BY: CLLR WILLOWS
 SECONDED BY: CLLR DUFORD**

THAT THE COUNCIL OF THE TOWN OF HAY RIVER accepts the report on Bylaw No. 1786K/UTIL – Utility Bylaw as presented

CARRIED

BACKGROUND:

In 2020, Council approved a 10% increase to Utility rates. Implementation was deferred as Council wanted to provide some relief to users due to COVID-19. In the 2021 budget, Council approved implementing the 10% increase from the prior year, plus a further increase of 2.5%.

Prior to implementation, Administration performed a cost-of-service study to analyse the cost drivers of service. These findings were brought to the Finance Committee, which resulted in several changes to user classifications and increases to rates.



REGULAR MEETING MINUTES April 12th, 2021

A summary of the significant changes is as follows:

- Section A – Public Piped Service
 - 12.5% increase to residential piped rates.
 - Creation of commercial and industrial class, 15% increase total from prior year rate
 - 25% increase to government users
 - 12.5% increase to out-of-town users (piped and trucked)
- Section C – Trucked Water Delivery
 - Inclusion of different classes for access fees – no changes to current fees
 - Amalgamation of sewer subsidy into water rates. 7.5% increase to trucked residential water rates for Vale island/West Channel, Mile Five. Increase lower due to amalgamation of subsidy.
 - Changed Corridor consumption limits and rates to agree to Vale Island/West Channel and Mile Five rate.
 - 10% increase to Commercial trucked water
 - Creation of government class, 25% increase
- Section E- High Volume Commercial - revision to eligibility criteria, requiring eligible consumers to be able to accept full truckloads of water at a time, to purchase at least 50,000 gallons per month, and have a container large enough to accommodate a full truck load at a time.
- Section F – Fees and Services- additional fees included
- Section G – Fines – 25% increase
- Removed Summer rates

Scenario analysis using 2020 actual consumption data resulted in a projected revenue increase of 12.7%, which is in line with the mandate set forth by Council. Actual results will vary based on consumer demand.

COUNCIL POLICY / STRATEGY OR GOAL:

N/A

APPLICABLE LEGISLATION, BYLAWS, STUDIES, PLANS:

13.(3)(d) of the *Cities, Towns and Villages Act*

FINANCIAL IMPLICATIONS:

12.7% average increase to utility rates.

ALTERNATIVES TO RECOMMENDATIONS:

Consider modifications to rate schedules.

ATTACHMENTS:

Current bylaw rate schedule
Proposed bylaw rate schedule



REGULAR MEETING MINUTES April 12th, 2021

Prepared by:

Sam Mugford, CPA, CA
Director of Finance and Administration
March 22, 2021

Reviewed by:

Glenn Smith
Senior Administrative Officer
April 9, 2021

7. BYLAWS

a) Bylaw 2426 – Disposal of Land Bylaw – Third and Final Reading

#21-125

**MOVED BY: CLLR ANDERSON
SECONDED BY: CLLR DUFORD**

CARRIED

b) Bylaw 2428 – Acquisition of Lot 1371, Plan 1126 – First Reading

#21-126

**MOVED BY: CLLR DOHEY
SECONDED BY: CLLR CHAMBERS**

CARRIED

Bylaw 2428 – Acquisition of Lot 1371, Plan 1126 – Second Reading

#21-127

**MOVED BY: CLLR DOHEY
SECONDED BY: CLLR CHAMBERS**

CARRIED

c) Bylaw 1786k– Utility Bylaw Amendment – First Reading

#21-128

**MOVED BY: CLLR DUFORD
SECONDED BY: CLLR WILLOWS**

CARRIED

8. IN CAMERA

“Do you solemnly swear and sincerely affirm that you are alone and cannot be overheard while in camera?” Yes by all of Council

#21-0129

**MOVED BY: DEPUTY MAYOR BOUCHARD
SECONDED BY: CLLR ANDERSON**

That the Council of the Town of Hay River move to In Camera at 7:52pm.

CARRIED



REGULAR MEETING MINUTES April 12th, 2021

#21-130

MOVED BY: CLLR DUFORD
SECONDED BY: DEPUTY MAYOR BOUCHARD

That the Council of the Town of Hay River move out of In Camera At 9:03PM.

CARRIED

9. #21-131

MOVED BY: CLLR DOHEY
SECONDED BY: DEPUTY MAYOR BOUCHARD

THAT THE COUNCIL OF THE TOWN OF HAY RIVER untangle motion that was deferred in 6g)

CARRIED

10. Riverview and Beaver Tender Award

#21-132

MOVED BY: CLLR ANDERSON
SECONDED BY: CLLR DUFORD

THAT THE COUNCIL OF THE TOWN OF HAY RIVER award the Riverview Drive and Beaver Crescent tender to 851791 NWT Ltd. (Rowe's Construction) in the amount of \$8,880,139.55.

CARRIED

11. ADJOURNMENT

#21-133

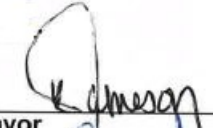
MOVED BY: CLLR WILLOWS


That the Regular Meeting of Council be adjourned at 9:14pm.

CARRIED

Certified Correct as Recorded on the 12th Day of April 2021

These minutes were accepted by motion #21-136.



Mayor


Senior Administrative Officer