

LABRADORCITY

COUNCIL MEETING MINUTES

December 5, 2023 3 pm

In Attendance:	Mayor Belinda Adams Deputy Mayor Mitchell Marsh Councillor Junior Humphries Councillor Ryan Pike Councillor Dawn Willcott Councillor Jonthan Riviere
Staff Present:	Kim Conway, CAO Michelle Newhook, Director of Finance & Administration Wayne Power, Director of Public Works Craig Purves, Director of Planning & Development Krista Hedlund, Deputy Clerk Jackie Greenham, Communications

Regrets: Councillor Kim Hartery

1. Call Meeting to Order

1.1. Adoption and Approval of Agenda

Moved By: Councillor Willcott Seconded By: Deputy Mayor Marsh

Be it resolved the agenda for the meeting of December 5th, 2023 be adopted as presented.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

2. Delegations

N/A

3. Adoption and Signing of Minutes

Moved By: Deputy Mayor Marsh Seconded By: Councillor Pike

Be it resolved the minutes of the public meetings held November 7th, 2023 be adopted as presented.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

4. Business Arising from Minutes

All follow up items from the November 7th, 2023 meeting have been actioned.

5. Correspondence

5.1 New Area Code for NL

Starting February 17, 2024, the new 879 area code will be introduced in Newfoundland and Labrador and will coexist with the current 709 area code. The introduction of the new 879 area code is the result of a decision by the Canadian Radio-Television and Telecommunications Commission (CRTC) and is intended to meet the growing demand for the new telephone numbers. For more information, please visit <u>www.newareacodes.ca</u>.

5.2 Public Drinking Water System Quality Data – Spring 2023

The Spring 2023 – Public Drinking Water System – Drinking Water Quality Data is now available on the Department of Environment and Climate Change webpage: <u>https://www.gov.nl.ca/ecc/waterres/drinkingwater/chemical</u>

Historical drinking water quality data can also be found in the Newfoundland and Labrador Water Resources Portal (NLWRP): <u>https://maps.gov.nl.ca/water/index.aspx</u>

6. New Business

6.1 Appointment of Town Clerk / Director of Finance & Administration

Moved By: Councillor Pike Seconded By: Councillor Willcott

Be it resolved Council appoint Ms. Michelle Newhook as Town Clerk / Director of Finance & Administration with the Town of Labrador City, effective Monday, November 20th, 2023.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

6.2 ATIPP Appointments

Moved By: Deputy Mayor Marsh Seconded By: Councillor Willcott

Be it resolved as per Section 66 of the Access to Information and Protection of Privacy Act (ATIPP) Council appoint the Town Manager, Kim Conway as Head and the Town Clerk, Michelle Newhook as Coordinator for the purpose of this Act.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

6.3 Offer to Purchase

Moved By: Councillor Riviere Seconded By: Deputy Mayor Marsh

Be it resolved Council ratify the poll of November 28, 2023 granting the Director of Planning & Development permission to execute an Offer to Purchase for Lots 13-1 A & B in the amount of \$245,000 plus hst.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

6.4 Gas Tax reallocation of Funds

Moved By: Councillor Humphries Seconded By: Councillor Pike

Be it resolved Council approve the reallocation of \$310,981.30 from the Gas Tax fund to support the Drake Wastewater Treatment Plant Environmental project that involves initiatives from a Directive issued June 2023.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

6.5 Street Reconstruction 2021 – Motion to Borrow

Moved By: Councillor Riviere Seconded By: Councillor Pike

Be it resolved the Town of Labrador City borrow from the Canadian Imperial Bank of Commerce located in Labrador City, NL \$2,006,857 for 2021 Street Reconstruction – Project #23-00076, for a term of 2 years, amortization period of 12 years. Rate will be fixed at 6.11%. Semi-Annual principal payment of \$83,619.04 plus interest calculated at 6.11%, as per the discussion paper dated December 4, 2023.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

6.6 Street Reconstruction 2022 – Motion to Borrow

Moved By: Councillor Humphries Seconded By: Deputy Mayor Marsh

Be it resolved the Town of Labrador City borrow from the Canadian Imperial Bank of Commerce located in Labrador City, NL \$605,828 for 2022 Street Reconstruction – Project #17-RNC-23-00002, for a term of 2 years, amortization period of 7 years. Rate will be fixed at 6.11%. Semi-Annual principal payment of \$43,273.42 plus interest calculated at 6.11%, as per the discussion paper dated December 4, 2023.

6.7 Drake Wastewater Treatment Plant Upgrades – Motion to Borrow

Moved By: Councillor Willcott Seconded By: Councillor Riviere

Be it resolved the Town of Labrador City borrow from the Canadian Imperial Bank of Commerce located in Labrador City, NL \$831,550 for Drake Waste Water Treatment Plant Upgrades – Project #17-SCF-19-00120, for a term of 2 years, amortization period of 7 years. Rate will be fixed at 6.11%. Semi-Annual principal payment of \$59,396.42 plus interest calculated at 6.11%, as per the discussion paper dated December 4, 2023.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

6.8 Labrador West Chamber of Commerce – Future of Labrador West Summit

Moved By: Councillor Riviere Seconded By: Deputy Mayor Marsh

Be it resolved Council sponsor the Labrador West Chamber of Commerce - Future of Labrador West Summit as a GOLD sponsor, in the amount of \$15,000 as outlined in the partnership opportunities form.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

6.9 Budget 2024

Moved By: Deputy Mayor Marsh Seconded By: Councillor Willcott

Be it resolved that the Town of Labrador City 2024 Municipal Budget as presented by the Finance and Administration Committee, showing total revenues of \$32,550,071 and total expenditures of \$32,550,071 for a balanced budget be adopted.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

Tax Rates, Water/Sewer Rates, Business Tax Rates and other Fees

Council approval is required for the establishment of yearly fees for the 2024 taxation year. These rates and/or taxes are being adopted at a meeting of Council held December

5, 2023 to come into effect and to become due and payable as per individual resolutions listed below:

a) Moved By: Deputy Mayor Marsh Seconded By: Councillor Riviere

Be it resolved that in accordance with provisions of Section 112(2) of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, a Real Property Tax be set at the rate of 5.12 mils for residential properties and 17.22 mils for commercial properties effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

b) Moved By: Councillor Pike Seconded By: Councillor Humphries

Be it resolved that in accordance with provisions of Section 114(b) of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, the minimum Residential & Commercial Property Tax be set at the rate of \$500.00 per annum, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

c) Moved By: Councillor Pike Seconded By: Councillor Humphries

Be it resolved that in accordance with provisions of Section 114 (c) of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, the minimum Commercial Property Tax for Vacant Land be set at the rate of \$5,040.00 per annum, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

d) Moved By: Councillor Riviere Seconded By: Councillor Pike

Be it resolved that in accordance with provisions of Section 130 and Section 131 of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, the annual Water and Sewage Tax be set at a rate of \$650.00 per residential unit, subsidiary apartment and serviced attached or detached accessory buildings, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

e) Moved By: Councillor Humphries Seconded By: Deputy Mayor Marsh

Be it resolved that in accordance with provisions of Sections 120 to 124 of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, Business Tax rates effective January 1, 2024 be set as follows:

Class 1.0 90.00 mils of assessed value Class 1.1 45.00 mils of assessed value Class 2 22.00 mils of assessed value 22.00 mils of assessed value Class 3 Class 4 20.00 mils of assessed value 7.00 mils of assessed value Class 5 Class 6 10.00 mils of assessed value Class 6.1 7.50 mils of assessed value Class 8 6.50 mils of assessed value Class 9 Greater of \$600.00 or 3% of Gross Revenue up to a maximum of \$5,500 per annum 56.65 mils of assessed value Class 10 29.50 mils of assessed value Class 11

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

f) Moved By: Councillor Riviere

Seconded By: Councillor Willcott

Be it resolved that in accordance with provisions of Section 5 of the Act Respecting the Taxation of Utilities and Cable Television Companies, Chapter T-0.1, SNL1992, a business tax (Class 7) be set at the rate of 2.5% effective January 1, 2024, on the gross revenue of the utility for the preceding year derived within the municipality of Labrador City.

g) Moved By: Deputy Mayor Marsh Seconded By: Councillor Humphries

Be it resolved that in accordance with provisions of Section 124 of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, different classes of businesses shall be established in accordance with Schedule "C", effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

h) Moved By: Councillor Humphries Seconded By: Deputy Mayor Marsh

Be it resolved that in accordance with provisions of Section 125 of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, the minimum Business Tax effective January 1, 2024 be set as follows:

Class 3	\$5,500 per annum
Class 9	\$ 600 per annum
Class 11	\$1,000 per annum
All other cla	sses \$ 300 per annum

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

i) Moved By: Councillor Willcott Seconded By: Councillor Pike

Be it resolved that in accordance with provisions of Section 131 of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, Water Rates for Special Users effective January 1, 2024 be set as follows:

Industrial:	\$3.65 per 1000 gallons metered
Commercial:	
Regular	\$2.77 per 1000 gallons metered
Temporary Workers Housing	\$2.77 per 1000 gallons metered
	Minimum \$650 / unit
Institutional:	\$2.77 per 1000 gallons metered
Flat Rate:	\$650.00 per annum (fixed rate)
Commercial Vacant Land	\$650.00 per annum (fixed rate)

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

j) Moved By: Deputy Mayor Marsh
Seconded By: Councillor Riviere

Be it resolved that in accordance with provisions of Section 136 of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, the fee for Tax Certificates be set at \$125.00; Letters of Compliance be set at \$150.00; and Tax Information to be set at \$75.00, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

k) Moved By: Councillor HumphriesSeconded By: Deputy Mayor Marsh

Be it resolved that Municipal Fees shall be set in accordance with Schedule "A" and as described in the 2024 Budget, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

I) Moved By: Deputy Mayor Marsh Seconded By: Councillor Willcott

Be it resolved that Recreational Recoveries shall be set in accordance with Schedule "B" and as described in the 2024 Budget, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

m) Moved By: Councillor Riviere Seconded By: Councillor Willcott

Be it resolved that Emergency Response Recoveries, for responses outside of the Town of Labrador City Municipal Boundaries, and not otherwise covered through mutual aid or other partnership agreements, shall be set in accordance with Schedule "D" and as described in the 2024 Budget, effective January 1, 2024.

n) Moved By: Deputy Mayor Marsh Seconded By: Councillor Pike

Be it resolved that Equipment Rental Recoveries shall be set in accordance with Schedule "E" and as described in the 2024 Budget, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

o) Moved By: Councillor Willcott Seconded By: Councillor Pike

Be it resolved that Town of Labrador City Taxi Rates shall be set in accordance with Schedule "F" and as described in the 2024 Budget, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

p) Moved By: Deputy Mayor Marsh
Seconded By: Councillor Willcott

Be it resolved that in accordance with provisions of Section 101(2) of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, all taxes shall be due and payable thirty (30) days from the date invoiced, effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

q) Moved By: Councillor Humphries
Seconded By: Councillor Pike

Be it resolved that in accordance with provisions of Section 111 of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, that Council set the Total Family Income threshold for 90% Residential Property Tax Rebate at \$36,394 and \$7,236 per dependent, effective January 1, 2024. The Total Family Income threshold for 50% Residential Property Tax Rebate shall be set at \$36,394 – 42,257 and \$7,236 per dependent, effective January 1, 2024.

r) Moved By: Deputy Mayor Marsh Seconded By: Councillor Humphries

Be it resolved that in accordance with provisions of Section 107(1) of the Municipalities Act, Chapter M-24, S.N. 1999 as amended, simple interest on taxes unpaid on or before the due date be set at prime plus 3% effective January 1, 2024, with the allowance to round to the nearest two decimal places for the monthly rate.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

s) Moved By: Councillor Willcott Seconded By: Deputy Mayor Marsh

Be it resolved that sundry receivables unpaid after thirty days from date of invoicing shall be charged simple interest at the rate of prime plus 3% effective January 1, 2024, with the allowance to round to the nearest two decimal places for the monthly rate.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

t) Moved By: Deputy Mayor Marsh Seconded By: Councillor Pike

Be it resolved that a credit limit of \$122,000 be established at the US Bank Canada for the Town of Labrador City.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

u) Moved By: Councillor Pike Seconded By: Councillor Willcott

Be it resolved that the borrowing arrangements for a temporary operating credit in the amount of \$500,000 be made with the Canadian Imperial Bank of Commerce, Labrador City for the 2024 fiscal year to assist with operating expenses pending receipt of revenues. Any and all advances made on the loan to be paid in full on or before December 31, 2024.

v) Moved By: Deputy Mayor Marsh Seconded By: Councillor Pike

Be it resolved that a reserve account be implemented for Booth Avenue Master Plan effective January 1, 2024.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

7. Committee Reports

- 7.1 Finance & Administration
- a) Donations

Moved By: Deputy Mayor Marsh Seconded By: Councillor Pike

Be it resolved Council approve the following donations: Skate Passes to Menihek Senior Girls Cross Country Running Team and First Steps Family Resource Centre Inc. with an in kind of \$50.00 each; annual donation of \$1,000 to Hams of Western Labrador (HOWL); \$100 to the Royal Newfoundland Legion NL Command for their annual Veteran's Service Recognition booklet; and \$40,000 wage subsidy grant to Gateway Labrador upon receipt of payroll documentation.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

Moved By: Councillor Riviere Seconded By: Councillor Humphries

Be it resolved Council ratify the poll of November 9, 2023 to approve a donation for Toys for Joys in the amount of \$100 towards their annual event and \$250 to Menihek High School for their annual awards night.

Moved By: Deputy Mayor Marsh Seconded By: Councillor Humphries

Be it resolved Council ratify the poll of November 16, 2023 to approve a donation to the Labrador West Rotary Club for one seasonal driveway snow clearing contract with a value of \$1,000 for their annual auction.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

7.2 Recreation & Community Services

Upcoming Christmas Events:

- a) December 7th 60+ Seniors Christmas Kitchen Party Dance
- b) December 15th 60+ Seniors Christmas Lunch w/ entertainment
- c) December 16th Gingerbread House Competition & Cookie Decorating
- d) December $31^{st} 1^{sT}$ Night with Magician Mike D'urzo

7.3 Planning & Development

The Accessibility Act became law December 31, 2021. Under the Act, public bodies are required to develop an Accessibility Plan and make it public within 2 years. The plan will improve accessibility by identifying, preventing and removing barriers that obstruct people with disabilities from fully participating in society.

In order to proceed with the plan, a sub-committee structure needs to be established. A Call for Interest from the general public will be advertised following this meeting. From there, two members of the general public, along with two members of Council and the Director of Planning & Development will form the committee.

8. Applications for Permits

8.1 Permit 23-307 Approval in Principle – Apartment Building: 1012-1014 Cavendish Crescent

Moved By: Deputy Mayor Marsh Seconded By: Councillor Pike

Be it resolved Council approve Permit 23-307 Approval in Principle for an Apartment Building located at 1012-1014 Cavendish Crescent, subject to no objections being received and stipulations outlined on the permit.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

8.2 Permit Ratification List #11

Moved By: Deputy Mayor Marsh Seconded By: Councillor Pike

Be it resolved Council approve Permit Ratification List #11 as presented.

Question called; Mayor Adams, Deputy Mayor Marsh, Councillor Humphries, Councillor Pike, Councillor Willcott, and Councillor Riviere all in favor. **Carried**

9. Unfinished Business

N/A

10. Tenders

10.1 TLC-25-23 Supply of Two New Sand Trucks

A tender was called for the Supply of Two New Sand Trucks with no bids received. This will be retendered beginning January 4th and close on January 3, 2024.

11. Approval of Accounts & Purchase Orders

Moved By: Councillor Willcott Seconded By: Councillor Pike

Be it resolved Council approve Accounts & Purchase Orders in the amount of \$3,200,609.45 dated December 5th, 2023.

12. Community Recognition & Reminders

Community Update – December 2023

- Trust Transit has had a phone number change. They can now be reached at (709) 280-3986
- The Canadian Mental Health Association has recently announced that now anyone in Canada can call or text 9-8-8 for help if they themselves or someone they know is thinking about Suicide.

Community Engagement

The Strategic Plan Community Survey closed today (Dec 5th). We would like to thank everyone who participated, and we look forward to reviewing your thoughts and ideas. Your opinions matter and as we work for the betterment of our community, we need to do so, with the interests of our residents in mind.

We will be looking for more opportunities to connect with residents and we encourage you to take part in our surveys and public sessions. If you are out and about, grab a copy of our newsletter which you will find in several locations around town and visit our social media platforms often. It's important that you know what is happening in your town and we want to make that information easily accessible for you.

Community Recognition

Congratulations to Menihek Nordic Ski Club who will be hosting the 2024 Canadian Masters Nordic Ski Championship scheduled for March 20th to 23rd. Hosting such an event is a testament to the work that Menihek puts into our beautiful ski trails, and they are to be commended for that.

13. Date of Next Meeting & Adjournment

The date of the next Council Meeting will be Tuesday, January 16th, 2024. There being no further business to discuss, the meeting was adjourned at 4:10 pm by Deputy Mayor Marsh.

Michelle Newhook, Town Clerk

Belinda Adams, Mayor