



MINUTES OF DISTRICT OF KITIMAT  
**REGULAR MEETING**

MEETING HELD IN THE COUNCIL CHAMBERS,  
606 MOUNTAINVIEW SQUARE, ON MONDAY, MAY 4, 2020 AT 7:25 PM

Present: Mayor P. Germuth

Councillors: E. Empinado, M. Feldhoff, L. Gibson  
(All Via WebEx) R. Goffinet, T. Marleau, M. Zielinski

Present: Staff:

	W. Waycheshen, Chief Administrative Officer
Via WebEx	E. Anderson, Director of Corporate Administration
Via WebEx	D. Rutsatz, Director of Finance
Via WebEx	M. Gould, Director Leisure Services
Via WebEx	M. Penner, Director of Human Resources
Via WebEx	T. Bossence, Fire Chief
	A Ramos-Espinoza, Director of Engineering Services
Via WebEx	G. Sewell, Director of Planning
Via WebEx	N. Simpkins, Deputy Director of Operations
Via WebEx	M. Dewar, Director of Economic Development
Via WebEx	C. McCulley, Director of Operations
	A. Hansen, Information Systems Coordinator
Via WebEx	K. Enders, Deputy Director of Corporate Administration

**Message from the Mayor**

Mayor Germuth provided a message on Council activities over the recent past.

**Delegations/Presentations**

**1. Kitimat Chamber of Commerce – Yearly Update on Tourism**

Laurel D'Andrea, Executive Director, and Daniel Chimko, Board Chair, Kitimat Chamber of Commerce, presented the Kitimat Chamber of Commerce Visitor Centre and Tourism Services 2020 Annual Report. They then answered questions from Council.

**Public Input / Questions on Agenda Items**

Daniel Chimko provided comment regarding his application for a development variance permit at 78 Sturgeon Street. He then answered questions from Council. Staff confirmed that no additional comments had been received with respect to this application.

Rob Slanina provided comment regarding his application for a development variance permit at 71 Starling Street. He then answered questions from Council. Staff confirmed that no additional comments had been received with respect to this application.

**Media Inquiries - For Clarification Only**

There were no media inquires.

### **Call for New Business / Adoption of the Agenda**

Moved and seconded,  
*“THAT the Regular Council Agenda for May 4, 2020, be adopted as circulated.”*

Motion Carried Unanimously  
Motion: R20-095

### **Consent Agenda**

Councillor Marleau provided comment regarding item 9 – Copy of email dated 20 April 2020 from JGC Fluor Corporation regarding JCG Fluor submission – Canadian Navigable Waters Act.

In response to a query, Trent Bossence, Fire Chief, answered questions regarding item 5 – Kitimat Fire & Ambulance Service Stats – March 2020.

Councillor Empinado provided comment regarding item 6 – Correspondence dated 15 April 2020 from the Village of Hazelton regarding BC Gaming Grant.

Moved and seconded,  
*“THAT the Consent Agenda for May 4, 2020, be approved.”*

Motion Carried Unanimously  
Motion: R20-096

The following meeting Minutes were adopted:

Committee of the Whole – 27 April 2020  
Court of Revision – 27 April 2020  
Regular Meeting of Council – 20 April 2020  
Public Hearing – Bylaw No. 1967 and Bylaw No. 1968 – 20 April 2020

All correspondence was received and filed.

### **Motions**

## **Bylaws**

### **1. Loganberry Commercial Recreation Official Community Plan and Zoning Amendment Bylaw No. 1974, 2020**

Moved and seconded,

*"THAT, having reviewed Staff Reports and considered public consultation activities to-date, including agency referrals, open houses, delegations and public input at Council meetings, meeting and additional correspondence between staff and individuals, Kitimat Council resolves that:*

- A. Consultation to-date on Loganberry Commercial Recreation OCP and Zoning Amendment Bylaw No. 1974, 2020; which Kitimat Council considers to have been both early and ongoing, has provided consultative opportunities in compliance with sections 475 and 477 of the Local Government Act;*
- B. Kitimat Council has specifically considered this OCP amendment in conjunction with Housing Action Plan and Needs Assessment 2020, Five Year Financial Plan and Waste Management Plan, in compliance with sections 473 and 477 of the Local Government Act; and*

*THAT Loganberry Commercial Recreation OCP and Zoning Amendment Bylaw No. 1974, 2020 be given second reading, third reading and adopted."*

Motion Carried Unanimously  
Motion: R20-097  
Bylaw No. 1974, 2020

### **2. Multi-Family Development Permit Guidelines, FireSmart Amendment Bylaw No. 1967, 2020 and Development Permit Area – Hazardous Areas, FireSmart Amendment Bylaw No. 1968, 2020**

The Public Hearing for Multi-Family Development Permit Guidelines, FireSmart Amendment Bylaw No. 1967, 2020 and Development Permit Area – Hazardous Areas, FireSmart Amendment Bylaw No. 1968, 2020 scheduled for Monday, May 4, 2020 at 7:00 p.m. did not proceed. This item was postponed.

Councillor Marleau's connection to the meeting was lost at 8:33 p.m.

## **Reports and/or Communications**

### **1. Development Variance Permit Application – 78 Sturgeon Street**

Moved and seconded,

*"THAT a development variance permit to reduce rear yard from 9 metres to 1.66 metres at 78 Sturgeon Street be approved, with conditions:*

- (a) That south side yard of 4.5 metres is maintained;*
- (b) Full removal of non-confirming structures that encroach onto Crown Provincial land at rear of property before building permit is issued;*
- (c) Accessory structure does not exceed height of 7 metres measured to mid-pitch;*
- (d) Legal survey at time of installing footings or foundation to confirm minimum south side yard of 4.5 metres and minimum rear yard of 1.66 metres;*
- (e) Drainage and snow storage from proposed accessory structure comply with District standards;*
- (f) Permit expiration of 4 May 2022, if building permit is not issued."*

Amendment:

Moved and seconded,

*"THAT condition (b) be amended by removing "before building permit is issued" and inserting "within 30 days of occupancy permit being issued"."*

*Motion Carried Unanimously*

*Motion: R20-098*

*DVP 78 Sturgeon*

Amendment:

Moved and seconded,

*"THAT condition (d) be amended by inserting "or onsite verification by District of Kitimat officials" after "Legal survey"."*

*Motion Carried Unanimously*

*Motion: R20-099*

*DVP 78 Sturgeon*

Main Motion as Amended:

Moved and seconded,

*"THAT a development variance permit to reduce rear yard from 9 metres to 1.66 metres at 78 Sturgeon Street be approved, with conditions:*

- (a) That south side yard of 4.5 metres is maintained;*
- (b) Full removal of non-confirming structures that encroach onto Crown Provincial land at rear of property within 30 days of occupancy permit being issued;*
- (c) Accessory structure does not exceed height of 7 metres measured to mid-pitch;*
- (d) Legal survey or onsite verification by District of Kitimat officials at time of installing footings or foundation to confirm minimum south side yard of 4.5 metres and minimum rear yard of 1.66 metres;*
- (e) Drainage and snow storage from proposed accessory structure comply with District standards;*
- (f) Permit expiration of 4 May 2022, if building permit is not issued."*

*Motion Carried Unanimously*

*Motion: R20-100*

*DVP 78 Sturgeon*

## 2. Development Variance Permit Application – 71 Starling Street

Moved and seconded,

*“THAT a development variance permit to reduce east side yard from 1.8 metres to 1.4 metres to allow construction of an addition to the principal dwelling at 71 Starling Street be approved, with conditions:*

- (a) Accessory structure does not exceed height of 6.07 metres measured to the peak;*
- (b) Legal survey at time of installing footings or foundation to confirm minimum east side yard of 1.4 metres;*
- (c) Drainage and snow storage from proposed accessory structure comply with District standards;*
- (d) Consider feasibility of proposed addition and future renovation being universally accessible; and*
- (e) Permit expiration of 4 May 2022, if building permit is not issued.”*

Motion Carried Unanimously  
Motion: R20-101  
DVP 71 Starling

Councillor Marleau re-established connection at 8:42 p.m.

## 3. Kitimat Cycle Network Plan – Community Engagement

Moved and seconded,

*“THAT District Staff be authorized to proceed with alternative plans for community engagement as outlined below for the development of the Kitimat Cycle Network Plan:*

- 1. An online public survey to invite study input, linked to the District’s website. A phone number shall also be provided for those without internet access.*
- 2. An interactive GIS tool (“Vertisee”) to allow local residents to plot their ideas and concerns on a map from either a computer or smart phone.*
- 3. Videoconference meetings as required with identified stakeholders.”*

Motion Carried Unanimously  
Motion: R20-102  
Kitimat Cycle Network Plan

## 4. 4 May 2020 Budget Deliberations

Moved and seconded,

*“THAT the 4 May 2020 Budget Deliberations report be received.”*

Motion Carried Unanimously  
Motion: R20-103  
2020 Budget

## 5. COVID-19 Update

Moved and seconded,

*"THAT the COVID-19 update from District of Kitimat staff be received."*

Motion Carried Unanimously

Motion: R20-104

COVID-19

## Mayor and Council Reports

Moved and seconded,

*"THAT this meeting adjourn."*

Motion Carried Unanimously

The meeting adjourned at 9:26 p.m.

CERTIFIED TRUE AND CORRECT

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Corporate Officer