



Municipality of Crowsnest Pass

Council Meeting Minutes

Tuesday, December 17, 2024

A regular meeting of the Council of the Municipality of Crowsnest Pass was held in Council Chambers on Tuesday, December 17, 2024.

Council Present:

Mayor Blair Painter, Councillors: Dave Filipuzzi, Doreen Glavin, Glen Girhiny, and Dean Ward

Council Absent:

Vicki Kubik, and Lisa Sygutek

Administration Present:

Patrick Thomas, Chief Administrative Officer
Kristin Colucci, Deputy Chief Administrative Officer
Jeremy Wickson, Director of Engineering & Operations
Jesse Fox, Manager of Protective Services/Fire Chief
Johan van der Bank, Manager of Development & Trades
Bonnie Kawasaki, Recording Secretary

Cheque Presentation

Jesse Fox, Manager of Protective Services and Fire Chief presented a cheque to Gabby Verdi representing the Crowsnest Pass Food Bank in the amount of \$ 8145.00 from funds collected by Emergency Services Personnel and also noted that 177 pounds of food was collected at the Charity Check Stop held on December 6th.

CALL TO ORDER

Mayor Painter called the meeting to order at 7:00 pm.

ADOPTION OF AGENDA

01-2024-12-17: Councillor Ward moved to adopt the agenda as presented.

Carried

CONSENT AGENDA

02-2024-12-17: Councillor Filipuzzi moved that Council approve the following Consent Agenda items as presented without debate:

3.a

Minutes of the Crowsnest Pass Senior Housing Board of October 21, 2024

THAT Council accept the Minutes of the Crowsnest Pass Senior Housing Board of October 21, 2024 as information.

Carried

ADOPTION OF MINUTES

03-2024-12-17: Councillor Girhiny moved to adopt the Minutes of the Council Meeting of December 10, 2024, as presented.

Carried

PUBLIC HEARINGS

Bylaw 1203, 2024 Road Closure Bylaw Amendment - Public Hearing

Mayor Painter declared the Public Hearing opened at 7:01 pm for Bylaw No. 1203, 2024.

Patrick Thomas, Chief Administrative Officer provided a brief overview of the bylaw and read into the record that there were no written submissions received prior to the due date.

Mayor Painter called for members of the public to speak in favor or opposition to Bylaw 1203, 2024.

Mayor Painter noted there were no members of the public present who wished to speak at the hearing and declared the public hearing closed at 7:02 pm.

Bylaw 1209, 2024 - Land Use Bylaw Amendment - Administrative Housekeeping Matters - Public Hearing

Mayor Painter declared the Public Hearing opened at 7:03 pm for Bylaw No. 1209, 2024.

Patrick Thomas, Chief Administrative Officer provided a brief overview of the bylaw and read into the record that there were no written submissions received prior to the due date.

Mayor Painter called for members of the public to speak in favor or opposition to Bylaw 1209, 2024.

Mayor Painter noted there were no members of the public present who wished to speak at the hearing and declared the public hearing closed at 7:04 pm.

DELEGATIONS

None

REQUESTS FOR DECISION

Bylaw 1209, 2024 - Land Use Bylaw Amendment - Administrative Housekeeping Matters - Second and Third Reading

04-2024-12-17: Councillor Girhiny moved second reading of Bylaw 1209, 2024 - Land Use Bylaw Amendment - Administrative Housekeeping Matters.

Carried

05-2024-12-17: Councillor Ward moved third and final reading of Bylaw 1209, 2024 - Land Use Bylaw Amendment - Administrative Housekeeping Matters.

Carried

Recused

Councillor Ward recused himself from the meeting at 7:10 pm due to a pecuniary interest as an employee of one of the applicants.

Bylaw 1211, 2024 - Land Use Bylaw Amendment - Redesignation of the lands legally described as Lot 5, Plan 9611980 from "Grouped Country Residential - GCR-1" to "Non-Urban Tourism Accommodation & Recreation – NUTAR"- First Reading

06-2024-12-17: Councillor Filipuzzi moved first reading of Bylaw 1211, 2024 - Land Use Bylaw Amendment - Redesignation of the lands legally described as Lot 5, Plan 9611980 from "Grouped Country Residential - GCR-1" to "Non-Urban Tourism Accommodation & Recreation – NUTAR"

Carried

Return

Councillor Ward returned to Council Chambers at 7:11 pm.

Bylaw 1213, 2024 - Procedure Bylaw Amendment Third Reading

07-2024-12-17: Councillor Filipuzzi moved third and final reading of Bylaw 1213, 2024 - Procedure Bylaw Amendment.

Carried

Service Area Updates

08-2024-12-17: Councillor Ward moved to accept the Service Area Updates for information.

Carried

COUNCIL MEMBER REPORTS

- Councillor Glavin
 - Attended the CMAC Meeting
 - Councillor Ward attended in place of Councillor Sygutek
 - Looking forward to getting measurable on our marketing campaigns
 - Attended the Senior’s Luncheon – excellent event, huge turnout
- Councillor Girhiny
 - Attended the PPK Society Meeting
 - They received a Provincial Grant from the “Every Kid Can Play” Program for \$21,000 which is affiliated with KidSport.
 - The Society plans to purchase some replacement equipment with the money.
 - Excellent group of volunteers
- Councillor Ward
 - Attended the Seniors’ Luncheon
 - Very successful event

PUBLIC INPUT PERIOD

None

COUNCILLOR INQUIRIES AND NOTICE OF MOTION

None

IN CAMERA

09-2024-12-17: Councillor Filipuzzi moved that Council go In Camera for the purpose of discussion of the following confidential matters under the Freedom of Information and Protection of Privacy Act at 7:32 pm:

- a. Economic Interests of the Public Body – Land Sales Application - FOIP Act Section 25
- b. Economic Interests of the Public Body – Land Sales Application - FOIP Act Section 25

Carried

Reconvene

Mayor Painter convened the In Camera meeting at 7:35 pm. Patrick Thomas, Chief Administrative Officer in attendance to provide advice to Council.

10-2024-12-17: Councillor Glavin moved that Council come out of In Camera at 8:12 pm.

Carried

11-2024-12-17: Councillor Ward moved that Council accept the two offers to purchase 1801 64 Street in Coleman and Lot 15, Block 7, Plan 1112697 , subject to the following conditions:

1. That the applicant is responsible for all costs relating to the redesignation to a suitable land use district of both parcels separately for each sale, and if these applications fail, the proposed sales shall be cancelled (independently from each other).
2. That the applicant is responsible for all environmental assessments / reports, geotechnical assessment, engineering assessment, easements, subdivision, and survey costs relating to these transactions.
3. That the Coleman development has easements registered to protect the water and wastewater mains.
4. That the applicant is responsible for all legal costs, including the legal costs of the Municipality, associated with these transactions.
5. That the Coleman transaction is completed by June 30, 2025.
6. That the Coleman development proposal is commenced by making application(s) for subdivision and/or development permit(s) by November 30, 2025 and construction started by June 30, 2026.
7. That the Bellevue site transaction is completed within six months of the start of construction on the Coleman site.
8. That the Bellevue development proposal is commenced by making application(s) for subdivision and/or development permit(s) by October 31, 2027, and construction started by June 30, 2028.
9. At the failure of meeting the timelines stated in par. 6, 7, 8, and 9, or obtaining time extensions as may be required, the Municipality shall be entitled to re-purchase the properties or one of the properties, as may be applicable, at 50% of the selling price, and this condition shall be registered on the certificate of land title as a right of first refusal in favor of the Municipality.

Carried

ADJOURNMENT

12-2024-12-17: Councillor Filipuzzi moved to adjourn the meeting at 8:13 pm.

Carried


Blair Painter
Mayor


Patrick Thomas
Chief Administrative Officer