

CITY OF STEINBACH
Regular Council Meeting
January 15, 2019

MINUTES

1. Minutes of the Regular Council Meeting of City of Steinbach Council held on Tuesday, January 15, 2019 at City of Steinbach Council Chambers.

2. Mayor Earl Funk called the meeting to order at 7:30 p.m., with the following members of Council present: Councillors Susan Penner, Damian Penner, Jac Siemens, Jake Hiebert, Bill Hiebert and Michael Zwaagstra. Also present: City Manager, Troy Warkentin, Senior Manager, Corporate Services Manager, Rhona Dundas and City Clerk, Deb Rempel.

3. Councillor Jake Hiebert opened the meeting.

R19-001 4. Councillor S. Penner, Councilor B. Hiebert RESOLVED that the agenda be adopted.

-Un. Carried-

R19-002 5. Councillor M. Zwaagstra, Councillor D. Penner RESOLVED that the minutes of the December 18, 2018, Regular Council Meeting be approved.

-Un. Carried-

6. Council meeting recessed and Public Hearing was called to order at 7:36 p.m., by Mayor Earl Funk. Public Hearing was to consider Variance V-2019-01.

Variance V-2019-01

29 Cambridge Way

Owner: JEMM Ventures Ltd.

Applicant: Michael and Jodi Unger

Purpose: The applicants are requesting to not complete the street edge landscaping for the property as required in Zoning By-Law 2100.

6.1 City Manager, Troy Warkentin, introduced Variance V-2019-01 and reported that notices pursuant to The Planning Act had been completed.

6.2 There is no correspondence on file.

6.3 Jodi and Michael Unger, 8 - 396 McKenzie Avenue, applicants were present at the hearing and provided the following:

- They have invested in the 16 Unit high-end pet friendly apartment complex.

- They purchased the property and drawings and site plans from the landowner and proceeded to build. In November 2018 they were informed that they had not built according to the plans that were approved by the City.

- They provided that the Development Agreement did include street edge landscaping and that this was an oversight on their behalf. They agree that green space is important and needed. They suggested they plant trees in the backyard or within the City's greenspace as a requirement. They would like to come to a solution that would be soothing to the community.

- The applicants were prepared to answer questions of Council.

6.4 There being no further discussion, Council meeting re-opened at 7:58 p.m.

R19-003 7. Councillor S. Penner, Councillor J. Siemens RESOLVED that the City of Steinbach approve Variance V-2019-01, subject to the trees being planted elsewhere on the property.

-Defeated-

Voting in Favour: S. Penner, J. Siemens

Voting Against: M. Zwaagstra, D. Penner, B. Hiebert, J. Hiebert, E. Funk

R19-004 8. Councillor M. Zwaagstra, Councillor J. Hiebert RESOLVED that the City of Steinbach deny Variance V-2019-01.

-Carried-

Voting in Favour: M. Zwaagstra, D. Penner, B. Hiebert, J. Hiebert, E. Funk
Voting Against: S. Penner, J. Siemens

9. Council meeting recessed and Public Hearing was called to order at 8:10 p.m., by Mayor Earl Funk. Public Hearing was to consider Variance V-2019-02.

Variance V-2019-02

30 High Point Lane

Owner: Samuel and Kristelle Dueck

Applicant: Samuel Dueck

Purpose: To allow a west side yard of 2.6 feet.

9.1 City Manager, Troy Warkentin, introduced Variance V-2019-02 and reported that notices pursuant to The Planning Act had been completed.

9.2 There is no further correspondence on file.

9.3 Samuel Dueck, 30 High Point Lane, applicant was present at the hearing and provided that he is proposing an addition to his house and due to the configuration of his lot and location of his septic tank a small corner of the addition requires the variance. He had initially planned on building within the requirement but because of the septic tank a small amendment was made to the drawing plans. He has spoken with the neighbors and has had a good relationship with the City staff during this process. The applicant was prepared to answer questions of Council.

9.4 There being no further discussion, Council meeting re-opened at 8:15 p.m.

R19-005 10. Councillor J. Siemens, Councillor S. Penner RESOLVED that the City of Steinbach approve Variance V-2019-02, subject to a side yard setback of the building eave of not less than 2.0 feet from the property line.

-Un. Carried-

R19-006 11. Councillor B. Hiebert, Councillor J. Hiebert RESOLVED that the following accounts be approved for payment:

Disbursements (January 9, 2019)	\$2,486,344.59
Payroll (December 24, 2018)	\$202,962.34
Payroll (January 8, 2019)	\$215,485.99

-Un. Carried-

R19-007 12. Councillor M. Zwaagstra, Councillor D. Penner RESOLVED that the City of Steinbach give third reading to rezoning By-Law 2103, subject to the execution of a development agreement being entered into.

Un. Carried-

R19-008 13. Councillor M. Zwaagstra, Councillor S. Penner RESOLVED that the City of Steinbach approve application for Variance V-2018-25.

-Un. Carried-

R19-009 14. Councillor J. Siemens, Councillor S. Penner RESOLVED that the City of Steinbach give first reading to By-Law 2115, being a road widening by-law along Hanover Road East.

-Un. Carried-

- R19-010 15. Councillor D. Penner, Councillor J. Hiebert RESOLVED that the City of Steinbach give second reading to By-Law 2115, being a road widening by-law along Hanover Road East.
-Un. Carried-
- R19-011 16. Councillor J. Hiebert, Councillor J. Siemens RESOLVED that By-Law 2108, Purchasing and Tendering by-law be postponed and added to an agenda at a future Strategic Priorities Committee (SPC) meeting.
-Defeated-
Voting in Favour: J. Hiebert, J. Siemens, B. Hiebert
Voting Against: S. Penner, M. Zwaagstra, E. Funk, D. Penner
- R19-012 17. Councillor D. Penner, Councillor M. Zwaagstra RESOLVED that the City of Steinbach give second reading to By-Law 2108, being a Purchasing and Tendering by-law.
-Un. Carried-
- R19-013 18. Councillor S. Penner, Councillor B. Hiebert RESOLVED that the City of Steinbach give third reading to By-Law 2108, being a Purchasing and Tendering by-law.
-Un. Carried-
- R19-014 19. Councillor M. Zwaagstra, Councillor S. Penner RESOLVED that the City of Steinbach adopt the Purchasing and Tendering policy. (attached)
-Un. Carried-
- R19-015 20. Councillor M. Zwaagstra, Councillor S. Penner RESOLVED that the City of Steinbach give first reading to By-Law 2109, being a rezoning by-law.
-Un. Carried-
- R19-016 21. Councillor S. Penner, Councillor B. Hiebert RESOLVED that the Building Permits as issued during the month of December 2018 be accepted. (list attached)
-Un. Carried-
- R19-017 22. Councillor M. Zwaagstra, Councillor S. Penner RESOLVED that the City of Steinbach accept the following approved Excavator's Licences.
Licence No. 19-01 Southwood Ventures Inc.
Licence No. 19-02 Dig-Rite Trenching and Excavating
-Un. Carried-
- R19-018 23. Councillor D. Penner, Councillor M. Zwaagstra RESOLVED that the City of Steinbach accept the following accounts receivable be added to the tax roll:
451 0196200.000 Jared and Kayla Penner \$198.10
-Un. Carried-
24. Minutes of the Seine River Conservation District of November 20, 2018 were acknowledged.
Received as information.
25. Correspondence was acknowledged from Manitoba Intergovernmental Affairs - Manitoba Strategic Infrastructure Secretariat regarding the Federal Gas Tax Fund (GTF) allocations - 5 year period (2019-2023).
Received as information.
26. Councillor M. Zwaagstra, Councillor B. Hiebert RESOLVED that the meeting be adjourned.

Time of adjournment: 8:45 p.m.

*dr

Mayor

City Manager