

A Regular meeting of the  
District of Wells Council held February 12, 2019 at  
7:00 P.M. in Council Chambers, 4243 Sanders Avenue, Wells, BC V0K 2R0

## MINUTES

**PRESENT:** Mayor, Gabe Fourchalk; and Councillors Ksenya Dorwart, Jordan Rohatynski, and Chris Cooley.

**ABSENT:** Councillor Mandy Kilsby

**ALSO PRESENT:** Corporate Officer, Donna Forseille; and EDO/DFO, Wylie Bystedt

**PUBLIC GALLERY:** 2 People

### 1. **CALL TO ORDER**

1. Agenda for the Regular Council meeting of Tuesday February 12, 2019.

**19-13** **MOVED** Jordan Rohatynski, Seconded Ksenya Dorwart **THAT** Council approves the agenda for the Regular Council meeting of Tuesday February 12, 2019 as amended to remove the following items:

- 3.1- Presentation from Rod Graham; and
- 6.5- 2019 Proposed provisional budget.

Carried Unanimously

### 2. **ADOPTION OF MINUTES**

1. Minutes for the Regular Council meeting of Tuesday January 15, 2019

Mayor Fourchalk requested to amend the minutes to reflect the date of the Council decision regarding the removal of minimum building widths from the District's Zoning Bylaws.

**19-14** **MOVED** Ksenya Dorwart, Seconded Chris Cooley **THAT** Council approves the minutes for the Regular Council meeting of Tuesday January 15, 2019, as amended to reflect the date of Council's decision regarding Item 3.1 - Letter from Alison MacDonald and the removal of the minimum building width requirements to the District's zoning bylaws.

Carried Unanimously

3. **NEW BUSINESS**

1. Request for Office space from the Wells-Barkerville Community Forest Board.

**19-15** **MOVED** Ksenya Dorwart, Seconded Chris Cooley **THAT**

1. Council receives the letter from the Wells-Barkerville Community Forest Board; and
2. Council approves the request for office space for the Wells-Barkerville Community Forest Board.

Carried Unanimously

2. Letter of proposed Contract from the Wells-Barkerville Community Forest Board

**19-16** **MOVED** Jordan Rohatynski, Seconded Chris Cooley **THAT** Council receives the proposed contract from the Wells-Barkerville Community Forest Board for information to review and bring back proposed amendments at a joint meeting with the Community Forest Board at a date to be yet determined.

Carried Unanimously

4. **CORRESPONDENCE**

1. Letter to Mayor and Council from John Massier

**19-17** **MOVED** Ksenya Dorwart, Seconded Chris Cooley **THAT**

1. Council receives the letter from John Massier, Chair of the Wells-Barkerville Community Forest Board (WBCFB); and
2. Council approves John Massier's request to extend his term as the Chair for the Wells-Barkerville Community Forest Board (WBCFB).

Carried Unanimously

5. **REPORTS**

1. Resolution for Support for the Rural and Northern Communities Infrastructure Grant application

The Economic Development Officer, Wylie Bystedt spoke to her report. Councillor Dorwart asked if the funding requests for the 5 proposed projects was in priority order.

Ms. Bystedt responded that "yes" they were listed in priority order.

**19-18** **MOVED** Ksenya Dorwart, Seconded Jordan Rohatynski **THAT** Council receives the staff report regarding a resolution of support for Rural and Northern Communities Program Funding application.

Carried Unanimously

19-19

**MOVED** Jordan Rohatynski, Seconded Ksenya Dorwart **THAT** Council approves the following resolution: The District of Wells supports the project and the funding application regarding the investing in Canada Infrastructure Program - Rural and Northern Communities Program Funding application for Wells Water and Sewer Infrastructure in the amount of \$1,534,530.00.

Carried Unanimously

2. District of Wells Energy System

Councillor Dorwart asked where Wunderlin Consulting was based out of, what the timeline of this project was and if Ms. Bystedt could clarify if Council was asked to just approve the Engineering for the Energy System at this time. Will Council have more input as to the project design as the project moves forward?

Mayor Fourchalk inquired as to whether the plan of "Daisy chaining" the Municipal buildings all together off the new energy system would cause a shutdown of the complete system should one building need to shut down or be interrupted.

Ms. Bystedt responded that the contractor is based out of Smithers, BC and the timeline for this project is to commence the engineering portion of the Energy System by beginning of March 2019 with the first week of November 2019 being the commencement of the commissioning of the system. Every building is required to have back up heat so in the event the system must be shut down each building will still have their propane furnaces as back up.

Councillor Rohatynski stated that he felt this project was very exciting, asking if the District could sell to residents as well.

Ms. Bystedt responded that no residents are included in the initial plan. The District can look into the addition of interested residential homes after the first year. The Energy system is capable of an expansion to add residents; however, the District would then have to register as an Energy Company in order for it to sell the Energy to Community members. It is anticipated that the District will save up to \$25,000 a year with the Municipal building's energy costs.



**19-20**        **MOVED** Ksenya Dorwart, Seconded Jordan Rohatynski **THAT** Council receives the report on the recommendation for proponent following the Engineering services for Wells Energy System RFP.

Carried Unanimously

**19-21**        **MOVED** Jordan Rohatynski, Seconded Ksenya Dorwart **THAT** Council approves entering into contract with Wunderlin Consulting for the "District of Wells Engineering Services for Wells Energy System".

Carried Unanimously

3.        Wells Corridor Beautification RFP

Councillor Dorwart inquired about the anticipated timeline of this project. Councillor Rohatynski asked if the Purden Connector would be apart of this project?

Ms. Bystedt replied that the project is to start in March 2019, however with the amount of snow Wells has Staff anticipate the need to stop and continue on after the snow melts. Staff are hopeful for this project to complete by end of summer 2019. This project will be for the Wells boundaries only and does not extend outside of those boundaries.

**19-22**        **MOVED** Ksenya Dorwart, Seconded Chris Cooley **THAT** Council receives the staff report on the recommendation for the proponent following the Community Corridor Beautification Plan RFP.

Carried Unanimously

**19-23**        **MOVED** Jordan Rohatynski, Seconded Chris Cooley **THAT** Council approves entering into a contract with Urban System for the "District of Wells Community Corridor Beautification Plan".

Carried Unanimously

4.        Wells Facility Assessment RFP

Councillor Rohatynski inquired as to why Pinchin Ltd. was best and when the deadline was.

Ms. Bystedt responded that Pinchin had a lot of experience conducting these types of building assessments on school's and a number of institutional buildings. The Public Works Superintendent liked the quality of their scope of previous work and the relevance to what the District would like included in the assessment. The deadline for the actual assessment to take place is end of May, staff anticipate the assessment report to be received shortly thereafter.

This assessment is a tool that will allow the District to go back and get more funding in place for the actual repairs and updates needed.

- 19-24**      **MOVED** Chris Cooley, Seconded Jordan Rohatynski **THAT** Council receives the report on the recommendation for proponent following the Facility Assessment RFP.

Carried Unanimously

- 19-25**      **MOVED** Ksenya Dorwart, Seconded Chris Cooley **THAT** Council approves entering into a contract with Pinchin Ltd. for the "District of Wells Facility Assessment".

Carried Unanimously

## 6.      **INFORMATION AND ANNOUNCEMENTS**

### 1.      Council Members:

Councillor Rohatynski announced the Comedy Valentines Dinner and a show at the Jack O'Clubs on Thursday February 14, 2019. He also announced that Barkerville will be open on the Family Day Stat holiday of February 18, 2019.

Councillor Cooley announced that he was one of the writers for the upcoming Valentines Comedy show and dinner at the Jack O'Clubs and he invites everyone to come out to enjoy the event.

Councillor Dorwart announced that the Island Mountain Arts exhibition by W. Hamilton is available for viewing and ordering prints until March 10, 2019. She reminds anyone interested in a print to please let IMA know as soon as possible before the March 10th deadline.

She also announced that Tim Huss is entertaining at the Wells Hotel this Sunday February 17, 2019 and on Friday March 22, 2019 at 8pm the Wells Hotel has the "Nasti Weather & Danny Bell" event.

Councillor Dorwart mentioned that there was a film crew in town right now filming a documentary about a trapper and a number of locals are casted. She appreciated the Conference Council attended last week for new elected officials in Prince George.

Mayor Fourchalk stated that he and Council members attended the NCLGA Conference for new elected officials in Prince George last week. Prior to that he was in 100 Mile House at the NDIT meetings. He was invited to sit on the advisory committee for the NDIT and looks forward to future meetings. Mayor Fourchalk wished everyone a Happy Valentines Day!

2. Staff:

Corporate Officer, Donna Forseille - No Comment

Economic Development Officer/DFO, Wylie Bystedt, announced that on February 19th, 2019 there were going to be two focus groups for the Business Retention and Recruitment workshops which will be run at two different times to accommodate others schedules.

She also announced that on February 20th she will be attending the Wells/Barkerville joint planning meeting. The film crew in town has a number of mushers from the 2019 Dog Sled Mail Run back in town for filming. The four mushers are all girls managing their dogs.

3. Public Gallery:

No comments

7. **CLOSED MEETING**

Pursuant to Section 90 (1)(a) and (c), a part of a council meeting may be closed to the public if the subject matter being considered relates to or is one or more of the following:

(a) personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the municipality or another position appointed by the municipality; AND

(c) labour relations or other employee relations.

1. Closed session cancelled.

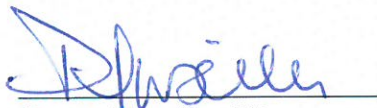
With Councillor Kilsby being absent for tonight's meeting, Mayor Fourchalk tabled the closed session of tonight's meeting to be brought forward at a later date.

8. **ADJOURNMENT**

1. Adjournment

19-26 **MOVED** Chris Cooley, Seconded Jordan Rohatynski **THAT** At 7:48pm Council adjourned the regular Council meeting of Tuesday February 12, 2019.

Carried Unanimously

  
Donna Forseille, CO

  
Gabe Fourchalk, Mayor