

A regular meeting of the District of Wells Council was held April 19, 2016 at 7:00 P.M. in Council Chambers, 4243 Sanders Avenue, Wells, BC V0K 2R0

MINUTES

PRESENT: Mayor Robin Sharpe; Councillors Mandy Kilsby, Lorraine Kozar, Virginia Wilkins and Richard Wright

ALSO PRESENT: Andrew Young, C.A.O.; Margaret Inoue, Marketing and Economic Development Officer; John Aitken, Public Works Superintendent and Deborah McKay, Deputy Clerk

PUBLIC GALLERY: 7 People

A. CALL TO ORDER AND AGENDA ADOPTION:

16-78 MOVED Councillor Wright, Seconded Councillor Wilkins **THAT** the Agenda be adopted as circulated.

Carried Unanimously

B. ADOPTION OF MINUTES:

1. Minutes of Regular Council Meeting, March 15, 2016

16-79 MOVED Councillor Wilkins, Seconded Councillor Kilsby **THAT** the minutes of the Regular Council Meeting, March 15, 2016 be adopted as circulated.

Carried Unanimously

2. Minutes of Special Council Meeting, April 5, 2016

16-80 MOVED Councillor Wilkins, Seconded Councillor Kilsby **THAT** the minutes of the Special Council Meeting, April 5, 2016 be adopted as circulated.

Carried Unanimously

C. DELEGATIONS AND PETITIONS:

1. Presentation by KPMG, Auditors for District of Wells 2016

Chris Calder of KPMG provided a verbal overview of the Consolidated Financial Statements of the District of Wells for the Year ended December 31, 2015.

Council noted that the report was very thorough. Mr. Calder thanked Gary Champagne; Andrew Young, C.A.O.; and Katrina Leckovic, former C.A.O. for their assistance with the auditing process.

16-81 MOVED Councillor Kilsby, Seconded Councillor Wright **THAT** Council receive the presentation by KPMG, Auditors for District of Wells 2016.

Carried Unanimously

16-82 MOVED Councillor Wright, Seconded Councillor Wilkins **THAT** Council adopt the Consolidated Financial Statements of the District of Wells for the Year ended December 31, 2015 prepared by KPMG, Auditors for District of Wells 2016.

Carried Unanimously

2. Presentation by Barkerville Gold Mines (BGM)
The Mayor welcomed the representatives from BGM.

- 1) Chris Lodder, President of BGM, introduced himself and noted that he was interested in what people had to say. Mr. Lodder noted the following:
 - BGM has decided to make the company work and bring it to the next level.
 - 3-5 year operation underground to tide them over
 - Plan to build a mill closer to Wells over the next couple of years
 - Feasibility study is in progress
 - Focusing on drilling and underground operations on Cow Mountain, Island Mountain and Barkerville Mountain

- 2) Questions from Council:
 - **Councillor Wright** : Where might the mill be located?
(A) BGM is looking at potential sites but the process has just begun.

 - **Councillor Kilsby**: Would you be bringing a lot more people into town?
(A) 50-80 people will be brought in as contractors & eventually BGM will train local residents.

 - **Councillor Wright**: The District of Wells is already short of housing before adding 50-80 people. Where would you build a camp?
(A) BGM is hoping to build a camp for now and houses eventually. The camp would be at the BGM compound across from the Wells Apartments.

 - **Councillor Kozar**: What are the plans for the Mosquito Creek Mine?
(A) BGM is decommissioning and reclaiming the Mosquito Creek Mine site over the next two years.

 - **The Mayor**: Is BGM building a camp? Have you spoken to Northern Health regarding rules and regulations? Are you planning to hook up water and sewer?
(A) For now we will be using the White Caps Motel to house our people. If all goes according to plan, we will bring more people to town in October. Water and sewer will not be hooked up yet. BGM needs to see the resource results before we commit to a feasibility study.

 - **The Mayor**: Have you heard anything from BC Hydro regarding three phase power?
(A) Dan Anderson noted that BC Hydro has informed BGM that there is a huge cash outlay as well as a possible 5-7 year wait for three-phase power. The Mayor noted that there are several users that are also interested in three phase power. The Mayor requested that BGM keep the District of Wells informed concerning three phase power needs as he has connections in government and BC Hydro that could possibly assist in speeding up the time frame for the implementation of three-phase power.

 - **Councillor Wright**: Will the work that BGM is planning cause more damage to the Lowhee gulch, the brush dams in the creek, and disturb potential mercury deposits in it? Is there anything BGM could do to assist the District in preventing some issues around the brush dams and

mercury. The Vice President of BGM invited everyone to come up and see the mine site and further noted that BGM is not registering any detection of mercury. BGM also noted that the total suspended solids have gone down in the creek since the installation of a settling pond last year.

3) Questions from Gallery:

- **Bill Horne** noted that the creek appeared milky recently. Question- Where will the smaller pits be located? Can the sound from the drills be mitigated muffled/shielded by BGM?
 - (A) The location for open pits has not been decided yet.
 - (A) The sound will stop once the above ground drilling is completed.
 - (B)

The Public Works Superintendent noted that he and the Administrator will go through the paperwork and talk to Dan Anderson at a later date.

Mayor and Council thanked Barkerville Gold Mines for the presentation.

16-83 **MOVED** Councillor Wilkins, Seconded Councillor Kilsby **THAT** Council receive the presentation by Barkerville Gold Mines (BGM).

Carried Unanimously

At 7:57 PM a ten minute intermission was taken in order to sign the Consolidated Financial Statements of the District of Wells.

D. BUSINESS ARISING FROM THE MINUTES / UNFINISHED BUSINESS: NIL

E. NEW BUSINESS:

1. Climate Action Revenue Incentive (CARIP) Public Report for 2015
The Administrator provided a verbal overview of the CARIP Report. The Mayor asked how the emissions were calculated. Gary Champagne responded that the calculations are based on the amount of fuel purchased by the District of Wells. Councillor Wilkins thanked Mr. Champagne for the report.

16-84 **MOVED** Councillor Kozar, Seconded Councillor Wright **THAT** Council receive the Climate Action Revenue Incentive (CARIP) Public Report for 2015.

Carried Unanimously

F. CORRESPONDENCE:

1. 16.04.13 Janet Aitken, Resident, Wells BC re: Approval of temporary placement of sea-can on District of Wells right-of-way
Councillor Wright inquired as to how long the sea-can would be placed on the property to which Mrs. Aitken responded approximately three months. The Administrator suggested that a Licence to Occupy the right-of-way be granted to Mrs. Aitken by Council. Councillor Wright noted that the sea-can container should be removed before winter arrives.

16-85 **MOVED** Councillor Wilkins, Seconded Councillor Kilsby **THAT** the 16.03.02 letter from Janet Aitken, Resident, Wells BC re: Approval of temporary placement of sea-can on District of Wells right-of-way be received.

Carried Unanimously

16-86 **MOVED** Councillor Wilkins, Seconded Councillor Kilsby **THAT** Council approve a Licence to Occupy on the District of Wells right-of-way to Janet Aitken for a

period of no longer than 3 months.

Carried Unanimously

G. BYLAWS AND RESOLUTIONS:

1. Tax Rates Bylaw No.147, 2016

The Administrator provided a verbal overview of the Tax Rates Bylaw No.147, 2016. The Mayor noted that the Cariboo Regional Hospital District is no longer in existence

16-87 **MOVED** Councillor Wright, Seconded Councillor Wilkins **THAT** the Tax Rates Bylaw No.147, 2016 be amended by removing the references to “Cariboo Regional Hospital District”.

Carried Unanimously

16-88 **MOVED** Councillor Wright, Seconded Councillor Wilkins **THAT** Council approves 1st, 2nd and 3rd readings of the Tax Rates Bylaw No.147, 2016 as amended.

Carried Unanimously

2. District of Wells Financial Plan Bylaw No. 148, 2016

The Administrator provided a verbal overview of Bylaw No. 148, 2016 noting that final readings of the Tax Rates Bylaw No.147 and the Five Year Financial Plan Bylaw No. 148, 2016 is proposed for May 10, 2016 subject to Council’s approval.

16-89 **MOVED** Councillor Wilkins, Seconded Councillor Wright **THAT** Council approves 1st and 2nd reading of the District of Wells Five Year Financial Plan Bylaw No. 148, 2016 as presented.

Carried Unanimously

16-90 **MOVED** Councillor Kilsby, Seconded Councillor Kozar **THAT** Council undertakes a process of public consultation and 3rd reading, of the District of Wells Five Year Financial Plan Bylaw No.148, 2016 on May 3, 2016.

Carried Unanimously

16-91 **MOVED** Councillor Wright, Seconded Councillor Wilkins **THAT** Council hold a special meeting of Council on May 10, 2016 subject to quorum, in order to accomplish final readings of the District of Wells Tax Rates Bylaw No.147, 2016 and the District of Wells Five Year Financial Plan Bylaw No. 148, 2016.

Carried Unanimously

H. REPORTS:

1. Marketing & Economic Development Officer (EDO) Report & Fire Chief Report
The EDO provided a verbal overview of her report. The EDO noted that Barkerville Gold Mines (BGM) may be interested in assisting financially with the Health Clinic.

16-92 **MOVED** Councillor Wilkins, Seconded Councillor Kilsby **THAT** the Marketing and Economic Development Officer report and the Fire Chief report be received.

Carried Unanimously

2. Public Works Superintendent (PWS) Report

The PWS provided a verbal overview of his report. The PWS noted that he would prefer to do the water flushing twice a year.

16-93 **MOVED** Councillor Wilkins, Seconded Councillor Kilsby **THAT** the Public Works Superintendent report be received.

Carried Unanimously

3. Cheque Register 16.03.01 to 16.03.31

16-94 **MOVED** Councillor Wright, Seconded Councillor Wilkins **THAT** Council approve Electronic Fund Transfers and Cheques 4592 to 4624 from Integris Credit Union for the period of March 1, 2016 to March 31, 2016 for a total amount of \$55,382.41.

Carried Unanimously

4. Outstanding Actions Item Report

16-95 **MOVED** Councillor Wilkins, Seconded Councillor Wright **THAT** the Outstanding Actions Item Report be received.

Carried Unanimously

I. COMMITTEE REPORTS: NIL

J. CONSENT CALENDAR:

16-96 **MOVED** Councillor Wilkins, Seconded Councillor Kilsby **THAT** the Consent Calendar be adopted as circulated.

1. 16.04.06 Cathy Ulrich, President and CEO, Northern Health Authority re: Northern Health's Strategic Plan-Looking to 2021.

2. 16.04.11 Gordon Ruth, Auditor General for Local Government re: AGLG Announces New Human Resources Management Auditees.

Carried Unanimously

K. INFORMATION AND ANNOUNCEMENTS:

1. Council Members:

Councillor Wilkins noted that it was good to have BGM representatives attend the meeting to answer questions.

Councillor Kilsby noted that the Sunset Theatre is presenting a Barbeque at 5:30 PM by donation along with the Canadian Film Festival at 7, 9 & 11PM on April 20, 2016. The event is sponsored by Barkerville Historic Town and the Canadian Film Society.

Councillor Wright noted that he will be calling an Emergency Planning Committee meeting in May 2016 to finalize plans for ArtsWells 2016.

Councillor Kozar thanked everyone for attending the meeting.

The Mayor noted that he and the Administrator attended a stakeholder meeting concerning the Nenqay-Dene Accord. The Mayor also noted that concerns were expressed regarding the Accord including the size of the territory involved. The Mayor also noted he attended a Barkerville Heritage Trust meeting discussing Barkerville's three year plan. Lastly, the Mayor noted he would be meeting with

the Chinese Consul General in Vancouver, following the NCLGA Convention.

16-97 **MOVED** Councillor Wright, Seconded Councillor Wilkins **THAT** Gary Champagne be appointed as the District of Wells representative on the Barkerville Heritage Trust Board, replacing Mayor Robin Sharpe.

Carried Unanimously

2. Staff:

The Administrator noted that he is beginning week three at the District of Wells. The Administrator also noted the following:

- Thank you to Gary Champagne for the initial orientation, reviewing the budget, and his assistance with the preparation of two bylaws.
- The tour of Public Works with John Aitken, Public Works Supervisor was very interesting.
- The Administrator had a meeting with Tanya Turner, Director of Development Services, City of Quesnel regarding building inspection service for the District of Wells. Quesnel's building inspector, Erin Reed, is on a leave. The Administrator has contacted Janis Bell, C.A.O. with the Cariboo Regional District to inquire about options for building inspections during the interim.
- Property owned by Barkerville Gold Mines (BGM) has been reclassified through BC Assessment, which will have an impact on property values and taxes in the District of Wells.
- The Administrator attended a stakeholder meeting with Mayor Robin Sharpe concerning the Nenqay-Dene Accord.
- John Massier has been contacted by the Administrator to discuss funding opportunities for the Wells Health Clinic & Nurse Practitioner.
- The Administrator has completed two financial reports required by the provincial government.
- Tax season begins mid-May.
- The Wells Historical Society meeting was attended by the Administrator.
- Water damage at the Fire hall will be assessed by staff and hopefully an insurance claim will be avoided.

The Deputy Clerk wished Councillor Wilkins a belated Happy Birthday and congratulated Councillor Kilsby on her last week of work leading up to maternity leave.

3. Public Gallery:

Mark Dawson, owner/operator of the Taco Stand on Jack of Clubs Lake, expressed his concerns in regards to the Visitor Information Centre (VIC) being relocated to the Wells Museum for the 2016 season, noting that he had discovered this fact on Facebook. Mr. Dawson noted that there was no contact with the Chamber of Commerce, who runs the VIC, until after the decision was made for the Wells Historical Society to move the VIC to the Museum for 2016. Mr. Dawson's concerns with this move are the financial impacts caused by a redirection in traffic at the original VIC and a decline in the resale value of his

business. Mr. Dawson noted the timeline and the pressure on Council to make a decision were both understandable but he feels that the Chamber should have been notified and he questioned this lack of communication.

Councillor Wright noted that his understanding was because of the passing of the Chamber of Commerce's coordinator, Wanda Johnstone, the Chamber had become dysfunctional and therefore Council stepped in and made a decision to keep the visitor's centre in Wells. Councillor Wright further noted that the Chamber had not offered assistance to Ms. Johnstone and that Mr. Dawson's complaint should have been aimed at the Wells Chamber of Commerce rather than the District of Wells. Councillor Kilsby noted that the decision to run the VIC at the Museum was not an easy one and that a student has not yet been hired. The Mayor noted that the move is in place for one year and during this time the Chamber must reorganize and figure out what to do to move forward. The Mayor also noted that he appreciates the passion and involvement of Mr. Dawson. The Administrator noted that he could assist Norma Collins, Vice President of the Wells Chamber of Commerce, in preparing for a Wells Chamber of Commerce Annual General Meeting.

Bill Horne noted that he spoke on CBC Radio regarding the current "Save the Schools" campaign in Quesnel.

L. ADJOURNMENT:

16-98 MOVED Councillor Wilkins, Seconded Councillor Kilsby **THAT** the meeting adjourn at 9:48 PM.

Carried Unanimously

Robin Sharpe, Mayor

Andrew Young, CAO