

**TOWN OF CANMORE
MINUTES**

Regular Meeting of Council

Council Chambers at the Civic Centre, 902 – 7 Avenue

Tuesday, November 7, 2023 at 9:00 a.m.

COUNCIL MEMBERS PRESENT

Sean Krausert	Mayor
Karen Marra	Deputy Mayor
Tanya Foubert	Councillor
Wade Graham	Councillor
Jeff Hilstad	Councillor
Jeff Mah	Councillor
Joanna McCallum	Councillor

COUNCIL MEMBERS ABSENT

None

ADMINISTRATION PRESENT

Sally Caudill	Chief Administrative Officer
Therese Rogers	General Manager of Corporate Services
Whitney Smithers	General Manager of Municipal Infrastructure
Scott McKay	General Manager of Municipal Services
Cheryl Hyde	Manager of the Municipal Clerk's Office (recorder)
Josh Cairns	Senior Policy Planner
Andreas Comeau	Manager of Public Works
Lance Bushie	Fire Chief

Mayor Krausert called the November 7, 2023 regular meeting to order at 9:00 a.m.

A. CALL TO ORDER AND APPROVAL OF AGENDA

1. Land Acknowledgement

2. Agenda for the November 7, 2023 Regular Meeting of Council

270-2023

Moved by Mayor Krausert that Council approve the agenda for the November 7, 2023 meeting as presented with one addition:

- Under New Business add item H-4 Advocacy regarding Housing Debt (verbal).

CARRIED UNANIMOUSLY

B. PUBLIC HEARINGS – none

Minutes approved by: CTT 3

C. DELEGATIONS

1. Goodform: Request 900 Railway re Property Taxes

Yossi Fixler, Principal of Goodform Management Corporation, and Gibson Rencz of PEKA Professional Property Management Ltd., spoke to a written presentation requesting that Council exempt municipal property taxes for 900 Railway so long as 900 Railway remains a rental property.

271-2023 Moved by Mayor Krausert that Council add the Goodform request for exemption of municipal property taxes for 900 Railway immediately to today's agenda as item H-5, pursuant to section 34 of the Procedural Bylaw.

CARRIED

**In favour: Foubert, Hilstad, Krausert, Marra, Mah, McCallum
Opposed: Graham**

272-2023 Moved by Mayor Krausert that Council table the Goodform request for exemption of municipal property taxes for 900 Railway item until after item H-4.

CARRIED UNANIMOUSLY

D. APPROVAL OF MINUTES

1. Minutes of the September 19, 2023 Special Meeting of Council

273-2023 Moved by Mayor Krausert that Council approve the minutes of the September 19, 2023 special meeting as presented.

CARRIED UNANIMOUSLY

2. Minutes of the October 3, 2023 Regular Meeting of Council

274-2023 Moved by Mayor Krausert that Council approve the minutes of the October 3, 2023 regular meeting as presented.

CARRIED UNANIMOUSLY

3. Minutes of the October 24, 2023 Annual Organizational Meeting

275-2023 Moved by Mayor Krausert that Council approve the minutes of the October 24, 2023 annual organizational meeting as presented.

CARRIED UNANIMOUSLY

4. Minutes of the October 24, 2023 Special Meeting of Council

276-2023 Moved by Mayor Krausert that Council approve the minutes of the October 24, 2023 special meeting as presented, with one amendment:

- For all motions related Bylaws 2021-05, 2021-06, and 2023-34, record the vote as "CARRIED UNANIMOUSLY PURSUANT TO COURT ORDER."

CARRIED

**In favour: Graham, Hilstad, Krausert, Marra, Mah, McCallum
Opposed: Foubert**

Meeting Break 10:08 – 10:30 a.m.

E. BUSINESS ARISING FROM THE MINUTES – none

Minutes approved by: CTT SE

F. UNFINISHED BUSINESS

1. Palliser Trail Area Structure Plan Bylaw 2023-22

277-2023 Moved by Mayor Krausert that Council give second reading to Palliser Trail Area Structure Plan Bylaw 2023-22.

CARRIED UNANIMOUSLY

278-2023 Moved by Mayor Krausert that Council give third reading to Palliser Trail Area Structure Plan Bylaw 2023-22.

CARRIED UNANIMOUSLY

G. BYLAW APPROVAL

1. Property Tax Rate Bylaw Amendment 2023-30

279-2023 Moved by Mayor Krausert that Council give first reading to Property Tax Rate Bylaw Amendment 2023-30.

CARRIED UNANIMOUSLY

280-2023 Moved by Mayor Krausert that Council give second reading to Property Tax Rate Bylaw Amendment 2023-30.

CARRIED UNANIMOUSLY

281-2023 Moved by Mayor Krausert that Council give leave to go to third reading of Property Tax Rate Bylaw Amendment 2023-30.

CARRIED UNANIMOUSLY

282-2023 Moved by Mayor Krausert that Council give third reading to Property Tax Rate Bylaw Amendment 2023-30.

CARRIED UNANIMOUSLY

H. NEW BUSINESS

1. 2024 Capital Project WWTP Odour Control Construction (7370) Scope Approval

283-2023 Moved by Mayor Krausert that Council approve the revised scope for 2024 Capital Project WWTP Odour Control Construction (#7370) as presented.

CARRIED UNANIMOUSLY

2. 2023 Capital Budget Amendment – FireSmart (2023) Capital Project

284-2023 Moved by Mayor Krausert that approve a new 2023 capital project for vegetation management funded in full by the Forest Resource Improvement Association of Alberta (FRIAA) grant in the amount of \$200,000.

CARRIED UNANIMOUSLY

3. 14-Month Term Permit Clerk Position Request (verbal)

285-2023 Moved by Mayor Krausert that Council approve the allocation of up to \$78,000 for a 14-month term position for a permit clerk to support the implementation of CityView online portal in the Planning Department from the development application reserve.

CARRIED UNANIMOUSLY

Minutes approved by:  

- 286-2023 **4. Advocacy regarding Housing Debt (verbal)**
Moved by Mayor Krausert that Council direct Mayor Krausert to advocate to the government of the Province of Alberta to not include debt taken by a municipality or a municipal wholly owned subsidiary for the purposes of financing non-market or affordable housing development, whether for resident ownership or rental, in the calculation of debt that is subject to the municipal debt limit.
CARRIED UNANIMOUSLY

Meeting break 11:40 – 11:45 a.m.

- 287-2023 **5. Goodform: Request 900 Railway re Property Taxes**
Moved by Mayor Krausert that Council direct administration to exempt 900 Railway Avenue from 75% of the municipal portion of residential property taxes for 10 years provided 900 Railway Avenue remains a long-term residential rental property with a minimum 12-month lease and at least 95% of the units rented to residents of Canmore; and in support of this exemption, administration is directed to enter into an agreement with 900 Railway Avenue principals, including terms that (i) Council will be provided an annual report on residency of tenants, and (ii) if the property is ever converted from a long-term residential rental property then the exempted taxes will become immediately due.
CARRIED
In favour: Foubert, Hilstad, Krausert, Marra, Mah, McCallum
Opposed: Graham

I. REPORTS FROM ADMINISTRATION – none


J. NOTICES OF MOTION – none

K. IN CAMERA – none

L. ADJOURNMENT

- 288-2023 Moved by Mayor Krausert that Council adjourn the November 7, 2023 regular meeting at 12:21 p.m.

CARRIED UNANIMOUSLY



Sean Krausert, Mayor



Cheryl Hyde
Manager, Municipal Clerk's Office

Minutes approved by:  