

REGULAR COUNCIL MEETING

MONDAY, JUNE 5, 2017 AT 7:00 PM

COUNCIL CHAMBER, CIVIC ADMINISTRATION BUILDING

AGENDA

RECOMMENDATIONS

Please note that all recommendations contained in this agenda have been put forward by members of City Council or the Administration for City Council's consideration and debate.

1. Roll Call
2. Adoption of Agenda
3. Presentations
4. Confirmation of Minutes

REGULAR

MAY 15, 2017

- [Minutes - May 15, 2017.pdf](#)

5. Hearing of Delegations

(A) MIREILLE SAURETTE – RENEWAL OF FAIR TRADE TOWN STATUS

That the presentation by Mireille Saurette with respect to the Renewal of Fair Trade Town be received.

- [Delegation Request - Mireille Saurette, Fair Trade Town Renewal Presentation.pdf](#)

(B) DREW COLLINS AND HOPE SWITZER – INCREDIBLE, EDIBLE GARDEN ROUTE

That the presentation by Drew Collins and Hope Switzer with respect to the Incredible, Edible Garden Route be received.

- [Delegation Request - D. Collins and H. Switzer - Incredible Edible Garden Route.pdf](#)

6. Public Hearing

(A) PROPOSED DEVELOPMENT CONCEPT – 21 WILLOWCREST AVENUE

That the Public Hearing with respect to the Proposed Development Concept for 21 Willowcrest Avenue be concluded.

- [New Development Concept - 21 Willowcrest Avenue.pdf](#)

7. Community Question Period

The public is invited to come forward to the podium to ask questions on any item appearing on the agenda for this evening's meeting. A total of 15 minutes will be allowed for this question period.

8. Committee Reports

9. Enquiries

10. Announcements

11. General Business

(A) NEW DEVELOPMENT CONCEPT - 21 WILLOWCREST AVENUE

That the concept plan (Attachment B-1) attached to the report of the A/Chief Planner dated May 23, 2017 be approved with respect to the development of 21 Willowcrest Avenue (Parcel A/B, Plan 1269 BLTO, Parcels 1/2, Plan 1287 BLTO, Parcel B, Plan 1547 BLTO, and Parcel 1, Plan 1592 BLTO) subject to the following:

1. That the Developer be required to enter into a development agreement with the City containing all of the conditions included in the previous development agreement, dated February 20, 2014 with the following changes:
 - (a) Construct a secondary emergency access off Kelsey Bay
 - (1) The Kelsey Bay access will be gated and locked for the sole use of Brandon Fire and Emergency Services if their vehicles cannot access the development through Willowcrest Avenue
 - (2) To accommodate this access, the developer will need to acquire a property along Kelsey Bay and apply to the City of Brandon to purchase and legally close a portion of the Public Reserve immediately north of the Kelsey Bay property
 - (b) Landscape the existing Public Reserve along the south side of the subject site to create a buffer between the development and the residences of Kelsey Bay
 - (c) Enter into an easement agreement with the City of Brandon to protect the private land drainage system to be constructed within the Public Reserve from the southeast corner of the subject site to Tracey Street

- (d) Contribute \$634.00 per dwelling unit for future upgrades to the wastewater system
- (e) Recalculate all contributions in accordance with the new development concept.
 - (1) Upon execution and registration of the new development agreement, discharge the development agreement dated February 20, 2014 from Certificate of Title Nos. 2040440/2, 2040441/2, 2040444/2 and 2040445/2.

- [New Development Concept - 21 Willowcrest Avenue.pdf](#)

(B) TENDER - VALLEYVIEW COMMUNITY CENTRE REMEDIATION

That the bid of Premier Commercial Builders Ltd. to carry out basement remediation of the Valleyview Community Centre as per tender and specifications at a cost of \$189,860.23 (net of GST) be accepted and further that the funding be as follows:

- \$100,000 included in the 2017 Financial Plan as an additional allocation to Community Centres
- \$50,000 contribution from Central Council of Community Centres
- \$50,500 from the Municipal Building Maintenance Reserve

- [Tender - Valleyview Community Centre Remediation.pdf](#)

(C) TENDER - CONTRACT D CONCRETE WORKS

That the low bid from Zenith Paving Ltd. to carry out the Contract D – Concrete Works as per tender and specifications at a cost of \$631,843.78 (net of GST) be accepted.

- [Tender - Contract D Concrete Works.pdf](#)

(D) AMENDMENT TO DEVELOPMENT AGREEMENT FOR 1620 BRAECREST DRIVE

That VBJ Developments or its successor be required to enter into a development agreement with the City of Brandon containing all of the conditions included in the draft development agreement approved by City Council on June 20, 2016 for the Phase II development of 18 condominium units at 1620 Braecrest Drive (Lot 1, Plan 60982 BLTO in NW ¼ 26-10-19 WPM) with the following changes:

- Deleting Clause 6 d)
- Deleting Clause 6 f)

Adding the following conditions:

- Re-dedicate a portion of the sewer main located on Grand Valley Church property.
- Extend a new water main from Braecrest Drive along the proposed condominium common element.
- Enter into a Statutory Easement Agreement to protect public infrastructure located on private property.

- Landscape the public reserve in lieu of monetary contribution required as per Phase I. All landscaping of the public reserve must be completed as per the approved Phasing Plan.
- Submit a Letter of Credit totaling 15% of construction costs for public infrastructure.

- [Amendment to Development Agreement - 1620 Braecrest Drive.pdf](#)

(E) COMMEMORATIVE NAMING OF VETERANS' MEMORIAL

That the commemorative naming of the memorial and park located at 1010 Victoria Avenue as “Memorial Park” be approved.

- [Commemorative Naming Veterans Memorial.pdf](#)

(F) PROVINCIAL COMMITMENT TO KEYSTONE CENTRE CAPITAL FUNDING

That City Council request the Mayor to write a letter to the Province of Manitoba to reiterate the importance of the Keystone Centre to the economy, and to request an expedient opportunity to pursue partnership discussions concerning the Keystone Centre capital funding and governance model considerations.

- [Provincial Commitment to Keystone Centre Capital Funding.pdf](#)

12. By-Laws

NO. 7176 TO PROVIDE FINANCIAL ASSISTANCE IN THE FORM OF AN INTEREST FREE LOAN TO THE BRANDON RIVERBACK INC FOR THE PURPOSES OF COMPLETING THE "FESTIVAL PARK" PROJECT.
2ND AND 3RD READINGS

- [By-law No. 7176 - Loan to Brandon Riverbank for Festival Park Project..pdf](#)

That By-law No. 7176, to provide financial assistance in the form of an interest free loan to Brandon Riverbank Inc. for the purposes of completing the “Festival Park” project, be read a second time.

That the by-law be read a third and final time.

NO. 7177 TO REZONE PROPERTY LOCATED AT 1890 – 65TH STREET EAST FROM DR DEVELOPMENT RESERVE ZONE TO IH INDUSTRIAL HEAVY ZONE
1ST READING

That By-law No. 7177 to rezone property located at 1890 – 65th Street East (Lot 2, Plan 22346 BLTO) from DR Development Reserve to IH Industrial Heavy be read a first time.

- [By-law No. 7177 - Rezone 1890 - 65th Street East.pdf](#)

NO. 7178 BY-LAW NO. 7178 - TO AMEND WATER AND WASTEWATER CONTROL BY-LAW NO. 5957/114/91
1ST READING

That By-law No. 7178, to amend Water and Wastewater Control By-law No. 5957/114/91 with respect to addressing fees which are in conflict with related fees included in the Annual Schedule of Fees or Water & Sewer Rates By-law, and clarifying language with respect to fire hydrant connections, be read a first time.

- [By-law 7178.pdf](#)

NO. 7179 TO AMEND ANNUAL SCHEDULE OF FEES BY-LAW NO. 7159
1ST READING

That By-law No. 7179, to amend Annual Schedule of Fees By-law No. 7159 with respect to addressing conflicting fees set out in other City by-laws, to correct the 2017 Learn to Skate lesson fee, and to remove reference to specific by-law clauses in the Parking Fine Schedule, be read a first time.

- [By-law 7179.pdf](#)

13. Giving of Notice

14. Adjournment

Original Signed By
N. Peto

N. Peto
A/City Clerk