

**MINUTES OF THE REGULAR MEETING OF CITY COUNCIL HELD ON MONDAY,
MARCH 17, 2025 AT 7:00 PM IN THE COUNCIL CHAMBER, CIVIC ADMINISTRATION
BUILDING, BRANDON, MANITOBA**

PRESENT: Mayor Jeff Fawcett In The Chair, Councillor Shawn Berry, Councillor Shaun Cameron, Councillor Barry Cullen, Councillor Kris Desjarlais, Councillor Greg Hildebrand, Councillor Heather Karrouze, Councillor Bruce Luebke, Councillor Glen Parker, Councillor Jason Splett, Councillor Tyson Tame

ABSENT: Nil

ADOPTION OF AGENDA:

Splett-Parker
1292 That the Agenda for the regular meeting of City Council to be held on Monday, March 17, 2025, be adopted as presented. CARRIED.

RECOGNITIONS:

(A) **STAFF APPRECIATION**

His Worship, Mayor Fawcett, congratulated and welcomed Dave Wardrop as the new City Manager. He also recognized and thanked Terry Parlow, Chief of Emergency Services, for his work as Acting City Manager over the past seven months.

Councillor Glenn Parker thanked Debbie Nelson for her outstanding work and wished her all the best in her upcoming retirement after 23 years of service with the City of Brandon.

CONFIRMATION OF MINUTES:

Cameron-Karrouze
1293 That the Minutes of the Regular Meeting of City Council held Monday, March 3, 2025 be taken as read and so adopted, all statutory requirements having been fulfilled. CARRIED.

COMMUNITY COMMENTS/FEEDBACK:

Nil

HEARING OF PRESENTATIONS:

(A) **2025 TWO SPIRIT AND TRANSGENDER DAY OF VISIBILITY**

Alyssa Wowchuk and Han Van De Woestyne provided a presentation on Brandon's 3rd Annual Two Spirit and Transgender Day of Visibility Celebration, taking place on Friday, March 28, from 7:30 PM to 10:00 PM at Knox United Church. Han noted that this is a benefit event supporting the Westman Empowerment Fund and the Brandon University Hero Bursary. Han stated that the Two Spirit and Transgender Day of Visibility, celebrated worldwide on March 31, honors the lives and contributions of transgender, two-spirit, and gender-diverse individuals while also raising awareness of the discrimination and violence the community still faces.

Cameron-Splett
1294 That the presentation by Alyssa Wowchuk and Han Van De Woestyne with respect to the 2025 Two Spirit and Transgender Day be received. CARRIED.

HEARING OF DELEGATIONS:

Nil

PUBLIC HEARINGS:

Nil

COMMUNICATIONS & PETITIONS:

Nil

COMMITTEE REPORTS:

	(A)	<u>KEYSTONE CENTRE BOARD</u>	<u>VERBAL</u>	<u>MARCH 17, 2025</u>
		<p>Councillor Luebke provided a verbal report from the recent meeting of the Keystone Centre Board held on March 11, 2025. He noted the Board reviewed and approved the 2025-2030 Strategic Plan, which will be shared with Members this month and then released publicly. He also noted the Keystone Centre reported a net income of \$115,000 through January 31st, with expenses \$250,000 below budget due to the timing of repairs and lower-than-expected hydro and natural gas costs.</p> <p>Councillor Luebke concluded by stating the Board approved a tender for the Greenspace Conceptual Plan, endorsed separating the Members and Public Annual General Meetings, and will undergo Governance training in April.</p> <p><u>Desjarlais-Splett</u></p>		
1295		That the verbal reports of the Keystone Centre Board be received. CARRIED.		
	(B)	<u>PERSONNEL COMMITTEE</u>	<u>WRITTEN</u>	<u>MARCH 17, 2025</u>
		<p>Submitted for consideration was a written report from Lola Oyeladun, Director of Human Resources, from the Personnel Committee meeting held on March 13, 2025. From the report, Ms. Oyeladun highlighted the recently ratified CUPE contract effective January 1, 2024, set to expire December 31, 2027, a 2.5% general wage increase and applicable market adjustments effective January 1, 2025.</p> <p><u>Berry-Tame</u></p>		
1296		That the City of Brandon enter into a four (4) year agreement with the CUPE Local 69 for the period of January 1, 2024 to December 31, 2027 as per the Memorandum of Settlement whereby general wages shall be increased as follows:		
		<ul style="list-style-type: none">• January 1, 2024 – December 31, 2027 – 2.5%. CARRIED.		
	(C)	<u>COMMITTEE OF THE WHOLE</u>	<u>VERBAL</u>	<u>MARCH 17, 2025</u>
		<p>The City Clerk advised that City Council had met in a Committee of the Whole Meeting closed to the public on March 17, 2025 to consider a presentation from Administration with respect to an enforcement matter.</p> <p><u>Desjarlais-Cullen</u></p>		
1297		That under Vacant & Derelict Building By-law No. 7007 Part II Section 3, that City Council accept the financial risk of proceeding with enforcement action to secure Boarded Building Permits for the property identified on Attachment A-1. CARRIED.		

ENQUIRIES:

(206) EARLY START ON EXPECTED GOPHER INFESTATION

Councillor Parker noted that there was a serious issue last year with gophers in the greenspaces throughout the City and this year was expected to be worse and enquired what was planned to get a head start on the eradication this year.

His Worship the Mayor agreed to take this matter under advisement.

(207) IMPACT OF UNITED STATES TARIFFS

Councillor Luebke enquired as to the potential impact of the current and proposed U.S. tariffs on the City of Brandon, inclusive of information the city's procurement policy with respect to purchasing items from the United States and how same could be avoided.

At the request of His Worship the Mayor, the Acting City Manager responded that, following the lead of the Federal and Provincial Governments, the City of Brandon had formed an internal task force with the intent to be proactive and determine ways to alleviate the effects of the tariffs on the City of Brandon and the community as a whole.

(208) FEDERAL TRANSIT FUNDING ANNOUNCEMENT

Councillor Luebke referred to a recent announcement with respect to Federal Government transit funding. He noted that the funding included a requirement for high density housing in areas close to major transit routes and enquired if amendments to the Zoning By-law were required to meet these requirements.

At the request of His Worship the Mayor, the Acting City Manager confirmed that the Zoning By-law had already been amended to ensure the requirements were met.

ANNOUNCEMENTS:

BRANDON WHEAT KINGS

Councillor Luebke announced that the Brandon Wheat Kings continued their race for first place with a game against the Saskatoon Blades on Wednesday, March 19, 2025 and their final home game on Friday, March 21, 2025. He wished the team good luck and invited everyone to come out and cheer them on.

ROYAL MANITOBA WINTER FAIR

Councillor Luebke announced that the Royal Manitoba Winter Fair would take place from March 31 to April 5, 2025 at the Keystone Centre. He encouraged everyone to come out and enjoy this fun-filled family event. He also noted that a free children's ticket was available to download on the Provincial Exhibition website.

2025 U SPORTS MEN'S VOLLEYBALL CHAMPIONSHIP

Councillor Luebke announced that the 2025 U Sports Men's Volleyball Championship would take place from March 21 - 23, 2025 at the Brandon University Healthy Living Centre and noted that tickets for some games were still available.

VALLEYVIEW SCHOOL ON-LINE SAFETY PRESENTATION

Councillor Cameron announced that Valleyview School would be hosting an event on March 19, 2025 from 6:30 - 8:30 p.m. where Val Caldwell would provide a presentation for students and parents regarding on-line safety and awareness. He invited everyone to attend this important seminar.

GENERAL BUSINESS:

(A) 2025 CITIZEN APPOINTMENTS TO THE PLANNING COMMISSION

Considered was a report from the Legislative Services Department dated February 20, 2025, with respect to the above.

Parker-Splett

1298 That the following appointments be and are hereby made to the Planning Commission for three-year term of office to commence April 1, 2025, and expire March 31, 2028:

Ryan Johnston
Keith Edmunds CARRIED.

(B) APPOINTMENT OF WEED INSPECTOR FOR 2025 SEASON

Submitted for consideration was a report from the Parks & Recreation Department dated March 10, 2025 with respect to the above.

Desjarlais-Luebke

1299 That the City of Brandon appoint Scott Ramsay as weed inspector for the 2025 season. CARRIED.

(C) SUBDIVISION - 353 - 16TH STREET NORTH

City Council considered a report from the Planning & Buildings Department dated March 5, 2025 with respect to the above.

Desjarlais-Splett

1300 That Council approve the application to subdivide (4500-25-745) 353 – 16th Street North (Lots 1/14, Block 8, Plan 228 BLTO and Parcels A/B, Plan 71647 BLTO) to create one (1) lot in the EI Educational & Institutional Zone in accordance with subdivision application map "Attachment B-3", subject to the owner or successor:

1. Entering into a development agreement with the City of Brandon requiring the consolidation of the subdivided lot with the residual lot within five years of executing the agreement;
2. Obtaining a variance to reduce the required east interior side yard to 0.0m;
3. Providing written confirmation to the City of Brandon Planning & Buildings Department that taxes for the property to be subdivided, for the current year plus any penalty, interest and arrears, have been paid in full or arrangements must be made satisfactory to Brandon City Council; and
4. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for an easement agreement and Plan of Easement to the satisfaction of BellMTS, and

registering the easement agreement along with the easement plan, if required, in series with the plan of subdivision. CARRIED.

(D) SUBDIVISION - 1501 BRAECREST DRIVE

Submitted for consideration was a report from the Planning & Buildings Department dated March 5, 2025 with respect to the above.

Karrouze-Cameron

1301

That Council approve the application to subdivide (4500-25-743) 1501 Braecrest Drive (Lot 2, Plan 47173 BLTO) to create one (1) lot in the RHD Residential High Density Zone in accordance with subdivision application map "Attachment B-3", subject to:

1. The applicant revising the plan of subdivision to provide access to Lot 1 by including the eastern 15.6m x 56.69m portion of Lot 1 as part of Lot 2;
2. The owner or successor entering into a development agreement with the City of Brandon, to be registered in series with the subdivision, with conditions as set out in Attachment C of this report;
3. The owner or successor executing and registering a land drainage easement agreement and save harmless agreement in accordance with the 2021 amending agreement, to be registered in series with the subdivision or prior to final occupancy of any buildings within Proposed Lot 2, whichever comes first;
4. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for addressing of the proposed lots and units to the satisfaction of City of Brandon Real Estate Administration; and
5. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for an easement agreement and Plan of Easement to the satisfaction of BellMTS, and registering the easement agreement along with the easement plan, if required, in series with the plan of subdivision. CARRIED.

(E) SUBDIVISION - 1910 BELL AVENUE

City Council considered a report from the Planning & Buildings Department dated February 24, 2025 with respect to the above.

Karrouze-Parker

1302

That Council approve the application to subdivide (4500-24-741) part of 1910 Bell Avenue (Lot 32, Plan 70982 BLTO) to create one (1) lot in the RMD Residential Moderate Density Zone in accordance with the subdivision application map "Attachment C-4", subject to:

1. The registration of subdivision application 4500-24-740 prior to the registration of this subdivision application;
2. The owner or successor entering into a development agreement with the City of Brandon, to be registered in series with the subdivision, with conditions as set out under Attachment "D" of this report;
3. The owner or successor submitting an updated neighbourhood plan required in accordance with the development agreement for Phase 2, Stage 1 of Oakridge

Estates development, including all supporting servicing and traffic engineering studies, further acknowledging this may result in additional conditions under the development agreement for this subdivision application;

- 4. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that Manitoba Transportation and Infrastructure has no concerns with the proposed development with respect to the provincial highway drainage system and potential impact on traffic operations of PTH 10 (18th Street North);
- 5. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that the Brandon School Division has received \$22,680.00 as a cash-in lieu contribution for school purposes;
- 6. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for a joint use easement agreement and Plan of Easement to the satisfaction of Manitoba Hydro, BellMTS, and Westman Communications Group, and registering the easement agreement along with the easement plan, if required, in series with the plan subdivision; and
- 7. The owner or successor submitting written confirmation to the City of Brandon Planning & Buildings Department that arrangements have been made for addressing of the proposed lots to the satisfaction of City of Brandon Real Estate Administration. CARRIED.

BY-LAWS:

NO. 7409

TO REZONE PART OF 1910 BELL AVENUE
2ND & 3RD READINGS

City Council considered a report from the Planning and Buildings Department dated February 24, 2025 with respect to the above.

1303

Karrouze-Cameron
That By-law No. 7409 to rezone part of 1910 Bell Avenue (Lot 32, Plan 70982 BLTO) from DR Development Reserve to RMD Residential Moderate Density, be read a second time. CARRIED.

1304

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

In accordance with Section 137 of *The Municipal Act*, a recorded vote was taken on the motion to give By-law No. 7409 third reading.

FOR

AGAINST

- Mayor Jeff Fawcett
- Councillor Shawn Berry
- Councillor Shaun Cameron
- Councillor Barry Cullen
- Councillor Kris Desjarlais
- Councillor Greg Hildebrand
- Councillor Heather Karrouze
- Councillor Bruce Luebke

Councillor Glen Parker
Councillor Jason Splett
Councillor Tyson Tame

NO. 7420

PLAN OF 26TH STREET TO BE OPENED BEING PART LOT 3 PLAN 69536
1ST READING

Submitted for consideration was a report from the Planning & Buildings Department dated March 5, 2025, with respect to the above.

1305

Splett-Tame
That By-Law No. 7420, to open a portion of public road across part of Lot 3 Plan 69536, located at the intersection of Maryland Avenue and 26th Street, be read a first time.
CARRIED.

NO. 7421

NAMING A PUBLIC LANE IN PLAN 848 - LEE LANE
1ST READING

Considered was a report from the Planning & Buildings Department dated March 5, 2025, with respect to the above.

1306

Karrouze-Parker
That By-Law No. 7421, to name the lane in Block 2 Plan 848 connecting Bluebird Street and White Swan Street, north of Braecrest Drive as "Lee Lane", be read a first time.
CARRIED.

GIVING OF NOTICE:

Nil

ADJOURN:

Berry-Luebke
That the meeting do now adjourn. (7:48 p.m.) CARRIED.

MAYOR

CITY CLERK