



## Regular Council

### Agenda

Leduc County Centre, Nisku, AB

Tuesday, June 14, 2022

1. Order - 1:30 p.m.
2. Adoption of agenda
3. Adoption of previous minutes  
- May 24, 2022 Regular Council meeting ✓
4. **1:30 p.m. Presentations**
  - a) Public
  - b) Staff Introduction:
    - o Christina Kwok, Manager - Accounting Services - Finance N. Wice
    - o Kala Raymond, Planner - Development Services, Planning and Development G. Bain
5. **1:35 p.m. Department reports / recommendations**
  - a) **1:35 p.m. Finance**
    - i) Establish 2022 Tax Sale date ✓ N. Wice
  - b) **1:40 p.m. Engineering and Utilities**
    - i) Kavanagh wastewater lagoon renewal additional funding request ✓ D. Mryglod and D. Downey
  - c) **1:45 p.m. Community Services**
    - i) Recreation cost sharing agreement - City of Leduc ✓ D. Ohnysty
    - ii) 2020 and 2021 Recreation cost share capital - City of Leduc ✓
    - iii) 2022 Recreation cost share capital - City of Leduc ✓
    - iv) Recreation and library cost share - Town of Thorsby 2019 final payment ✓
    - v) Recreation and library cost share agreement - Town of Thorsby 2022 budget payment ✓
    - vi) Recreation and library cost share agreement - Town of Calmar 2021 final payment ✓
    - vii) Recreation and library cost share agreement - Village of Warburg 2021 final payment ✓
    - viii) Recreation and library cost share agreement - Village of Warburg 2022 budget payment ✓
    - ix) New Sarepta Agricultural Society - special project funding ✓
    - x) Fisherton Cemetery Maintenance Society - request for financial support ✓

✓ Attachment provided

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- |  |   |             |
|--|---|-------------|
| xi) Thorsby Trinity Ukrainian Church - request for financial support   | ✓ | D. Ohnysty  |
| xii) Leduc County Library Board - financial reviewer appointment   | ✓ |             |
|  |   |             |
| d) <u>2:15 p.m.</u> Planning and Development   |   |             |
| i) Royal Oaks Estates outstanding deficiencies   | ✓ | G. Bain     |
|  |   |             |
| e) <u>2:30 p.m.</u> County Manager's office  |   |             |
| i) 2023 budget guidelines  | ✓ | R. Klimosko |
| ii) 2022-2025 Strategic Plan   | ✓ | R. Klimosko |
|  |   |             |
| <b>6. <u>3:30 p.m.</u> In-Camera session - in accordance with Freedom of Information and Protection of Privacy Act</b> |   |             |
| a) <u>3:30 p.m. Engineering and Utilities</u>  |   |             |
| i) Potential Solar project, Nisku [S. 16 (1), FOIP]  | ✓ | D. Mryglod  |
| b) <u>3:45 p.m. Michael Solowan, Brownlee LLP - Council Code of Conduct [S. 17, 19, 24, FOIP]</u>                      |   |             |
|  |   |             |
| <b>7. Business Arising from In-Camera session</b>  |   |             |
| a)   |   |             |
|  |   |             |
| <b>8. Adjournment</b>  |   |             |



## Regular Council Meeting

### Minutes

*Council Chamber, Leduc County Centre, Nisku, AB*

*Tuesday, June 14, 2022*

#### Order and roll call

The meeting was called to order at 1:30 p.m., Tuesday, June 14, 2022 by Mayor Tanni Doblanko as Chair and Council members Rick Smith, Kelly-Lynn Lewis, Kelly Vandenberghe, Larry Wanchuk, Glenn Belozar and Ray Scobie present.

#### Staff members

- Duane Coleman, County Manager
- Renee Klimosko, General Manager - Financial and Corporate Services
- Joyce Gavan, Legislative Coordinator
- Grant Bain, Director - Planning and Development
- Gary Restau, Information Technology System Support Analyst
- Miranda Anderson, Executive Assistant - Council
- Natasha Wice, Director - Finance
- Christina Kwok, Manager - Accounting Services - Finance
- Kala Raymond, Planner - Development Services - Planning and Development
- Des Mryglod, Director - Engineering and Utilities
- Dean Downey, Manager - Utilities
- Dean Ohnysty, Director - Community Services

#### Agenda adoption

**148-22** Councillor Wanchuk -- that the agenda for the June 14, 2022 regular County Council meeting be adopted as amended with the following addition:

5. e) iii) Cancellation of June 28, 2022 regular Council meeting

Carried Unanimously

#### Previous Minutes - May 24, 2022 regular meeting

**149-22** Councillor Lewis -- that the May 24, 2022 regular meeting minutes be adopted as circulated.

Carried Unanimously

#### Public Presentation

Mr. Dalpreet Viridi, residing at 80 - 50452 Range Road 245, provided a public presentation on behalf of some neighbours and residents in our area that have concern regarding our Councillor not residing within Leduc County (Division 3) anymore.

Mayor Doblanko advised that administration will provide a response in writing to Dalpreet Viridi.

#### Mr. Viridi

Mr. Viridi exited the council chamber at 1:33 p.m.

#### Staff introductions

The following staff members were introduced to council members:

- Christina Kwok, Manager - Accounting Services - Finance
- Kala Raymond, Planner - Development Services - Planning and Development

**Establish 2022 Tax Sale date**

Director of Finance Natasha Wice provided a recommendation to establish the 2022 Tax Sale date.

**150-22** Councillor Smith -- that Leduc County Council establishes the tax sale date for Wednesday, November 2, 2022 at 10:00 a.m. at County Centre.

Carried Unanimously

Staff members Wice, Kwok and Raymond

Staff members Wice, Kwok and Raymond exited the council chamber at 1:39 p.m.

One individual

One individual entered the council chamber at 1:40 p.m.

**Kavanagh wastewater lagoon renewal additional funding request**

Manager of Utilities Dean Downey provided a report to fund the shortfall for the Kavanagh wastewater lagoon renewal project.

**151-22** Councillor Smith -- that Leduc County Council direct administration to utilize \$134,000 from MSI Capital to fund the shortfall for the Kavanagh wastewater lagoon renewal project (2022-CP-008).

Carried Unanimously

Staff member Downey

Staff member Downey exited the council chamber at 1:51 pm.

**Recreation cost sharing agreement - City of Leduc**

Director of Community Services Dean Ohnysty provided a report with respect to the revised recreation cost share agreement with the City of Leduc.

Staff member Moffatt

Manager of Parks Nicholas Moffatt entered the council chamber at 2:08 p.m.

**152-22** Mayor Doblanko -- that Leduc County Council refer the revised recreation cost share agreement with the City of Leduc back to administration to look at an end date for the agreement term and to ensure that the Capital Plan process is clearly negotiated; and that administration bring this back to Council at the July 12, 2022 regular meeting.

Carried Unanimously

**2020 and 2021 Recreation cost share capital - City of Leduc**

Director of Community Services Dean Ohnysty provided a report with respect to the 2020 and 2021 recreation cost share capital with the City of Leduc.

**153-22** Mayor Doblanko -- that Leduc County Council support:

- 1) the 2020 capital program, as submitted by the City of Leduc and approve a funding contribution of \$96,472; and
- 2) the 2021 capital program, as submitted by the City of Leduc and approve a funding contribution of \$78,795.

Carried Unanimously

**2022 Recreation cost share capital - City of Leduc**

Director of Community Services Dean Ohnysty provided a report with respect to the 2022 capital projects summary from the City of Leduc.

**154-22** Councillor Smith -- that Leduc County Council refers back to administration the amended 2022 capital projects summary from the City of Leduc until the July 12, 2022 regular Council meeting pending consideration of the City of Leduc cost sharing agreement.

Carried Unanimously

**Recreation and library cost share agreement - Town of Thorsby 2019 final payment**

Director of Community Services Dean Ohnysty provided a report with respect to the final payment for the 2019 recreation and library cost share with the Town of Thorsby.

**155-22** Councillor Beloner -- that Leduc County Council approve a final payment for the 2019 recreation and library cost share in the amount of \$60,000 to the Town of Thorsby.

Carried Unanimously

**Recreation and library cost share agreement - Town of Thorsby 2022 budget payment**

Director of Community Services Dean Ohnysty provided a report with respect to the 2022 budget payment for recreation and library cost share services with the Town of Thorsby.

**156-22** Councillor Scobie -- that Leduc County Council:

- i) accept the 2022 budget from the Town of Thorsby for cost share recreation and library services and its associated budget impact of \$335,881, which will be funded by \$281,830 from the 2022 approved operating budget and the remaining \$54,051 by operating special purpose future year initiative reserve or 2022 internal savings; and
- ii) approve a payment for the 2022 recreation and library cost share in the amount of \$201,528 to the Town of Thorsby.

Carried Unanimously

**Recreation and library cost share agreement - Town of Calmar 2021 final payment**

Director of Community Services Dean Ohnysty provided a report with respect to the 2021 final payment for recreation and library cost share services with the Town of Calmar.

**157-22** Councillor Lewis -- that Leduc County Council accept the 2021 audited financial statement from the Town of Calmar for cost shared recreation and library services and approves a final payment for the 2021 recreation and library cost share in the amount of \$162,143.

Carried Unanimously

**Recreation and library cost share agreement - Village of Warburg 2021 final payment**

Director of Community Services Dean Ohnysty provided a report with respect to the 2021 final payment for recreation and library cost share services with the Village of Warburg.

**158-22** Councillor Beloner -- that Leduc County Council accept the 2021 audited financial statement from the Village of Warburg for cost shared recreation and library services and approve a final payment for the 2021 recreation and library cost share in the amount of \$39,049 for a total 2021 Leduc County contribution of \$126,110 to the Village of Warburg.

Carried Unanimously

**Recreation and library cost share agreement - Village of Warburg 2022 budget payment**

Director of Community Services Dean Ohnysty provided a report with respect to the 2022 budget payment for recreation and library cost share services with the Village of Warburg.

**159-22** Councillor Belozer -- that Leduc County Council accept the 2022 budget from the Village of Warburg for cost shared recreation and library services in the amount of \$147,573 and approve a budget payment for the 2022 recreation and library cost share in the amount of \$88,544.

Carried Unanimously

**New Sarepta Agricultural Society - special project funding**

Director of Community Services Dean Ohnysty provided a report with respect to special project funding to the New Sarepta Agricultural Society.

**160-22** Councillor Smith -- that Leduc County Council approve a grant of \$25,000 to the New Sarepta Agricultural Society to support arena ice plant repairs with funding provided by the major project 2022-MP-006 - Recreation cost share capital contributions.

Carried Unanimously

**Fisherton Cemetery Maintenance Society - request for financial support**

Director of Community Services Dean Ohnysty provided a report with respect to the request for financial support from the Fisherton Cemetery Maintenance Society.

**161-22** Mayor Doblanko -- that Leduc County Council approve a grant of \$3,000 to the Fisherton Cemetery Maintenance Society to be funded from the operating stabilization and contingency reserve or 2022 internal savings.

Carried Unanimously

**Thorsby Trinity Ukrainian Orthodox Parish - request for financial support**

Director of Community Services Dean Ohnysty provided a report with respect to the request for financial support from the Thorsby Trinity Ukrainian Orthodox Parish.

**162-22** Mayor Doblanko -- that Leduc County Council deny the request for financial assistance from the Holy Trinity Ukrainian Orthodox Parish.

Carried Unanimously

**Review Policy CD-05 Community Cemetery Funding**

**163-22** Councillor Smith -- that the Municipal Policy Review Committee review the Community Cemetery Funding Policy CD-05 within Leduc County.

Carried Unanimously

**Leduc County Library Board - financial reviewer appointment**

Director of Community Services Dean Ohnysty provided a report with respect to the request by the Leduc County Library Board for appointment of financial reviewer.

**164-22** Councillor Smith -- that Leduc County Council approve the appointment of Ashley Rounceville as the financial reviewer for the Leduc County Library Board, as per the recommendation of the Board.

Carried Unanimously

**Royal Oaks Estates outstanding deficiencies**

Director of Planning and Development Grant Bain provided a report on the Royal Oaks Estates outstanding deficiencies.

**165-22** Councillor Vandenberghe -- that Leduc County Council provide administration approval to commence work to complete the identified deficiencies within Royal Oaks Estates and approve the funding request in the amount of \$291,669 for construction to be undertaken in 2022, and that the funding source be security held by Leduc County and internal savings/Asset Lifecycle, Land Management Reserve.

Carried Unanimously

Staff member Wice

Director of Finance Natasha Wice entered the council chamber at 3:03 p.m.

**Policy - form of development agreement**

**166-22** Mayor Doblanko -- that Leduc County Council direct administration to create a policy on the form of development agreement and refer to the Municipal Policy Review Committee.

Carried Unanimously

Staff members Ohnysty and Moffatt

Staff members Ohnysty and Moffatt exited the council chamber at 3:06 p.m.

**2023 Budget Guidelines**

General Manager of Financial and Corporate Services Renee Klimosko provided a report on 2023 budget guidelines.

**167-22** Mayor Doblanko -- that Leduc County Council direct administration to follow the guidelines outlined below in the development of the 2023 budget:

- The budget will include the following documents:
  - Corporate Plan
  - Department Operational Plans
  - Operating budget projections for 2024 to 2026
  - Long-range financial plan for 2024 to 2033
  - Major Project Plan
  - Capital Project Plan
  - New Initiatives Plan
- The interim budget for 2023 will assume up to a 3.0% tax dollar increase over 2022.
- The funding for the Major Project and Capital Project Plans will be a minimum of \$5,500,000 in tax dollars.
- The budget process will follow the 2023 Budget Council timeline.

Carried Unanimously

Staff member Wice

Staff member Wice exited the council chamber at 3:25 p.m.

Michael Solowan

Michael Solowan, Brownlee LLP, entered the council chamber at 3:26 p.m.





**2022-2025 Strategic Plan**

General Manager of Financial and Corporate Services Renee Klimosko provided a recommendation to adopt the 2022-2025 Strategic Plan.

**168-22** Councillor Vandenberghe -- that Leduc County Council adopt the 2022-2025 Strategic Plan, as amended.

Carried Unanimously

**Cancellation of June 28, 2022 Regular Council meeting**

**169-22** Councillor Wanchuk -- that the June 28, 2022 Regular County Council meeting be cancelled due to council attendance at the Little Potato Company Groundbreaking Ceremony.

Carried Unanimously

**In-Camera session**

**170-22** Councillor Lewis -- that Leduc County Council meet In-Camera in accordance with the *Freedom of Information and Protection of Privacy Act (F.O.I.P.)* to discuss the following:

- i) Potential solar project, Nisku - *Section 16(1) F.O.I.P.*; and
- ii) Council Code of Conduct - *Sections 17, 19 and 24 F.O.I.P.*

Carried Unanimously

The in-camera session commenced at 3:36 p.m.

**Recess**

The meeting recessed at 3:37 p.m. and reconvened at 3:41 p.m. with Mayor Tanni Doblanko and Council members Rick Smith, Kelly-Lynn Lewis, Kelly Vandenberghe, Larry Wanchuk, Glenn Belozar and Ray Scobie present.

Also present were:

- Duane Coleman, County Manager
- Renee Klimosko, General Manager - Financial and Corporate Services
- Des Mryglod, Director - Engineering and Utilities

Two others

- Curtis Craig, Inferno Solar
- Michael Solowan, Brownlee LLP

Staff member Mryglod and Mr. Craig

Staff member Mryglod and Mr. Craig exited the council chamber at 3:50 p.m.

Mayor Doblanko

Mayor Doblanko left the meeting at 3:51 p.m.

Deputy Mayor assume the Chair

Deputy Mayor Rick Smith assumed the Chair at 3:52 p.m.

**Revert to regular Council open session**

**171-22** Councillor Belozar -- that the in-camera session revert to the regular Council open session.

Carried Unanimously

The in-camera session reverted to the open session of regular Council at 5:20 p.m.



**Business arising from In-Camera session - Council Code of Conduct**

**172-22** Councillor Smith -- that Leduc County Council adopts the finding of the external investigator and finds that certain public statements made by Mayor Tanni Doblanko regarding the proposed Creekside Solar Project were made in breach of Mayor Doblanko's duties under section 5.3 of the Council Code of Conduct Bylaw. At the relevant time, Leduc County Council did not have an official position on this project, nor does it have one today, and the public remarks made by Mayor Doblanko did not represent the will of Council nor did they accurately reflect the public remarks of some of her fellow Councillors. Mayor Doblanko's conduct in this regard was inappropriate and fell short of the standards expected of members of Council for Leduc County. Council acknowledges Mayor Doblanko's admission of inappropriate conduct and accepts her verbal apology to Council.

Carried Unanimously

**Adjournment**

**173-22** Councillor Scobie -- that the regular County Council meeting be adjourned.

The regular County Council meeting adjourned at 5:23 p.m.

  
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Mayor

  
\_\_\_\_\_  
County Manager