



AGENDA

Regular Meeting of the Council of the Village of Chase
to be held in the Council Chamber at the Village Office, 826 Okanagan Avenue, and via Zoom
on May 23, 2023 at 4:00 p.m.

Join the meeting from your computer, tablet or smartphone:

<https://us02web.zoom.us/j/81434274797?pwd=UFR6cXZHSzVKcFZWVjFTcldacU9LUT09>

Or join the meeting using your phone:

Dial: 1-778-907-2071

Meeting ID: 814 3427 4797

Passcode: 387230

1. CALL TO ORDER

2. ADOPTION OF AGENDA

Resolution:

“THAT the agenda of the May 23, 2023 Regular Meeting be adopted as presented.”

3. ADOPTION OF MINUTES

3.1 Minutes of the May 2, 2023 Special (Budget) Meeting

Pages 1-3

Resolution:

“THAT the minutes of the May 2, 2023 Special (Budget) Meeting be adopted as presented.”

3.2 Minutes of the May 9, 2023 Regular Meeting

Pages 4-9

Resolution:

“THAT the minutes of the May 9, 2023 Regular Meeting be adopted as presented.”

4. PUBLIC HEARINGS

None

5. PUBLIC INPUT ON CURRENT AGENDA ITEMS

This opportunity is for members of the gallery to provide input on items on this Agenda

6. DELEGATIONS

None

7. REPORTS

a) Mayor and Council Reports

8. UNFINISHED BUSINESS

8.1 Demand Notice – 229B Brooke Drive

Opportunity to be heard from the owner of 229B Brooke Drive

9. NEW BUSINESS

9.1 Letter from Zilly Palamar – “Issues of Concern”

Page 10

Recommendation:

“THAT the letter from Zilly Palamar dated May 12, 2023 regarding issues of concern be received as information.”

10. NOTICE OF MOTION

11. OPPORTUNITY FOR PUBLIC TO SPEAK ON MUNICIPAL MATTERS

This opportunity is for members of the gallery to provide input on any municipal matter.

12. IN CAMERA

Recommendation:

“THAT Council recess to an In Camera meeting pursuant to Section 90 (1) (d), the security of the property of the municipality.”

13. RELEASE OF IN CAMERA ITEMS

14. ADJOURNMENT

Resolution:

“THAT the May 23, 2023 Regular Meeting be adjourned.”



MINUTES

of the Special (Budget) Meeting of the Council of the Village of Chase
held in the Council Chamber at the Village office at 826 Okanagan Avenue, and via Zoom
on Tuesday, May 2, 2023 at 4:00 p.m.

PRESENT: Mayor David Lepsoe
Councillor Colin Connett
Councillor Ron Harder
Councillor Jane Herman
Councillor Fred Torbohm

In Attendance: Joni Heinrich, Chief Administrative Officer
Sean O'Flaherty, Director of Corporate Operations (virtual)
Deb Lovin, Chief Financial Officer
Mike McLean, Deputy Corporate Officer (virtual)

Public Participants: 2 in-person, 4 via Zoom

1. CALL TO ORDER

Mayor Lepsoe called the meeting to order at 4:00 p.m.

2. ADOPTION OF AGENDA

Moved by Councillor Harder

Seconded by Councillor Connett

"THAT the agenda of the May 2, 2023 Special (Budget) Meeting be adopted as presented."

CARRIED

#2023/05/02_001

3. ADOPTION OF MINUTES

3.1 Minutes of the April 11, 2023 Regular Meeting

Moved by Councillor Herman

Seconded by Councillor Connett

"THAT the minutes of the April 11, 2023 Regular meeting be adopted as presented."

CARRIED

#2023/05/02_002

3.2 Minutes of the April 18, 2023 Special (Budget) Meeting

Moved by Councillor Torbohm

Seconded by Councillor Harder

"THAT the minutes of the April 18, 2023 Special (Budget) Meeting be adopted as presented."

CARRIED

#2023/05/02_003

4. PUBLIC HEARINGS

None

5. PUBLIC INPUT ON CURRENT AGENDA ITEMS

Zilly Palamar of 141 Shuswap, spoke regarding various items including:

- Grants in aid should not be given out of taxpayers' money – people should volunteer and earn the money they need
- The Visitor Information Centre should stay where it is currently located
- Rotary should be required to fix the clock tower, not the Village
- We do not need a Climate Action committee and should not be government funded
- Diane Jules, local school trustee should be invited to attend a council meeting
- A street sweeper is needed for Chase
- What is the agenda underlying the request for an inventory of land available for housing in Chase
- There should be a budget item for security patrols in Chase – less expensive than an additional RCMP officers – a good investment to deter crime
- We should not have a safe injection centre – we need to listen to these people and provide them with supports including treatment
- Could have the old school opened in the winter to house homeless people
- Paving of Shuswap Avenue in the amount of \$300,000 should include a sidewalk
- Is there a budget for repairs to the garbage truck?

6. DELEGATIONS

None

7. REPORTS

None

8. UNFINISHED BUSINESS

8.1 Village of Chase 2023-2027 Financial Plan Bylaw No. 927-2023

Moved by Councillor Torbohm

Seconded by Councillor Herman

“THAT the Village of Chase 2023-2027 Financial Plan Bylaw No. 927-2023 be given third reading.”

**CARRIED
#2023/05/02_004**

8.2 Village of Chase 2023 Tax Rates Bylaw No. 928-2023

Moved by Councillor Herman

Seconded by Councillor Connett

“THAT the Village of Chase 2023 Tax Rates Bylaw No. 928-2023 be given third reading.”

**CARRIED
#2023/05/02_005**

9. NEW BUSINESS

None

10. NOTICE OF MOTION

None

11. IN CAMERA

None

12. RELEASE OF IN CAMERA ITEMS

None

13. ADJOURNMENT

Moved by Councillor Herman

Seconded by Councillor Torbohm

“THAT the May 2, 2023 Special (Budget) Meeting be adjourned.”

**CARRIED
#2023/05/02_006**

The meeting concluded at 4:13 p.m.

David Lepsoe, Mayor

Sean O’Flaherty, Corporate Officer



MINUTES

of the Regular Meeting of the Council of the Village of Chase
held in the Council Chamber at the Village office at 826 Okanagan Avenue, and via Zoom
on Tuesday, May 9, 2023 at 4:02 p.m.

PRESENT: Mayor David Lepsoe
Councillor Colin Connett
Councillor Ron Harder
Councillor Jane Herman
Councillor Fred Torbohm

In Attendance: Joni Heinrich, Chief Administrative Officer
Sean O'Flaherty, Director of Corporate Operations
Deb Lovin, Chief Financial Officer
Mike McLean, Deputy Corporate Officer (Virtual)

Public Participants: 19 in-person, 6 via Zoom

1. CALL TO ORDER

Mayor Lepsoe called the meeting to order at 4:02 p.m.

In response to a request from the BC Lyme Support Group, the Mayor proclaimed **May 2023 as Lyme Disease Awareness Month** in the Village of Chase to increase awareness of Lyme disease.

2. ADOPTION OF AGENDA

Moved by Councillor Torbohm

Seconded by Councillor Herman

"THAT the agenda of the May 9, 2023 Regular Meeting be adopted as presented."

CARRIED

#2023/05/09_001

3. ADOPTION OF MINUTES

None

4. PUBLIC HEARINGS

Mayor Lepsoe moved to the Public Hearing at 4:04 p.m.

Zoning Amendment Bylaw No. 926-2023 – 230/234/238 Aylmer Road

(Bylaw No. 926-2023 was given first and second reading at Council's January 24, 2023 Regular Meeting.)

Refer to separate minutes for the Public Hearing.

Mayor Lepsoe reconvened the regular meeting at 4:30 p.m.

5. PUBLIC INPUT ON CURRENT AGENDA ITEMS

Tiare Phillips of 229B Brooke Drive, spoke regarding items 9.4 and 9.5, noting that complaints about her dogs are unfounded, she feels she is being bombarded by the neighbours, and her house has been pretty quiet recently as some of her roommates have moved out.

6. DELEGATIONS

6.1 Brent Ashby, Partner, KPMG – 2022 Village of Chase Financial Statements

Mr. Ashby presented the 2022 Village of Chase Financial Statements highlighting the Statement of Financial Position and the Statement of Operations.

6.2 Ashton Sweetnam - Willson Park Forest Garden

Ms. Sweetnam and Kristen From provided an overview of a proposed Forest Garden for an area in Willson Park if approved by Council. A Forest Garden has several benefits including education, food production, habitat for wildlife and improved soil health.

6.3 Chase Lions Club – Crime in Chase

Sandra Welton, member of the Chase Lions Club, stated that the Town Hall meeting for which this item was intended has already taken place.

7. REPORTS

a) Mayor and Council Reports

Mayor Lepsoe

April 20 – Regular TNRD Meeting

April 21 – TNRD Committee of the Whole – Chase is currently part of the TNRD emergency program. There is a good report about proposed changes to the TNRD participation with Chase and others. A new Emergency Program Act will be introduced this fall.

April 26 to 28 – SILGA – Main topic was *change*.

May 2 – Budget meeting

May 3 – Discussions with senior staff regarding ongoing issues with MoTI

May 3 – Festival society meeting was held at the Golf Course, things appear to be coming along fine.

May 4 – Regular TNRD meeting. Search and rescue and highway rescue was discussed and reference to the SILGA motion to get more funding from the Province was mentioned. The TNRD does put out highlights of all meetings on their website.

May 6 – had a great tour of the museum.

Councillor Connett

April 20 – attended the Town Hall meeting on crime at the Community Hall

Attended a Chase Environmental Action Society meeting

May 2 – attended a Council budget meeting

Councillor Herman

April 12 – Festival Society meeting

April 13 – Meeting with Todd Stone and Council

Met with Film commissioner regarding potential local sites for movies

April 18 – Special meeting of Council (budget)

April 20 – Attended Town Hall meeting at community hall

April 21- Helped set up Earth Day booth at pocket park

April 22 – attended the Krush dance recital

April 26-28 attended SILGA

May 2 – met with PNP committee members

May 2 – attended budget meeting of Council
May 3 – Festival Society meeting
Working with Chase Environmental Action Society for the GoByBike campaign

Councillor Harder

April 18 – Special budget meeting of Council
May 2 – Budget meeting – Council
April 25-28 Attended SILGA convention
Answer emails and phone calls from disgruntled citizens regarding various matters

Councillor Torbohm

April 14 – 3 Band and Village meeting
April 18 – Special budget meeting
April 21 – Attended trails working group meeting
April 25-28 – SILGA
April 26 – SILGA – participated in the grey canal trail system walk, Telus presentation, ETSI BC presentation, forest industry transition, FCM presentation, resolutions sessions.
April 27 – Transmountain Project presentation, Canada community building fund renewal, successful elected officials survival guide, path to recovery in the housing market, BCLC presentation, planning and response to climate related events, elected officials role in planning and development, 13 things local governments need to know for successful economic development.
April 28 – overview property assessments and 2023 assessment roll, Canadian association of petroleum producers presentation, how to manage difficult constituents.
May 2 – budget meeting
May 9 – met with local resident regarding a sewer connection issue
Reviewed agendas, monitored emails and respond when necessary, meet with staff as needed, take local inquiries.

Moved by Councillor Herman
Seconded by Councillor Connett

“THAT the reports from Council and staff members be received for information.”

CARRIED
#2023/05/09_002

8. UNFINISHED BUSINESS

8.1 Aylmer Road Storage – 230/234/238 Aylmer Road

Moved by Councillor Herman
Seconded by Councillor Torbohm

“THAT Zoning Amendment Bylaw No. 926-2023 be abandoned.”

CARRIED
OPPOSED: Councillors Connett and Harder
#2023/05/09_003

8.2 2022 Audited Financial Statements

Moved by Councillor Torbohm
Seconded by Councillor Herman

“THAT the Village of Chase 2022 Audited Financial Statements be adopted as presented.”

CARRIED
#2023/05/09_004

8.3 Village of Chase 2023-2027 Financial Plan Bylaw No. 927-2023

Moved by Councillor Herman

Seconded by Councillor Torbohm

“THAT the Village of Chase 2023 to 2027 Financial Plan Bylaw No. 927-2023 be adopted.”

CARRIED

#2023/05/09_006

8.4 Village of Chase 2023 Tax Rates Bylaw No. 928-2023

Moved by Councillor Torbohm

Seconded by Councillor Herman

“THAT the Village of Chase 2023 Tax Rates Bylaw No. 928-2023 be adopted.”

CARRIED

#2023/05/09_006

9. NEW BUSINESS

9.1 Secwepemc Landmark Project – Request for Letter of Support

Libby Chisholm explained the Secwepemc Landmark Project and noted:

- The Skwlux Cultural Heritage Protection Department is applying to First Peoples Cultural Council Heritage Infrastructure Program for a grant in the amount of \$131,298 to fund additional costs for Phase 2 of the Secwepemc Landmarks Project
- Phase 2 includes the upgrading of Chase Creek Falls trail to be accessible to all including those with disabilities
- Phase 2 also includes funding for Phase Two Secwepemctsin signage review

Moved by Councillor Torbohm

Seconded by Councillor Harder

“THAT Council provide a letter of support for the Secwepemc Landmark Project as requested.”

CARRIED

#2023/05/09_007

9.2 Development Permit – 360 Shepherd Road

Moved by Councillor Torbohm

Seconded by Councillor Connett

“THAT Development Permit DP2023-3 be approved subject to receipt of a landscaping security bond as per Section 21.1.1 of the OCP bylaw.”

CARRIED

#2023/05/09_008

9.3 Development Variance Permit DVP #2-2023, 303 Pine Street

Moved by Councillor Herman

Seconded by Councillor Harder

“THAT Council accept the application and direct Administration to draft a Development Variance Permit, and initiate the referral process.”

CARRIED

#2023/05/09_009

9.4 Demand Notice – 229B Brooke Drive

Moved by Councillor Herman

Seconded by Councillor Connett

“THAT Council approve issuing Notice to the owner or occupier giving them twenty-one (21) days to bring the property at 229B Brooke Drive into compliance with the Property Maintenance Bylaw 731-2010.”

CARRIED

#2023/05/09_010

9.5 Sec. 57 Notice on Title – 229B Brooke Drive

Moved by Councillor Herman

Seconded by Councillor Torbohm

“THAT the ‘Property’ is hereby declared as contravening the *BC Building Code*, the Village of Chase Building Bylaw 803-2014, and the Village’s Zoning Bylaw 683-2006, and that a Notice on Title be registered on the property’s title pursuant to section 57 of the Community Charter (SBC 2003).”

**CARRIED
#2023/05/09_011**

9.6 Fee for Services Agreement – Visitor Information Services

Moved by Councillor Herman

Seconded by Councillor Harder

“THAT Council ratify the Fee for Service Agreement between the Village of Chase and the Chase and District Chamber of Commerce for Visitor Information Services for the balance of 2023.”

**CARRIED
OPPOSED: Torbohm, Connett
#2023/05/09_012**

9.7 Letter from UBCM – Membership Renewal

Moved by Councillor Connett

Seconded by Councillor Torbohm

“THAT the letter from the President of UBCM regarding the Village’s renewal for UBCM membership be received as information.”

**CARRIED
#2023/05/09_013**

9.8 Fortis BC – Nominate a Charity

Moved by Councillor Connett

Seconded by Councillor Harder

“THAT Council recommend the Chase and District Health Services Foundation for a grant, with further information to be provided by Councillor Connett regarding the specific project.”

**CARRIED
#2023/05/09_014**

10. NOTICE OF MOTION

None

11. OPPORTUNITY FOR PUBLIC TO SPEAK ON MUNICIPAL MATTERS

Zilly Palamar, spoke about the Visitor Information Centre and queried what a fee for service agreement means.

Councillor Harder stated that certain businesses are complaining that the Chamber is a small group trying to control everything.

Heather Strach of 317 Lakeshore Drive stated that if business owners want support they need to participate in the programs that are designed to support businesses.

12. IN CAMERA

None

13. RELEASE OF IN CAMERA ITEMS

None

14. ADJOURNMENT

Moved by Councillor Torbohm
Seconded by Councillor Harder

“THAT the May 9, 2023 Regular Meeting be adjourned.”

CARRIED
#2023/05/09_015

The meeting concluded at 6:13 p.m.

David Lepsoe, Mayor

Sean O’Flaherty, Corporate Officer

Zilly Palamar
Box 528
Chase, BC. V0E 1M0
1.250.679-2856

May 12, 2023

The Village of Chase
Box 440
Chase, BC V0E 1M0

Re: Issues of concern

Dear CEO (Mayor) and Councillors,

I writing regarding the Financial Budget package that had ONE page replaced with new tax rates with 2023 heading. Thank you to the person that was able to catch the WRONG insert. I did notice it also (talked to Deb about it). It is very strange that after all the readings passed except for the final reading that this ONE PAGE was inserted in the package. These packages have been photocopied reading after reading and yet only ONE was inserted wrong at the FINAL reading of the Financial Budget. Deception so early in the new councillors sitting for such a BIG mistake should NOT even have happened.

The presentation from the Young Learners group is good but they need to remember that in the last 3 years at least if not more, the community garden that already exists has been asking for people to rent the plots. There are always empty raised beds there for use. Have they rented any of the plots? There is an expense for the tax-payers to break ground and give water to this new community garden. Who is going to continue to pay for the water. If this group has money for the beds let them raise more money and not ask the Village of Chase to give them taps for water. It would be a great expense for the Village of Chase. This is just another way around getting grant-in-aid money, but a larger amount. This has not been budgeted for 2023. Apple trees can be planted on the school grounds.

The pump track did the same thing by asking for insurance through the Village. A pretty large amount, \$800.00 yearly for a type of grant-in-aid money. Again, another way of getting grant-in-aid money from the Village of Chase. This was not in the budget either.

Thank you for 'Warm Welcome to Chase' information packages presented to newcomers to Chase. I attended the first gathering with Councillor Jane Herman being there. The recipients did not attend to receive their package.

Yours truly,

Zilly Palamar
zp