

June 14, 2011

7:00 P.M.

The Council of the Town of Teulon held its regular meeting on Tuesday, June 14, 2011 at 6:30 P.M. in the Council Chambers of the Teulon Civic Centre.

Council Present: Mayor Bert Campbell
Deputy Mayor Jim Dola
Councillor Michael Ledarney
Councillor Linda Lamoureux
Councillor Cherise Griffin
C.A.O. Grant MacAulay

#99/11

L. Lamoureux
M. Ledarney

Resolved that the agenda for the June 14, 2011 meeting be now accepted as presented.

Carried

#100/11

C. Griffin
J. Dola

Resolved that the agenda for the May 10, 2011 meeting be now accepted as presented.

Carried

The following Committee Reports were presented to Council:

1. Public Works – Council discussed the lift station and that the new pump had not yet arrived. When the new pump arrives, Contec will clean the pit and check the other pump.
We also received quotes for paving work in Teulon. It was decided to leave the matter until next meeting to have a great opportunity to study the quotes received.
There was also damage done to some of the trees and signs along Main Street. The Town should be reimbursed for this damage.
There is a problem with the fuel gauge in the Bobcat and our public works employees are looking at possible ways to fix the problem.
2. Environmental Management – There is more rat poison being dispensed at the landfill site.
3. Community Resources – Colleen Engels report mentioned the new brochures and that they should be ready by Canada Day.
We are doing some advertising on QX104 and Hot 103 for the summer months. We are also advertising in the Winnipeg Free Press, Town & Country section that will be coming out July 30, 2011.
On May 31, there was a seminar in Arborg for Museum Boards on how to improve and expand on travelling exhibits or trading of items, etc., with some members of the Teulon Museum Board attending.
Also discussed was the project of placing “Welcome” signs along the entrance into Teulon. Council discussed purchasing 3 of these signs with the Town arranging the location and installation of these signs.

- 4. Crescent Creek Park – The report from Colleen Engel indicated that Jack Warkentin wishes to build a deck on his home. The rains have again delayed the new unit to be moved onto Lot 46.

The following Board Reports were presented to Council:

- 1. Teulon-Rockwood Arena – The building permit for the concession renovation project has been granted. Some construction work has already started.
- 2. Teulon in Bloom – The hanging basket flowers have been put out and we are not certain when the other flowers are to be planted.
- 3. Teulon and District Handivan – They are looking for drivers as they need a number of them. This is caused by days off, weekends, sharing time, etc.
- 4. South Interlake Regional Library – They have to put a new computer in the bookmobile. They are also having problems with the overhead door at the garage for the bookmobile.
- 5. East Interlake Conservation District – They are still perusing fund for work along the Crescent Creek drain.
- 6. Teulon & District Chamber of Commerce – They held a yard sale in the Arena and raised \$500.00 for the Arena concession renovation project.

#101/11

J. Dola
C. Griffin

Resolved that we agree to purchase 3 “Welcome” signs from Brushfire Signs at a cost of \$5,600.00 with the signs being located at the entrances into Teulon.

Carried

#102/11

M. Ledarney
L. Lamoureux

Resolved that we agree to partner radio ads on QX104 and Hot 103 at a cost of \$375.00 for 21 – 15 second ads.

Carried

#103/11

L. Lamoureux
M. Ledarney

Resolved that we agree to place an ad in the Winnipeg Free Press, Town & Country issue on July 30, 2011 at a cost of \$141.30.

Carried

At 7:25 P.M., Council met with Kathy and Jeff Shupena of #103 – PTH#7 who discussed the water problems on their lot. Their back yard is flooded and they feel they should not be having this problem. If they raise their lot, that could affect other properties.

The highways did clean the ditch area along #7, but now there is more water sitting in the ditch.

There are still some culverts that should be changed to a bigger size. The water in their back yard is draining from a neighboring property and causing their problems.

At 7:35 P.M., Council met with Rem Weiss, Scott Campbell, Darryl Gebhardt and David Oakley. This group has formed together for the purpose of investing in Teulon. They are looking at developing some type of housing in Teulon.

They are considering the Crescent Creek extra property for their project which is the construction of a Life Lease facility. Such a project would be a 2 phase project and that this life Lease would be a 50+ facility.

They are hoping to purchase the land at a nominal fee and in doing so would guarantee development.

There is no risk to the Town and they would incur all development costs.

They indicated that this facility would be somewhat up scale.

They feel that such a project would also compliment Crescent Creek Park.

They want to develop in Teulon but they must also be cost continuous of the project costs.

This discussion is very preliminary and there is much to be negotiated before anything can be finalized.

They expressed interest in other potential areas such as the CPR property that the Town is in the process of purchasing.

They were informed that Crescent Creek property had not yet been subdivided which takes many months to complete.

There is also the matter of sewer and water for the development which would be among many matters for the future discussion.

The delegation ended at 8:00 P.M.

#104/11

J. Dola
C. Griffin

Resolved that Jack Warkentin be granted permission to construct a sun room on their deck.

Carried

#105/11

C. Griffin
J. Dola

Resolved that the list of accounts numbering 12346 to 12441 in the amount of \$77,180.93 be now approved with cheque number 12411 being cancelled and reissued in the amount of \$2,266.95

Carried

#106/11

M. Ledarney
L. Lamoureux

Resolved that the financial statement for May 2011 be now adopted by Council.

Carried

The following correspondence was presented to Council:

<u>NAME</u>	<u>SUBJECT</u>	<u>DISPOSITION</u>
South Interlake Breast Cancer Group	Fundraising Sept. 11/11	Res. # 107/11
Laura Barca	Culvert Driveway Replacement	Hold to next Meet.
A.M.M.	Interlake Dist. Meeting	Ordered filed
Interlake Regional Health Authority	Fundraiser Golf Tournament	Ordered filed
A.M.M.	Interlake Dist. Meeting	Ordered filed
A.M.M.	Put Communities First Campaign	Ordered filed

A.M.M.	Resolutions-Dist. Meeting	Ordered filed
Man. Youth Job Ctr. South Interlake Planning District	Summer Activities Monthly Report	Ordered filed Ordered filed
A.M.M.	News Bulletin-June 3/11	Ordered filed
Interlake Regional Health Authority	Minutes – May 19/11	Ordered filed
Children’s Wish Cmte.	Thank you for Donation	Ordered filed
Community Futures East Interlake	AGM – June 24/11	Ordered filed
A.M.M.	News Bulletin- May 19/11	Ordered filed
A.M.M.	Infrastructure Report	Ordered filed
Community Futures East Interlake	Housing Forum in Teulon, Nov. 10/11	Ordered filed
Town of Stonewall Lois Proulx	Recycling Report Street lights & Speed Signs on 3 rd Ave. N.E.	Ordered filed Ordered filed

#107/11

L. Lamoureux
M. Ledarney

Resolved that for the South Interlake Breast Cancer Support Group fundraiser on September 11, 2011, the Town of Teulon agrees to close a portion of Second Avenue S.E. from 10:30 A.M. to 4:30 P.M.

Carried

#108/11

C. Griffin
J. Dola

Resolved that By-law No. 5/11, being a by-law entering into an agreement with the City of Brandon for 911 emergency services be hereby given first reading in Council as a whole.

Carried

Council discussed the topic of unsightly residential property. In the discussions it was mentioned that this type of by-law can be very subjective and could be difficult to administer or enforce. It was felt that we would continue to investigate this matter.

Council again discussed the situation of lot grades for the Town. It was mentioned that new subdivisions do have lot grade elevations established for those new lots. It would difficult to establish a by-law for such elevation requirements in the area of Town already developed. We will continue to look into the matter.

Council received notification from Federated Co-Operatives for renovations to the Red River Co-Op in Teulon. They plan to install underground tanks and remove the above ground tanks. They are also renovating the office/store area as well. They have requested Council’s approval for this project.

#109/11

J. Dola
C. Griffin

Whereas Federated Co-Operatives Limited have presented plans for renovations to their property on PTH#7.
And Whereas these renovations include the installation of two underground tanks and the removal of the above ground tanks as well as renovations to the store area;
Therefore Be It Resolved that Council has no concern to this proposed work with the understanding that they must also meet Provincial and local building requirements.

Carried

Council discussed the east area of Crescent Creek Park, being the area the Council wishes to dispose of. We should be receiving the survey drawings very soon and Council felt that we should start the subdivision process as soon as the survey is available.

#110/11

C. Griffin
J. Dola

Resolved that Council agree to commence the subdivision of the east area of the Crescent Creek Park area according to the survey plan being done on this area.

Carried

#111/11

M. Ledarney
L. Lamoureux

Resolved that for our Tax Sale proceedings, the Council of the Town of Teulon hereby designates 2010 for this Tax Sale.

Carried

Council discussed the situation of calcium placement on our gravel roads. It was felt that should the situation arise and there is a definite need, our Public Works Committee shall be authorized to place calcium on the needed gravel streets.

#112/11

J. Dola
C. Griffin

Resolved that the Town of Teulon nominates Marge and Leif Johnson for the Best Home Grounds competition from Manitoba Good Roads Association for the year 2011.

Carried

#113/11

L. Lamoureux
M. Ledarney

Resolved that the meeting be now adjourned at 9:45 P.M.

Carried

Mayor

Chief Administrative Officer.