

**CITY OF IQALUIT
CITY COUNCIL MEETING #08
APRIL 25, 2023 at 6:01 p.m.
CITY COUNCIL CHAMBERS**

PRESENT FROM COUNCIL

Deputy Mayor Kyle Sheppard, Chair
Councillor Swany Amarapala
Councillor Ookalik Curley
Councillor Simon Nattaq
Councillor Kimberly Smith
Councillor Romeyn Stevenson
Councillor Samuel Tilley

ABSENT

Mayor Solomon Awa
Councillor Paul Quassa

PRESENT FROM ADMINISTRATION

Rod Mugford, Acting Chief Administrative Officer
Tammy Ernst-Doiron, City Clerk
Kent Driscoll, Communications and Customer Service Manager
Jeanie Eeseemailee, Senior Interpreter/Translator
Sumon Ghosh, Director of Engineering and Capital Planning
Firas Younes, Manager of Engineering Projects
Samantha Toffolo, Planning Contractor, Northern Futures – via teleconference
Jared Wright, Project Manager, Colliers Project Leaders/City Contractor – via teleconference

MOMENT OF SILENCE

Deputy Mayor Sheppard opened the meeting at 6:01 p.m. with a moment of silence.

SWEARING IN

None

ADOPTION OF AGENDA

Add:

12. IN CAMERA
- Labour

Motion #23-111

Moved by: Councillor Stevenson
Seconded by: Councillor Amarapala

Adoption of agenda as amended.

Unanimously Carried

1. **MINUTES**

a) **City Council Meeting #07 Minutes dated April 11, 2023**

Motion #23-112

Moved by: Councillor Smith
Seconded by: Councillor Amarapala

City Council Meeting #07 Minutes dated April 11, 2023.

Unanimously Carried

b) **Planning and Development Committee of the Whole Meeting #04 Minutes dated April 18, 2023**

Motion #23-113

Moved by: Councillor Amarapala
Seconded by: Councillor Smith

Planning and Development Committee of the Whole Meeting #04 Minutes dated April 18, 2023.

Unanimously Carried

2. **DECLARATION OF INTEREST**

Councillor Tilley declared a conflict of interest regarding:

10. **COMMITTEE REPORTS**

a) **Planning and Development Committee of the Whole Meeting #04 – April 18, 2023 Report – Recommendation pertaining to Development Permit Application DP 23-014 – Lots 505 and 506, Plan 914 (Core Area)**

Deputy Mayor Sheppard declared a conflict of interest regarding:

9. NEW BUSINESS
 - g) Request for Decision – Reaching Home Funding and Community Distribution
10. COMMITTEE REPORTS
 - a) Planning and Development Committee of the Whole Meeting #04 – April 18, 2023 Report – Recommendation pertaining to Development Permit Application DP 23-013 – Lot 10, Block 240, Provisional Plan 4621 (West 40)

3. DELEGATIONS

a) Iqaluit RCMP Monthly Reports – January and February 2023

Sergeant Mark Blakely, Iqaluit RCMP, presented the January and February 2023 Monthly Reports.

Councillor Amarapala asked if there were any statistics regarding minor offenders or victims.

Sergeant Blakely advised that statistics were available for young offenders, which could be provided to Council. He noted that he would have to check to see if statistics were available regarding minor victims.

Councillor Smith noted that in some southern jurisdictions, there are systems for women to check if individuals have been accused or convicted of intimate partner violence and violence against women. She asked if the RCMP have considered using this system to help protect women in the territory.

Sergeant Blakely noted that there were privacy policies and he would have to review the national policies to determine what information could be released.

Councillor Nattaq expressed concern regarding the odor from smoking drugs throughout the city in vehicles and on property. He asked if anything could be done regarding this matter as it was a health issue. Councillor Nattaq advised that he has never reported an incident in this matter.

Sergeant Blakely understood that in small communities, it can be difficult to report individuals, but he explained that residents have the right to report an incident anonymously. Sergeant Blakely agreed that it was a health issue, as well as an enforcement issue. He indicated that check stops are set up to help deter from smoking in vehicles.

4. AWARDS AND RECOGNITIONS

None

5. STATEMENTS

Councillor Smith congratulated the students who competed in the Skills Canada Territorial Skills Competition last weekend at the Inuksuk High School. Students from all over Nunavut competed in various trades and technologies.

6. DEFERRED BUSINESS AND TABLED ITEMS

None

7. BY-LAWS

a) First Reading of By-law(s)

None

b) Second Reading of By-law(s)

None

c) Third Reading of By-law(s)

None

8. OLD BUSINESS

None

9. NEW BUSINESS

a) City of Iqaluit Waste Management Operational Business Plan – Presentation

The following individuals were present via teleconference to present the Waste Management Operational Business Plan:

- Myron Moore, P.Eng., MBA, PMP, Owner and President, Mooreview Management Consulting Inc.
- Lauren Quan, P.Eng., Project Manager, Lead Manitoba Solid Waste Management, Tetra Tech Canada Inc.
- Kara Heckert, Engineer-in-Training, Tetra Tech Canada Inc.
- James Lapp, Project Technologist, Tetra Tech Canada Inc.

Sumon Ghosh, Director of Engineering and Capital Planning, noted that the Operations Plan was presented last year and Council directed staff to utilize resources to manage the

solid waste operations. Based on the feedback, Tetra Tech was requested to modify the Operations Plan.

Lauren Quan and Myron Moore jointly presented the Waste Management Operational Business Plan and the following are the highlights:

- Project Overview
 - Administer, finance, operate and maintain
 - Includes the new landfill and transfer station and how they will work together
- Reasons to Update the Business Plan
 - Staff reviewed what is required for the City to operate the facility to provide service
 - Changes to staff levels and equipment that would help to mitigate identified risks in City operation
 - Updated plan to reflect market changes based on cost and interest rate assumptions
- Key Considerations
 - Identified risks and what the City could do to operate and maintain the system while mitigating the risks
 - Baler – important to have parts available to carry out repairs to reduce downtime
 - Transfer Station – limited storage space for loose waste when the baler goes down
 - Landfill Access and Use
 - Snow clearing the access road will be difficult in the winter
 - Not designed to accept loose waste
 - Operations Feasibility
 - Public trust
 - Staffing concerns
- Updated the Business Plan to mitigate risks, and operations would be sustainable
 - Initial mobile equipment cost is approximately \$3.9 million
 - Contracted Operation and Maintenance
 - Additional two full-time employees
 - Scale house operator and labourer
 - Average annual cost for salaries and equipment - \$4,330,000
 - Salary and benefits - \$1,969,000
 - Consulting, training and education - \$173,000
 - City provides Operation and Maintenance
 - Additional seven full-time employees
 - Shredder operator, scale house operator, labourers, bale driver and building maintenance
 - Average annual cost for salaries and equipment - \$4,360,000
 - Salary and benefits - \$1,950,000
 - Consulting, training and education - \$378,000
- Operation and Maintenance Analysis

- Financial – negligible difference between City operation and contractor operation
- Considered qualitative criteria – operational sustainability, health and safety, and regulatory compliance
- Contractor operation remains unchanged and is still recommended
- Acknowledged Council voted three to two for City operation
- City Operation Consideration
 - City staff recruitment for various positions
 - Setting up maintenance contracts
 - Staff training – health and safety
 - Contracted support
 - Consultants for operations, safety training, engineering, maintenance service contracts
 - Specialty maintenance services for priority response time agreement
 - Snow clearing contracts
- Implementation Priorities in 2023
 - Hire Project Manager
 - Purchase mobile equipment and supplies – approximately \$3.9 million

Councillors asked various questions regarding facility operations.

Deputy Mayor Sheppard explained that Council had a number of discussions regarding facility operation. A motion was passed that the City would operate the facility, which can be revisited in the future. He noted that the Collective Bargaining Agreement must be considered when making decisions. Deputy Mayor Sheppard pointed out that the business plan recommends that facility operations should be contracted out.

Deputy Mayor Sheppard asked when recommendations would be presented to the Engineering and Public Works Committee of the Whole in relation to capital expenditure for equipment and operations. Mr. Ghosh anticipates recommendations would be presented in the next two months.

b) Request for Decision – Water Treatment Plant Fuel Tank Replacement

Sumon Ghosh, Director of Engineering and Capital Planning, presented a Request for Decision for the Water Treatment Plant Fuel Tank Replacement.

Motion #23-114

Moved by: Councillor Stevenson

Seconded by: Councillor Smith

Council awards Tower Arctic Ltd. the contract to replace the water treatment plant fuel tank in the amount of \$387,474 plus GST.

Unanimously Carried

**c) Request for Decision – Long-Term Water Project – Sivumugiaq Steet
(previously Federal Road) Water Main Extension**

Sumon Ghosh, Director of Engineering and Capital Planning, presented a Request for Decision for the Long-Term Water Project Federal Road Water Main Extension. Mr. Ghosh explained that it was not anticipated that the water main extension would be carried out this year, but is required based on constraints in the Operations Centre. He noted that approval for the project was received from Infrastructure Canada as part of the Disaster Mitigation and Adaptation Funding.

Motion #23-115

Moved by: Councillor Stevenson

Seconded by: Councillor Smith

Council awards Tower Arctic Ltd. the contract to undertake the Federal Road water main extension in the amount of \$2,107,205.50 plus GST.

Unanimously Carried

d) Request for Decision – Apex Pumping Supplemental Pumping Project

Sumon Ghosh, Director of Engineering and Capital Planning, presented a Request for Decision for the Apex Pumping Supplemental Pumping Project. Mr. Ghosh noted that at the January 10, 2023 Council meeting, he presented Phase 1 of the work that was awarded to Stantec Consulting Limited. He advised that Stantec Consulting Limited was now required to do Phase 2, which is the mechanical and electrical design support services at the Apex River pumping site.

Motion #23-116

Moved by: Councillor Smith

Seconded by: Councillor Amarapala

Council approves Change Order 1 to Stantec Consulting Limited – Service Contract 1207 to complete mechanical and electrical design support services for the Apex River Supplemental Pumping Project in 2023 in the amount of \$52,276.59 plus GST.

Unanimously Carried

e) Request for Decision – Aquatic Centre Air Handling Units Cleaning

Sumon Ghosh, Director of Engineering and Capital Planning, presented a Request for Decision for the Aquatic Centre Air Handling Units Cleaning.

Councillor Smith asked if air handling units were required to be cleaned annually. Mr. Ghosh advised that was correct.

Deputy Mayor Sheppard asked if the work could be carried out by staff. Mr. Ghosh commented that the City does not have the appropriate equipment to do the cleaning.

Deputy Mayor Sheppard suggested that consideration be given to staff carrying out the work, which could potentially be a long-term cost saving.

Councillor Smith commented that perhaps consideration should be given to the cleaning becoming part of the Operations and Maintenance budget instead of the Capital Spending Plan.

Motion #23-117

Moved by: Councillor Amarapala

Seconded by: Councillor Smith

Council awards 1799541 Ontario Inc. O/A Climate Works the contract to clean the Aquatic Centre ducts and air handling units in the amount of \$199,950 plus GST, and further, that the 2023 Capital Spending Plan budget be adjusted.

Unanimously Carried

f) Request for Decision – Lift Station #1 and Septage Receiving Station Upgrades – Proposed Project Schedule

Sumon Ghosh, Director of Engineering and Capital Planning, asked Jared Wright, Project Manager, Colliers Project Leaders/City Contractor, to present the Request for Decision for Lift Station #1 and Septage Receiving Station Upgrades – Proposed Project Schedule.

Mr. Wright explained that Council's approval was being requested to alter the delivery schedule for Lift Station #1 and Lower Sewer Upgrade project. He advised that the infrastructure was required to be upgraded as it was currently operating over capacity.

Mr. Wright explained the following plan:

- Issue Request for Tender to retain a contractor to complete the lower sewer upgrades this fall
- Issue five separate Request for Tenders to prepurchase various long lead items in time for the 2024 sealift
- Issue Request for Tender for a team of contractors to complete Lift Station #1 upgrades in 2024
 - Contractor would take ownership of long lead items being purchased in the five Request for Tenders

Mr. Wright further explained that in the past month, the Engineering Department and the design engineer have been discussing the matter and it was determined that it would be in the best interest to combine all of the elements into one Request for Tender to procure all the materials for the 2024 sealift and begin construction of all elements in 2024.

Mr. Wright reviewed the reasons for combining the tenders:

- There is a significant increase in the cost estimates for the long lead items, which significantly exceeds the available 2023 budget
- Concern that material will not be available until 2024
- Coordination between two separate contractors working on similar areas on separate by-passes could cause issues and problems on site

Mr. Wright noted that Council's approval was being requested because of the scale of the project. The revised schedule would decrease the money being spent this year as the costs would be deferred until 2024 and later. He advised that the total cost anticipated to be deferred from 2023 to 2024 and beyond was \$4 million to \$8 million.

Councillor Stevenson asked how the proposal would impact the possibility of new builds and land development.

Mr. Ghosh explained that all of the tender documents would be ready by early May. He noted that one of the major constraints was shipment of the access vaults due to other ongoing orders.

Councillor Stevenson was concerned that development would be delayed because of the change in the schedule.

Motion #23-118

Moved by: Councillor Amarapala

Seconded by: Councillor Smith

Council approves the revised project plan and schedule to Lift Station #1 and Septage Receiving Station Upgrades as recommended by the Project Team.

**For – Amarapala, Nattaq, Curley, Tilley, Smith
Opposed – Stevenson
Carried**

g) Request for Decision – Reaching Home Funding and Community Distribution

Deputy Mayor Sheppard declared a conflict of interest and left the chair.

Councillor Stevenson took the chair.

Rod Mugford, Acting Chief Administrative Officer, presented a Request for Decision for the Reaching Home Funding and Community Distribution. Mr. Mugford explained that Reaching Home Funding provides funding to not-for-profit organizations relating to homelessness.

Mr. Mugford advised that Nasajit Financial Services has been assisting the City for the past two years with the Reaching Home Funding, which includes reporting submissions and lending aspects of the program. The cost to provide this service would be a maximum of \$100,000 and would be funded under Administration Fees.

Mr. Mugford noted that the City has had a difficult time staffing this position with high turnover and frequent vacancies. He also pointed out that Corporate Services staff were currently over capacity and unable to take on any new duties.

Councillor Amarapala asked when it was known that a person was needed for the position and if there was adequate time to advertise based on the City's by-laws.

Mr. Mugford explained that originally, there was a staff position for Community Funding Wellness to distribute Wellness Funding from the Government of Nunavut. Approximately one month ago, staff were advised that this funding would no longer be provided. Mr. Mugford noted that the staff position would also distribute the Reaching Home Funding and required contract work to complete all the requirements for the Federal Government and Service Canada. Mr. Mugford further explained that in order to have no disruption in services, it was recommended to continue to use the contractor services to continue to meet the needs of the funding distribution and reporting aspects.

Councillor Amarapala expressed concern that the tendering policy was not being followed, as well as the elimination of a City employee. She asked if the Request for Decision could be revised to allow sufficient time to call a tender or hire an individual to staff the position.

Mr. Mugford explained that by referring the matter back to staff, he would have to ensure the contractor would continue to provide the service. He also advised that a Request for Proposal would have to be prepared and issued. Mr. Mugford pointed out that inconsistent reporting could jeopardize funding if the contractor was not willing to continue to provide the service.

Motion #23-119

Moved by: Councillor Smith

Seconded by: Councillor Curley

Council enters into a contractual agreement with Nasajit Financial Services to ensure that the Reaching Home Funding continues with the same fulsome understanding and established partnerships with community organizations.

**For - Nattaq, Curley, Tilley, Smith
Opposed – Amarapala
Carried**

Following the vote, Deputy Mayor Sheppard returned to the chair.

10. COMMITTEE REPORTS

**a) Planning and Development Committee of the Whole Meeting #04 –
April 18, 2023 Report**

Motion #23-120

Moved by: Councillor Smith
Seconded by: Councillor Stevenson

Council accepts the 2023 First Quarter Development Activity Report as presented.

Unanimously Carried

Councillor Tilley declared a conflict of interest.

Motion #23-121

Moved by: Councillor Smith
Seconded by: Councillor Amarapala

Council approves:

1. Development Permit Application DP 23-014 to construct a mixed-use building on Lots 505 and 506, Plan 914, subject to the City's standard conditions, the special conditions in Attachment 2, and in accordance with the plans in Attachment 3.
2. Variance to Section 6.6 of Zoning By-law No. 899 to permit one accessible parking space that accesses the road directly by pulling in and out.
3. Variance to Section 15.5 of Zoning By-law No. 899 to reduce the front yard setback in the B1 Zone from 3 metres to 2.1 metres to accommodate a vestibule entrance to the commercial space.

Unanimously Carried

Deputy Mayor Sheppard declared a conflict of interest and left the chair.

Councillor Stevenson took the chair.

Motion #23-122

Moved by: Councillor Smith
Seconded by: Councillor Amarapala

Council approves:

1. Development Permit Application DP 23-013 for Lot 10, Block 240, Plan 2641 in the West 40 to construct two new accessory storage buildings and a change of use to “bar”, subject to the City’s standard conditions, the special conditions in Attachment 2, and as shown on the plans in Attachment 3.
2. Variance to Section 20.3 of Zoning By-law No. 899 to reduce the minimum front yard setback from 6 metres to 3 metres.
3. Variance to Section 20.4 of Zoning By-law No. 899 to reduce the minimum rear yard setback abutting an Open Area Zone from 12 metres to 11 metres, and the minimum interior yard setback abutting an Open Area Zone from 12 metres to 10.5 metres.
4. Temporary Development Permit Application DP 23-015 for Lot 10, Block 240, Plan 2641 in the West 40 to allow the temporary use of Building B2 as a “warehouse” for a period of five years, subject to the special conditions in Attachment 4.

Unanimously Carried

Following the vote, Deputy Mayor Sheppard returned to the chair.

11. CORRESPONDENCE

- a) **Foundation to Commemorate the Chinese Railroad Workers in Canada – Proclamation: July 1, 2023 Chinese People’s Railroad Day**

There was no motion made.

- b) **Iqaluit COED Soccer – Support Letter: Iqaluit COED Soccer Group Lottery/Fundraising – Lottery License**

Motion #23-123

Moved by: Councillor Amarapala

Seconded by: Councillor Stevenson

Iqaluit COED Soccer – Support Letter: Iqaluit COED Soccer Group Lottery/Fundraising – Lottery License with ticket sales from April 25 to May 31, 2023.

Unanimously Carried

Councillor Amarapala noted that the request was dated April 11, 2023 indicating that ticket sales would be held from April 4 to April 30. She asked if there were any repercussions for a late approval.

Deputy Mayor Sheppard advised that the organization was unable to obtain a Lottery License without Council’s approval and hopefully ticket sales would be extended.

Tammy Ernst-Doiron, City Clerk, advised that Council has to determine the dates for ticket sales.

Deputy Mayor Sheppard suggested April 25 to May 31, 2023 for the organization to sell tickets.

c) Alianait Arts Festival – Sponsorship: 19th Alianait Arts Festival – June 29 to July 2, 2023 Alianait Concert Series and Alianait Arts Festival

Deputy Mayor Sheppard asked if the request for sponsorship was the same as last year.

Rod Mugford, Acting Chief Administrative Officer, advised that Recreation staff were asked to provide history regarding the request and staff were unable to find information. Mr. Mugford noted that from past experience and memory, it does appear to be the same as past requests for the festival.

Councillor Amarapala asked if the City had everything that was being requested. Mr. Mugford felt that the City had everything that was being requested, however, he would have to confirm that with various departments.

Motion #23-124

Moved by: Councillor Stevenson
Seconded by: Councillor Amarapala

Alianait Arts Festival – Sponsorship: 19th Alianait Arts Festival – June 29 to July 2, 2023
Alianait Concert Series and Alianait Arts Festival.

Unanimously Carried

12. IN CAMERA SESSION

- (1) as per Section 22 (2) (a) CTV Act and By-law 526 Section 67
- Labour

Motion #23-125

Moved by: Councillor Stevenson
Seconded by: Councillor Smith

Council goes In Camera at 7:26 p.m.

Unanimously Carried

Motion #23-126

Moved by: Councillor Stevenson
Seconded by: Councillor Smith

Council returns to Regular Session at 7:40 p.m.

Unanimously Carried

Motion #23-127

Moved by: Councillor Stevenson

Seconded by: Councillor Smith

Council approves the extension to the current Service Contract SC-001251 with Northern Futures to December 31, 2023 to continue to provide support with Planning and Development Services and Lands Administration Services.

Unanimously Carried

13. ADJOURNMENT

Motion #23-128

Moved by: Councillor Stevenson

Seconded by: Councillor Amarapala


Council adjourns at 7:42 p.m.

Unanimously Carried





Kyle Sheppard
Chair



Tammy Ernst-Doiron
City Clerk

Approved by City Council on the 9th day of May 2023.