



CITY OF MERRITT

MINUTES

PUBLIC HEARING

CIVIC CENTRE

TUESDAY, NOVEMBER 26, 2013

AT 5:00 PM

1. PRESENT:

Mayor Susan Roline
Councillor D. Baker
Councillor K. Christopherson
Councillor M. Goetz
Councillor H. Kroeker
Councillor C. Norgaard

IN ATTENDANCE

Mr. L. Plotnikoff, Acting Chief Administrative Officer
Mr. B. Currie, Collector/Deputy Financial Services Manager
Ms. C. Fraser, Deputy Clerk/Human Resources Manager
Mr. D. Tomkinson, Fire Chief
Mr. K. Ostraat, Financial Services Manager
Mr. S. O'Flaherty, Planning & Development Services Manager
Mr. S. Boven, Public Works Manager

Ms. S. Johnson, Committee Clerk

MEDIA

Merritt Herald
Q101.1

123 Members of the Public

2. CALL TO ORDER

Mayor Roline called the meeting to order at 5:05 p.m.

Councillor Norgaard declared a perceived conflict of interest for this Public Hearing as an employee of Norgaard Ready Mix and left the meeting at 5:07 pm

Councillor Baker declared a perceived conflict of interest for this Public Hearing as an employee of Tolko Industries as per advice from the lawyer and left the meeting at 5:07 pm

3. STAFF REPORT

- 3.1 Land Use Amendment on Midday Valley Road; Planning & Development Services Manager's November 19, 2013 Memorandum
File: 3360 RZ2013-01; 3356 OCP2013-01; 3900.2154; 3900.2155

The Planning & Development Services Manager gave an overview of the bylaw amendments for the Public Hearing.

4. PROPONENT'S SUBMISSION

Nil

5. PUBLIC SUBMISSIONS

- 5.1 Mildred Mitchell - Sunset Street
- Concerns about the health effects of the asphalt plant
- 5.2 Sharon Smith - Morrissey Street
- Concerns the location of the proposed plant is too close to residential areas as per Ministry of Environment regulations
- 5.3 Audrey Campbell - Parker Drive
- Opposed to the zoning amendment due to its close proximity to schools, residence, the Claybanks RV Park and a local swimming hole in the Coldwater River
- 5.4 Evelyn Armstrong - Granite Avenue
- Concerns on how to protect the environment and close by residences
 - Feels that health is at risk and it could limit the growth of the community
- 5.5 David Saint John - Clarke Avenue
- Feels the asphalt plant will add to the communities already existing problems
 - Opposed to location close to downtown

- 5.6 Deanna Norgaard – Grandview Heights
- Concerned about chemicals and waste leaching into the Coldwater River (on the endangered list)
 - Would like to know the process to find out what environmental protection plan would be in place
- 5.7 Richie Gage – Juniper Drive
- As a School Trustee there are concerns about the proximity to Merritt Central Elementary
 - Opposed to the location of the asphalt plant with prevailing winds and the effect on air quality
 - Concerned there has been no contact with appropriate health agencies from the City of Merritt or a general health review
 - Reported that stationary asphalt plants do not have regulations much like a portable plant would
 - Noted that the Lower Mainland and Prince George have municipal requirements for asphalt plants, not just Provincial
- 5.8 Ginny Prowal – Aspen Street
- Supports the application for re-zoning for the asphalt plant
 - Easily accessible to the truck route
 - Visited the asphalt plant in Kelowna and noted no odours from the plant
- 5.9 Helmuth Kanduth
- Concerned about the chemicals and toxins that will be released into the air with the plant being upwind and the City has no control over emissions
- 5.10 Ingrid Boyes – Coldwater Road (property owners within City limits)
- Concerned that the City will have no control on emissions from the plant as well as the cleanup of containments
 - Also concerned about the safety record of the asphalt company
- 5.11 Lynn Snooke – Parker Drive
- Concerned about the health effects

- 5.12 Paul
- Lives in Vancouver but was raised in the community and is concerned about the effects the plant would have on the environment
- 5.13 Gloria Michayluk
- Concerned about health and environment factors and would like Council to look at all the effects and impacts such a plant would have
- 5.14 Elizabeth Soloman-de-Friedburg – Priest Avenue
- Handed in a petition to the Acting C.A.O.
 - Quoted the OCP in regards to promoting Merritt as a healthy community
 - Concerned about the chemicals, dust and the impact on the quality of life for nearby residents
- 5.15 Quinten Lindgren – Douglas Street
- Concerned about the location and health effects
- 5.16 Julie – Boyd Road
- Concerned about the location of the plant and that there is no safe limit on the output of toxins from asphalt plants
- 5.17 Richelle Voght – Parker Drive
- Concerned about the dust, dirt, health effects and that it would not be regulated by the municipality
 - Also concerned about the effects the odour will have on tourism and people visiting our community
- 5.18 Andrea Rodgers – Quilchena Avenue
- Concerned about the dust, dirt and health effects
- 5.19 Rocky – Walnut Avenue
- Concerned about the water and run off into the Coldwater River as well as the effects on air quality
- 5.20 Ray Robinson – McLean Place
- Worked in the concrete/gravel industry and there is no safe way to burn waste oil
 - Concerned about the health effects and chemicals in the air

- 5.21 Lenora Fletcher – Government Avenue
- Concerned about the social impacts and feels there are better businesses that should invest in our community
- 5.22 Ron – Priest Avenue
- Concerned about the health effects on the children given the proximity of elementary schools down wind
- 5.23 Bonnie Cowan – Garcia Street
- Council took an Oath to protect the health and safety of residents; allowing an asphalt plant would be unethical in her opinion
 - Disappointed in regards to the two (2) Councillors who declared themselves in a conflict of interest and challenge the decision
- 5.24 Alex Mackinnon – Cowley Street
- Concerned about the location of the plant and asked why it could not be built upwind such as at the Airport

Planning & Development Services Manager addressed the issue of a different location and there is very little to no M2 land that is economically feasible available for development.

- 5.25 Robert Steffan – Pine Street
- In favor of the zoning amendment with a buffer around the property
- 5.26 Peter Voght – Parker Drive
- Not the best use of land
- 5.27 Sonya Rolston – Quilchena Avenue
- Concerned about the health effects and opposed to the location
- 5.28 Patti Beers – Quilchena Avenue
- Concerned about the air quality, water contamination and location of the plant
- 5.29 Kamen Alcott – Parker Drive
- Enjoys the small town community and is concerned about the effects on the air quality and location of the plant

6. CONSIDERATION OF RETURNING BYLAW TO REGULAR COUNCIL MEETING FOR FURTHER READINGS

220/13

6.1 Moved, seconded and **CARRIED**

THAT City of Merritt Official Community Plan Amendment 2154, 2013 be forwarded to the Regular Council Meeting for further consideration

7. TERMINATION OF MEETING

The Mayor declared the meeting closed at 6:35 p.m.

Certified correct in accordance with Section 124(2) (c) of the Community Charter.

**Original Signed By
Deputy Clerk**

Confirmed on the 10th Day of December 2013

**Original Signed By
Mayor**