



MINUTES OF A REGULAR MEETING OF COUNCIL

Tuesday, July 8, 2025

6:30 P.M.

**Ladysmith Seniors Centre
630 2nd Avenue**

Council Members Present:

Mayor Deena Beeston
Councillor Ray Gourlay
Councillor Amanda Jacobson
Councillor Tricia McKay

Councillor Duck Paterson
Councillor Marsh Stevens
Councillor Jeff Virtanen

Staff Present:

Allison McCarrick
Erin Anderson
Chris Barfoot

Chris Geiger
Julia Dewijn
Hayley Young

1. CALL TO ORDER

Mayor Beeston called this Meeting of Council to order at 6:30 p.m., in order to retire immediately into Closed Session.

2. CLOSED SESSION

CS 2025-173

That, in accordance with section 90(1) of the *Community Charter*, Council retire into closed session in order to consider items related to the following:

- (a) Personal information about an identifiable individual who holds or is being considered for a position as an officer, employee or agent of the municipality or another position appointed by the municipality.

Motion Carried

3. OPEN MEETING AND ACKNOWLEDGEMENT (7:00 P.M.)

**as per
Council
Resolution
CS 2025-353*

Mayor Beeston called this Regular Meeting of Council to order at 7:00 p.m., recognizing with gratitude that it was taking place on the *traditional territory of the Stz'uminus First Nation.

4. AGENDA APPROVAL

CS 2025-174

That Council approve the agenda for the Regular Meeting of Council for July 8, 2025, as amended to:

- Split the recommendations in item 7.1 into separate items 7.1.1, 7.1.2, and 7.1.3;
- Amend 7.1.2 by replacing the word “approve” with “defeat”; and
- Add recommendation 7.1.3, if necessary, as follows: “That Council direct staff to advise the owner of the Malone Road development to provide documentation to staff for Council’s consideration, that all other options for the emergency access road over adjacent lands have been exhausted.”

Motion Carried

5. RISE AND REPORT- Items from Closed Session

Council rose from Closed Session at 6:33 p.m. with report on the following:

- **CE 2025-053**

That Council appoint Hayley Young as an additional Deputy Corporate Officer.

The following items from the Closed Meeting of Council held June 17, 2025 were reported:

- **CE 2025-045**

That Council appoint Julika Pape, Anthony Price, John Scott, Tonya Soules, Keona Wiley, Stefan Crucil, and Robert Reddekopp to the Community Planning Advisory Committee for two-year terms ending June 30, 2027.

- **CE 2025-046**

That Council appoint Bruce Mason, Jacqueline Huard, Jane Nettleton, and Dave Mack to the Parks, Recreation and Culture Advisory Committee for two-year terms ending June 30, 2027.

- **CE 2025-047**

That Council rise and report on resolutions CE 2025-045 and CE 2025-046 once applicants have been notified.

6. MINUTES

6.1 Minutes of the Regular Meeting of Council held June 17, 2025

CS 2025-175

That Council approve the minutes of the Regular Meeting of Council held June 17, 2025.

Motion Carried

Mayor Beeston relinquished the Chair to Councillor Virtanen, Council representative to the Parks, Recreation & Culture Advisory Committee, for consideration of item 7.1.

7. COMMITTEE MINUTES

7.1 Parks, Recreation & Culture Advisory Committee - June 18, 2025

7.1.1 CS 2025-176

That Council receive the minutes of the Parks, Recreation & Culture Advisory Committee meeting held June 18, 2025.

Motion Carried

7.1.2 CS 2025-177

That Council defeat the following recommendation from the Parks, Recreation & Culture Advisory Committee:

1. That the proposal for an emergency access through Brown Drive Park, be referred back to the Committee with the following additional information:
 - a. Further information on the viability of the Alternative Emergency Access route over adjacent lands;
 - b. A presentation from the Engineering and Fire Departments on preferred standards for the proposed access through Brown Drive Park; and
2. That any access developed through the Brown Drive Park have a limited “one-lane” footprint, with minimal turnarounds and similar features intended primarily for vehicle use.

Motion Carried

7.1.3 CS 2025-178

That Council direct staff to advise the owner of the Malone Road development to provide documentation to staff for Council's consideration, that all other options for the emergency access road over adjacent lands have been exhausted.

Motion Carried

Following consideration of item 7.1, Mayor Beeston resumed the Chair.

8. REPORTS

8.1 Adjustment to Water Billing Account – 2024 Q4, 2025 Q1

CS 2025-179

That Council provide a bill adjustment due to a water leak for Account No. 000-1030220-000 in the amount of \$6,308.31

Motion Defeated

OPPOSED: Councillors Gourlay, Jacobson, McKay, Paterson and Stevens.

CS 2025-180

That Council provide an adjustment to water billing account No. 000-1030220-000 for the fourth quarter of 2024 and the first quarter of 2025 in the amount of \$3,000.

Motion Carried

OPPOSED: Councillor Virtanen.

The Mayor expressed concern that the recommendation appeared unbalanced, stating for the record: “I haven’t been involved in this, but the staff report says we’ve done this before for others. So, are we picking winners and losers now?”

9. BYLAWS - OFFICIAL COMMUNITY PLAN AND ZONING

9.1 Zoning Bylaw Amendment to Allow Bed and Breakfast Use in Single Dwelling Residential Zones

CS 2025-181

That Council:

1. Give first and second readings to “Town of Ladysmith Zoning Bylaw 2014, No. 1860, Amendment Bylaw 2025, No. 2213”;
2. Direct staff to refer “Town of Ladysmith Zoning Bylaw 2014, No. 1860, Amendment Bylaw 2025, No. 2213” to the Ministry of Transportation and Transit, following third reading and prior to adoption of the bylaw, pursuant to section 52 of the *Transportation Act*; and

3. Direct staff to proceed with scheduling and notification of a public hearing for “Town of Ladysmith Zoning Bylaw 2014, No. 1860, Amendment Bylaw 2025, No. 2213” pursuant to section 464(1) of the *Local Government Act*.

Motion Carried

10. BYLAWS

10.1 Bylaw Status Sheet

11. NEW BUSINESS

11.1 Royal Canadian Legion Centennial Banners

CS 2025-182

That Council authorize the installation of the Royal Canadian Legion Centennial Banners from October to mid-November 2026, and direct Town staff to complete both the installation and removal in support of the Ladysmith Branch 171 “We Remember” project.

Motion Carried

12. QUESTION PERIOD

A member of the public inquired who is requiring the secondary exit for the new development off Malone road and when was it decided that a secondary exit was needed.

Another member of the public questioned why the Town, rather than the developer, should be responsible for providing land for a secondary exit from the development, and asked why the developer could not use their own land for that purpose.

13. ADJOURNMENT

CS 2025-183

That this Regular Meeting of Council be adjourned at 7:57 p.m.

Motion Carried

CERTIFIED CORRECT

Mayor (D. Beeston)

Deputy Corporate Officer
(E. Anderson)