

**CITY OF IQALUIT
CITY COUNCIL MEETING # 23
August 28, 2018 at 6:00 p.m.
CITY COUNCIL CHAMBERS**

PRESENT FROM COUNCIL

Mayor Madeleine Redfern
Deputy Mayor Romeyn Stevenson
Councillor Jason Rochon
Councillor Joanasie Akumalik
Councillor Kyle Sheppard

ABSENT

Councillor Kuthula Matshazi
Councillor Simon Nattaq
Councillor Noah Papatsie

PRESENT FROM ADMINISTRATION

Amy Elgersma, Acting CAO
Matthew Hamp, Engineering and Public Works Director
Andrea Spitzer, Communications Manager
Jennifer Jarvis, City Planner
Kevin Sloboda, Municipal Enforcement Chief
Tammy Ernst-Doiron, Executive Assistant
Jeanie Eeseemailee, Senior Interpreter/Translator
Michelle Armstrong, Colliers Consultant
Gayle Kabloona, Colliers Consultant
Dixon Weir, Colliers Consultant

PRAYER

Councillor Akumalik opened the meeting with a prayer at 6:00 p.m.

SWEARING IN

None

ADOPTION OF AGENDA

Motion # 18-293

Moved by: Councillor Rochon
Seconded by: Councillor Sheppard

Adoption of the agenda as amended:

Add: 6(a) Ancillary Equipment Purchase for Reverse Osmosis System and 9(c) Uqutaq Donations for New Facility;

Change in order: 9(b) Task Force Update to be conducted before 6(a).

Unanimously Carried

1. MINUTES

- a. Planning and Development Committee of the Whole Meeting #04 – June 25, 2018

Motion # 18-294

Moved by: Councillor Akumalik

Seconded by: Councillor Rochon

Planning and Development Committee of the Whole Meeting Minutes #04 dated June 25, 2018.

Unanimously Carried

- b. Public Hearing – June 26, 2018

Motion # 18-295

Moved by: Councillor Rochon

Seconded by: Councillor Sheppard

Public Hearing Minutes dated June 26, 2018.

Unanimously Carried

- c. City Council Meeting #17 – June 26, 2018

Motion # 18-296

Moved by: Councillor Rochon

Seconded by: Councillor Sheppard

City Council Meeting Minutes #17 dated June 26, 2018.

Unanimously Carried

d. Emergency City Council Meeting #20 – August 8, 2018

Motion # 18-297

Moved by: Councillor Rochon

Seconded by: Councillor Sheppard

Emergency City Council Meeting Minutes #20 dated August 8, 2018.

Unanimously Carried

2. DECLARATION OF INTEREST

None

3. DELEGATIONS

None

4. AWARDS AND RECOGNITIONS

None

5. STATEMENTS

Mayor Redfern acknowledged Operation Nanook that was in the city this week. She thanked Commander Decicco and his staff for the tour aboard the HMCS Charlottetown that was provided to some of the community members and the media. She noted that once the deep-sea port is opened in 2021, they will be able to offer more residents the opportunity to tour their vessels.

6. DEFERRED BUSINESS AND TABLED ITEMS

a) Ancillary Equipment Purchase for Reverse Osmosis System

This item was discussed under 9 (b) Task Force Update.

7. BY-LAWS

a) **First Reading of By-law(s)**

None

b) Second Reading of By-Law(s)

None

c) Third and Final Reading of By-Laws(s)

- i. Property Classifications By-law No. 861

Motion # 18-300

Moved by: Councillor Sheppard

Seconded by: Deputy Mayor Stevenson

Third and Final Reading of Property Classifications By-law No. 861.

Unanimously Carried

- ii. 2018 Mill Rate Bylaw No. 862

Motion # 18-301

Moved by: Councillor Sheppard

Seconded by: Councillor Rochon

Third and Final Reading of 2018 Mill Rate Bylaw No. 862.

Unanimously Carried

8. OLD BUSINESS

None

9. NEW BUSINESS

a) Discussion Item – Cannabis Legalization

Kevin Sloboda, Municipal Enforcement Chief, provided a brief overview on the *Cannabis Act* and how the department is getting ready for the October 17, 2018 implementation date. The Government of Nunavut passed Bill 7, which is the regulation of the *Cannabis Act*. Chief Sloboda advised this will create an additional work load for the department. Currently, the department consists of five members, which includes the chief and a part-time person to handle all the day-to-day duties within the department. Under the *Cities, Towns, and Villages Act* once officers are sworn in, they have the ability to enforce the *Motor Vehicles Act* and are appointed Peace Officers by virtue of the Acts.

Chief Sloboda explained with the *Cannabis Act* coming into effect, a new Smoking By-law is being drafted and a number of by-laws will have to be amended, including the Traffic By-law, the All-Terrain Vehicle By-law, the Business License By-law and the Taxi By-law.

Chief Sloboda pointed out that currently assistance is provided to other City departments and this will increase with the *Cannabis Act*. He noted that the way the territorial act has been developed officers can be called to assist the Government of Nunavut and RCMP. Chief Sloboda noted that there will probably have to be an increase in the number of officers, vehicles and equipment to enforce the *Cannabis Act*. The equipment portion that has recently been released includes an approved device that will have to be purchased and maintained. There will have to be a change in scheduling and the additional enforcement will cause a strain on the resources and manpower in the department.

Mayor Redfern explained that the Federal Government initially was going to do a 50/50 split with the provinces and territories regarding cannabis taxation and sales. This formula has been changed to 75 percent to the provinces and territories, with the understanding that the provinces and territories would do some cost-sharing with the municipalities. She noted that a significant amount of work has been carried out by the Federation of Canadian Municipalities, as well as extensive lobbying. At this time, there are only two jurisdictions, Ontario and Quebec, that have committed to cost-sharing the expenses and revenue to help off-set the municipalities expenses.

Mayor Redfern noted that there are known costs at the municipal level regarding amending a number of by-laws. She asked staff to provide a list of by-laws that require to be amended. She also requested Chief Sloboda to determine costs regarding municipal enforcement so that the information can be presented to the territorial government to lobby for funding.

Councillor Sheppard noted that the Federal Government did approve the road side test today, but there are early indications that it will not work in minus four degree Celsius temperatures. He cautioned anyone from purchasing the equipment until it has been determined it will work for more than four months of the year in Iqaluit.

Councillor Sheppard noted that discussions took place a couple of months ago about the cannabis legislation, but Council has not provided staff with any direction and it is six weeks until the *Cannabis Act* comes into effect. He asked if the existing by-laws will regulate the use of cannabis, what needs to be done to manage second hand smoke exposure and the need to provide a space for people to consume cannabis. He does not feel it is proper to ban the use within the municipality. He understands there are concerns with people smoking in homes with children and in apartment buildings, so he feels that Council is responsible to make sure there are spaces available for people to consume, while also managing and preventing exposure in other areas.

Ms. Elgersma explained that currently there are two by-laws being drafted; the Smoking and Consumption By-law and a by-law regarding smoking in public places.

Chief Sloboda noted that the by-laws will include designated places to smoke. He noted that the by-laws are drafted for the safety of the citizens in Iqaluit and to facilitate the *Cannabis Act*. At this point, there are items in the *Cannabis Act* that require clarification.

Mayor Redfern explained that the territorial government has also passed its *Cannabis Act* on June 13, 2018. There is a specific provision under Section 35 (a – 1) which lists areas that are strictly prohibited from cannabis consumption. She noted that even if the City by-laws do not currently list the prohibited areas, the *Cannabis Act* would prevail. She noted that clarification is required from the Government of Nunavut regarding the cannabis lounge and where it will be permitted in the city.

Councillor Rochon noted that in June, he brought up the matter of smoking in front of buildings, because some elders and children have complained numerous times. He felt that not enough is currently being done to enforce the Smoking By-law and there is second hand smoke when people are going into buildings. With cannabis becoming legal, he is afraid that not enforcing the current by-laws, that a precedent has already been set. He hopes that the current by-law will start to be enforced so that residents take future by-laws more seriously.

Councillor Rochon asked if consideration could be given to hiring two peace officers to enforce the *Cannabis Act* so that a funding request under the revenue sharing could be made.

Mayor Redfern advised that two peace officers with benefits and associated costs would cost about \$150,000 per officer and a business case must be made. She noted that the Federal Government is transferring funds to provinces and territories to assist and the RCMP have received a significant amount of money to help them in preparation of getting their officers trained. Mayor Redfern commented that by-law officers would require training and perhaps there could be an opportunity to have municipal officers trained at the same time. She agreed there are going to be effects in the community and Council needs to be proactive. Mayor Redfern asked the City Clerk to determine when the by-laws will come before Council, so that they will be in place before the October 17, 2018, cannabis implementation date.

Councillor Rochon asked if there is any idea of the potential revenue.

Mayor Redfern explained that the territorial government is trying to determine the revenue to see if it is sufficient to offset the expenses. This is difficult to do because currently cannabis is an underground market.

Councillor Akumalik asked if other municipalities or the Nunavut Association of Municipalities has been contacted to determine how legalization of cannabis is being handled.

Mayor Redfern advised that as president of the Nunavut Association of Municipalities, there have been conversations with City staff. Mayor Redfern noted that for quite some time, municipalities were waiting to see what model the Government of Nunavut was going to use. At this time, there has been a commitment that there will not be an established cannabis lounge or stores for the first year. So how the distribution will happen requires clarification. It is understood that mail orders will happen across Canada and no province or territory will be able to stop that. There have been a number of community consultations and municipalities have asked if it is possible to pass a by-law similar to the liquor by-law, to make a community “dry”. It was advised that that would not be permitted because of the mail order service. It may be possible not to have a cannabis store in a community and municipalities can dictate that.

Councillor Akumalik asked if the City will receive any of the revenue sharing monies.

Mayor Redfern advised that the Government of Nunavut representatives that have met with City staff do not understand that municipalities have associated costs. When it was explained that there are costs to amend by-laws, enforcement, staff training and equipment, they then realized there are municipal costs.

Councillor Akumalik asked when talking about being proactive on this matter, he suggested that Council have a workshop with the Government of Nunavut officials to discuss all the issues to ensure that everyone is on the same page.

Mayor Redfern advised that a request can be made that meetings held regarding the implementation of cannabis can be attended by councillors, as well as City staff and Government of Nunavut staff, because some of the policy decisions are at the political level.

Councillor Sheppard pointed out that it is six weeks until cannabis becomes legal and there has been no media communication. He suggested that Council have media announcements for the next six weeks explaining how the cannabis legislation will affect the residents of Iqaluit, by making the announcements specific to the city by using names of recreation facilities, schools, restaurants, etc. This information should be communicated to the residents as soon as possible and repeated several times so that everyone understands the legalization of cannabis.

Mayor Redfern suggested that the information could be accompanied by a map of the city so that everyone can see the places where there is no cannabis consumption permitted. This would also make it clear and would assist the Municipal Enforcement officers in being able to say that the residents were informed where cannabis consumption is not permitted as per the territorial legislation. Mayor Redfern noted that the by-law amendment regarding smoking should be passed by October 17, 2018.

Councillor Akumalik agreed with Councillor Sheppard, that we really need to make sure the residents are informed properly about the cannabis legislation and this is a way to be proactive.

Mayor Redfern asked staff to work on a public awareness campaign to be reviewed by Council at the next meeting. She noted the more time the residents have, the information makes it easier for people to understand.

Mayor Redfern advised that the Health and Safety Officer is also receiving training on managing workplace cannabis issues, which will take place in September at an estimated cost of \$5,000.

b) Task Force Update

Dixon Weir, Colliers Consultant, advised that the presentation was to bring Council up-to-date on the activities of the task force in dealing with the situation of Lake Geraldine:

- In July, there were two reasons for the low reservoir conditions – lower than normal precipitation and significantly higher than typical water demand.
- June and July had below average rainfall amounts and August had the highest rainfall in the past 11 years. This was a tremendous assistance in replenishing the reservoir.
- Summer rainfalls from June to August are slightly higher than the average summer rainfall.
- Since last October when the reservoir froze over, the precipitation to date is approximately 285 mm, which is still well below the normal precipitation level of 350 to 365 mm.
- There has been a gain with the significant rainfall in August, but the rainfall amount is slightly below average.
- In June, the water demand was 127,000 metres cubed per month, which were the highest demands on record.
- The demand has decreased tremendously and in August, the water demand was 85,000 metres cubed. This has been accomplished through water main repairs, closing of bleeds that are no longer necessary and the on-going public communication about water conservation and the City's water wise program.
- Repairs on the manholes started yesterday and will continue in September to repair high priority leaks that have been identified.
- The benefit of the reduction is important in two ways. The reduced water demand allows more water from the sourced water and the rain water to accumulate in the reservoir. There is a lower water demand base line as the winter period starts and it will be necessary to re-establish some of the bleeds to protect the service delivery and infrastructure, so the demands will creep up.
- The maximum Lake Geraldine water level is 111.3 metres. The end of the open water season will be mid to late October. The pumping that started in mid-August is contributing to the steady rise of water in the reservoir.

- The operational target has been to refill the Lake Geraldine Reservoir prior to the end of the open water season. The further the reservoir can be filled, the less likely the City will have to implement a similar effort in 2019.
- Based on the condition of the reservoir on August 17, it is predicted under maximum rainfall conditions, the reserve will fill to 110.8 metres leaving the reservoir 168,000 metres cubed short of being full. Under minimum rainfall conditions, the reserve would fill to 109.9 metres leaving a shortfall of 445,000 metres cubed.
- As of today, the Lake Geraldine Reservoir will have 110.7 metres, which is the minimum reservoir level necessary for the City to make it through the 2018/2019 period.
- Based on the water reservoir level today, the reservoir is almost full, but the daily demand and water loss will continue.
- Under the maximum rainfall conditions, to fill the reservoir would require another 17 full days of pumping. Under the minimum rainfall conditions, it will take approximately 56 additional days of pumping. He noted that there are not 56 days of open water left, but the nine month winter demand could be met with the minimum rainfall conditions and 31 days of additional pumping.
- This would require pumping 95 litres of water per second that is currently being done from the Apex River.
- The Apex River is also dependent on rainfall, so if September is a low rainfall, the river would not be able to sustain the pumping, which would affect the target to fill the reservoir and the potential to meet the nine month demand.

Councillor Sheppard asked when the calculations were done to determine the minimum reservoir level required to meet the nine month demand, what consumption numbers were used to determine that it required 110.8 metres.

Mr. Weir advised that the winter forecast demand is based on the winter demand in 2017/2018. This amount has been adjusted to include an additional allowance for growth within the community, as well as an allowance for system deterioration. The gains that were received this summer have not been applied, because the issue with the bleeds has not been permanently resolved. It is anticipated that there will be a requirement to re-establish some of the bleeds during the winter and the water demand has been left high enough to accommodate that.

Mayor Redfern noted that the leaks and efficiencies are being addressed, but it is prudent to use last year's water demands.

Deputy Mayor Stevenson asked about the calculation for the additional days of pumping with the high, medium and low amounts of rainfall and asked when the additional days start.

Mr. Weir advised that the number of pumping days started seven days ago.

Mayor Redfern asked when the last scheduled day of pumping is.

Mr. Weir advised that the open water season can end as early as the first few days of October, but could be as late as November 1. The period of open water season is quite variable at this point.

Mayor Redfern noted that the goal is to keep the equipment pumping until the last available day to ensure that Lake Geraldine has the highest amount of water going into the winter. Mr. Weir agreed.

Mayor Redfern pointed out that the highest level of water going into winter is beneficial for the community for next spring and summer, depending on precipitation over the winter.

Mr. Weir agreed and noted that sometimes issues can compound, so it is important to keep Lake Geraldine at the highest amount of water based on temperature and available water.

Ms. Elgersma provided the following update on the task force:

- Continues to meet three times per week to ensure the plans are implemented and Iqaluit has adequate water.
- Supplementary pumping began on August 20 and both pumps are operational and flow rates are near the peak capacity of approximately 95 litres per second.
- Total water pumped as of Monday morning was approximately 47,300 metres cubed, out of the required 300,000 metres cubed. This amount has been decreased since the last update due to the increase in the amount of rainfall.
- Based on current pumping operation, it may be possible to achieve the supplemental pumping goal by October 15.
- The water taken from the Apex River needs to be monitored to ensure the river can accommodate the pumping rate.
- Flow monitor devices in the river assess the current flows and historical data provides an assessment of the Apex River capacity to provide the water volume.
- Monitoring is being done to determine if there are any environmental or adverse effects to the local fish population.
- An environmental engineer is on site to coordinate water sampling and analysis, as well as environmental DNA testing for arctic char upstream of the pumping operation.
- The possibility of taking water from the Unnamed Lake along with two smaller lakes near Lake Geraldine is currently being investigated.
- The logistic of assessing and pumping water from the Unnamed Lake may not be a feasible option.
- A task team has been assigned to water loss control.
- In addition to the known leaks that have been repaired in July, the utilidor leak assessment and repair project is underway.
- An assessment of all City access vaults and manholes was completed on August 20 and the inspection identified 14 high prior leaks, 17 medium priority and 14

- low priority. Based on a prioritized list, staff and contractors are in the process of completing the repairs and will continue throughout the fall.
- A utilidor bleed investigation is underway. A number of locations where bleeds are common are being investigated to determine if the bleeds can be managed to reduce water loss. An action plan is being developed to put a bleed management program in place, so this will determine the rate of the bleeds, the locations and the requirement for winter months.
 - In addition to the supplementary pumping and water loss prevention measures, high volume users that were previously identified by the City will be notified as such. The City will work with them to provide a recommendation to assist them in water conservation efforts.
 - The public water conservation campaign will begin this week. Key items are in place for the start of the school year and the return of residents from summer vacations. The campaign will include a variety of water-wise messages to assist households and commercial properties. High water volume users will be asked to assist with water conservation efforts.
 - Messages will be widely distributed throughout Iqaluit with a target delivery date of September 7 through brochures, door hangers, posters, etc.

Ms. Elgersma made the following comments on the alternative treatment:

- Considering a reverse osmosis treatment unit to provide the City with an all-season emergency water treatment facility.
- Government of Nunavut has made the reverse osmosis unit available to Iqaluit.
- The City would have the responsibility for a number of required items.
- To prepare and place the unit, the task team has focused on obtaining the necessary equipment on the final sealift to Iqaluit.
- Government of Nunavut has agreed to be responsible for the coordination of shipment of the treatment facility to Iqaluit and is coordinating the shipment of a generator from Iqaluit to Rankin Inlet, should the City decide to pursue this option.
- A water technology company is retro-fitting and renewing the equipment which will be certified prior to shipment. Anything that is unable to be retro-fitted before the shipment will be carried out in Iqaluit.
- Additional pieces of equipment are required, including housing of the unit, piping and large tanks, which will be purchased and included on the final sealift to Iqaluit.
- Detailed engineering has not been started because the focus is on expediting and purchasing the equipment to make the sealift.
- There is a team on the project and they are working to provide the required details should the City decide to go forward with the reverse osmosis unit.
- City staff is continuing to closely monitor Lake Geraldine Reservoir levels to determine the need to install and operate the treatment facility.
- Positioning the reverse osmosis unit in Iqaluit would mitigate the risk of the current water supply issue or any other potential water supply emergency.

- Council will be asked to decide on the reverse osmosis treatment facility, including the authority for staff to continue with the procurement, installation and commissioning.
- Contact with government agencies have determined funding opportunities are available for the water supply and applications are being completed.
- Mayor Redfern has been seeking out sources of funds and staff is following up on potential sources of funding.

Councillor Rochon asked if there are any plans for staff to visit schools to discuss water conservation with the kids.

Ms. Elgersma advised that the conservation program is being finalized, but consideration was given to get messages to the schools. Youth friendly staff will be sent to the schools to deliver the message.

Mayor Redfern asked if there is an amount to-date that the City has committed and what is the breakdown. Some of the cost is to fill up Lake Geraldine and some is the proactive work to address the water leaks and efficiencies, which the City was going to undertake anyway.

Ms. Elgersma advised that the categories have been broken out. She noted that some of the work was already underway or was planned, which was approved in the budget, and some of the work has been expedited. Ms. Elgersma explained the following budget for the project:

- Project management and expertise – budget of \$500,000 and is expected to be approximately \$140,000.
- Supplemental pumping – budget \$2 million and is on target.
- Utilidor system repairs (part of the planned work) – budget \$1 million and is expected to be \$350,000.
- Water savings at the treatment plant – when the water is taken from Lake Geraldine and treated at the treatment plant, there are losses through the backwash processing system which could be up to 10 percent. An assessment is being done to determine if the water loss can be reduced. Budget estimate \$10,000.
- Water conservation efforts - some items were approved in this year's budget – budget \$100,000 and expected to be \$40,000.
- Contingency fund has been identified, but no funds have been used.
- Currently the project is under budget.

Mayor Redfern explained that Council previously approved to carry out some of the work, which will not only be beneficial this year, but it is expected to be for a number of years. The work is addressing water efficiencies, water losses, conservation efforts and water-wise initiatives.

Councillor Akumalik asked how much support is being received from the Government of Nunavut, Nunavut Water Board, Environment Canada and regulatory agencies, and are they providing any financial support as well.

Ms. Elgersma advised that a significant amount of support has been received through approvals, guidance and assistance from the regulatory agencies. They have been participating in the task force three days a week and the support that has been received is remarkable. The task force was able to achieve all of the approvals in advance of the pumping date, which was very significant. In addition, the Government of Nunavut has provided the City with pumps and hoses at no cost and they have also offered to transfer ownership of the reverse osmosis unit, but there are some costs to the City for modifications. The actual cost of the unit is \$4 million and it will be turned over to the City.

Mayor Redfern noted that there is approximately \$500,000 that one of the federal departments have indicated would be available to the City and staff are in the process of working out the contribution agreement. She also noted that there are other sources of funding that were identified and staff is in conversation with those agencies.

Mr. Hamp advised there is a Request for Decision on the transport and preparation of the reverse osmosis treatment system and the ancillary equipment. Mr. Hamp noted that the water supply initiative included consideration of an alternative treatment system to supplement water demand through the winter, which is the reverse osmosis system. To date, approximately \$280,000 has been spent on retro-fitting and preliminary engineering.

Mr. Hamp made the following comments regarding the reverse osmosis system:

- The cost to install and operate the reverse osmosis system is viable and a reasonable contingency option in the event of a water supply shortage.
- Deferring the shipping of the reverse osmosis system and procurement of the ancillary equipment on this year's sealift is an alternative, but if a need arose that supplemental water supply is required in the winter, all of the equipment and the reverse osmosis unit would have to be flown to Iqaluit at a considerable cost.
- There are several challenges besides the air freight cost to be considered:
 - Due to the size and weight of the reverse osmosis unit, there are no available aircraft in Canada capable of transporting the 40-foot container.
 - It is estimated to take 30 to 75 days to arrange for a specialized aircraft to transport the unit and equipment.
 - The cost is estimated to be \$600,000 to \$1 million, depending on the number of shipments required.

Mr. Hamp advised that the following is being proposed:

- Government of Nunavut owns the reverse osmosis system and it is currently stored in Alberta.
- Government of Nunavut has agreed to transfer ownership of the reverse osmosis system to the City at no cost.
- The reverse osmosis unit is contained in four sea cans – one 20-foot container and three 40-foot containers.

- There are a number of ancillary pieces of equipment required to set-up the reverse osmosis system that include a shelter, pump, several large holding tanks and distribution piping both insulated and non-insulated.
- The estimated cost to prepare and ship the reverse osmosis system and ancillary equipment is:
 - Reverse osmosis system
 - Retrofit is complete - \$150,000
 - Membrane replacement is complete - \$100,000
 - Ground transport to the port - \$30,000
 - Preliminary and set-up engineering - \$200,000
 - Sealift - \$31,500
 - Ancillary equipment
 - Purchase of shelter, pumps, holding tanks and distribution piping - \$247,000
 - Ground transport to the port - \$15,000
 - Sealift - \$72,500
 - Total cost is \$846,000
- The work completed to-date on the reverse osmosis system is valued at \$280,000. The total amount to complete the retrofit, purchase ancillary equipment and shipping is approximately \$566,000.

The benefits are:

- Having the reverse osmosis unit here now would provide for a contingency plan in the event of a winter water supply emergency.
- Avoids the risk of a large shipping expense.
- Provides the City with a long-term risk management tool to mitigate any future water supply emergencies.

Mr. Hamp noted that the implementation of the long-term supplementary water supply, the permanent solution, would be in place and pumping in June or July 2020. The disadvantage of the reverse osmosis system is the high up-front cost for something that may never be used. The best scenario is that the system may never have to be used, but it will be in place to use if needed.

Mr. Hamp reviewed the options available for Council:

- Authorize administration to purchase and ship the reverse osmosis system and ancillary equipment to Iqaluit at a maximum cost of \$566,000.
- Budget a portion of the Gas Tax Reserve to pay for air freight shipping and set-up costs in the event of a winter emergency, and if this is necessary, a plan will have to be developed to ration water in the interim while shipping is arranged and executed.
- Develop an alternative winter emergency supplemental supply plan instead of using the reverse osmosis system.

Mayor Redfern noted that information on rainfall reported early should be that less than average rainfall in May and June, average rainfall in July and above average rainfall in August.

Mayor Redfern noted that there was discussion at the task force meetings that it would be possible to put the reverse osmosis system in 20-foot containers instead of 40-foot containers, which then could be flown to Iqaluit by cargo jet. Mayor Redfern explained when referring to a dry September, that would be an extremely dry September versus the average possible precipitation of rainfall. She noted that filling up Lake Geraldine is on track and will continue to ensure that Lake Geraldine is topped up until the latest possible date, which could be early October to early November.

Councillor Sheppard advised that he is still having a difficult time deciding if he should support the reverse osmosis system. He pointed out that under the options, it suggests developing an alternative winter emergency supplementary supply plan and Councillor Sheppard asked what the other options are.

Councillor Sheppard noted that Lake Geraldine is surrounded by bodies of fresh water and there is a never ending flow from the river. He asked how consideration of a reverse osmosis system took place.

Mayor Redfern noted that when Mr. Weir forecast the amount of water required for 2018/2019, it was based on last year's water demand which was high. Lake Geraldine was not full when the 2017/2018 year started.

Mayor Redfern agreed with Councillor Sheppard that it would be interesting to see what other options are available. Mayor Redfern noted that the scenario being presented is if there was a catastrophic water main break in the winter and a significant amount of water lost, and it is not about a water shortage under the normal water demand or circumstances.

Mr. Hamp commented that it is impossible to pump in the winter the way water is being pumped now. In the winter, insulated pipes fuse together and a supplementary heat station would be required to help prevent freeze up, along with constantly monitoring and checking the pipe line. Mr. Hamp advised that the reverse osmosis system has been tried and this system has been used by the Government of Nunavut.

Mayor Redfern asked if Council felt it was necessary to have a back-up system as a precautionary measure in the event that there was not sufficient water to meet the water demand by the community as it continues to grow and develop.

Councillor Rochon noted if there was a winter emergency and the equipment had to be flown up, there could be a state of emergency, because with the recent announcement of the airlines merging and also being dependent on weather conditions, it is not known when the equipment could be transported.

Mayor Redfern pointed out that CargoJet would be used to transport the equipment and not the passenger airline flights.

Councillor Rochon was concerned that if the weather was bad for a week and there was a water emergency, the winter emergency could end of being a state of emergency in the sense that lives or people's health could be at risk.

Councillor Akumalik asked why the Government of Nunavut wanted to get rid of the reverse osmosis unit.

Ms. Elgersma advised that in discussions with staff from Community and Government Services Department, they indicated that smaller reverse osmosis units are more useful for their purposes of bringing them into communities when they are needed. This unit is large and was used in Arviat. It took some time to get the unit there and set it up because of the size. The Government of Nunavut was planning to source the unit for parts or selling it anyways.

Mayor Redfern advised there are a number of communities that are bringing in reverse osmosis units and Sanikiluaq is one of the communities. The issue is that the reverse osmosis units consume a lot of energy and are therefore very expensive to operate.

Deputy Mayor Stevenson noted that the unit was in Arviat and asked how long was it used and the months of the year it was used. He asked if staff spoke with anyone in Arviat about the specific use of the unit.

Ms. Elgersma advised that there is a task team that is looking at the reverse osmosis unit and one of the engineers that staff is working with designed the unit for Arviat. The same engineer is on the task team to assist with anything that is needed. Ms. Elgersma noted that the engineer had an in-depth involvement with the project in Arviat. Ms. Elgersma believed it was May and June 2011 that the reverse osmosis unit was operated in Arviat. Mr. Weir agreed.

Mayor Redfern asked if it is reasonable or possible for Council to consider purchasing a smaller reverse osmosis unit, rather than using the really large unit if the Government of Nunavut does not feel is appropriate for smaller communities.

Mr. Weir advised that the reverse osmosis unit is only capable of meeting a third of the City's water demand, so it is appropriately sized for Iqaluit, but he understands why the Government of Nunavut feels it is too large for the smaller communities.

Mayor Redfern noted that the original cost when the reverse osmosis unit was purchased in 2010/2011 was \$4 million.

Deputy Mayor Stevenson asked Mr. Weir if he could provide any insight from the engineer that is on the task team regarding the performance of the reverse osmosis unit when it was used in Arviat.

Mr. Weir advised that conversations have been held with the engineer who designed the system in 2011 and he is very positive about using the unit. Conversations were also held with staff from the Government of Nunavut and they advised the unit performed well and satisfied the requirements.

Councillor Rochon noted that the unit is seven years old and asked the life expectancy of a reverse osmosis system.

Mr. Weir advised there is a design life for certain elements and those are being refurbished to bring it up to operating condition.

Councillor Rochon asked if the reverse osmosis unit was brand new when Arviat used it and if Iqaluit is the second community to use the unit.

Mayor Redfern advised that the only owner of the reverse osmosis unit is the Government of Nunavut.

Deputy Mayor Stevenson clarified that the reverse osmosis unit was only used once in 2011 in Arviat.

Councillor Sheppard noted if the Government of Nunavut did not have the unit to transfer to Iqaluit, what options would be available for Council's consideration.

Mr. Weir advised that the City would have to purchase a similar unit to ensure that there is a viable solution to supplement any water issue. Mr. Weir noted from a risk management point, it is good to have a technology that has been tested and works and is in Iqaluit to use if necessary.

Mayor Redfern noted this is a risk management purchase as a back-up. She asked how many reverse osmosis units are in the territory, because the reverse osmosis unit in Sanikiluaq is being used quite consistently and other communities have used reverse osmosis.

Mr. Weir was unable to provide information on other reverse osmosis units in the territory.

Deputy Mayor Stevenson noted that there is no question that both climate change and long-term lack of infrastructure investment from the Federal Government has led to the systemic issues with the utilidor water supply. He understands that Mayor Redfern is working toward other sources of funding. Deputy Mayor Stevenson is concerned with the cost of the reverse osmosis unit to a small municipality as an insurance program, when really the insurance program is not affordable. Deputy Mayor Stevenson asked how receptive the other agencies are to this being a climate change issue.

Mayor Redfern explained there is a \$2 billion Disaster Risk Mitigation Fund and the minimum request for funding is \$20 million for a municipality. The long-term solution for the City to have secondary and supplemental water clearly would fall in the price range of \$20 million. So all indications are very strong that the City, once it makes its business case, could qualify for the funds.

Mayor Redfern advised that the climate change funding has deadlines, but the deadlines sometime do not work very well with climate change adaptation, mitigation, or in the case of the City. There are also some criteria issues, because there has been a strong focus on reducing greenhouse gas emissions to reduce climate change effects, but the City is actually in the situation of dealing with climate change effects now. Mayor Redfern noted that the criteria need to be adjusted. There have been misassumptions about how climate change is happening in the arctic with respect to accelerated melting of ice and snow, where in the case of Iqaluit, it is the lack of precipitation. There is also the issue of perma-frost causing pipes to break and shifting pilings. Mayor Redfern advised she is scheduled to go to Ottawa next week to meet with federal department staff to explain that the program criteria and deadlines are causing an issue to obtain the funding.

Mayor Redfern noted that approximately \$500,000 has been secured under one program and other funding initiatives are being sourced. There are also meetings with the Government of Nunavut, because some of the funding requires the territorial government to apply on behalf of the City. At this time, it is understood that the territorial government has not applied for some of those funds and staff need to develop a business case so the Government of Nunavut can apply for the funding as quickly as possible.

Deputy Mayor Stevenson noted that there does not appear to be any significant funding for the short-term mitigation of the water problem, but hopefully there will be funding support for the long-term program.

Mayor Redfern felt there is a good possibility that a large funding amount will be received for the long-term solution.

Councillor Sheppard asked what level of risk assessment has been carried out to determine if the City will run out of water. He noted that already one-third of the total cost has been spent, which he feels is acceptable as an insurance policy that got the City to where they are today. Not proceeding with spending the remaining two-thirds is an option. Councillor Sheppard asked what the likelihood is that the equipment will actually be used.

Mayor Redfern noted that as an insurance policy, she hopes that the reverse osmosis system will never have to be used.

Mr. Weir advised that he is not able to provide a percentage that the equipment will be used. He pointed out that the consequence if the City was unable to have the ability to meet the water demand is very significant in terms of infrastructure, service, or ability to

supply fire protection, and consideration must be given to this risk when making a decision.

Councillor Akumalik commented that it appears that the Government of Nunavut wants to give the massive unit to Iqaluit at no cost, but the smaller communities have smaller upgraded units. He noted that Colliers is indicating that money will be saved, but we are discussing spending \$566,000.

Mayor Redfern noted that the City is the only property tax-based community and 85 percent of the funding comes from the ratepayers and user fees. The other 24 communities receive full funding from the Government of Nunavut for operations, including the major capital projects. So the contribution that the Government of Nunavut is giving is in-kind, as the \$4 million cost was already expended. The unit was slated for de-commissioning because the Government of Nunavut did not require the unit for any of the other 24 communities.

Councillor Sheppard commented on the financial aspect and noted that the City can afford this expenditure. The funds would come from the Gas Tax Reserve, which is money that originally came from the Federal Government that can be used for infrastructure projects. Councillor Sheppard feels the reason the Government of Nunavut is getting rid of the equipment is because it is not appropriate for any other community and Iqaluit is the only place that it can be used in the territory because of its size.

Deputy Mayor Stevenson noted that four years ago, millions of dollars were approved to extinguish a fire, that if it was ignored, may have caused some breathing issues, but the fire would have burned itself out. Deputy Mayor Stevenson felt this dilemma is far more significant to the implications of the health of the citizens of Iqaluit. If Council makes a mistake or if something happened that was unforeseen, and the reverse osmosis unit was not purchased, it would be putting the citizens at risk; a risk that he is not willing to accept.

Motion # 18-298

Moved by: Deputy Mayor Stevenson

Seconded by: Councillor Sheppard

That administration procures and ships to Iqaluit the reverse osmosis system and ancillary equipment to a maximum spending authority of \$566,000 plus GST.

**For – Stevenson, Sheppard, Rochon
Against - Akumalik**

Carried

c) Uquutaq Donations for New Facility – Council to Accept

Councillor Sheppard advised that the City has been working very closely with the Uquutaq Society on the project to acquire a new facility for the men's homeless shelter. Organizations have provided donations and Nunavut Tunngavik Inc. (NTI) and Qikiqtani Inuit Association (QIA) both have entered into contribution agreements and issued payment on the condition that the City hold the monies in trust for the project. If the project does not proceed, the monies would be returned.

Councillor Akumalik asked what organizations were providing donations.

Councillor Sheppard advised that to-date, cheques and contribution agreements have been received from QIA for \$100,000 and NTI for \$150,000. Councillor Sheppard noted that there are some other opportunities that are being worked on.

Mayor Redfern noted that the City is also receiving funds on behalf of the society from the Federal Government and a contribution agreement has been signed. Mayor Redfern noted that the donors, including private companies, feel more comfortable when the City holds the funds in trust as a conditional gift. In the event that the funding application to CMHC is not approved, then the City would return those funds.

Councillor Akumalik asked what Federal Government department has provided a contribution agreement.

Mayor Redfern advised that Employment and Social Development Canada (ESDC), who are responsible for the homelessness strategy funds, and Crown-Indigenous Relations and Northern Affairs Canada (CIRNAC). There are also funding proposals with Canadian Northern Economic (CanNor), Government of Nunavut Quality of Life, North West Company, as well as in-kind contributions.

Councillor Akumalik asked for clarification on the motion.

Councillor Sheppard advised that the motion is for the City to facilitate holding the funds in trust until the project moves forward.

Councillor Akumalik asked if this can legally be done.

Mayor Redfern advised that this has been done for organizations previously. She noted that some funding proposals require the City to make application on behalf of the community group. There have been a number of these types of arrangements. Mayor Redfern explained this is a formal arrangement on behalf of the Uquutaq Society, as there will be a large sum of money received in excess of \$1 million.

Motion # 18-299

Moved by: Councillor Sheppard

Seconded by: Deputy Mayor Stevenson

That the City accept contributions to be held in trust for the Uquutaq Society in support of the acquisition of a new men's homeless facility.

Unanimously Carried

10. COMMITTEE REPORTS

a) Planning and Development

i) Request for Decision – Development Permit 18-017

Motion # 18-302

Moved by: Councillor Akumalik

Seconded by: Deputy Mayor Stevenson

Council approves:

1. Development Permit Application DP 18-017 for Lot 19, Block 3, Plan 4611, to allow the development of two semi-detached dwelling units, subject to the City's Standard Conditions, the Special Conditions of approval in attachment 2, and as shown on the plans in attachment 3.
2. A variance to Section 9.4 of the Zoning Bylaw 704, to reduce the required interior side yard setback from 3.0 metres to 2.5 metres.
3. A variance to Section 9.6 of the Zoning Bylaw 704, to reduce the minimum lot frontage from 24 metres to 12 metres.

Unanimously Carried

ii) Request for Decision – Land Use Permit 17-001

Motion # 18-303

Moved by: Councillor Akumalik

Seconded by: Deputy Mayor Stevenson

That Council approve an amendment to Land Use Permit No. 17-001 to allow the Aniiirajak Ski and Adventure Club to place a maximum of three sea cans on Lot 1, Plan 3604

Unanimously Carried

iii) Request for Decision – Development Permit 17-001

Motion # 18-304

Moved by: Councillor Akumalik

Seconded by: Deputy Mayor Stevenson

Council approves:

- Development Permit Application 17-001 to undertake Phase 2 construction of a hotel and conference centre on a portion of Lot 1, Block 205, Plan 2997 (Parcels SK-2, SK-6, and SK-7 as shown on the sketch plan), subject to the City's Standard Conditions, the Special Conditions in Attachment 1 and as shown on the plans in Attachment 4 and the following changes to the Special Conditions of Approval in Attachment 1:

- The Developer/Lessee shall restore any municipal road pavement that is removed or damaged as a result of the subject development, to the satisfaction of the Superintendent of Public Works and the Director of Public Works and Engineering or delegate. Pavement replacement shall be completed within one year of the pavement removal or damage;

- The Developer/Lessee shall complete any required site work within one year of the issuance of a Development Permit;

- The Developer/Lessee has submitted a Grading Plan (dated March 8, 2018) which shall be subject to the approval of the Director of Public Works and Engineering or delegate. Any changes to the grading and drainage plan submitted for the Phase 1 Development Permit (DP 18-015), shall be submitted to the City for review and approval. Any changes to the Grading and Drainage Plan, and any revisions required by the City, shall be incorporated into the final Grading and Drainage Plan and resubmitted prior to the issuance of a Development Permit; and also

- Approves the applicant's sketch plan, dated February 23, 2018, for the future subdivision of Lot 1, Block 205, Plan 2997.

Unanimously Carried

Mayor Redfern noted that at the Planning and Development Committee of the Whole meeting, she brought up requests for the Special Conditions. Two of them have been included in the motion, but the third one regarding construction debris being contained so it does not blow all around and cleaning up the debris was not included in the Special Conditions.

11. CORRESPONDENCE

a. Pancreatic Cancer Society

A letter was received from the Pancreatic Cancer Society advising that the World Pancreatic Cancer Day will be held on November 15, 2018 and requests Council to proclaim November 15 as World Pancreatic Cancer Day.

Motion # 18-305

Moved by: Councillor Akumalik

Seconded by: Councillor Sheppard

Council proclaims November 15, 2018 as World Pancreatic Cancer Day.

Unanimously Carried

b. Water Deficit

For Council's information, a copy of the letter sent to the Honourable Pat Angnakak, Minister of Health from Adam Arreak-Lightstone, MLA, regarding the water deficit was received.

12. IN CAMERA SESSION

As per Section 22 (2) (a) CTV Act and By-law 526 Section 67

13. ADJOURNMENT

Motion # 18-306

Moved by: Councillor Sheppard

Seconded by: Deputy Mayor Stevenson

Council adjourns at 8:23 p.m.

Unanimously Carried

Madeleine Redfern

Mayor

Amy Elgersma

Acting Chief Administrative Officer

Approved by City Council on the **23** day of **October**, 2018.