



## Minutes

### Regular Council Meeting

December 16, 2025, 7:00 p.m.  
Council Chambers/Video Conference  
10150 Bottom Wood Lake Road  
Lake Country, British Columbia V4V 2M1

Council Present:

Mayor Blair Ireland  
Councillor Tricia Brett  
Councillor Heather Irvine  
Councillor Michael Lewis  
Councillor Todd McKenzie  
Councillor Bib Patel  
Councillor Cara Reed

Staff Present:

Paul Gipps, Chief Administrative Officer  
Jeremy Frick, Director of Planning & Development  
Trevor James, CFO, Director of Finance & Administration  
Darren Lee, Fire Chief  
Matthew Salmon, Director of Infrastructure & Development Engineering  
Brad Savoury, Director of Legal Services and Risk Management  
Reyna Seabrook, Director of Corporate Services  
Matt Vader, Director of Parks, Recreation & Culture  
Carie Liefke, Manager of Current Planning  
Steven Gubbels, Manager of Development  
Scott Unser, Public Works Manager  
Richard Wagner, Manager of Finance  
Kiel Wilkie, Capital Project Manager  
Makayla Ablitt, Manager of Corporate Administration  
Mike Mitchell, Utility Operations Manager  
Shara Glenn, Legislative and FOI Coordinator  
Cory Drinkwater, Support Analyst  
Elysia Reichert, Manager of Human Resources & Safety

Others:

Youth Councillor Mochinski

#### 1. Call to Order and Territorial Acknowledgement

*We acknowledge that we are conducting our business today on the unceded territory of squilx"/syilx (Okanagan) peoples. As a Council, we recognize the importance of doing our best to build respectful relationships that contribute to stewarding the land and waters in the community with integrity and consideration for future generations.*

The Mayor called the meeting to order at 7:01 p.m.

**2. Adoption of Agenda**

**2025-12-274 It was moved and seconded.**

*THAT the Regular Council Meeting Agenda of December 16, 2025 be adopted.*

**Carried.**

**3. Adoption of Minutes**

**3.1 Public Hearing Meeting Minutes of November 18, 2025**

**2025-12-275 It was moved and seconded.**

*THAT the Public Hearing Meeting Minutes of November 18, 2025 be adopted.*

**Carried.**

**3.2 Regular Council Meeting Minutes of November 18, 2025**

**2025-12-276 It was moved and seconded.**

*THAT the Regular Council Meeting Minutes of November 18, 2025 be adopted.*

**Carried.**

**3.3 Committee of the Whole Meeting Minutes of November 25, 2025**

**2025-12-277 It was moved and seconded.**

*THAT the Committee of the Whole Meeting Minutes of November 25, 2025 be adopted.*

**Carried.**

**3.4 Regular Council Meeting Minutes of December 2, 2025**

**2025-12-278 It was moved and seconded.**

*THAT the Regular Council Meeting Minutes of December 2, 2025 be adopted.*

**Carried.**

**4. Mayor's Report**

**5. Announcements**

Anyone that has comments or questions about the Official Community Plan update project or the Community Centre Feasibility Study and options outlined from the community input gathered, please visit the Let's Talk – Lake Country public engagement online portal. It is a great place to ask questions and inform yourself by reviewing the documents, plans, and other feedback gathered from your neighbours throughout the community. [letstalk.lakecountry.bc.ca](http://letstalk.lakecountry.bc.ca)

Lake Country Municipal Hall will be closed December 25, 2025 to January 2, 2026 inclusive and will reopen again to serve you at 8:30 a.m. January 5. Essential services will remain in operation

during the office closure and emergency contact information is available on the District website for Water, Sewer, and Roads teams. Municipal facility holiday closures are planned around a time when there is low demand for services. In the long run, these closures save operation costs for the District and give staff some time to be with their families.

We want to remind everyone to drive carefully for the changing winter weather and roads conditions. District staff and the contractor for Lake Country's snow removal is ready for another season of keeping the roads in the community passable. Residents can help by moving their vehicles off the roads before the snow falls. Main collector roads, school bus and transit routes and steep roads take priority over other roads in the District. During a period of active snowfall, the contractor will remain on these priority routes to keep them cleared. Snow removal does not necessarily mean "bare pavement" but the goal is to maintain roads in passable condition.

Business licence renewal payments are due February 28, 2026, and can be renewed online or by mail when there are no changes to an existing licence. Your business licence transaction history and details as well as payment options can be viewed on your MyLakeCountry account.

## 6. Delegations

## 7. Planning and Development Applications

### 7.1 Agriculture Land Reserve | ALR00199 | 4497 Shanks Rd

**2025-12-279 It was moved and seconded**

*THAT Agricultural Land Reserve (ALR00199) application for the property at 4497 Shanks Road, legally described as LOT 12 SECTION 3 TOWNSHIP 20 OSOYOOS DIVISION YALE DISTRICT PLAN 500 EXCEPT PART IN PLAN 44031 (PID: 012-296-473), to secure a non-farm use for a garden center, be supported.  
AND THAT Agricultural Land Reserve (ALR00199) application for Non-Farm Use be forwarded to the Agricultural Land Commission.*

**Carried.**

### 7.2 Temporary Use Permit | TUP00116 | 12820 Trehitt Road

To permit Agri-Tourism Accommodation for six seasonal campsites on a property in the ALR.

**2025-12-280 It was moved and seconded.**

*THAT Temporary Use Permit TUP00116 (Attachment A to the report dated December 16, 2025) for the property located at 12820 Trehitt Road, legally described as LOT 31 SECTIONS 25 AND 26 TOWNSHIP 20 ODYD PLAN 1001, to permit Agri-Tourism Accommodation for six seasonal campsites on a property in the ALR, be approved for a 3-year term.*

*AND THAT for the purposes of TUP00116, seasonal be defined as operating between March 1st and October 31st.*

**Carried.**

## 8. Departmental Reports

### 8.1 2026 Early Approval of Capital and Staffing Requests

Request for early approval for certain 2026 Capital Projects and Staffing Requests

**2025-12-281 It was moved and seconded.**

*THAT the following Capital Projects and new staff positions be given early approval to allow expenditure prior to adoption of the 2026-2030 Financial Plan:*

- Density Bonusing Review and Update - \$50,000 (reserves)
- Replacement of Records Management System for Lake Country Fire Department - \$110,000 (grant & reserves)
- Replacement of Personal Protective Equipment for Lake Country Fire Department - \$60,000 (grant & reserves)
- Used Water Tender for Lake Country Fire Department - \$485,000 (reserves)
- Facilities Repairs & Renewal - \$2,650,000 (reserves)
- Indoor Multi-Use Facility - \$100,000 (reserves)
- Outdoor Sport Court Improvements - \$345,000 (reserves)
- Fleet New – Facilities – Crew Leader Van - \$100,000 (reserves)
- West Highway Parallel Route - \$300,000 (reserves & development cost charges)
- Lake Country Business Park Comprehensive Servicing Plan - \$750,000 (reserves & development cost charges)
- Woodsdale Neighbourhood Transportation Improvements - \$75,000 (reserves)
- OK Centre Small Diameter Watermains - \$3,100,000 (reserves)
- Woodsdale Watermain Connection - \$900,000 (reserves & development cost charges)
- Old Mission Road Watermain Improvements - \$100,000 (reserves)
- Fleet Vehicles to Support In-house Construction Crew - \$350,000 (reserves)
- PRV Confined Space Improvements - \$300,000 (reserves)
- Lodge Rd Forcemain Partial Twinning - \$1,000,000 (reserves & development cost charges)
- WWTP Blower Replacement - \$200,000 (reserves)
- WWTP Second Sludge Bin - \$100,000 (reserves)
- 2 RCMP Municipal Employees - \$0 (re-allocation of contracted services)
- Facilities Crew Leader - \$120,952 taxation
- Fleet Equipment Crew Leader - \$124,550 taxation and water & sewer user fees
- Millwright - \$73,750 water & sewer user fees
- Communications Lead - \$0 (funded from reallocation of capital)
- In-House Paving Crew Pilot – 4 term positions - \$0 (funded from reallocation of capital)

- In-House Construction Crew Pilot (Water & Sewer) – 5 term positions - \$0 (funded from reallocation of capital)

**Carried.**

## **8.2 Revenue Anticipation Borrowing Bylaw 1303, 2026**

To consider a bylaw that permits temporary borrowing to meet current lawful expenditures

**2025-12-282 It was moved and seconded.**

*THAT Revenue Anticipation Borrowing Bylaw 1303, 2026 be read a first, second and third time*

**Carried.**

## **8.3 Okanagan Regional Library Board | 2026 Appointments**

**2025-12-283 It was moved and seconded.**

*THAT Councillor Reed be reappointed to the Okanagan Regional Library Board for the 2026;*

*AND THAT Councillor Patel be appointed as their alternate.*

**Carried.**

## **9. Bylaws for Adoption and Readings Following a Public Hearing**

### **9.1 Road Closure | RC2025-004 | 11011 Hallam Drive**

*Item deferred to future Regular Council Meeting.*

### **9.2 Road Closure | RC2025-003 | 15042 Oyama Road**

Read a 1st, 2nd, 3rd time November 18, 2025

**2025-12-284 It was moved and seconded**

*THAT Road Closure (RC2025-003) Bylaw 1283, 2025 be adopted.*

**Carried.**

### **9.3 Zoning Amendment Bylaw 1254, 2024 | Z0000328 | 11474 Petrie Rd**

To rezone from RU1 – Small-Scale Multiple Housing to RM2 – Low Density Row Housing

Read a 1st, 2nd, 3rd time December 17, 2024

**2025-12-285 It was moved and seconded**

*THAT third reading of Zoning Amendment (Z0000328) Bylaw 1254, 2024 be rescinded;*

*AND THAT Zoning Amendment (Z0000328) Bylaw 1254, 2024 be read a 3rd time as amended.*

*Carried.*

**10. Rise and Report from In Camera**

**10.1 Water Services Advisory Committee (WSAC) | New Member Appointment**

***2025-11-080 It was moved and seconded***

*THAT Jack Allingham be appointed to the Water Services Advisory Committee for a 3 year term;*

*AND THAT the appointment be declassified from confidential.*

***Carried.***

**11. Council Committees**

**11.1 Public Art Advisory Commission Meeting Notes of September 22, 2025**

**11.2 Parks and Recreation Advisory Committee Meeting Minutes of June 16, 2025**

**11.3 Water Services Advisory Committee Meeting Minutes of October 17, 2025**

**12. External Committees and Boards**

**12.1 Board of Education Meeting Highlights of November 12, 2025**

**12.2 Okanagan Regional Library Board of Trustees Regular Meeting Minutes of September 17, 2025**

**12.3 Regional District of Central Okanagan Board Report of November 20, 2025**

**12.4 Okanagan Basin Water Board Report of November 4, 2025**

**13. Strategic Priorities**

**14. Report from Councillors**

Councillor McKenzie was happy to be able to attend remotely.

Councillor Reed encouraged the community to take the Official Community Plan survey and provide feedback on the District of Lake Country website, participation is really appreciated. The survey is available until January 5 2026. She wished everyone happy holidays this winter season.

Councillor Irvine extended seasons greetings.

Councillor Lewis shared an update about Public Art Advisory Commission (PAAC) who have initiated a call for artist to cover the utility boxes. He explained that PAAC's budget is based on \$2 per resident per year which helps maintain and create art within the Lake Country. Councillor Lewis announced that Sharon McCoubrey has stepped down as Chair of the Committee and recognized her for her 30 years of contributions.

Councillor Patel wished everyone happy holidays and encouraged the community to take some time to reset for a great 2026.

Councillor Brett expressed her appreciation for Councillor Lewis' comments about PAAC and Sharon McCoubrey. She wished everyone seasons greetings and encouraged safe driving.

Youth Councillor Mochinski enjoyed his experience in Brazil at COP30 where he learned about global warming and climate change. He announced that District's staff attended GESS and

encouraged students to participate in OCP surveys. He continued, highlighting that youth under 24 years old are not participating in the OCP survey and are interested in: affordable housing, climate action, sustainable infrastructure and transportation. He concluded by announcing that he has been accepted to BC Youth parliament and is representing the Interior BC in Victoria where he will learn how to debate in the parliament system. In February he is also attending a national youth forum where he will engage in professional youth development in Ottawa.

Mayor Ireland announced that work is ongoing with Council and Staff to bring water filtration to the community. He extended thanks to the Okanagan Centre Hall for last weekend's Christmas party. He concluded by encouraging acceptance of others and reminded everyone to take care of each other, friends and neighbours.

**15. Adjournment**

The Mayor adjourned the meeting at 8:57 p.m.

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Mayor, Blair Ireland

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Corporate Officer, Reyna Seabrook