



VILLAGE OF HARRISON HOT SPRINGS Committee of the Whole Meeting Minutes

DATE: Tuesday, December 9, 2025
TIME: 8:30 a.m.
PLACE: Council Chambers, Village Office
495 Hot Springs Road, Harrison Hot Springs, BC

COUNCIL PRESENT: Mayor Fred Talen
Councillor Leo Facio
Councillor Allan Jackson
Councillor Mark Schweinbenz
Councillor Michie Vidal

STAFF PRESENT: Chief Administrative Officer, Tyson Koch
Community Services Manager, Christy Ovens

From 8:30 a.m. to 10:31 a.m.:
Kelli Paddon, Equiti Strategic
Communications and Community Engagement
Coordinator, Kalie Wiechmann

From 10:45 a.m.:
Chief Financial Officer/DCAO, Scott Schultz
Director of Operations, Jace Hodgson

From 10:45 a.m. to 11:32 a.m.:
Daniel Maldoff, Northwest Hydraulic Consultants (via
Zoom)
Graeme McAllister, Thurber Engineering (via Zoom)

1. **CALL TO ORDER**

Mayor Talen called the meeting to order at 8:30 a.m.

2. **LAND ACKNOWLEDGEMENT**

Mayor Talen acknowledged the traditional territory of Sts'ailes.

3. **INTRODUCTION OF LATE ITEMS**

4. **APPROVAL OF AGENDA**

Moved by Councillor Facio

THAT the agenda be approved.

CARRIED
COW-2025-12-08

5. ITEMS FOR DISCUSSION

Moved by Councillor Vidal

THAT section 22(a) of Council Procedure Bylaw No. 1216, 2025 be suspended pursuant to section 34 of the bylaw to allow for discussion prior to a motion.

CARRIED

COW-2025-12-09

- (a) Diversity, Equity and Inclusion Workshop - Kelli Paddon, Equiti Strategic

Kelli Paddon provided a PowerPoint presentation on building belonging through inclusion, diversity, equity and accessibility. Council discussed various scenarios and provided feedback on what they're hearing in the community, what the risks or worries are, and how the program's success will be measured. The next steps include staff training, and additional public consultation including events and surveys. The final product will be the development of an Action Plan.

RECESS AT 10:31 A.M.

RECONVENED AT 10:45 A.M.

- (b) Dike Upgrade Project Update – Daniel Maldoff, Northwest Hydraulic Consultants and Graeme McAllister, Thurber Engineering

Daniel Maldoff and Graeme McAllister provided a PowerPoint presentation which included a review of the project and Council direction to date, current objectives, and an update on the dike design. The proposed design approach is divided into two areas. The Waste Water Treatment Plant Road area (zones 1 and 2) approach is to improve erosion protection, raise the embankment to design crest level and determine accessibility requirements for the road. The Waterfront Dike area (zones 3 to 6) approach is to raise the crest level using a deployable flood barrier and mitigate below-grade seepage concerns.

The presentation highlighted geotechnical investigations, seepage considerations and cost estimates. For the deployable section, a Modular Water-Filled LDPE barrier, such as Muscle Wall, has been identified as the preferred approach. Further geotechnical assessment and consultation with the Inspector of Dikes is required.

- (c) Item for Discussion 5(e) - Request for Crosswalk and Sidewalk on Miami River Drive at Walnut Avenue (Accessibility Committee) was moved up the agenda. All other items were subsequently re-numbered.

The Accessibility Committee received a request from a teacher in the community regarding the intersection of Miami River Drive and Walnut Avenue and safety/accessibility concerns for a student who is hard of hearing. They've requested a crosswalk from the path leading to the Ruth Altendorf bridge across Miami River Drive, which would require a sidewalk extension along the north side

of Walnut Avenue to finish the sidewalk that stops at the boundary of the Harrisburg Estates. Another potential option is a three-way stop. Staff will review cost estimates and bring this forward during the 2026 budget process.

RECESS AT 11:49 A.M.
RECONVENED AT 1:00 P.M.

(d) Water, Sanitary Sewer and Storm Sewer Master Plans

The Director of Operations provided a PowerPoint presentation on the process of the master plans to date. The Water Master Plan is an update to the previous 2015 plan and identifies nine projects. The Sanitary and Storm Sewer Master Plans are an update to the previous 2016 Liquid Waste Management Plan and identify twenty-four projects, and nine projects plus eighteen conditional projects, respectively.

Council discussed the plans, seeking answers to technical questions regarding the findings, funding sources and future growth management.

Moved by Councillor Facio

THAT the Water, Sanitary Sewer and Storm Sewer Master Plans be adopted.

CARRIED
COW-2025-12-10

RECESS AT 2:16 P.M.
RECONVENED AT 2:30 P.M.

(e) Road Paving (Facio):

- (i) Naismith Avenue (specifically the north section, from the Ruth Altendorf bridge east to Eagle Street)
- (ii) Cedar Avenue West
- (iii) Echo Avenue
- (iv) Alder Avenue

It was noted that the above areas require road resurfacing and, in some cases, water upgrades. Staff will provide cost estimates for these projects as part of the 2026 budget process, bearing in mind that some of the work would be done in conjunction with recommendations from the Water, Sanitary Sewer and Storm Sewer Master Plans.

(f) Accessible Boardwalk and Railing at Rendall Park (Facio / Accessibility Committee)

The Accessibility Committee recently discussed the installation of a wooden boardwalk with a railing at Rendall Park, to supplement the Mobi Mats. There are many examples of these in Europe. Staff advised that depending on the scope of the project, the cost can vary widely depending also on the need for

environmental permitting. Council discussed this project's relationship with the dike upgrade project, and potentially using Amenity Cost Charges or Resort Municipality Initiative funds to support it. This project will be discussed by the Accessibility Committee during its review of the Accessibility Plan. Council noted its support for the concept, depending on funding.

- (g) Ramp Repair from Esplanade Avenue to Beach Walkway (Facio / Accessibility Committee)

The Accessibility Committee recently brought forward the need to repair/resurface and improve the ramps that lead from Esplanade Avenue to the Beach Walkway, as they are cracked. Staff will incorporate estimates into the 2026 budget process.

- (h) Solar Lighting and Hydrants on McCombs Drive from Emerald Avenue to McPherson Road (Facio)

There are no lights or hydrants in this area on the south end of McCombs Drive. It was noted that this has been previously brought forward by members of the public at regular Council meetings. Staff advised that recommendations on the hydrants are contained in the Water Master Plan and the Village has a preliminary design for the water main and is seeking grant opportunities. Estimates for solar lighting are approximately \$14,000 per light and it would cost approximately \$200,000 to properly light the area. Council further discussed using Amenity Cost Charges for such a project or partnering with BC Hydro to provide lighting on hydro poles.

6. Moved by Councillor Facio

THAT the meeting be adjourned at 3:11 p.m.

CARRIED
COW-2025-12-11



Fred Talen
Mayor



Amanda Graham
Corporate Officer