



Teck Coal Limited
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Meeting Minutes

Meeting Name: Elkford Community Effects and Advisory Committee
Date: Sept 13, 2023
Time: 6:00 – 7:00PM
Location: Elkford Community Hall
Next Meeting: November 28, 2023
Action Items:

Attendees:

Name	Affiliation
Rory O'Connor Tammy Ogden	Teck
Jason Meldrum Shawna Bryant	District Councilor District Councilor

Agenda:

Time	Item	Responsible
6:00 PM	Welcome	Rory O'Connor
6:05 PM	Safety Message	Rory O'Connor
6:10 PM	Approval of Previous Minutes	
6:15 PM		
6:25 PM	Update from Teck and ATCO	Rory O'Connor
6:50 PM	Round Table	All
7:00 PM	Adjournment	Rory O'Connor

Meeting Minutes

Welcome and Introductions

- **Safety Share: School zone reminder for this time of year; watch for kids, they can be unpredictable!**
- **Reduce your speed in school zones and residential areas**
- **Use extra caution around buses and bus stops**

Approval of Previous Minutes

Mover: Jason

Secunder: Shawna

Committee representation and membership discussion

On advertising the committee: all avenue, including Facebook and chamber website, have been take to get the word out to the community regarding this committee.

Teck and ATCO Update

- Rory: By June 1, 2023, under condition of the TUP 18-02 for the Elk Valley Lodge, Teck was required to indicate to the DOE what the plans entailed for the future of the lands upon which the Lodge is located. Teck is currently preparing a rezoning application for said lands. As part of the rezoning application, Teck will be submitting an updated Social Impact Assessment. A contract was signed with ERM, the consulting company that completed the original Assessment and the previous update. This work should be complete by mid-November 2023.
- Rory: Teck has contracted ERM to do the Social Impact Assessment. They have previously done the original TUP application and they provided an update to it with the renewal application in July 2021.
Shawna: Did ERM originally reach out to businesses with the original assessment?
Rory, yes, there were three businesses who felt their businesses were going to be impacted by the lodge.
Shawna: there were several businesses that felt their businesses were going to be impacted and became quite vocal, however, there was no way for the businesses to prove their business was impacted. Shawna did bring Nic Milligan into a meeting with the above-mentioned businesses and was able to calm some of the concerns the businesses had.
Rory: in 2021 no other complaints came forward from businesses with the application for the TUP extension.
Shawna: if one company could be reached out to, Rockhard Fitness as new ownership took over during COVID. The new owner feels with the gym at the lodge, they were missing potential business.
Jason: thinks the people he heard from at the beginning when the lodge started, have done well since the lodge.
- Rory: Pushing open house for the lodge to October.

Update from Teck and Atco

- Improvements to the earth berm – irrigation system installed and active over the summer.
- Average number of vehicles in August was 300. The plans for an overflow parking lot have been deferred until 2024.

Jason: Adam from bylaw mentioned that big trucks are parking outside of the designated

parking area (Wine Stewart) and if they were parked in those locations longer than a full day, they would get fined however, they haven't had an issue with that.

- ATCO continues to support local groups, school breakfast/lunch programs (school rep and ATCO chef meeting twice per week). Food donations include, apples, dairy, trays of food.
- Elk Valley Lodge current occupancy: 345 contractors, 39 support staff and 36 Teck employees for a total of 420 residents.
- September – October Lodge occupancy forecast is projecting full capacity (484 residents).
Jason: was there some other project happening as a lot of reservations have been cancelled, not being able to accommodate any existing or upcoming reservations for Finning.
Rory: there was a booking system error.
- Rory: Major projects: Greenhill's Shutdown, Elkview Administration & Maintenance Complex projects, Sparwood Office Building, Line Creek Water Treatment Plant, Fording River North Saturated Rock Fill Phase 3, Harmer Dam Removal.
- Rory: No feedback has been received from the community by the Lodge Coordinator or ATCO in the last four months.

Jason: I stop in at the lodge every once in a while and noticed the signage is a lot better at the lodge, and noticed an improvement with garbage, drinking along the river etc. It's done a total 180. Lots of positive messages in the lodge about respecting the town etc.

- KPI's – attached to the meeting invite
- Council approved an amendment to the Lodge permit on September 11th for Teck to house up to 30 contractors.
- Lunch at the Lodge: October 14th from 11am – 1pm. Postcards will be mailed to every resident in Elkford, advertised in the Elkford Focus and on Teck's social media.

Round Table

- Jason: overall the Lodge is doing really well
- All: discussed housing issues/concerns/possible solutions
- All: discussed what the future of the ECEAC looks like

Next Meeting Date

Month: November
Day of the Week: Tuesday
Day: 28

Open house – Lunch at the Lodge

Month: October
Day: October 14
Time: early afternoon (11am – 1pm)

Adjournment: 7:30pm

Next meeting: November 28, 2023

Open house Date/time: October 14, 2023, 11am – 1pm at the Elk Valley Lodge

