

**MINUTES OF THE REGULAR DEVELOPMENT AND
PLANNING MEETING HELD IN THE COUNCIL CHAMBERS
OF THE RURAL MUNICIPALITY OF TACHÉ IN LORETTE,
MANITOBA ON DECEMBER 12TH, 2013 AT 7:00 P.M.**

MEMBERS PRESENT: Mayor Danylchuk, Councillors Trudeau, Koop, Menard, Deschambault, Heather & Rivard.

IN ATTENDANCE: Daniel Poersch,
Chief Administrative Officer,
Janice Desmarais, Development
Officer, Tanis Klippenstein,
Development Officer.

**INVOCATION/
OPENING:** Mayor Danylchuk offered the Invocation
at 7:00 p.m.

ADOPTION OF AGENDA
1171-2013 **Trudeau – Rivard:** Resolved this Meetings Agenda be adopted
as amended.

Carried.

ABSENCE OF COUNCIL MEMBER
1172-2013 **Trudeau – Deschambault:** Resolved that Councillor Stein be excused
from participating in this evenings Public Hearings.

Carried.

**NOTICE OF PUBLIC HEARING – R.M. OF REYNOLDS (ZONING
BY-LAW NO. 7/13); WHITEMOUTH REYNOLDS PLANNING
DISTRICT**
1173-2013 **Trudeau – Deschambault :** Resolved that Council address no concerns
with the R.M. of Reynolds By-law No. 7/13; to replace the current Zoning
By-law for the Whitemouth Reynolds Planning District.

Carried.

TECHNICAL REVIEW REPORT – BRONSON DAIRY (UPDATE)
1174-2013 The CAO received confirmation from
Council Members that their review of the document was completed and
administration be authorized to proceed with the preparation and
scheduling of the Bronson Dairy Livestock Operation Expansion.

**NOTICE OF PUBLIC HEARINGS – R.M. OF SPRINGFIELD;
SUBDIVISION FILE NO. 4189-09-5290, SUBDIVISION FILE NO.
4189-09-5338 & SUBDIVISION FILE NO. 4189-11-5443 (PT. SE 3-
10-4E)**
1175-2013 **Menard – Deschambault:** Resolved that Council have no concerns
with Subdivision Application File Nos. 4189-09-5290, 4189-09-5338 &
4189-11-5443 located in Pt. SE ¼ of Section 3-10-4E in the R.M. of

Springfield.

Carried.

**REGULAR DECEMBER 17TH, 2013 COUNCIL MEETING –
CANCELLATION**

- 1176-2013** **Trudeau – Deschambault:** Resolved that the Regular Council Meeting scheduled for December 17th, 2013 be cancelled, and;
Be It Further Resolved that a notice be posted in the Municipal Office addressing the cancellation of the Meeting.

Carried.

2014 PLANNING CONFERENCE

- 1177-2013** **Trudeau – Koop:** Resolved that Councillors Trudeau, Heather, Rivard & Mayor Danylchuk be authorized to attend the upcoming 2014 Planning Conference being hosted in Brandon, Manitoba from February 26 – 28, 2014, and;
Be It Further Resolved that all associated costs be remunerated accordingly.

Carried.

**MUNICIPAL BOARD HEARING (SUBUDIVISION FILE NO. 4194-
2012-7031; SILVERFIELD FARMS INC.) – JANUARY 29, 2014**

- 1178-2013** The CAO informed Council of an upcoming Municipal Board Hearing scheduled for January 29th, 2014.

SECOND DRAFT – DEVELOPMENT PLAN

- 1179-2013** Council further deliberated on certain points of interest in the Second Draft of the Development Plan Review Report that was submitted and discussed with the Planning Consultants on December 11th, 2013.

**OPEN OF PUBLIC HEARING – VARIATION ORDER
APPLICATION NO. VO #62-13; BARRY & CINDI STEG
(ORIGINIALLY LOT 7, PLAN 16937)**

- 1180-2013** **Trudeau – Menard:** Resolved that the Public Hearing on Variation Order Application No. VO #62-13 be opened.

Carried.

**DELEGATION – VARIATION ORDER APPLICATION NO.
VO #62-13**

- 1181-2013** At 7:20 p.m.; the time specified in the Notice required to be circulated; Council conducted the Public Hearing on Variation Order Application No. VO #62-13 to finalize a condition of a Subdivision Application currently being processed by Community & Regional Planning Branch under File No. 4194-2012-7053.
No formal representation was made at the Public Hearing on the Application.
No other correspondence or communication has been received to date.

CLOSE OF PUBLIC HEARING – VARIATION ORDER APPLICATION NO. VO #62-13

1182-2013 **Trudeau – Menard:** Resolved the Public Hearing on Variation Order Application No. VO #62-13 be closed.

Carried.

COUNCIL DISPOSITION – VARIATION ORDER APPLICATION NO. VO #62-13; BARRY & CINDI STEG (ORIGINALLY LOT 7, PLAN 16937)

1183-2013 **Menard – Deschambault:** Resolved that Council **APPROVE** Variation Order Application No. VO #62-13 as applied for.

Carried.

CAPITAL REGION

1184-2013 **Menard – Trudeau:** Resolved that Council authorize interested Council Members to attend the upcoming Capital Region gathering being hosted in Headingley on January 21st, 2014.

Carried.

EMO – EDUCATIONAL SEMINAR

1185-2013 **Trudeau – Deschambault:** Resolved that Council authorize Mayor Danylchuk to attend the upcoming EMO Educational Seminar, and;
Be It Further Resolved that all costs be remunerated accordingly.

Carried.

CORRESPONDENCE & COMMUNICATION

1186-2013	<u>Writer</u>	<u>Subject</u>	<u>Disposition</u>
	Lombard North Grp.	Expansion of IDC	Res. 1187-2013
	Sunrise School Division	Operating Budget Process Meeting	Res. 1196-2013
	Red River Basin Commission	Land & Water International Summit Conference	Rec'd as info.

LOMBARD NORTH GROUP – PROPOSED EXPANSION OF ILE DES CHENES

1187-2013 **Trudeau – Koop:** Resolved that the R.M. of Tache Council will collaborate with the R.M. of Ritchot Council in pursuing a cooperative approach to the planning, servicing and development to facilitate the planned expansion of the urban area of Ile des Chenes eastward into the immediately adjoining area of the R.M. of Tache; and
Be It Further Resolved that the R.M. of Tache Council requests support from the Manitoba Local Government to pursue a joint review of existing infrastructure and infrastructure needs with the R.M. of Ritchot Council to support the logical extension of services and urban expansion of Ile des Chenes into the R.M. of Tache, and;
Be It Further Resolved that the R.M. of Tache Council authorize the CAO to work with the R.M. of Ritchot CAO

and the impacted landowners in the R.M. of Tache to prepare a draft Memorandum of Understanding (MOU) on the allocation of costs, process for joint planning review, servicing sharing and revenue sharing for review, refinement as necessary and approval by the R.M. of Tache and the R.M. of Ritchot Council.

Motion Defeated.

OPEN OF PUBLIC HEARING – CONDITIONAL USE APPLICATION NO. CU #59-13; SCOTT & JESSICA HIEBERT (LOT 2, PLAN 54746 IN PT. W ½ OF SECTION 11-9-5E)

1188 -2013 Trudeau – Heather: Resolved that the Public Hearing on Conditional Use Application No. CU #59-13 be opened.

Carried.

DELEGATION – CONDITIONAL USE APPLICATION NO. CU #59-13

1189-2013 At 7:30 p.m., the time specified in the notice required to be circulated; Council conducted the Public Hearing on Conditional Use Application No. CU #59-13 to allow for the placement of a brand new Mobile Home.

Scott & Jessica Hiebert; Owners/Applicants attended the Delegation Chair in support of the Application.

No other correspondence or communication has been received to date.

CLOSE OF PUBLIC HEARING – CONDITIONAL USE APPLICATION NO. CU #59-13

1190-2013 Trudeau – Heather: Resolved the Public Hearing on Conditional Use Application No. CU #59-13 be closed.

Carried.

COUNCIL DISPOSITION – CONDITIONAL USE APPLICATION NO. CU #59-13; SCOTT & JESSICA HIEBERT (LOT 2, PLAN 54746 IN PT. W ½ OF SECTION 11-9-5E)

1191-2013 Heather – Rivard: Resolved that Council **APPROVE** Conditional Use Application No. CU #59-13 as applied for subject to the following condition(s):

- The location of Mobile Home comply with the yard setback distances as referenced in the RM of Tache Zoning By-Law.
- The appropriate Building Permits be obtained from the Municipal Building Inspector prior to the placement of the Mobile Home.

Carried.

OPEN OF PUBLIC HEARING – CONDITIONAL USE APPLICATION NO. CU #61-13; CASABLANCA HOMES LTD.; GEORGE GOERTZEN OWNER AND 6290311 MANITOBA LTD.; DALE FRIESEN APPLICANT (LOT 4, BLOCK 2, PLAN 54610)

1192-2013 Trudeau – Heather: Resolved the Public Hearing on Conditional Use Application No. CU #61-13 be opened.

Carried.

DELEGATION – CONDITIONAL USE APPLICATION NO. CU #61-13

1193-2013

At 7:40 p.m.; the time specified in the Notice required to be circulated; Council conducted the Public Hearing on Conditional Use Application No. CU #61-13.

Dale Friesen; representative for 6290311 Manitoba Ltd. attended the Delegation Chair in support of the Application.

The Lorette LUD Committee at their regular December 6th, 2013 Meeting addressed no concerns and recommended Council approve the application subject to entering into a Development Agreement.

No other correspondence or communication has been received to date.

CLOSE OF PUBLIC HEARING – CONDITIONAL USE APPLICATION NO. CU #61-13

1194-2013

Deschambault – Trudeau: Resolved the Public Hearing on Conditional Use Application No. CU #61-13 be closed.

Carried.

COUNCIL DISPOSITION – CONDITIONAL USE APPLICATION NO. CU #61-13; CASABLANCA HOMES LTD.; GEORGE GOERTZEN OWNER AND 6290311 MANITOBA LTD.; DALE FRIESEN APPLICANT (LOT 4, BLOCK 2, PLAN 54610)

1195-2013

Deschambault – Menard: Resolved that with the recommendation of the Lorette LUD Committee; Council **APPROVE** Conditional Use Application No. CU #61-13 being a Planned Unit Development with Condominium Ownership subject to the following conditions:

- A Development Agreement be entered into addressing the Lorette LUD's recommendation as follows:

-hard surfacing of parking lot within 12 months of building construction completion;

-fencing congruent with current standards on the south, west & east sides of the property;

-provision of adequate garbage & recycling bin areas; and in addition to the recommendations of the Lorette LUD Committee;

- include in the Development Agreement any other matters that Council deems appropriate;

- pay to the Municipality capital levy fees of \$4,500.00 per unit; and

- obtain the necessary Building Permits from the Municipal Building Inspector.

Carried.

SUNRISE SCHOOL DIVISION – BUDGET

1196-2013

Deschambault – Menard: Whereas the Municipality received an invitation from Sunrise School Division to attend their upcoming Budget Meeting scheduled for December 17th, 2013;

Resolved that Councillor Heather be authorized to attend the upcoming meeting, and;

Be It Further Resolved that all costs be remunerated accordingly.

Carried.

Mayor Danylchuk left the Chair at this time and Councillor Deschambault assumed his duties as Deputy Mayor.

CONTINUATION OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7190; LORETTE GOLF COURSE LTD./ESTATE OF LEO TAILLEFER (PT. RL 48/49, PLAN 5597)

1197-2013 **Trudeau – Menard:** Resolved that the Continuation of Public Hearing on Subdivision File No. 4194-2013-7190 be opened.

Carried.

DELEGATION – SUBDIVISION FILE NO. 4194-2013-7190

1198-2013 At 8:00 p.m.; the time specified in the Notice required to be circulated; Council conducted the continuation of Public Hearing on Subdivision File No. 4194-2013-7190.

David Grant along with Matt Akins; representatives for Lorette Golf Course attended the Delegation Chair continuing to support the Application as presented.

The Lorette LUD Committee at a Special Meeting held November 15th, 2013 made recommendation that Council defer their decision until such time that more information is received from the Lorette Golf Course inclusive of a Secondary Plan.

No other correspondence or communication was received to date.

ADJOURN PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7190

1199-2013 **Trudeau – Rivard:** Resolved that Council acknowledge the recommendations of the Lorette LUD Committee, and;

Be It Further Resolved that the Public Hearing on Subdivision File No. 4194-2013-7190 be adjourned until such time a Secondary Plan is presented and accepted by the Lorette LUD Committee.

Carried.

Councillor Deschambault removed himself as Deputy Mayor and resumed his duties as Councillor and Mayor Danylchuk returned to his Chair at this time.

OPEN OF PUBLIC HEARING – VARIATION ORDER NO. VO #60-13; DAVID & IRINA SCHMIDT (LOT 1, PLAN 51123 IN PT. RL 40)

1200-2013 **Trudeau – Deschambault:** Resolved that the Public Hearing on Variation Order Application No. VO #60-13 be opened.

Carried.

DELEGATION – VARIATION ORDER APPLICATION NO. VO #60-13

1201-2013 At 8:10 p.m.; the time specified in the Notice required to be circulated; Council conducted the Public Hearing on Variation Order Application No. VO #60-13.

David Schmidt; Owner/Applicant attended the Delegation Chair in support of the Application.

No other correspondence or communication has been received to date.

**CLOSE OF PUBLIC HEARING – VARIATION ORDER
APPLICATION NO. VO #60-13**

1202-2013 **Menard – Deschambault:** Resolved that the Public Hearing on Variation Order Application No. VO #60-13 be closed.

Carried.

**COUNCIL DISPOSITION - VARIATION ORDER NO. VO #60-13;
DAVID & IRINA SCHMIDT (LOT 1, PLAN 51123 RL PARISH OF
LORETTE)-LOCATED IMMEDIATELY WEST OF AND
FRONTING AKINS DRIVE**

1203-2013 **Menard – Heather:** Resolved that Variation Order Application No. VO #60-13 be **APPROVED** subject to the following conditions:

- Obtain the appropriate Building Permits from the Municipal Building Inspector.

Carried.

**OPENING OF PUBLIC HEARING – SUBDIVISION FILE NO.
4194-2013-7264; ADAM MORIN (PT. NE ¼ OF SECTION 5-9-7E)**

1204-2013 **Trudeau – Rivard:** Resolved the Public Hearing on Subdivision Application File No. 4194-2013-7264 be opened.

Carried.

DELEGATION – SUBDIVISION FILE NO. 4194-2013-7264

1205-2013 At 8:20 p.m.; the time specified in the Notice required to be circulated; Council conducted the Public Hearing on Subdivision File No. 4194-2013-7264.

Adam Morin; Owner/Applicant attended the Delegation Chair in support of the Application.

The following comments were received from the Provincial Departments on the Application:

- Community Planning: Comment the proposal conforms with the R.M of Tache By-Laws; They do not object to the proposal.
- WLTO: Requires a Pre-approved legal description.
- M.A.F.R.I: No concerns.
- Manitoba Hydro: Require easement agreements.
- Manitoba Conservation: Note there is an existing sewage ejector system. The department notes this must be decommissioned or a certificate of exemption must be applied for and approved.
- Water Stewardship: Has no objections but requires the proponent be informed that all water control works require licencing under the water rights act.

-Mines: No objections.

-Culture Heritage
and Tourism: Not replied to date.

No other correspondence or communication
was received.

CLOSE OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7264

1206-2013 Trudeau – Heather: Resolved that the Public Hearing on Subdivision Application File No. 4194-2013-7264 be closed.

Carried.

COUNCIL DISPOSITION - SUBDIVISION FILE NO. 4194-2013-7264; ADAM MORIN (PT. NE ¼ OF SECTION 5-9-7E)

1207-2013 Rivard – Heather: Resolved that Subdivision Application File No. 4194-2013-7264 be **APPROVED** subject to the following conditions:

- the Applicant obtain a Building Location Certificate prepared by a Manitoba Land Surveyor illustrating the location of all buildings and/or structures on the affected land in relation to the proposed property lines;
- the Applicant obtain any necessary Variation Order Applications as a result of the Building Location Certificate, and;
- dedication fees in the amount of \$3,250.00 be paid to the Municipality for the creation of 1 additional lot.

Carried.

OPENING OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7258; MATFEL & ELAINE KOTOWICZ (PT. NE ¼ OF SECTION 10-9-7E)

1208-2013 Trudeau - Koop: Resolved that the Public Hearing on Subdivision Application File No. 4194-2013-7258 be opened.

Carried.

DELEGATION – SUBDIVISION FILE NO. 4194-2013-7258

1209-2013 At 8:30 p.m.; the time specified in the Notice required to be circulated; Council conducted the Public Hearing on Subdivision File No. 4194-2013-7258.

Matfel Kotowicz; Owner/Applicant attended the Delegation Chair supporting his proposal of 5.2 Acre minimum for the yard site rather than the recommended 3 Acre minimum eliminating any potential encroachment of the existing buildings/structures on the property.

The following comments were received from the Provincial Departments on the Application:

-Community Planning: Comment the proposal conforms with the R.M of Tache By-laws; They do not object to the proposal and recommend that the proposed lot be reduced in size (per MARFI recommendation) as per attached sketch option 2, which excludes the cultivated lands.

- WLTO: Requires a pre-approved legal description.
 - M.A.F.R.I: Has no concerns with the proposed subdivision and recommends all cultivated lands be excluded (altering the lot from the proposed 5.2 acres to approximately 3 acres).
 - Manitoba Hydro: Require easement agreements.
 - Manitoba Conservation: Needs additional information to determine compliance with the onsite wastewater management regulation and the livestock manure and mortalities regulation.
 - Water Stewardship: Comment that a water rights license may be required. Otherwise no concerns.
 - Mines & MTS: No concerns.
 - Culture Heritage And Tourism: Not replied to date.
- Correspondence was received from the R.M. of Springfield addressing no concerns.
No other correspondence or communication was received.

CLOSE OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7258

- 1210-2013** **Trudeau – Rivard:** Resolved that the Public Hearing on Subdivision File No. 4194-2013-7258 be closed.

Carried.

COUNCIL DISPOSITION – SUBDIVISION FILE NO. 4194-2013-7258; MATFEL & ELAINE KOTOWICZ (PT. NE ¼ OF SECTION 10-9-7E)-LOCATED IMMEDIATELY SOUTH OF AND FRONTING MUN 50N

- 1211-2013** **Rivard – Heather:** Resolved that Subdivision File No. 4194-2013-7258 be **APPROVED** subject to the following conditions:

- Council acknowledge the request of the Owner/Applicant maintaining a minimum 5.2 Acres for the yard site as proposed eliminating any potential encroachment onto the residual parcel;
- a Subdivision Survey Plan be prepared by a Manitoba Land Surveyor and submitted to the Municipality;
- the Applicant obtain a Building Location Certificate prepared by a Manitoba Land Surveyor illustrating the location of all buildings and/or structures on the affected land in relation to the newly proposed property lines;
- the Applicant obtain any necessary Variation Order Applications as a result of the Building Location Certificate, and;
- Dedication fees in the amount of \$3,250.00 be paid to the Municipality

for the creation of 1 additional lot.

Carried.

OPENING OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7265; RM FARMS LTD. (PT. SE & NE ¼ OF SECTION 36-9-5EMP)

1212-2013 Trudeau – Deschambault: Resolved that the Public Hearing on Subdivision File No. 4194-2013-7265 be opened.

Carried.

DELEGATION – SUBDIVISION FILE NO. 4194-2013-7265

1213-2013 At 8:40 p.m.; the time specified in the Notice required to be circulated; Council conducted the Public Hearing on Subdivision File No. 4194-2013-7265 to separate the yard site from the Farm Business.

Rob Manaigre; Representative for RM Farms Ltd. attended the Delegation Chair in support of the Application.

The following comments were received from the Provincial Departments on the Application:

Community Planning: Comment the proposal conforms with the R.M of Tache By-laws. Address no concerns.

-WLTO: Requires a pre-approved legal description.

-MTS: Requires easement agreements.

-MAFRI, Manitoba Conservation, Springfield, and Hydro: No concerns.

-Water Stewardship: Make comment that a water rights license may be required. Address no concerns.

-Mines, Culture Heritage & Tourism: Have not replied to date.

No other correspondence or communication was received.

CLOSE OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7265

1214-2013 Trudeau – Heather: Resolved the Public Hearing on Subdivision File No. 4194-2013-7265 be closed.

Carried.

COUNCIL DISPOSITION - SUBDIVISION FILE NO. 4194-2013-7265; RM FARMS LTD. (PT. SE & NE ¼ OF SECTION 36-9-5EMP)

1215-2013 Heather - Menard: Resolved that Council **APPROVE** Subdivision File No. 4194-2013-7265 subject to the following conditions:

- a Subdivision Survey Plan be prepared by a Manitoba Land Surveyor and submitted to the Municipality;
- the Applicant obtain a Building Location Certificate prepared by a Manitoba Land Surveyor on the proposed lot illustrating the location of all buildings and/or structures in relation to the newly proposed property lines;

- the Applicant obtain any necessary Variation Order Applications as a result of the Building Location Certificate, and;
- Dedication fees in the amount of \$4,500.00 be paid to the Municipality for the creation of 1 additional lot.

Carried.

OPENING OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7271; MANAIGRE FARM LTD. (PT. RL 61 & 62 PARISH OF LORETTE)

1216-2013 **Trudeau – Heather :** Resolved that the Public Hearing on Subdivision File No. 4194-2013-7271 be opened.

Carried.

DELEGATION – SUBDIVISION FILE NO. 4194-2013-7271

1217-2013 At 8:40 p.m.; the time specified in the Notice required to be circulated; Council conducted the Public Hearing on Subdivision File No. 4194-2013-7265.

Ray & Rob Manaigre; Representatives for Manaigre Farms Ltd. attended the Delegation Chair in support of the Application.

The following comments were received from the Provincial Departments on the Application:

Community Planning: Comment that the Application conforms with the R.M of Tache Development Plan & Zoning By-Law. Address no concerns.

-WLTO: Requires a 1 lot plan with consolidation of CT No. 2192030, CT No. 2192028 & CT No. 2192006.

-MTS: Requires easement and Right of Way agreements.

-Manitoba Infrastructure & Transportation: States the Access Management Section has advised no additional driveways will be approved onto PR #207 for the consolidated lands.

-Manitoba Conservation & Water Stewardship: Note all water control works require licensing. The Ejector System be decommissioned by the owners unless an application of a Certificate of Exemption to retain the sewage ejector system be approved by Conservation. Written clarification be provided by the Applicant verifying whether any of the following facilities are present:
-Manure storage facilities
-Manure composting sites;
-Confined livestock areas holding more than 10 animal units.

-Mines and MAFRI: No concerns.

-Culture Heritage &
Tourism & Manitoba
Hydro:

Not replied to date.

No other correspondence or communication
was received.

CLOSE OF PUBLIC HEARING – SUBDIVISION FILE NO. 4194-2013-7271

1218-2013 **Trudeau – Deschambault:** Resolved the Public Hearing on Subdivision File No. 4194-2013-7271 be closed.

Carried.

COUNCIL DISPOSITION – SUBDIVISION FILE NO. 4194-2013-7271; MANAIGRE FARM LTD. (PT. RL 61 & 62 PARISH OF LORETTE)

1219-2013 **Heather – Trudeau:** Resolved that Council **APPROVE** Subdivision File No. 4194-2013-7271 subject to the following conditions:

- a Subdivision Survey Plan be prepared by a Manitoba Land Surveyor and submitted to the Municipality;
- the Applicant obtain Building Location Certificates prepared by a Manitoba Land Surveyor illustrating the location of all buildings and/or structures on the proposed lot and the residual portion in relation to the newly proposed property lines;
- the Applicant obtain any necessary Variation Order Applications as a result of the Building Location Certificate, and;
- Dedication fees in the amount of \$4,500.00 be paid to the Municipality for the creation of 1 additional lot.

Carried.

ADJOURNMENT

1220-2013 **Trudeau – Deschambault:** Resolved the meeting is adjourned, the hour being 9:00 p.m.

Carried.

**William Danylchuk,
Mayor.**

**Daniel Poersch,
Chief Administrative Officer.**

**Ross Deschambault,
Deputy Mayor.**